



Enumeration Report

Vukuzenzele Informal Settlement Pocket

DECEMBER 2016

A member of the SA SDI Alliance



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LIST OF ACRONYMS AND ABBREVIATIONS

- CoCT** - City of Cape Town (refers to the municipality)
- CORC** - Community Organisation Resource Centre
- The Department** - Department of Human Settlements
- EPWP** - Expanded Public Works Programme
- FEDUP** - Federation of the Urban and Rural Poor
- GIS** - Geographical Information Systems
- GPS** - Global Positioning System
- ISN** - Informal Settlement Network
- MEC** - Member of the Executive Council
- NGO** - Non-Governmental Organisation
- Province** - The Western Cape Government
- PSC** - Project Steering Committee
- SC** - Sub-Council
- SA SDI Alliance** - South African Slum Dwellers International Alliance
- SDI** - Slum Dwellers International
- StatsSA** - Statistics South Africa

GLOSSARY

Enumeration:

An enumeration entails the gathering of socio-economic data and shack numbering for all households in informal settlement pockets.

Household:

A group of people under one structure sharing one common area. If the structure is divided and a different door is used to enter the next area and the common area is not shared, then that can be considered as a different household.

Household head:

The household head is a person who is recognized as such by the household. She or he is generally the person who bears the chief responsibility for managing the affairs of the household and takes decisions on behalf of the household. This person does not necessarily have to be the breadwinner.

Informal settlement pocket:

According to the City of Cape Town, an informal settlement pocket consists of one or more informal structures, which are known to the community as a unit with a unique name. It could be a stand-alone portion or form part of a larger grouping. An informal settlement area consists of one or more informal settlement pockets due to the geographical position and/or contiguous nature of these pockets.

PREFACE

The Community Organisation Resource Centre (CORC) is a support NGO linked to the global network of the urban poor known as Slum Dwellers International (SDI). In its role as a support NGO, CORC supports the social processes of two poor-people's movements, the Federation of the Urban and Rural Poor (FEDUP) and the Informal Settlement Network (ISN). CORC assists FEDUP & ISN to develop strategies for inclusive cities. This includes facilitating engagements with formal roleplayers like the state and supporting the development of savings, information-gathering and community-led development strategies. A second NGO, the uTshani Fund, provides finance for the urban poor. Together, these two social movements, along with the two support NGOs, form the South African SDI Alliance. One of the alliance's most important tools over the last two decades has been information collection through the profiling and enumeration of informal settlements. This report is a reflection of community-driven data collection processes implemented by the alliance that have proven to be far more effective in gathering accurate data about informal settlements.



CORC supervisor and enumerators collect Trimble devices

EXECUTIVE SUMMARY

A dense concentration of informal settlements is located along the N2 highway between Borchards Quarry and Airport Approach Road, which include Vukuzenzele and neighbouring settlements Barcelona, Kanana and Europe. Vukuzenzele extends over 4,4 hectares at a density of 117 dwellings per hectare. The settlement is bounded by the N2 highway to the north, Europe settlement to the west, Ntlangano Crescent to the east, and Klipfontein Road to the south. In Vukuzenzele, 1285 residents make up 505 households, which results in an average household size of 2,6 people per household. When ignoring single-person households, the household size increases to 3,2 persons per household. In 1992 backyarders from Gugulethu first erected dwellings on a discontinued landfill site. Subsequently the settlement grew rapidly over the past 25 years.

The Western Cape Government Department of Human Settlements appointed Community Organisation Resource Centre (CORC), through a competitive tender process, to conduct an in-depth enumeration of Vukuzenzele, which forms part of the Airport Informal Settlement Precinct consisting of ten (10) informal settlements, namely; Barcelona, Gxagxa, Lusaka, Kanana, Vukuzenzele, Europe, Thabo Mbeki, KTC, Tsunami IDA/TRA, and Hlazo Village. Kosovo was also enumerated as a priority project in the southern corridor. CORC works in partnership with the Federation of the Urban and Rural Poor and the Informal Settlement Network, who mobilised, trained and provided on-going support to Vukuzenzele community members to act as enumerators in this study.



Street view of Vukuzenzele

The data collection took place in a single phase lasting 15 days in May 2016. This was followed by a verification and analysis of the data collected. The methodology included the use of locally trained fieldworkers and the utilisation of Trimble devices to ensure a level of geographic accuracy. Through CORC employment and the Expanded Public Works Programme of the City of Cape Town, 43 short-term employment opportunities were created in Vukuzenzele during this study.

During the enumeration 517 dwellings were numbered. Of these, 468 dwellings were enumerated, which resulted in a response rate of 90,5%. During the enumeration, eight out of ten times the household head was the primary respondent to questions, followed by those closely associated to the affairs of the household such as boarders (6,2) and, spouses or partners (5%). This means that the most reliable sources of information that are related to households were obtained.

The settlement is predominately populated by middle aged people (31-65 years) who make up 40% of all inhabitants. Single-person households account for 31% of all households. A total of 78% of single-person households are male, 52% are younger than 35 years old and 91% have never been married (although 50% indicated that they had dependents outside the settlement). The dwellings of single-person households in Vukuzenzele can be characterised as small (57% of all dwellings are less than 30 square metres) and recently occupied (33% of residents reported to have lived in their dwellings for less than five years). The configuration of living spaces in Vukuzenzele differs from that of Barcelona and Kanana but shares similarities with Europe. In Barcelona and Kanana single rooms are most prevalent (40 - 45% of all dwellings are single rooms). In Vukuzenzele, however, two room dwellings account for 44% of structures and three-room dwellings account for 18%. Single room dwellings account for 29% of structures. Hence, residents of Vukuzenzele prefer more rooms in small shacks than residents of Kanana and Barcelona. When considering all dwellings in Vukuzenzele, only 27% of households enjoy shelters of 35 to 60 square meters.

In Vukuzenzele, there is also a higher prevalence of residents who claim to own their dwellings as compared to the three neighbouring settlements. The majority of Vukuzenzele respondents (91%) asserted to own the dwelling they live in while 41 households (8,7% of total households) are subordinate to a lessor. In Vukuzenzele, the proportion of those paying rent and those living rent-free (e.g. 8,7%) is half of Kanana and Barcelona settlements (averaging 20% of households). It is therefore more important to consider the informal property market when planning settlement upgrading in Barcelona and Kanana than it is in Vukuzenzele and Europe.

The majority of Vukuzenzele’s residents face economic hardship. According to community responses the unemployment rate is 65%. This is approximately 10% higher than average unemployment rates in Europe, Barcelona and Kanana. The majority of households (93%) earn less than R3500 per month while 31% of households report to have no income at all. The most economically active people are 36 to 40 year olds, followed by 31 to 35 year olds. Youth aged 19 to 30 years, who make up 25% of the total population, are particularly affected by economic hardship. Youth unemployment is worryingly high since 73 out of every 100 youth are unemployed. It is evident that women are particularly affected by the shocks related to unemployment as 61% of the unemployed youth are female. Only one youth indicated that she was self employed (0,3% of total youth population) and 44% of youth earn no income. According to the enumeration data, 384 people receive the child support grant and 18 out of 27 eligible pensioners indicated that they receive an old age grant.

In Vukuzenzele 428 children account for 33% of the settlement’s population that is younger than 18 years old. Of all children, 45% are in primary school, 18% are enrolled in pre-school and 14% are enrolled in secondary school. College and university attendance is extremely low. Of the total number of children 3,5% or 15 children of school going age (6 to 18 years) do not attend school. .

The difficult soil typologies of the discontinued landfill site make provision of more permanent services difficult and substantial land rehabilitation will be required prior to settlement upgrading. Despite these constraints, progress has been made in delivering services, especially in terms of electricity. Households reported their access to electricity as 77% prepaid while 23% have limited access to electricity. Water and sanitation services are lacking due to the settlement’s growth over the years. At current levels, there are 13 taps resulting in a ratio of 39 households per water tap. There are 57 temporary toilets resulting in a ratio of 9 households per toilet.

This enumeration outlines and details evidence to inform the planning and development strategies for the Airport Precinct initiative. The use of data collected through this study not only improves the evidence base from which settlement planning occurs, but has also proved to build community capacity as central partners in upgrading initiatives.



¹ All information reflected in this report is based on the analysis of data collected during the enumeration exercise, unless otherwise stated

1. INTRODUCTION

01 Introduction

South Africa, like other developing countries, has seen a rapid rise of informal settlements in major cities.² This increase is attributed to a number of factors which can be grouped under two broad categories i.e. urbanisation and population growth. In terms of urbanisation, people migrate into cities in search of greener pastures. Upon arrival, they find it near impossible to secure affordable housing and are often forced to find accommodation in informal settlements. With respect to population growth, Census figures have shown a consistent increase in the population size and growth rates of the country. In addition, there is a growing phenomenon of young adults who split from families in order to set up home elsewhere in pursuit of independence. This further compounds the problems associated with housing demand.³

It is expected that housing would be affected by increases in population size and the decline of household size, which puts an additional strain on the state's available resources to provide adequate housing for the population.

Trends in population increase and growth in informal settlements

The Western Cape Province accounts for 11.2 % of South Africa's total population with 5 823 000 residents; of this the City of Cape Town metropolitan area is home to 64% of the Province's residents (StatsSA: 2011). The population size in the Province increased by 2.6% per year between 2001 and 2011 while the average household size declined from 4 in 1990 to 3.4 in 2011, placing increased pressure on the demand for services and housing.

Informal settlements are home to millions of people in developing countries. Between 1994 and 2011, the number of informal settlements in South Africa increased from approximately 300 to about 2 700 and it is estimated that 1.25 million households live in these settlements (NDHS, 2014). According to Statistics South Africa (Stats SA), 142 706 households lived in shacks (not in backyards) and informal residential areas in the Western Cape at the time of the 2001 Census. This figure is compared to 191 668 at the time of the 2011 Census (HDA, 2013:11). In 2013, approximately 193 000 households lived in 204 informal settlement areas in the City of Cape Town and this number increases each year. These statistics clearly illustrate that government needs to address informality as a matter of priority. As a starting point, policy and implementation need to align to the Western Cape Department of Human Settlements' strategic direction of allocating more resources to the Upgrading of Informal Settlements Programme (UISP) in order to improve the living conditions of informal settlement dwellers and those living in backyards who continue to wait for a housing opportunity.

Catalytic projects – creating opportunities at scale

In 2014, the national Minister of Human Settlements announced that the Department would embark on the delivery of catalytic human settlements projects to capitalise on the economies of scale of such projects. Subsequently, the Minister of the Western Cape Department of Human Settlements (WCDHS), Bonginkosi Madikizela announced in his 2015 Budget Speech that the Department had identified 5 catalytic and 9 priority projects in the province, which would be funded and jointly implemented with the National Department of Human Settlements (NDHS).

² HDA .2013b. South Africa: Informal Settlements Status.

³ Todes, A. et al. 2010. Contemporary South African Urbanisation Dynamics. Urban Forum (2010) 21:331-348

01 Introduction

The Southern Corridor Integrated Human Settlements Project is one of the catalytic projects and is comprised of several projects within the City of Cape Town's area of jurisdiction. The Airport Informal Settlement Precinct and Kosovo are two projects that will be implemented through the Southern Corridor Integrated Human Settlements Project.

The Airport Informal Settlement Precinct consists of ten (10) informal settlements, namely; Barcelona, Gxagxa, Lusaka, Kanana, Vukuzenzele, Europe, Thabo Mbeki, KTC, Tsunami IDA/TRA, and Hlazo Village. These settlements form a strip of between 200 and 500 metres wide along the southern border of the N2. The majority of settlements border Steve Biko Street to the northwest and Borchers Quarry Road to the southeast, stretching 2.5km in a northwest-southeast direction. Barcelona, Gxagxa, Lusaka, Kanana, Vukuzenzele, and Europe were enumerated in the first phase of the government contract. Thabo Mbeki, KTC, Tsunami IDA/TRA, and Hlazo Village were enumerated in the second phase and also form part of the Airport Precinct. Kosovo was enumerated in this government contract as a priority project in the Southern Corridor.

It is in this context that the Department commissioned an enumeration study across each of these informal settlement pockets, appointing the Community Organisation Resource Centre (CORC) through a competitive bidding process, to undertake this task.

Overall purpose of the study

The overall purpose of the enumeration study was to gather data and information at household level in order to understand the profile of the households, social networks and the level of services in the informal settlement pockets that form part of the Southern Corridor. The data and information gathered will assist the Department in understanding the status quo of each informal settlement pocket in order to develop credible settlement profiles which will assist with determining human settlement needs per household, informing decision making, and future planning for the informal settlement pockets.



Proximity of Vukuzenzele to the airport

01 Introduction

The project deliverables of the study were to:

- Negotiate, design, implement and manage a stakeholder participatory process
- Conduct a household level enumeration exercise
- Conduct GIS mapping of all households
- Analyse the data collected for each settlement
- Record existing social infrastructure and socio-economic opportunities
- Develop a database which will provide a profile of each household and each informal settlement

Process undertaken in the enumeration of Vukuzenzele

The study was conducted by CORC. The Vukuzenzele enumeration process unfolded over a period of three months and started with shack numbering and mapping, which was conducted from 27 April - 4 May 2016. The enumeration training occurred on 6 May 2016. Data collection occurred in a single phase from 7 - 24 May 2016 and lasted for 15 days. Each of the eleven settlements was exposed to the same methodology. The only difference related to the length of time required for gathering data, which was based on the settlements' varying sizes. The use of a common methodology ensured that information and data was comparable across the settlements studied. This particular report is the outcome of a community-led data collection process that will better equip the CoCT and the Province through updated information about Vukuzenzele informal settlement pocket.

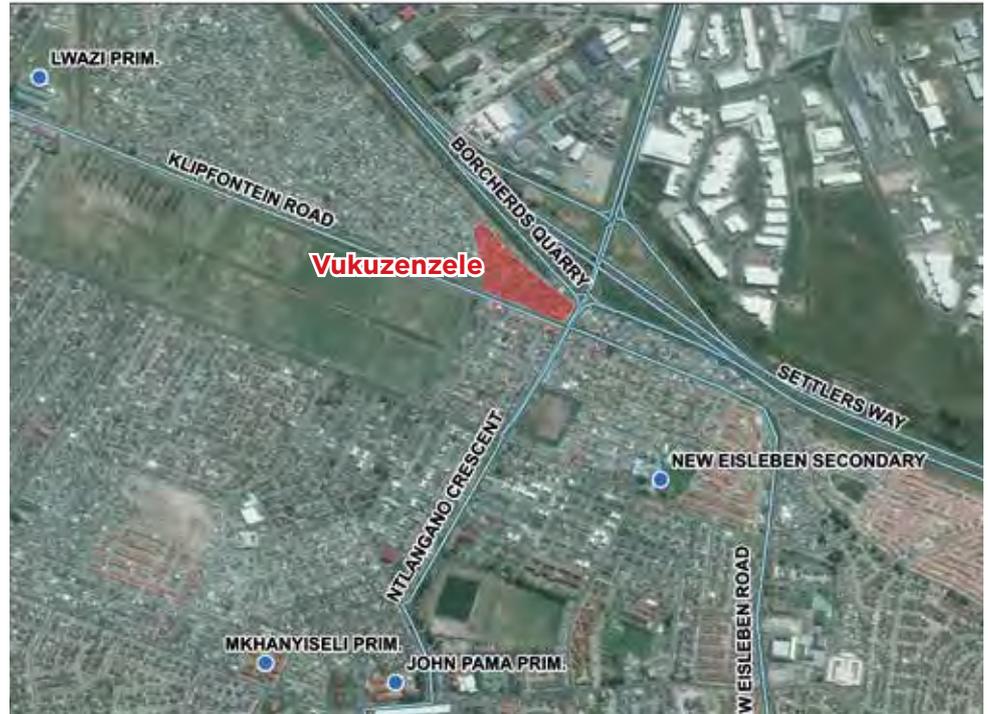


Vukuzenzele residents capturing their own enumeration data

2. LOCATION AND CONTEXT OF THE SETTLEMENT

02 Location and context of the settlement

Vukuzenzele is located in Ward 39 and is located approximately 1.8km south of Cape Town International Airport and 16.2km South-East of Cape Town's Central Business District.



According to residents, the settlement was formed in 1992 when people from surrounding areas and job-seekers from the Eastern Cape settled on the land. One of the motivations for settling on the land was access to employment opportunities. Vukuzenzele means “wake up and do something for yourself”.

At present the community has a leadership structure consisting of 14 members:

- Chairperson - Xolisa Mangaliso
- Deputy Chairperson - Iviwe Mathiso
- Treasurer - Sindiswa Ndabeni
- Secretary - Lucy Yozi
- Deputy Secretary - Lulama Boo
- Organiser - Sokolisile Bhunguzana
- Additional member - Nkosiyesizwe Ngcongca
- Additional member - Tembisa Mafanya
- Additional member - Nolundi Ncapayi
- Additional member - Ntombekhaya Mlomo
- Additional member - Tembela Baphi
- Additional member - Chuma Ludidi
- Additional member - Balisile Jaluvalo
- Additional member - Zukiswa Ncise

02 Location and context of the settlement



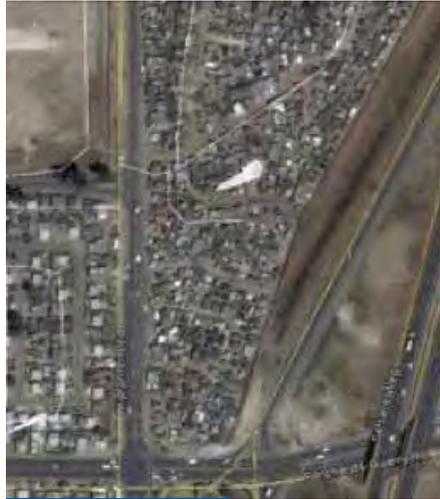
Qualitative discussion with some of Vukuzenzele's community leaders

Khaya Yozi is the Councillor for Ward 39, which incorporates the area south of the N2, east of Gugulethu cemetery, along Klipfontein Road. The area is also part of Sub-Council (SC) 14, where Noluthando Makasi is the Sub-Council chairperson. As part of accessing the area, CORC engaged Councillor Yozi who served as a critical contact for the area. He was instrumental in introducing the CORC engagement team to the leadership committee mentioned above. The leadership committee members meet several times a month and discuss issues related to the settlement.

The changes and growth in Vukuzenzele can be analysed by means of reviewing trends in historical Google Earth satellite images. The google imagery begins in 2001. At this time the settlement was already 9 years old (based on community estimates) and a significant proportion of the structures had already been erected as well as the major pathways through the settlement. The progression of images indicates the continued densification of the settlement over time as more structures are added. In 2009 the settlement infill seems to be close to 100%. The 2013 image gives us the clearest picture of this high density settlement which has spread to the opposite side of Klipfontein Road. The 2016 image shows us present day Vukuzenzele, a high density informal settlement wedged between the N2, Borchers Quarry and Klipfontein Road, It can be seen that the settlement forms part of the conurbation of informal settlements sprawling away from Cape Town along the N2.



Vukuzenzele 2001



Vukuzenzele 2002



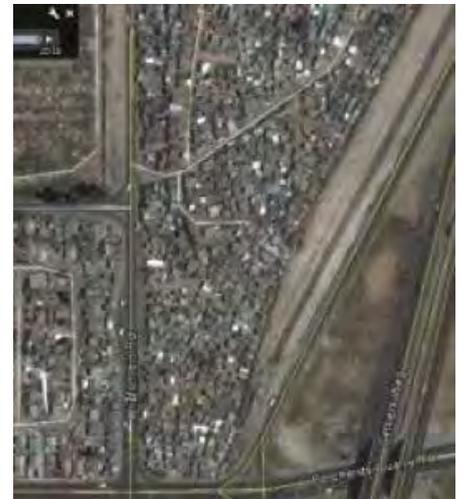
Vukuzenzele 2004



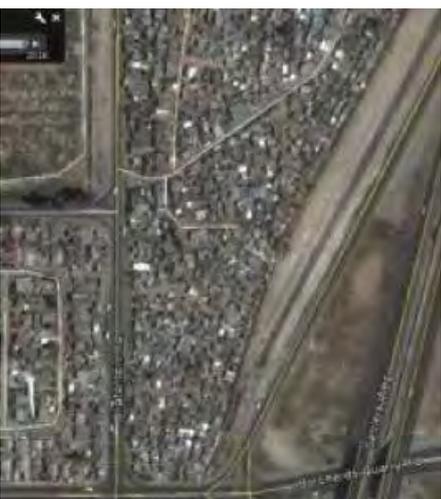
Vukuzenzele 2005



Vukuzenzele 2006



Vukuzenzele 2007



Vukuzenzele 2008



Vukuzenzele 2009



Vukuzenzele 2014

3. METHODOLOGY

03 Methodology

3.1. STAKEHOLDER PARTICIPATION AND ENGAGEMENT

The first phase of the study involved the stakeholder engagement and developing deep participation with regards to community structures.⁴ This is summarised in figure 1:

⁴ A detailed stakeholder participation and engagement plan containing the finer details of this phase of the project was prepared by CORC and has been submitted to the Department.



Figure 1: SA SDI Alliance stakeholder participation & engagement strategy

03 Methodology

3.2. PRE-IMPLEMENTATION AND FIELDWORK

This section describes the methodology utilised in the enumeration study.⁵ The following diagram (figure 2) connects with the previous process at engagement level. However, the diagram reflects the processes followed once actual implementation and fieldwork began. It must be noted that the collection of data in the field was conducted with Trimble devices on loan from the City of Cape Town. Along with these devices, GPS devices were utilised for mapping purposes. The data captured in the Trimble devices was uploaded in the field directly into the CoCT’s database. This meant that no post enumeration data capturing was required and the CoCT effectively received updated enumeration data after each upload from the field.

⁵ A detailed pre-implementation and fieldwork plan containing the finer details of this phase of the project was prepared by CORC.

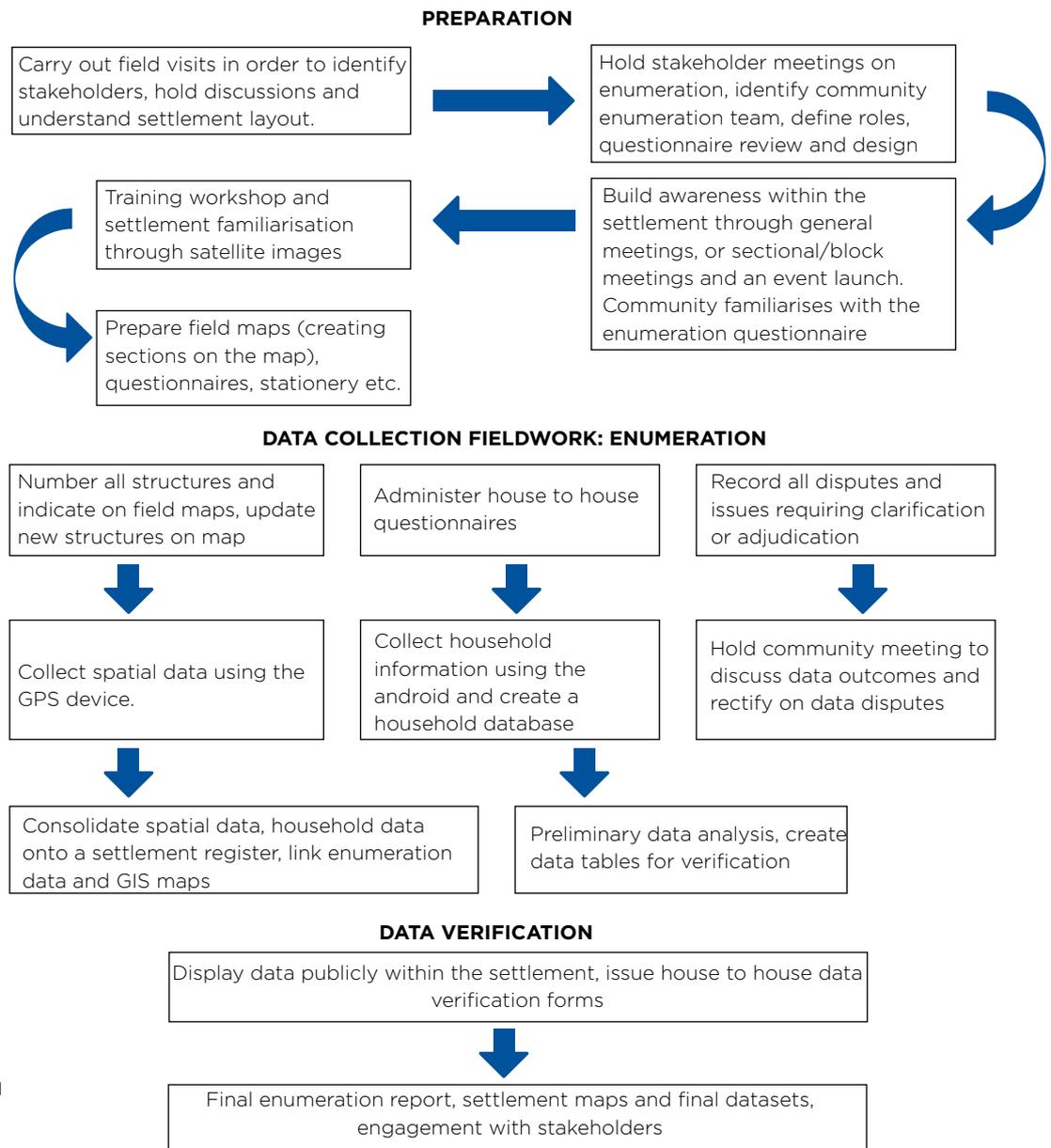


Figure 2: Pre-implementation and field work process flow chart

03 Methodology**3.3. VALUE ADD TO THE PROJECT - EMPLOYMENT OPPORTUNITIES**

One of the key approaches utilised by CORC and the SA SDI Alliance is that community members form the main teams for mapping, data collection, shack numbering and verification in their settlement. This improves the accuracy of data collection and allows for a wider coverage, as residents are more open to other members of their own settlement. Teams were trained by skilled facilitators. In total 43 employment opportunities of varying lengths were created in Vukuzenzele.

In order to accurately map Vukuzenzele, all structures had to be numbered. A team of 8 residents from Vukuzenzele carried out this critical numbering process over the course of 5 days. Each numbered structure was linked to its digitised GIS data, which meant that all information collected per structure could be mapped. The data collection exercise was implemented over a period of 15 days by a team of 15 residents who were employed by CORC and a further 15 residents employed by the CoCT, through the Expanded Public Works Programme, to handle the Trimble devices. The verification exercise in Vukuzenzele lasted five days. The mapping team (comprised of 5 residents) mapped the settlement for 2 days.



Entering enumeration data into the Trimble device



Capturing structure numbers

4. COVERAGE OF THE ENUMERATION AND RESPONSE RATES

04 Coverage of the enumeration and response rates

The following section details the coverage of the enumeration with respect to the estimated structure counts and estimated population from the CoCT, compared to information that was collected in the settlement. The aim of this section is to provide the reader with a picture of the extent of the enumeration as well as deliver response rates on a few key variables. In combination this provides a descriptive picture of the enumeration as a fair and accurate representation of the settlement at this particular point in time. Response rates will also be reflected again to provide the reader with a sense of how well or how poorly people responded to questions during the enumeration.



Enumerators number and note down structures



Map recording new structure numbers

04 Coverage of the enumeration and response rates

4.1. COVERAGE OF THE ENUMERATION

The enumeration exercise entailed the linking of data collected inside each structure to the structure’s specific GPS coordinates on the ground. This means that different sets of information about the residents of each structure could be spatially mapped. Figure 3 highlights all structures that were enumerated in Vukuzenzele.



Figure 3: Map of all structures in Vukuzenzele indicating the coverage of the enumeration

Figure 3 above illustrates the spread of structures enumerated in Vukuzenzele. In total 468 structures were enumerated which results in a response rate of 90.52%. Structures marked in red were not enumerated due to the unavailability of occupants and/or unwillingness of occupants to participate in the enumeration. One structure was identified as a community hall. For the rest of this report, wherever structure level data is presented, it will reference the 468 structures identified above. Where missing information is encountered, special mention will be made.

04 Coverage of the enumeration and response rates

Figure 4: Percentage breakdown per respondent type for Vukuzenzele informal settlement

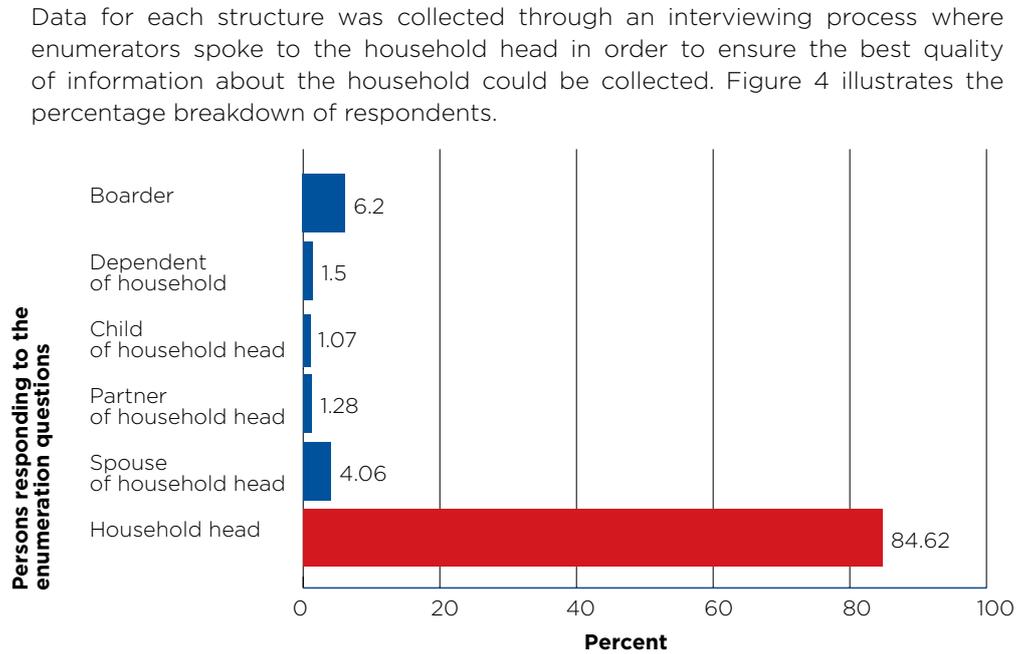


Figure 4 above illustrates that 84.62% of all respondents considered themselves as the household head of their structure. CORC is of the view that the best available data on the set of questions asked was captured due to the high frequency of household heads as primary respondents to the enumeration.

Table 1 presents the settlement population based on respondents' accounts of how many people live inside each structure. This can be used to help estimate the population size of Vukuzenzele based on per structure resident estimates.

People living in structure stated	Frequency count	Percent	Cumulative percent	People count
1	147	31.41	31.41	147
2	100	21.37	52.78	200
3	81	17.31	70.09	243
4	64	13.68	83.76	256
5	41	8.76	92.52	205
6	20	4.27	96.79	120
7	10	2.14	98.93	70
8	4	0.85	99.79	32
10	1	0.21	100	10
Total	468	100		1283

Table 1: Total population of Vukuzenzele derived from stated number of people living inside each structure

Table 1 presents the settlement population based on number of people residing in a structure. Based on the tabulation, the occupant count inside each structure varied from 1 person to a maximum of 10 people. By using this stated number, the total population could be calculated by multiplying the number of people stated in the structure by the frequency count, which results in the column titled "People count". This results in a derived population count of 1283 individuals.

04 Coverage of the enumeration and response rates

Table 2 is derived by counting the actual number of people enumerated per structure. This differs from table 1 and results in an actual population count for the settlement based on the enumeration results.

People enumerated	Frequency count	Percent	Cumulative percent	People count
1	148	31.62	31.62	148
2	97	20.73	52.35	194
3	80	17.09	69.44	240
4	67	14.32	83.76	268
5	42	8.97	92.74	210
6	19	4.06	96.79	114
7	11	2.35	99.15	77
8	3	0.64	99.79	24
10	1	0.21	100	10
Total	468	100		1285

Table 2: Total population of Vukuzenzele based on actual number of persons enumerated per structure

Table 2 above reflects the people count, indicating that the actual number of people recorded in the enumeration as 1285. Single person households account for the majority of households (31.62%) as table 2 indicates. A small variance of 0.01% is observed between the number of occupants per structure (1283) and the number of people recorded (1285). This small variance can be attributed to respondents incorrectly indicating the number of occupants per structure. For the purposes of this analysis, the figures and population count reflected in table 2 will be used, which confirms the population of Vukuzenzele to be 1285.

Each respondent was asked to indicate how many households live inside each structure. This was based on the definition of a household being a group of people living in a structure sharing one common area or eating from the same pot. This method allows for the recording of more than one household per structure. Household count is presented in table 3.

Households stated	Frequency count	Percent	Cumulative percent	Household count
1	442	94.44	94.44	442
2	18	3.85	98.29	36
3	5	1.07	99.36	15
4	3	0.64	100	12
Total	468	100		505

In total, 505 households were recorded as living in 468 enumerated structures. It appears that the majority of structures contain one household with only 5.56 % of structures containing more than one household as identified by respondents.

04 Coverage of the enumeration and response rates

Table 3: Total households for Vukuzenzele derived from stated number of households

4.2. RESPONSE RATES

At the structure level over 90% of respondents⁶ identified themselves as household heads. This means that the best possible data was collected at the household level. Questions around structure ownership, main reasons for moving to the settlement, main use of the structure, electricity supply, sanitation usage, access to water and health, and number of people and households had 99% response rates. Other questions were not fully responded to:

- 98% responded to related to reasons why people have moved out of the settlement
- 94% responded to household income
- 99.9% responded to grants
- 99.9% responded to current educational enrolment
- 87% responded to marital status

⁶ It must be noted that for certain variables the term respondent is used, this refers specifically to a person responding to questions. These questions could be individual in nature but where they refer to household level information, this data shall be referenced as such.



During a household enumeration

5. SUMMARY FINDINGS

05 Summary findings

Residents refer to toilets in Vukuzenzele as bucket system toilets. These are equivalent to what the City of Cape Town calls container toilets, which are installed by contractors and serviced three times a week. They are used in areas where there is no vehicle access and no scope to install waterborne infrastructure.

Ratios in this table can be read in terms of the national standard for households per toilet (5:1) and households per tap (25:1). National norms for adequate service levels must ensure the health and safety of household users and include: access to a standpipe that supplies 25 liters of potable water per person per day within 200m of a dwelling; VIP or equivalent toilets in rural or low density urban areas; waterborne or equivalent sanitation in dense urban areas; and either pre-paid or metered systems in terms of electricity.⁷

This section presents a high level summary of the findings and analysis of the data gathered in the enumeration study.

VUKUZENZELE SUMMARY FINDINGS	
Age of settlement	24 years old
Types of structures	Shacks predominately constructed from zinc, wood and plastic.
Total land occupied	4,4 hectares
Population density	117 dwelling units per hectare
Population	1285
Average household size	2.5 persons
Total structures numbered	517
Total structures enumerated	468
Total males	593
Total females	692
Female household heads	182
Total children under 18 years of age	417
Number of toilets (all bucket)	57
Toilet to people ratio	1:23
Toilet to household ratio	1:9
Number of taps	13
Tap to people ratio	1:99
Tap to household ratio	1:39
Electricity coverage	73%
Unemployment rate	66%
Main priorities	Formal housing, access to toilets, access to water, addressing crime, addressing evictions
Disasters experienced by residents	Fires, flooding
South African residents	99%
Non-South African residents	1%

7 COGTA 2005.

6. ANALYSIS

06 Analysis

This section comprises a detailed analysis of enumeration data gathered for Vukuzenzele settlement. The analysis begins with structure level data, followed by individual level data and concludes with data on priorities and migration.

The structure level analysis focuses on questions asked primarily of the main respondent (in the case of Vukuzenzele, predominantly the household head). These questions ranged from structure and household level access to various basic services and ranking of priorities. This section also examines population demographics, access to services and concludes with potential housing subsidy qualifiers in the settlement.



Enumerators, CORC supervisor and HoD examine map of structures

06 Analysis

6.1. STRUCTURE ANALYSIS

The study sought to determine structure ownership levels within the settlement. Each respondent was asked to indicate whether they owned the structure, paid rent or lived in it rent-free.

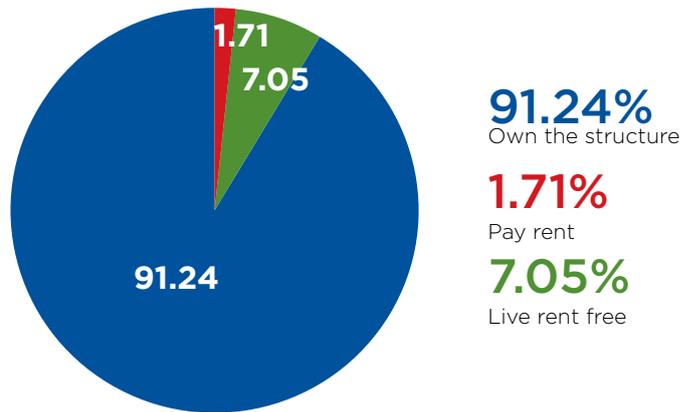


Figure 5: Percentage breakdown of structure ownership

Figure 5 illustrates that current occupants who claim to own their own structures account for 91% of all households, while 7% live rent-free and 2% pay rent. To better understand the living arrangements for residents, a question was asked around number of rooms in the structure. Table 4 provides an overview of rooms per structure.

Number of rooms	Frequency count	Percent	Cumulative percent
1	137	29.27	29.27
2	204	43.59	72.86
3	86	18.38	91.24
4	29	6.20	97.44
5	9	1.92	99.36
6	2	0.43	99.79
8	1	0.21	100.00
Total	468	100	

Table 4: Number of rooms per structure

Living spaces in Vukuzenzele’s small but dense structures are mostly composed of one and two rooms.⁸ Table 4 above reveals that 44% of structures have two rooms and that 29% of structures are single rooms. A cumulative total of 72% of structures therefore has one or two rooms. A further 18% of dwellings have three bedrooms. Small structures with one or two rooms have limited social uses. Moreover, children predominantly play in spaces outside of their home structures.

⁸ Room refers to any living space inside the structure and is not limited to bedrooms. A one-room structure therefore implies that there is only one room, which serves multiple purposes for residents.

06 Analysis

Vukuzenzele runs alongside a roadway, which means that children inevitably play in the streets and in the polluted streams and dumps parallel to the N2 highway. Similarly, school-going children do not have adequate space to study or do their homework, as structures tend to fulfil multiple roles for families (i.e. sleeping, living, cooking, washing and bathroom space).

Based on the enumeration results table 5 provides a deeper insight into the total number of people living inside each structure in the settlement. It also provides the frequency count per incidence of structure population size.

People enumerated	Frequency count	Percent	Cumulative percent
1	148	31.62	31.62
2	97	20.73	52.35
3	80	17.09	69.44
4	67	14.32	83.76
5	42	8.97	92.74
6	19	4.06	96.79
7	11	2.35	99.15
8	3	0.64	99.79
10	1	0.21	100
Total	468	100	

Table 5: Number of people per structure

Table 5 indicates that 31.62% of all structures are home to single person households. Approximately only 30% of structures have four or more people living in them. This stands in stark contrast to the status quo of top down planning for informal settlements, especially with regards to housing provision, where it is often assumed that each structure houses at least 4 people. Therefore, this data should be used to better inform future planning and development for informal settlements in terms of upgrading, service provision and housing.

The floor areas of the dwellings were calculated from GIS data following the mapping of dwellings from an aerial photograph. This is the most accurate data available in the study, but could be an overestimation of actual floor size because the overhangs of the roofs could be larger than the floor area.

06 Analysis

In order to better understand the average available floor space per household, the net floor areas were added together and divided by the population. Table 6a below presents this data.

Floor area of structure categorised	Frequency count	Percent	Cumulative percent
5.01 - 10sqm	11	2,59	2,59
10.01 - 15sqm	41	9,67	12,26
15.01 - 20sqm	65	15,33	27,59
20.01 - 25sqm	59	13,92	41,51
25.01 - 30sqm	64	15,09	56,60
30.01 - 35sqm	48	11,32	67,92
35.01 - 40sqm	43	10,14	78,07
40.01 - 50sqm	51	12,03	90,09
50.01 - 60sqm	22	5,19	95,28
greater than 60sqm	20	4,72	100
Total	424	100	

Table 6a: Square metres of floor space categorised

In Vukuzenzele, 57% of all residents live in structures smaller than 30sqm. Another 27% of households enjoy shelters of 35 to 60sqm. This data however does not take into account the number of occupants per structure, which can be a measure of overcrowding. In Figure 6, total floor space per dwelling was divided by the number of occupants to arrive at a floor space per person ratio.

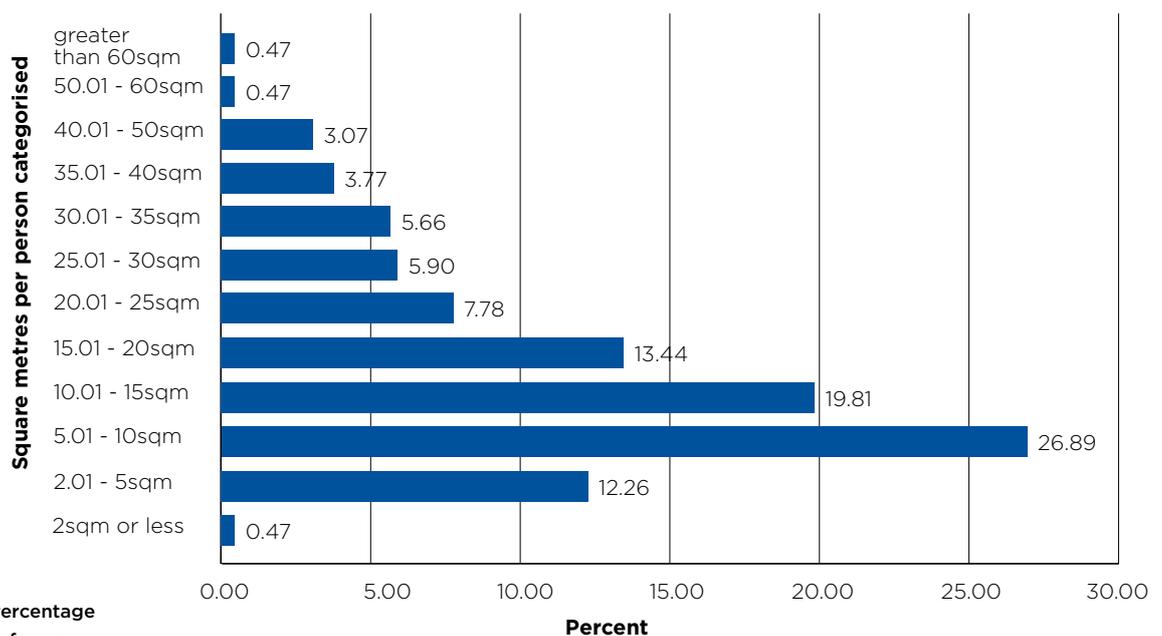


Figure 6: Percentage breakdown for square metres per person of floor area provided by a structure, categorised

06 Analysis

This analysis indicates that 60% of residents have access to less than 15 sqm of floor space, and 27% of residents have access to 5 to 10 sqm of floor space. The United Nations considers adequate shelter as more than a roof over one's head. It also includes adequate space, physical accessibility, adequate security, including security of tenure, structural stability and durability, adequate lighting, heating and ventilation, adequate basic infrastructure and services such as water and sanitation (UNCHS/World Bank, 1996). In this regard, Vukuzenzele's residents find themselves in a dire position with regard to adequate living space.

Further analysis of the floor areas is presented below in table 6, which excludes structures with only one occupant to better reflect square metres per person in structures with multiple occupants.

Square metres of floor space per person categorised	Frequency count	Percent	Cumulative percent
2sqm or less	2	0,70	0,70
2.01 - 5sqm	52	18,12	18,82
5.01 - 10sqm	108	37,63	56,45
10.01 - 15sqm	67	23,34	79,79
15.01 - 20sqm	32	11,15	90,94
20.01 - 25sqm	15	5,23	96,17
25.01 - 30sqm	5	1,74	97,91
30.01 - 35sqm	4	1,39	99,30
35.01 - 40sqm	1	0,35	99,65
40.01 - 50sqm	1	0,35	100,00
Total	287	100	

Table 6b: Square metres of floor space categorised available per person excluding structures with one occupant

When the total floor space of a dwelling is divided by the number of occupants, more than 60% of all residents excluding single person households have about 5 to 15 sqm to themselves.

Respondents were asked about the main use of their structure. Where they indicated uses other than residential, this was recorded in the database but is not reflected in this analysis. Table 7 provides the breakdown of structure use.

Structure main use	Frequency count	Percent
Residential only	457	97,65
Residential and other	11	2,35
Total	468	100

Table 7: Main use of structures

06 Analysis

The majority of respondents (97.65%) indicated that their structure was used for residential purposes only. Of the structures that indicated a secondary use, this ranged from activities such as fruit and vegetable stores, butcheries selling offal and barber shops.

The enumeration also sought to answer questions concerning the time period of when the first structures were erected in the settlement. Table 8 and figure 7 provide the percentage distribution of structure ages and maps this data spatially.

Square metres of floor space per person categorised	Frequency count	Percent	Cumulative percent
0 - 5 years old	66	14,1	14,1
6 - 10 years old	96	20,51	34,62
11 - 15 years old	76	16,24	50,85
16 - 20 years old	147	31,41	82,26
21 - 25 years old	70	14,96	97,22
26 - 30 years old	12	2,56	99,79
Older than 30 years	1	0,21	100
Total	468	100	

Table 8: Age of structures categorised

The structures in Vukuzenzele are constructed predominately from zinc, wood and plastic. Residents raised some concerns, mainly about fires, illegal electrical connections, flooding and unhygienic conditions in the settlement. The latter pose significant health risks, given that diseases like TB are prevalent. Residents described how the back of Vukuzenzele, which faces the N2, is particularly unsanitary as grey water and waste clog and pollute the water channel adjacent to the road. Children who do not have safe play areas often contract illnesses in this contaminated space.



Impression of structures and materials in Vukuzenzele



The back of Vukuzenzele, facing the N2 highway



Child crossing waste strewn back end facing the N2

06 Analysis

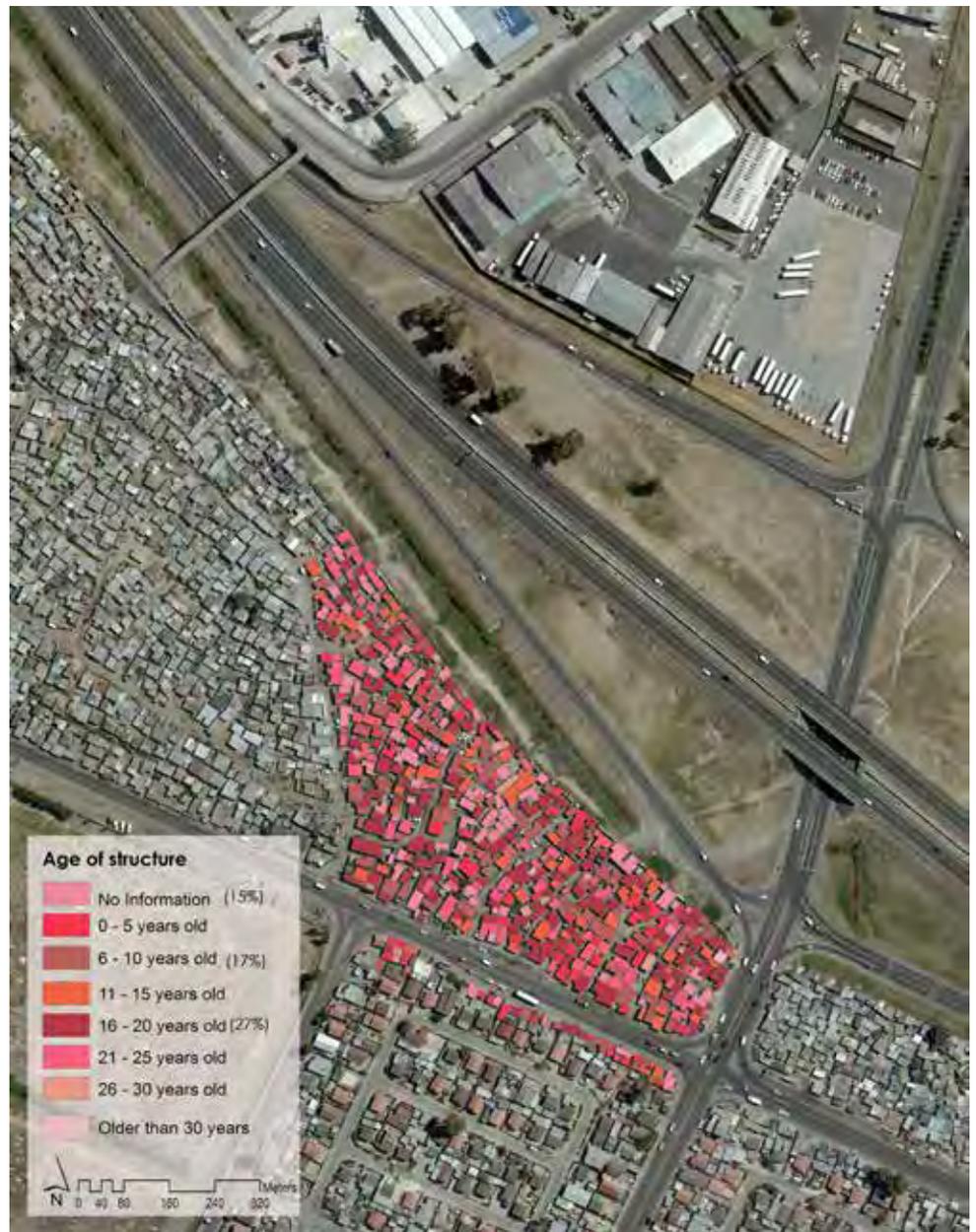


Figure 7: Map indicating age of structures categorised

Figure 7 and the corresponding table 8 clarify the following key deviations: firstly, 13 structures (2.77%) were reported to predate the formal establishment of the settlement in 1992. Secondly, the majority of structures (31.41%) were erected between 1996 and 2000. This corresponds to the analysis of Google Earth imagery starting in 2001 where it was determined that 49.14% of all structures were reported to have been erected by 2000. Lastly, since 2000, there has been a steady development of the settlement where between 2006 - 2010, 20.51% of all structures had been built, an indicator of this period as the second most productive.

06 Analysis

6.2. DEMOGRAPHICS OF VUKUZENZELE POPULATION

6.2.1. Age distribution

In Figure 8 below, the split of age groups in Vukuzenzele is presented.

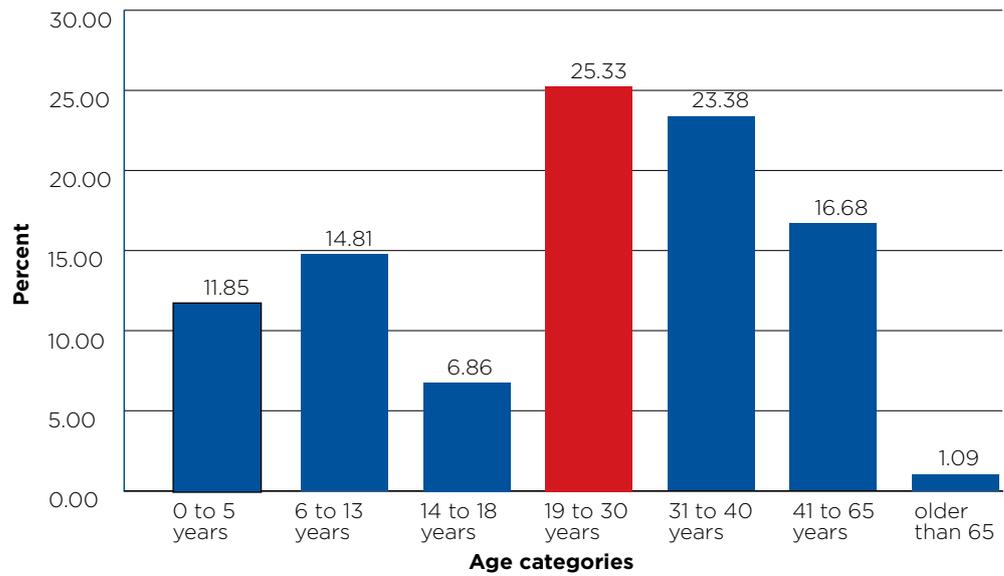


Figure 8: Age distribution of Vukuzenzele population

The two largest age groups are those aged 19 to 30 (25,3%) and those aged 31 to 40 years old (23,4%). If the working age is considered as 18 years and older, 66,4% of the settlement is potentially economically active. Only 1,09% (14 people) of the settlement’s inhabitants are older than 65 and are therefore potentially nearing retirement. Conversely, 32,5% of the population is made up of children. It is therefore clear that the settlement is characterised by a young population with several young couples and/or single parents or guardians who are raising children.

Due to the significant number of single person households, it was necessary to examine the age distribution of this population. Table 9 below provides the age distribution of single person households categorised.

Age categories	Frequency count	Percent	Cumulative percent
14 to 18 years	1	0.68	0.68
19 to 25 years	19	12.93	13.61
26 to 30 years	28	19.05	32.65
31 to 35 years	29	19.73	52.38
36 to 40 years	24	16.33	68.71
41 to 50 years	33	22.45	91.16
51 to 60 years	10	6.8	97.96
61 to 65 years	2	1.36	99.32
older than 65 years	1	0.68	100
Total	147	100	

Table 9: Age distribution of single person households

06 Analysis

In section 4, table 1 established that 31.41% of structures are occupied by single person households and that the majority of single households (68.7%) are younger than 40 years old. Only 13 single person households are occupied by people over 51 years old while 22.45% of single person households are occupied by 41 to 50 year olds.

6.2.1.1 A profile of youth

This section provides a profile of youth in Vukuzenzele (aged 19 to 30) and unpacks characteristics related to employment status, gender breakdown and income. Table 10 summarises the gender break down and employment status for this youth cohort.

Table 10: Employment status by gender for Vukuzenzele residents aged 19 to 30 years

Employment status	Gender		Total
	Male	Female	
Employed	224	117	341
Self-employed	10	9	19
Unemployed	208	422	630
Total	442	548	990

Table 10 above provides us with a summary of the gender and employment status for residents aged 19 to 30 years old. 44.92% of this cohort is male and 55.08% is female. The employment data at a glance indicates the following:

Firstly, 36.99% of men and 18.43% of women are employed. Inversely 63.01% of men and 81.56% of women are unemployed.

Secondly, only 1 woman in the entire cohort is self-employed while no males are self employed. This highlights an apparent lack of entrepreneurial activity, which can be explained by limited resources and support as well as poor opportunities afforded to young people to become economically self-reliant.

Thirdly, the total unemployment for this group is 73.23% which is alarmingly high as these job seekers are forced to depend on social grants, friends and families to survive. This is also higher than the settlement average which lies at 65.58%.

06 Analysis

Table 11 analyses the income distribution of youth aged 19 to 30 years old.

Income categories	Frequency count	Percent	Cumulative percent
No income	40	43.96	43.96
R1 - R400	10	10.99	54.95
R401 - R800	4	4.4	59.34
R801 - R1500	17	18.68	78.02
R1501 - R3500	15	16.48	94.51
R3501 - R7500	5	5.49	100
Total	91	100	

Table 11: Income distribution for age cohort 19 to 30 years old

Table 11 above indicates that there are 91 household heads between the ages of 19 and 30. Of these, 51 receive an income while 40 remain without any income. Therefore, the majority of household heads (43.96%) in this cohort does not receive an income. Of the 51 who do receive an income, 35.16% earn between R801 and R3500 while 94.51% earn up to R3500, thus making these two groups eligible for the housing subsidy.

6.2.2. Gender breakdown

The enumeration covered a broad spectrum of demographic data. Figure 9 provides the gender breakdown of Vukuzenzele’s population.

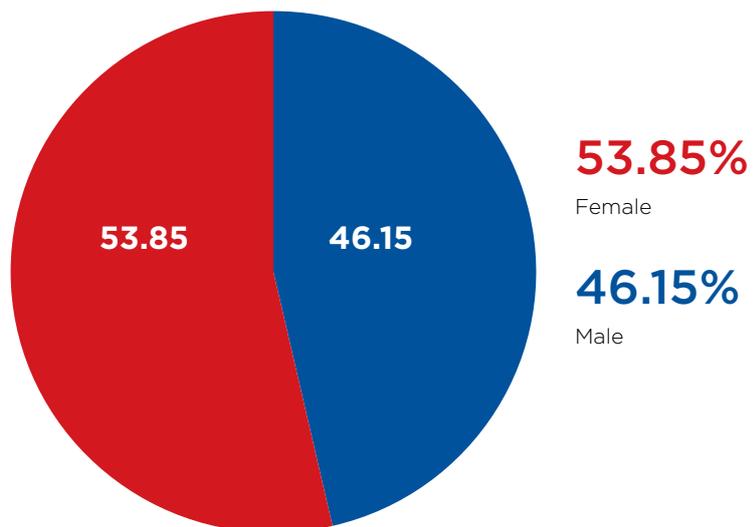


Figure 9: Gender breakdown

Figure 9 indicates that 54 out of every 100 people are women. In Vukuzenzele there are 99 more females than men in real terms.

06 Analysis

Table 12 provides important insight into the demographics associated with the settlement trend of small one-room shacks, which was established in the preceding section. In this table, gender split of the household size for all enumerated structures, is presented.

Table 12: Number of people enumerated per structure by gender of household heads (column percentages)

Number of people enumerated per structure	Gender		Total
	Male (%)	Female (%)	
Employment status			
1	79.73	20.27	100
2	57.73	42.27	100
3	51.25	48.75	100
4	44.77	55.23	100
5	52.38	47.62	100
6	73.68	26.32	100
7	36.36	63.64	100
8	0	100	100
10	100	0	100
Total	61.1	32.9	100

Table 12 above provides further insight into gender dynamics in Vukuzenzele by describing the number of people enumerated per structure disaggregated by the gender of household heads. Of 148 single person households, the majority (79.73% or 118) are male and 20.27% (or 30 households) are female. Women are more likely to be the household head in structures with 4, 7 and 8 residents while men are more likely to head households in the remaining structure categories.

In table 9, the employment status of people between 19 and 30 was presented. Table 13 takes a wider look at settlement dynamics related to employment.

Table 13: Employment status by gender for respondents 16 years & older (row percentages)

Employment status 16 years and older	Gender		Total
	Male	Female	
Employed	66.1	33.9	100
Self-employed	10	90	100
Unemployed	40.27	59.73	100
Total	48.44	51.56	100
n=896			

06 Analysis

Table 13 highlights that of all occupants who identified themselves as employed, 66% are male and only 34% are female. The reverse can be observed for people who self-identified as unemployed, with 40% being male and 60% being female. It appears that in Vukuzenzele males are more likely to be employed than females.

6.2.3. Education enrolment and school attendance

Residents stressed that all children needed to travel outside of the area because there were no schools in their community. Concerns for the safety of children in transit were raised during a qualitative group discussion. Table 14 provides a cross tabulation of school going age by enrolment.

Age categorised	Pre-school	Primary school	Secondary school	College	Not in any school	Total
0 to 5 years	65	2	0	0	84	151
6 to 13 years	12	168	3	0	6	189
14 to 18 years	0	23	55	1	9	88
Total	77	193	58	1	99	428

Table 14: Age categorised by school enrolment for individuals aged 0 to 18 years old

Table 14 above shows school enrolment for 0 to 18 year olds. Based on this data, the following points can be deduced. Firstly, the majority of school going individuals (39.25%) are enrolled in primary schools and are aged between 6 to 13 years old. Secondly, 55.63% of 0-5 year olds do not attend a pre-school. Thirdly 23.13% of children do not attend any educational institution. Data indicating the areas where children were enrolled in educational institutions showed that the majority of learners attended school in the surrounding areas of Nyanga (56.5%) and Gugulethu (16.25%).

Figure 10 below displays the data captured in table 13 (educational enrolment of all individuals living in Vukuzenzele) in a bar chart.

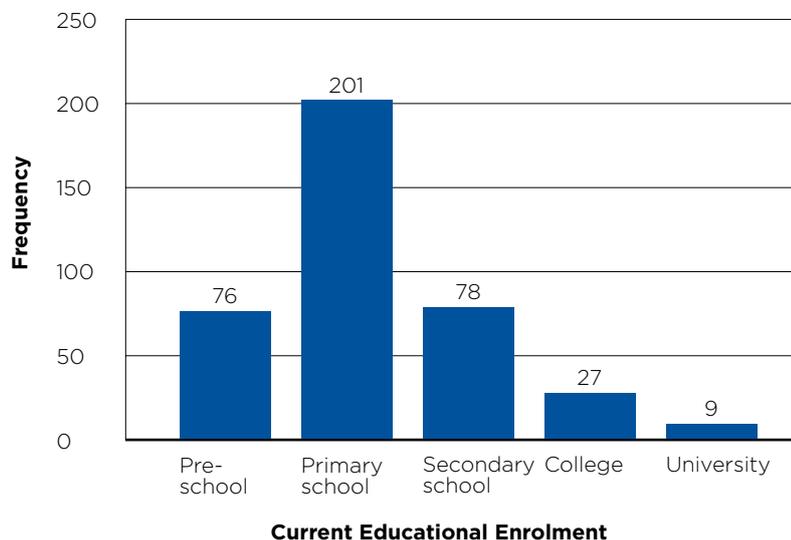


Figure 10: Frequency distribution of educational enrolment

06 Analysis

6.2.4. Employment

In Vukuzenzele 886 individuals are of working age (15 to 65 years old). Of these individuals, 305 have indicated that they were either employed (295) or self-employed (10). Statistics South Africa defines the unemployment rate as the proportion of the labour force/working age population that is unemployed (STATS SA, 2016). The unemployment rate of approximately 65.58% is based on an expanded definition of unemployment, as the enumeration was not geared to analyse the strict definition. This paints a bleak picture as the unemployment rate is approximately 2.5 times the national average unemployment rate of 26.7% (Stats SA, 2016).

Table 15 provides a cross tabulation of age by self-assessed employment status to better understand unemployment trends within different age cohorts.

Age categories	Employed	Self-employed	Un-employed	Total
14 to 18 years	2	0	46	48
Row %	4.17	0	95.83	100
19 to 25 years	39	0	154	193
Row %	20.21	0	79.79	100
26 to 30 years	47	1	83	131
Row %	35.88	0.76	63.36	100
31 to 35 years	61	1	87	149
Row %	40.94	0.67	58.39	100
36 to 40 years	65	6	80	151
Row %	43.05	3.97	52.98	100
41 to 50 years	59	1	95	155
Row %	38.06	0.65	61.29	100
51 to 60 years	21	1	31	53
Row %	39.62	1.89	58.49	100
61 to 65 years	1	0	5	6
Row %	16.67	0	83.33	100
Total	295	10	581	886
Row %	33.3	1.13	65.58	100

Table 15: Age by employment status (row frequencies & percentages)

06 Analysis

Table 15 indicates where unemployment tends to be focused with regards to the working age population. An unemployment rate of 79.79% is a reality for residents aged 19 to 25 years old. The age group 26 to 30 years shows a similarly high unemployment rate of 63.36%. Over 50% of unemployed people are aged between 19 to 35 years old. This indicates that unemployment is prevalent amongst South African youth. Residents shared that youth unemployment leaves many young adults bored, frustrated and vulnerable to alcohol and drug abuse as well as turning to crime to support themselves.

Table 13 above provided a cross tabulation of employment status by gender by looking at row percentages, which allows for comparison between different employment statuses. Table 16 provides the same cross tabulation but with column percentages.

Table 16: Employment status by gender for respondents 16 to 65 years old (column percentages)

Employment status 16 years and older	Gender		
	Male	Female	Total
Employed	44.45	21.88	33.3
Self-employed	0.23	1.97	1.13
Unemployed	54.31	76.15	65.58
Total	100	100	100
n = 886			

Table 16 above indicates that unemployment among females is higher than among males, with 76.15% of females aged between 16 and 65 indicating that they were unemployed. This matches the trend identified among youth where females had higher unemployment rates than males (for the age cohort 19 to 30 years old).



Example of a small business in Vukuzenzele

06 Analysis

All residents who indicated that they worked were asked to provide their area of work as well as the main transport type used to get to work. Figure 11 provides the percentage split for different modes of transport used to travel to work.

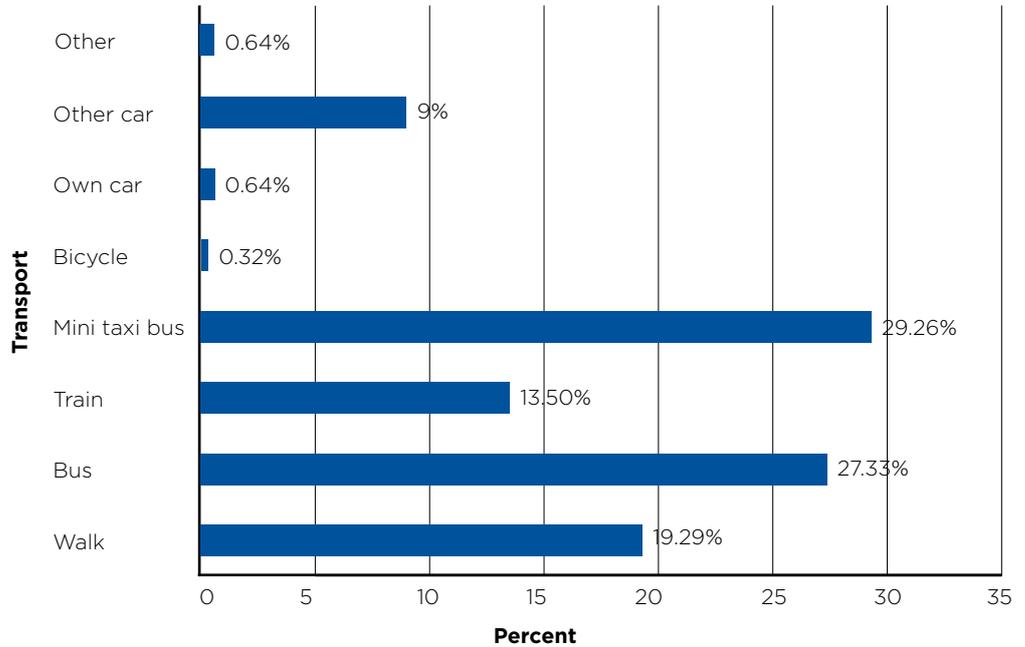


Figure 11: Percentage breakdown of main transport type to work

Figure 11 above details the breakdown of the main types of transport used by residents to reach their places of work. The majority of employed residents use minibus taxis (29.26%) and buses (27.33%) to reach their places of work. A large proportion of residents also walk (19.29%), take the train (13.5%) or travel by private vehicle (9%).

Residents were asked to indicate their places of work. The top three locations of employment for Vukuzenzele’s residents are: Nyanga (18.97%), the Cape Town CBD (14.47%) and Bellville (9.32%).

Travel time to work	Frequency count	Percent	Cumulative percent
Less than 15 minutes	22	7.07	7.07
15 to 29 minutes (just under half an hour)	93	29.9	36.98
30 to 59 minutes (just under an hour)	120	38.59	75.56
60 to 89 minutes (just under an hour and a half)	47	15.11	90.68
90 minutes and more	27	8.68	99.36
Don't know	2	0.64	100
Total	311	100	

Table 17: Travel time to work

Table 17 above shows the time travelled by residents to reach their places of work. The majority (38.59%) take between 30 to 59 minutes to commute to work. Cumulatively, 75.56% of residents take under an hour to reach work. For 24.44% of workers it takes more than an hour to travel to work.

06 Analysis

6.2.5. Household income and expenditure

Questions regarding household income were aimed primarily at the household head. Where the household head was not available to provide information, the spouse or partner of the household head was asked to estimate household income. Respondents were asked to take into account all sources of income and to add these together to get an estimate of the total household income. The same principle was applied to questions about expenses. Questions related to social security grants were directed at all household members.

Household income	Frequency count	Percent	Cumulative percent
No Income	147	31.08	31.08
R1 - R400	43	9.09	40.17
R401 - R800	64	13.53	53.70
R801 - R1500	93	19.66	73.36
R1501 - R3500	94	19.87	93.23
R3501 - R7500	30	6.34	99.58
R7501 - R15 000	2	0.42	100.00
Total	473	100	

Table 18: Income distribution

Table 18 shows that 31.08% of respondents indicated that their household received no income. In total, 93.23% of households earn R3500 or less.

Table 19 was produced using data on various expense categories for each household. This was then tallied up to produce a total household expenditure amount that was then categorised to match income categories in table 18.

Expenses categorised	Frequency count	Percent	Cumulative percent
No expenses	37	7.82	7.82
R1 - R400	30	6.34	14.16
R401 - R800	106	22.41	36.58
R801 - R1500	137	28.96	65.54
R1501 - R3500	129	27.27	92.81
R3501 - R7500	32	6.77	99.58
Greater than R7500	2	0.42	100
Total	473	100	

Table 19: Expenses distribution

06 Analysis

There are 37 households that indicated that they had no expenses. This is considerably less than the 137 households who indicated that they had no income. This can be used as an indicator that even households that report no income receive money from unknown sources as they register expenses. A large majority of households (92.81%) indicated expenses of R3500 or less. This compliments the income figures, which similarly reflect 93.23% of all households receiving R3500 or less as household income.

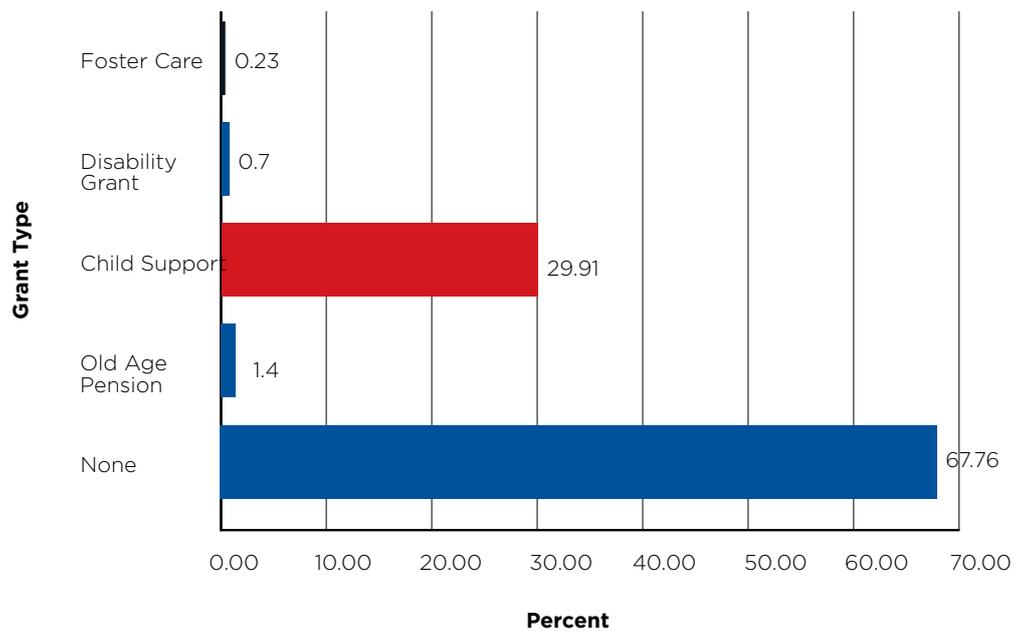


Figure 12: Percentage distribution of grant type

Currently, the value of the Child Support Grant is R350 per month, the Foster Child Grant is R890 per month, while the Disability Grant is up to R1500 per month and the Old Age Pension Grant is R1500 per month. The Child Support Grant is the most accessed grant making up 384 instances and 29.91% of all grants received. Earlier it was established that 417 children are listed who fall under the age of 18. Predictably pension grants make up a small proportion of grants as only 27 residents are eligible to receive a pension. Currently, 18 people receive a state pension.

06 Analysis

6.3. ACCESS TO SERVICES



Figure 13: Vukuzenzele amenities

06 Analysis

6.3.1. Water access

The residents of Vukuzenzele have access to 13 water taps. Blue circles indicate a 25-metre radius around each water point. This reveals which households are located within 25 metres of water.



Figure 14: Map of Vukuzenzele water points with 25 m radius

Figure 14 indicates that a large number of structures do not fall within 25m of access to a water point. Vukuzenzele is home to 505 households living in 468 structures. In terms of households per water point this results in a ratio of 39 households to 1 water point, which is lower than the national standard of 1 tap to 25 households.

06 Analysis

The water situation in the settlement inevitably means long waits for water during peak times. Residents experience a lack of access to clean, fresh and safe drinking water which could have detrimental effects on their health.

COMMUNITY VOICES

“We are using water buckets and walk a distance to go to the taps. We fetch water 5 times a day, or more. When the children come back from school we need to wash their clothes and cook for our families.”



Water tap in Vukuzenzele



Water over flow from a tap

06 Analysis**6.3.2. Sanitation**

Vukuzenzele has 57 toilets, which are serviced by the City of Cape Town. The residents' comments indicate that access to toilets can be problematic as they are unsanitary and pose a health risk to residents, especially in warmer weather.

COMMUNITY VOICES

"The toilets that the community is using is the bucket system. We used these toilets for years. The toilets are dirty and there are also big rats that bite the children. The old people get TB. When it's hot you can't use the toilets because it produces a very bad smell and there are big flies and worms. There are also diseases that the kids get through the biting of the big rats. We manage our own toilets but in summer we can't clean it ourselves because of the smell. Even when you want to go the toilets at night there's no choice: you must go, even if it is bad [dangerous] outside."



06 Analysis

In terms of household to toilet ratios, the City of Cape Town works towards the national ratio of 1 toilet to 5 households. In Vukuzenzele, an average of 8.86 households share one toilet. An additional 44 more toilets need to be added to satisfy the national ratio.

Table 20: Percentage distribution of sanitation access

Access to toilets	Frequency count	Percent	Cumulative percent
Communal use	209	44.66	4.06
Household use only	19	4.06	48.72
Limited to a few families	240	51.28	100
Total	468	100	

Table 20 above shows that 19 structures indicated some form of exclusive access to toilets. The majority of households (51.28%) share their toilets with other residents while 44.66% of households make use of open communal toilets.



Bucket toilet in Vukuzenzele

06 Analysis

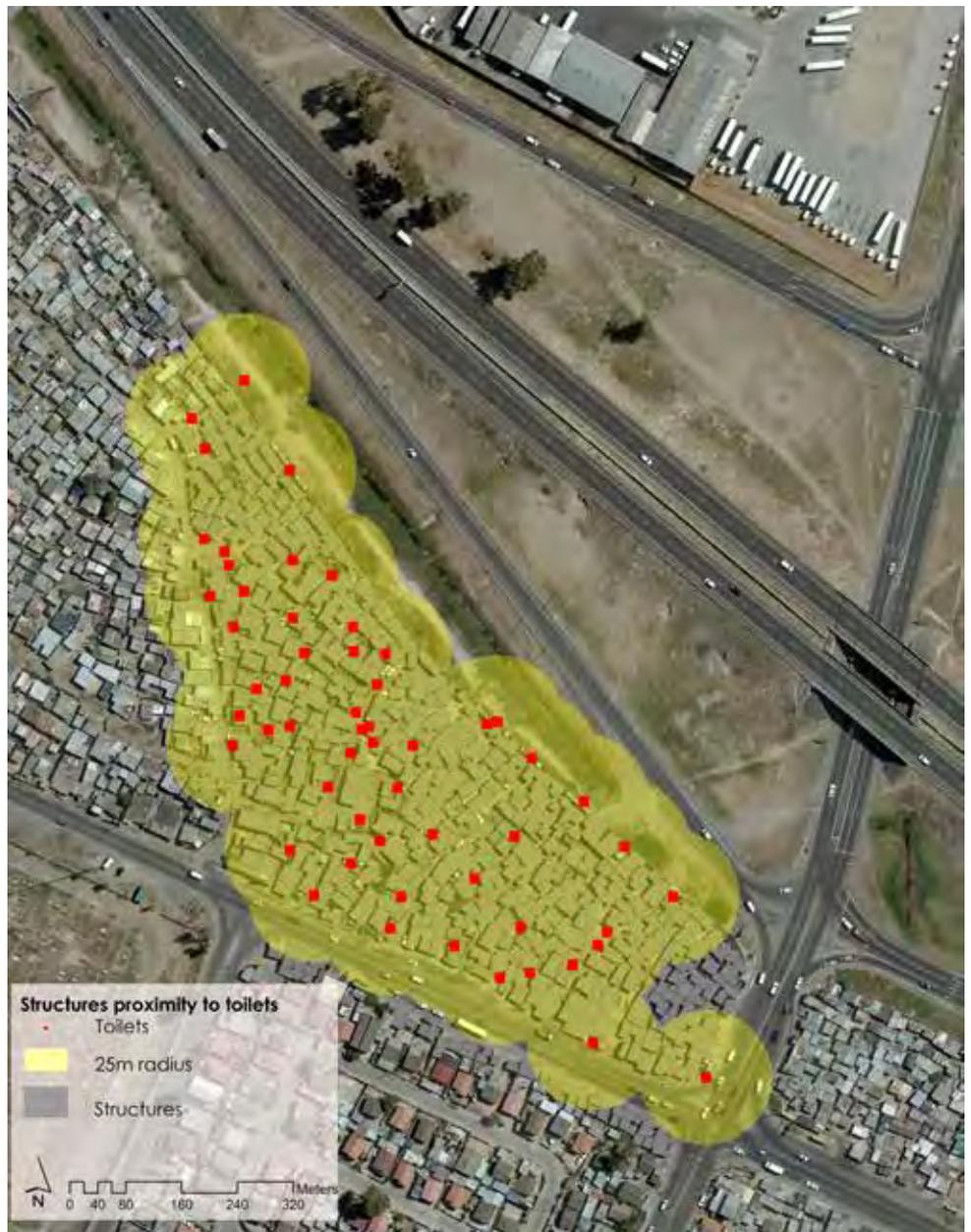


Figure 15: Map showing sanitation access with 25m radius

Figure 15 indicates that due to the location of toilets, two distinct parts of the settlement fall outside of the 25m range. This means that people living within these ranges need to walk distances of greater than 25 metres to access a toilet. This includes residents who live across the road from the main settlement as well as parts of the south east corner of the settlement. This situation is especially problematic during the evening due to badly lit streets inside the settlement.

06 Analysis

6.3.3. Electricity

COMMUNITY VOICES

“Not all of the community has electricity. The other people applied for electricity and they installed boxes. But there are still houses that remain without electricity. They use illegal electricity. Some don’t want to share their [electricity] boxes. Others use paraffin stoves. And others also use wood to cook.”

Vukuzenzele’s residents access electricity through prepaid meters inside structures, through connecting to the prepaid boxes of neighbouring structures while a few structures are without access to electricity. In these cases, households rely on paraffin as sources of energy as well as burning other combustible fuels such as wood.

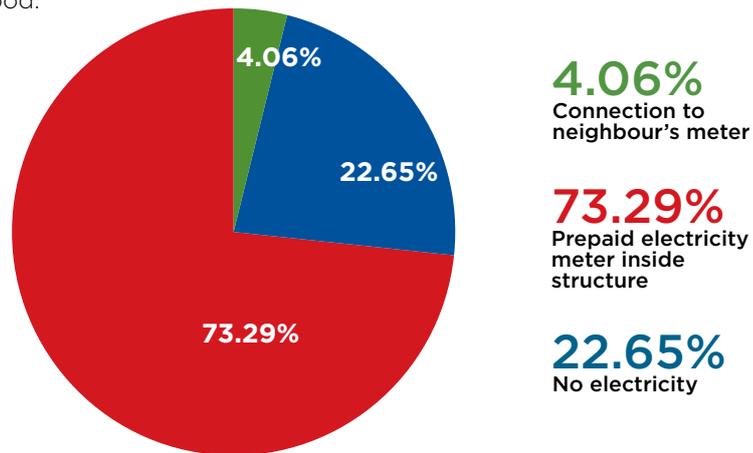


Figure 16: Percentage breakdown of electricity access

Figure 16 above shows that 73.29% of households make use of a prepaid meter inside their structure, 4.06% make use of connections to neighbours meters while 22.65% do not have access to electricity at all. Therefore, 26.71% of households (125 households) do not have legal and safe access to energy.



View of electrical connections in Vukuzenzele

06 Analysis

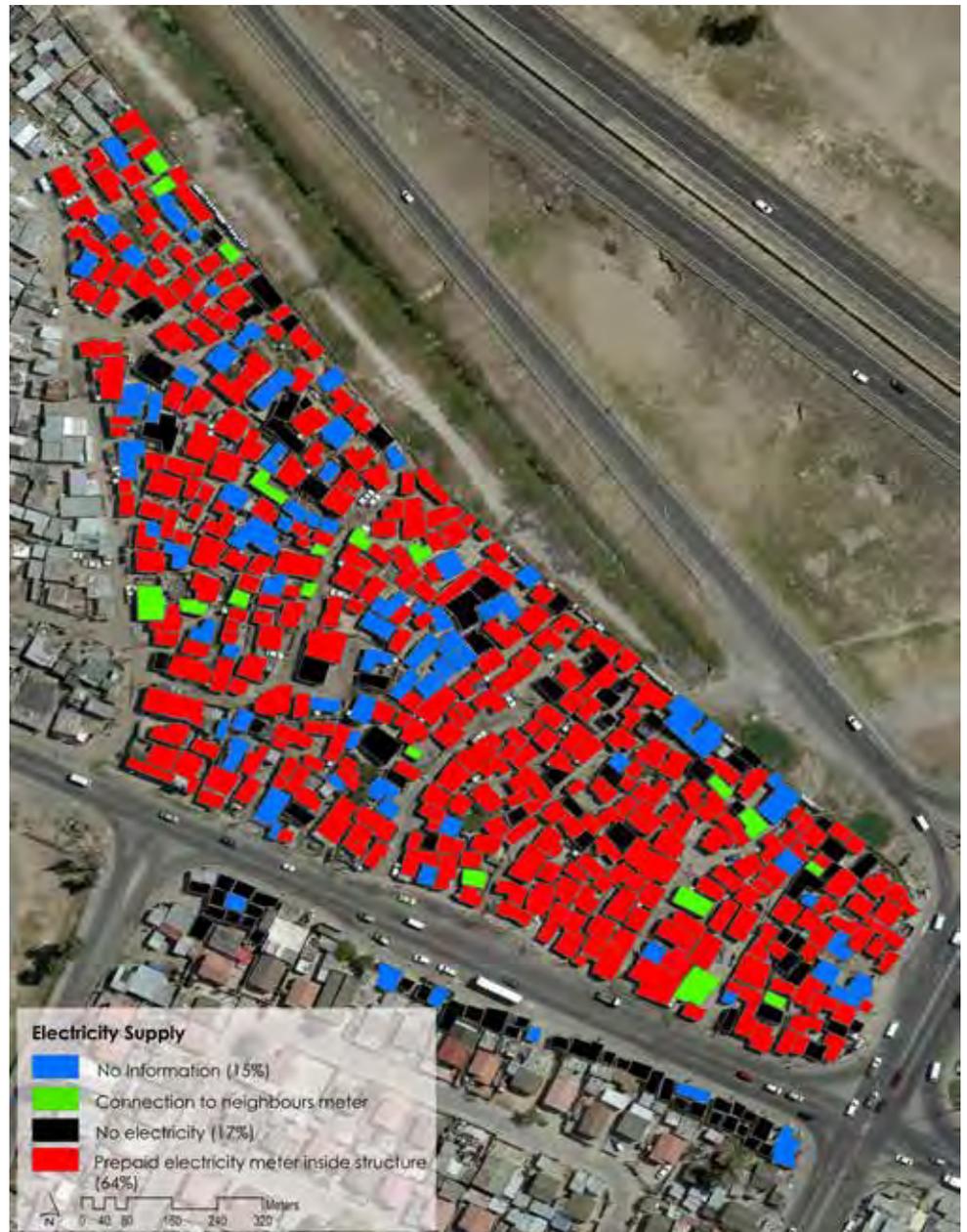


Figure 17: Map showing electricity access in Vukuzenzele

As can be seen in Figure 17 above, the majority of the settlement has been provided with prepaid electricity meters. The southern quadrant of the settlement experiences the least amount of electricity coverage. This is in areas where structures are located across the road from the main settlement. Based on the CoCT definition of adequate electricity supply, 77.29% are connected to electricity meters while 26.71% of households do not access adequate electricity.

06 Analysis

6.3.4. Community services and local business

Residents have found a way to ensure that local businesses thrive because the creation of jobs is critical to the community. Residents support a variety of local businesses including three local fruit and vegetable stands, six spaza shops, a tailor, two barber shops, a hair salon, a TV repair shop, a butchery, two commercial stands and three shebeens. All are located inside the settlement.



Fruit business in Vukuzenzele

COMMUNITY VOICES

“The business that we are doing to survive is selling fruit and sweets and meat like pense, the inside [of a cow / animal]. We also have taverns and spaza shops. The others are living off pension money. Others live by robbery.”



Exterior of a meat selling business

06 Analysis



Interior of a meat selling shop

Type of service accessed	Number of structures accessing	Percentage of structures
Structures with occupants accessing community halls	392	83.8
Structures with occupants accessing crèche	95	20.3
Structures with occupants accessing spaza shops	371	79.3
Structures with occupants accessing shebeens	57	12.2
Structures with occupants accessing sport grounds	88	18.8
Structures with occupants accessing playgrounds	95	20.3
Structures with occupants accessing religious structures	177	37.8
Structures with occupants accessing health facilities	280	59.8

Table 21: Accessing community facilities inside or within walking distance to settlement

Table 21 above reflects the usage of services inside or near Vukuzenzele. The community hall is the most accessed structure with 83.8% of occupants making use of this facility. This emphasises the interconnectivity between people and strong communal dynamics of the settlement. The community leadership meets every Sunday, thereby contributing to promoting cohesion between people in this area. Spaza shops were used by 79.3% of structures enumerated and 59.8% of structures had occupants accessing health facilities.

06 Analysis



Human Settlements HoD numbers a hair salon



A small business in Vukuzenzele

06 Analysis

6.4. HEALTH AND DISASTERS

COMMUNITY VOICES

“Most people are sick because of the dirtiness of the toilets and the waste. When the taxis pass, we inhale all those dirty things and then we get sick. Then our children will also get sick.”



Waste situation in Vukuzenzele

Accessing medical services	Frequency count	Percent	Cumulative percent
Clinic in settlement	62	13.25	13.25
Clinic outside settlement	238	50.85	64.1
Mobile clinic	39	8.33	72.44
Public hospital	121	25.85	98.29
Private doctor	5	1.07	99.36
Sangoma	3	0.64	100
Total	468	100	

Table 22: First port of call for medical assistance

When asked about where residents of a structure sought medical attention first, 50.85% of respondents said that they go to a clinic outside the settlement. A minority of residents (13.2%) indicated that they first visit a clinic inside the settlement. In this case it is most likely that respondents are referring to mobile clinics, which are the first port of call for 8.33% of respondents. The nearest clinic, Masincedane Clinic, is located 1.44km away from Vukuzenzele.

06 Analysis

6.5. SETTLEMENT DYNAMICS

Vukuzenzele’s residents have an established history with their settlement. Figure 18 provides an overview of the number of years lived in the settlement. This was asked of every structure occupant.

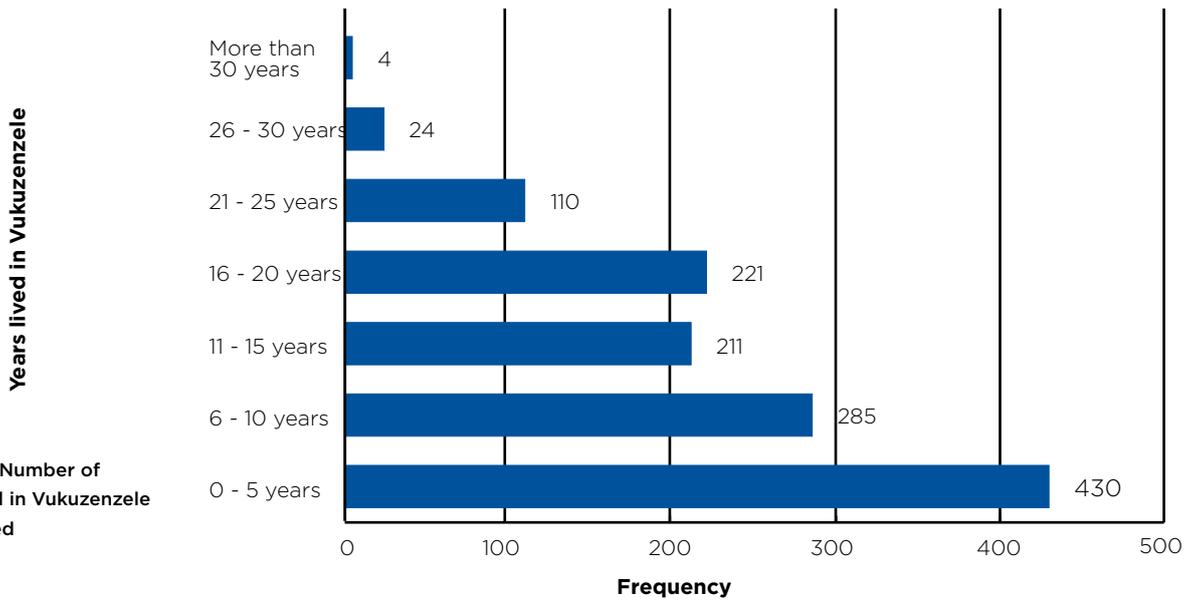


Figure 18: Number of years lived in Vukuzenzele categorised

A large group of residents (430 out of 1285 or 33%) reported to have lived in the settlement for 0 -50 years, which indicates that the majority of new dwellings were built in the past five years. A large proportion of residents (55%) reported to have lived in the settlement for less than 10 years, which confirms the analysis that new arrivals are subject to smaller dwellings with fewer rooms than more established households. Table 24 indicates that a high proportion of residents believe that their move out of Vukuzenzele will provide them with a formal housing opportunity.



Recording every structure during the enumeration

06 Analysis

6.6 PRIORITIES

Respondents were asked to identify their current main priorities in the settlement. They were asked to do this by ranking these priorities in order of importance. This was designed to determine which current physical factors needed urgent addressing and could point to values that residents had around their current needs.

Household main priorities	1	2	3	4	5	Total
Waste collection	19.14	30.08	25.39	10.55	14.84	100
Access to toilets	13.97	35.89	27.12	13.15	9.86	100
Access to formal housing	65.49	11.87	16.04	3.74	2.86	100
Access to water	2.75	23.85	29.36	29.82	14.22	100
Access to health care	12.50	14.13	16.03	33.15	24.18	100
Addressing crime	1.82	8.73	16.36	35.64	37.45	100
Access to electricity	3.15	30.71	23.62	22.05	20.47	100
Addressing flooding	3.08	18.46	17.69	26.15	34.62	100
Preventing shack fires	5.00	10.83	10.00	17.50	56.67	100
Addressing evictions	3.23	0.00	3.23	19.35	74.19	100
Total	20.04	19.87	20.09	19.87	20.13	100

Table 23: Main household priorities by ranking (row percentages)

Table 23 provides an overview of the priorities of Vukuzenzele as ranked by the structure level respondents. The top ranked household priority was access to formal housing, with 65.49% of households ranking it as their first priority. This is a predictable critical aspect for an informal settlement which experiences the effects of a lack of formal housing, poor access to water, electricity and sanitation on a daily basis.

The second highest ranked priority was access to toilets. Recalling data discussed in section 6.3.2, 44.66% of households made use of open communal toilets which were described by the community as unhygienic and as a risk to their health, especially during summer.. Waste collection (30.8%) and access to electricity (30.71%) were also ranked highly as a second priority as 26.71% of residents do not have access to legal electricity. Residents also repeatedly referred to the dirty state of the settlement.

The third ranked priority was access to water. In 6.3.1, the tap to household ratio was indicated at 1:39 which is greater than the national standard of 1:25.

Fighting crime and access to justice was the fourth top ranked priority with 35.64% of households, explaining that youth unemployment combined with alcohol and substance abuse was often the cause of crime. Access to healthcare also ranked highly with 33.15% of households ranking it as the fourth most important priority. Addressing evictions was the fifth highest ranked priority at 74.19% while 56.67% of respondents ranked the prevention of shack fires as their fifth priority.

06 Analysis

Tables 24 and 25 below give insight into the reasons for relocating from the settlement.

Table 24: Reasons to move out of settlement by ranking order

Rank reasons to move out of the settlement	1	2	3	4	5	Total
To access work opportunities	104	220	58	40	35	457
To access better education facilities	15	38	77	68	40	238
To access better health facilities	46	104	189	63	49	451
To access a formal house	276	74	58	46	11	465
Improved transport access	22	19	47	150	130	368
Family or relationship reasons	3	10	34	96	178	321
Total	466	465	463	463	443	2300

Table 24 provides the main reasons to move out of the settlement against the ranking scored by respondents. Access to a formal house was ranked as the number one reason to move out of Vukuzenzele 276 times out of a possible 466. The next highest count was 220 respondents ranking access to better job opportunities as the second most important reason.

Table 25: Reasons to move out of settlement by ranking (row percentages)

Rank reasons to move out of the settlement	1	2	3	4	5	Total
To access work opportunities	22,76	48,14	12,69	8,75	7,66	100
To access better education facilities	6,30	15,97	32,35	28,57	16,81	100
To access better health facilities	10,20	23,06	41,91	13,97	10,86	100
To access a formal house	59,35	15,91	12,47	9,89	2,37	100
Improved transport access	5,98	5,16	12,77	40,76	35,33	100
Family or relationship reasons	0,93	3,12	10,59	29,91	55,45	100
Total	20,26	20,22	20,13	20,13	19,26	100

*Note that 33 household heads indicated that they were not willing to move out of the settlement.

06 Analysis

The top ranked reason for the the top ranked priority in table 23, is gaining access to a formal house with 59.35% of respondents indicating this as their first reason for relocating from the area. Access to work opportunities was the second highest ranked reason for relocating. This corresponds to the high unemployment rate in the settlement. 189 respondents indicated that they would relocate for better health facilities and as a result ranked it as the top third reason for relocating. The fourth highest ranked reason for relocating was improved transport access which was selected by 40.76% of respondents. This corresponds to Table 16 which indicated that 62.38% of employed residents spend more than 30 minutes commuting to their places or work. A significant portion of respondents (55.45%) selected family or relationship reasons as their fifth reason for relocation. Access to education was not seen to be a top priority for relocating, with 32.35% of respondents ranking it as their third reason for moving.

6.7. IMPLICATIONS OF FINDINGS FOR HUMAN SETTLEMENTS

One of the ultimate objectives of the enumeration study was to gather data that could affect the future planning of human settlements in the area. Respondents were asked a number of questions related to the housing subsidy and other human settlement factors and this section will unpack some of the information collected in this regard.

6.7.1. Planning considerations

Single person households

The majority of persons living on their own (91%) indicated that they had never been married. However, 50% of single person households indicated that they have financial dependents who lived outside of the structure. Moreover, 53% of single person households are aged 35 years or younger and 80% of all single person households are male.

Household size

There are approximately 505 households living in 468 structures enumerated in the study area. The total population is 1285 implying that the average household size is 2.54 persons. When single person households (148 households) are removed from this calculation, the remaining 320 structures have an average of 3.2 persons per structure.

Age profile

As discussed above, the age profile of Vukuzenzele points to a very young population. It was established that 60% of the population is younger than 30 years. Those of working age account for 65.39% of residents.

Social cohesion

Vukuzenzele is a tightly-knit community with an established leadership structure that meets regularly. The community is well established, with the official date of the settlement's beginning set at 1992, even though some residents claim to have lived on the land for decades. About half of the residents have been living in the settlement for 10 years or less and 33.46% of residents have located to the area sometime in the past 5 years. Therefore it appears that there is a mix of new and old residents. The settlement has a variety of socio-economic amenities, but it lacks schooling and health facilities which consequently means that residents must travel to access these facilities elsewhere.

06 Analysis Pathway to Qualification

Income and expenditure

The majority of households (93.23%) indicated receiving an income of R3500 or less while 92.81% of households indicated an expenditure of R3500 or less. Those earning no income at all account for 31.08% of residents. This data points to the overall income profile of residents falling within the housing subsidy qualification range.

6.7.2 Pathway to qualification

This section provides information around the process for subsidy qualification and aims to highlight what criteria is considered by the Department of Human Settlements.

Subsidy qualification criteria

You qualify for a housing subsidy if:

- You are a South African citizen or have a permanent residence permit;
- You are 18 years or older;
- You are married or living with a partner;
- You are single or divorced and have proven financial dependents permanently residing with you (military veterans without any financial dependents can apply);
- Your maximum monthly household income is R3500 or less before deductions (military veterans earning up to R10416 per month can apply);
- You or your partner are not current or previous property owners;
- You or your partner have never received a subsidy from the government
- Please note: priority will be given to applicants that are 40 years or older, and/or have special needs (e.g. disabled persons).

06 Analysis Pathway to Qualification

Subsidy programmes

Housing and services are delivered under subsidy programmes. Potential beneficiaries may apply directly to the Department for an individual subsidy or a Finance Linked Individual Subsidy (FLISP).

Subsidy Programme	Gross Monthly Household Income Category	Subsidy Amount
Individual Subsidy		
The subsidy can be used to: <ul style="list-style-type: none"> Buy an existing house Buy a house on a plot-and-plan basis; or To finish an incomplete house You must have been on the municipal housing demand database for a minimum period of 10 years.	R0 - R3 500	R160 573
	Aged, disabled or medical condition:	Purchase price up to R160 573 plus disability variance
Finance Linked Individual Subsidy (FLISP)		
<ul style="list-style-type: none"> Assists you by providing a subsidy to reduce your home loan and therefore makes your monthly instalment lower. Please refer to the table at the end of the document for the FLISP scales. 	R3 501 - R15 000	R20 000 - R87 000 on a fixed scale, depending on your income.

Potential beneficiaries cannot apply directly to the Department for subsidies for the programmes below. These programmes are used by a developer (who may either be the Municipality or the Province) to deliver houses and services. Grant funding is made available to the developer for each project. The developer will apply for a subsidy on behalf of the beneficiaries.

UPGRADING OF INFORMAL SETTLEMENTS PROGRAMME (UISP)

This programme seeks to upgrade the living conditions of poor families living in informal settlements by providing secure tenure and access to basic services and housing.

Subsidy Programme	Gross Monthly Household Income Category	Subsidy Amount
Individual Subsidy		
<ul style="list-style-type: none"> • It provides funding for the construction of houses on those serviced sites that were received before 1994. • You can apply for this subsidy if you already own a serviced site and wish to construct a house, or upgrade/complete a non-subsidised house. • An application must be done on a project basis via your municipality. 	R0 - R3 500	R109 947
Enhanced Peoples Housing Process (EPHP)		
<ul style="list-style-type: none"> • Assists households who want to participate in building their own home. • The consolidation subsidy (see above) can be accessed through EPHP. • Community contribution before and during the project includes, but is not limited to sweat equity. • Technical assistance to build the house is available as facilitation and establishment grants. 	R0 - R3 500	R110 947
Integrated Residential Development Programme (IRDP)		
<ul style="list-style-type: none"> • Provides for the acquisition of land, servicing of stands and construction of houses. 	R0 - R3 500 (abled persons)	R160 573 - qualify for a serviced site and a 40 m2 house.
	R0 - R3 500 (disabled persons)	R160 573 plus disability variance- qualify for a serviced site and a 45 m2 house.
	R3 501 - R7 000	Persons who are unable to qualify for a home loan may receive a free serviced site.

Subsidy Programme	Gross Monthly Household Income Category	Subsidy Amount
Military Veterans Subsidy		
<ul style="list-style-type: none"> This programme is a joint venture between the Departments of Human Settlements and Military Veterans. You must be on the Department of Military Veterans' (DMV) database. 	R0 - R10 416	R188 884 (R110 947 + DMV contribution)
Enhanced Extended Discount Benefit Scheme (EEDBS)		
<p>Supports the transfer of pre-1994 housing stock to qualifying occupants that:</p> <ul style="list-style-type: none"> have a direct housing arrangement with the provincial department or municipality; have not benefited from any other housing subsidy or programme; or have an outstanding debt with the municipality or the provincial department. 	<p>R0 - R3 500</p> <p>R3 501 - R7 000</p> <p>R 7001 - R15 000</p>	<p>The entire debt is written off.</p> <p>R7 500 + 50% of the debit is written off.</p> <p>A maximum of R7 500 is written off.</p>
Social, Institutional and Community Residential Unit Programmes		
<ul style="list-style-type: none"> These programmes cater for persons opting to rent. Institutional programme makes provision for a rent-to-buy option. 	R1 501 - R7 500	Rental amount varies in terms of programme and income.

FLISP scale:			
Upper limit	R 87 000		
Lower limit	R 20 000		
Subsidy increment	R 1 175		
Step	Increment band		
	Lower	Higher	Amount
1	3 501	3 700	87 000
2	3 701	3 900	85 825
3	3 901	4 100	84 650
4	4 101	4 300	83 475
5	4 301	4 500	82 300
6	4 501	4 700	81 125
7	4 701	4 900	79 950
8	4 901	5 100	78 775
9	5 101	5 300	77 600
10	5 301	5 500	76 425
11	5 501	5 700	75 250
12	5 701	5 900	74 075
13	5 901	6 100	72 900
14	6 101	6 300	71 725
15	6 301	6 500	70 550
16	6 501	6 700	69 375
17	6 701	6 900	68 200
18	6 901	7 100	67 025
19	7 101	7 300	65 850
20	7 301	7 500	64 675
21	7 501	7 700	63 500
22	7 701	7 900	62 325
23	7 901	8 100	61 150
24	8 101	8 300	59 975
25	8 301	8 500	58 800
26	8 501	8 700	57 625
27	8 701	8 900	56 450

Step	Increment band		Amount
	Lower	Higher	
28	8 901	9 100	55 275
29	9 101	9 300	54 100
30	9 301	9 500	52 925
31	9 501	9 700	51 750
32	9 701	9 900	50 575
33	9 901	10 00	49 400
34	10 101	10 300	48 225
35	10 301	10 500	47 050
36	10 501	10 700	45 875
37	10 701	10 900	44 700
38	10 901	11 100	43 525
39	11 101	11 300	42 350
40	11 301	11 500	41 175
41	11 501	11 700	40 000
42	11 701	11 900	38 825
43	11 901	12 100	37 650
44	12 101	12 300	36 475
45	12 301	12 500	35 300
46	12 501	12 700	34 125
47	12 701	12 900	32 950
48	12 901	13 100	31 775
49	13 101	13 300	30 600
50	13 301	13 500	29 425
51	13 501	13 700	28 250
52	13 701	13 900	27 075
53	13 901	14 100	25 900
54	14 101	14 300	24 725
55	14 301	14 500	23 550
56	14 501	14 700	22 375
57	14 701	14 900	21 200
58	14 901	15 000	20 000

7. CONCLUSION

07 Conclusion

The enumeration exercise of Vukuzenzele, an informal settlement established in 1992 and situated between the N2 highway and the airport, enumerated 468 structures out of a possible 517. In the enumeration, 84.62% of respondents indicated that they were the household heads. The outcome of this process is the construction of a data set that can be used to inform future planning for the settlement.

The data set comprises the enumeration of 505 households and 1285 people. It highlights the extreme poverty facing this community with an unemployment rate of 65.58% and 93.23% of households earning R3500 or less. Correspondingly, 29,9% of households receive the Child Support Grant.

The study revealed a prominence of single person households, the majority being male headed. Single person households accounted for 31.62% of all households and 79.23% of these single households were male. This discovery is important as it challenges planning rhetoric that assumes structures are occupied by larger groups of people made up of families and dependents. This demographic of single-person households could be considered as relative upward mobility in the settlement.

The resulting demographic profile of the settlement indicates that the gender distribution is approximately even with 53.85% of the population identified as female. However, households are overwhelmingly headed by males with only 39% of household heads being female. 31.9% of the population was made up of children younger than 18 years old.

The qualitative element to the study illustrates the unhygienic conditions facing residents. This enumeration exposes a stark lack of access to the basic amenities of water, sanitation and electricity. The study revealed that nine households share a toilet and that 39 households share a water tap. Moreover, 26.71% of households have no or illegal electrical connections. The CoCT is mandated to alleviate shortfalls relative to the nationally accepted ratio. Therefore, 125 prepaid electrical connections, 8 communal standpipes, and 44 toilets should be provided as a short term intervention. The provision of these amenities is necessary to satisfy the acceptable ratios and will greatly improve the standard of living of the community. Residents spoke at length about the unhygienic and dirty conditions of toilets and play areas for children where diseases are easily contracted.

The households ranked their priorities and unsurprisingly formal housing was the top ranked priority. However, due to an ever-increasing housing demand and long waiting lists, the short term possibility of these residents receiving state housing is low. Therefore, planners and officials should look to other top ranked priorities, of residents such as access to clean water and sanitation; stimulating economic activity in conjunction with a focus on education in order to catalyse employment and increase the standard of living of inhabitants.

The inhabitants of this settlement are resilient and capable and their survival is a testament to its name Vukuzenzele: "Wake up and do something for yourself".

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9. LIST OF CORE TEAM MEMBERS

09 List of core team members

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Mr. Jeffrey Williams	City of Cape Town
Mr. Michael Webster	WC Department of Human Settlements
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Mr. Kenneth Kirsten	WC Department of Human Settlements
Mr. Bongani Ngcombolo	City of Cape Town: Councillor Ward 40
Mr. Siphiso Nqamnduku	City of Cape Town: Councillor Ward 88
Mr. Sithembiso Mzobe	City of Cape Town: Councillor Ward 33
Mr. Khaya Yozi	City of Cape Town: Councillor Ward 39
Mr. Anthony Moses	City of Cape Town: Councillor Ward 44
Mr. Mzwakhe Nqavashe	Previous Ward Councillor Ward 40
Mr. Nico Mzalisi	Previous Ward Councillor Ward 88
Ms. Noxolo Kabane	WC Department of Human Settlements
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