

# **GPF MANDATE AND STRATEGY**

## **2013/14-2015/16**

GPF and SAPOA Breakfast Presentation  
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GAUTENG PARTNERSHIP FUND

LEVERAGING AFFORDABLE HOUSING FINANCE



**GAUTENG PROVINCE**  
LOCAL GOVERNMENT AND HOUSING  
REPUBLIC OF SOUTH AFRICA



# The Mandate

- Founded in 2002 by then Gauteng Department of Housing
- Initial Mandate to normalize social housing market through provision of first layer risk funding to projects
- 2008 mandate expanded to enable intervention in the entire affordable housing market
- Presently mandate to participate in social housing, entrepreneurial rental housing, empowerment programme, student accommodation (pending approval) and mixed housing developments within sustainable human settlement framework.
- Focus on enabling sustainable funding of affordable housing developments

# The Mandate cont.

- GPF mandate derives from the trust deed and the mandate of DLGH:
  - Form partnerships to address funding blockages and bottlenecks in the affordable housing sector
  - Facilitate investment capital flows into integrated housing developments
  - Facilitated equitable risk sharing project financing
  - Participate in social housing projects as a key partner in enabling viable social housing institutions.

# The Mandate cont.

- **Statement of Purpose**: “In partnership with stakeholders, to proactively catalyse and facilitate innovative financing solutions for development of affordable housing within the framework of sustainable human settlements in Gauteng”
- **Vision**: “To be the partner of choice in the mobilization and optimization of funding; and a leading catalyst in the development of integrated human settlements in Gauteng”

# The Mandate Cont.

- **The Mission**: As a public housing delivery vehicle, we proactively leverage sustainable human settlements by:
  - Facilitating dynamic collaboration with a network of public and private sector partners
  - Mobilizing new and innovative funding streams
  - Gearing private sector finance to ensure better bankability of projects and
  - Ensuring accountability, monitoring and efficiency in the implementation of projectsthereby ensuring coordinated effort by both the public and the private sector in sustainable human settlements delivery.

# Contextual Overview

- Housing provision remains a great challenge in SA
- Millions still awaiting suitably located, affordable accommodation which will improve the quality of their livelihood.
- In Gauteng the housing challenge is particularly severe, with people continuously flooding to this economic hub in search of work and better quality of life.
- Total housing backlog amounts to 679354 as indicated in DLGH APP
- Current figures indicate that of 19352 target delivery of affordable rental in Gauteng, only 6989 or 36% is deliverable for 2014.

# Contextual Overview con

Table below indicate municipal breakdown

Municipality	Demand/ Backlog
Johannesburg	263 794
Ekurhuleni	191 809
Metsweding	4 301
Sedibeng	53 564
Tshwane	116 694
Westrand	49 192
<b>TOTAL</b>	<b>679 354</b>

# Policy Alignment and Strategic Priorities of the GPF

- NDP – jobs located where people live, informal settlements eradication, closing of the housing gaps
- MTSF 2009-14, DLGH Strategic Plan, GCR Perspective, GEGDS and various sector strategy and policy frameworks
- Various national and provincial good governance regulations and policies.



# GPF Strategic Objectives

- Supports DLGH strategic goals and national outcome 8/provincial outcome 6 and contributes sustainable human settlements and improved quality of household life.
  - Output 1 – accelerated delivery of housing opportunity
  - Output 4 – Improved property market
- Overarching goal is to increase and leverage the involvement of private sector funding for affordable housing developments in Gauteng, thus contributing to the ultimate goal of speeding up delivery of sustainable human settlements.

# Strategic Objectives cont.

- GPF Strategy hinges on four key objectives:
  1. Enhanced visibility and credibility through effective marketing, communication and stakeholder management
  2. Effectively implemented programmes and expanded role within sustainable human settlements programmes of government
  3. Enhanced capital position, optimized financial management and good governance
  4. High performing and optimally capacitated organization

# Conclusion

In summary GPF will proactively and effectively seek to form partnerships with all key players in the property market to ensure a vibrant facilitation and funding of affordable housing development projects within the overarching achievement of developmental objective of sustainable human settlements. Key stakeholders include developers, financiers, all tiers of government, corporate SA and the general public..