



**KWAZULU-NATAL PROVINCE**

HUMAN SETTLEMENTS  
REPUBLIC OF SOUTH AFRICA



# Flood Relief Interventions *Progress Report for the Media*

To ensure Transparency  
and  
Accountability

**29 APRIL 2022**

SPEED AND EFFICIENCY



Hon Jomo Sibiya: MEC for Human Settlements and  
Public Works



## CONTEXT BY MEC JOMO SIBIYA

I have taken a decision to release this report to the members of the media and the people of KwaZulu-Natal.

The more than 11, 1 million citizens of this province are entitled to government information as declared under the Promotion of Access to Information Act Number 2 of 2000. The Act promotes public and individual access to information and transparency as pillars of a democratic society.

In addition, the King III Code of Good Corporate Governance emphasizes the importance of protecting an organisation's reputation through effectively managing relationships with stakeholders. In Chapter 8, the Code states that, "an organisation should proactively deal with stakeholder relationships, build, and maintain stakeholder trust and confidence using transparent and effective communication".

Critically, the work of Communications Unit is based on the Provincial Communications Strategy and Communication strategy as developed by the Government Communications and Information System (GCIS)



# PURPOSE AND OUTLINE

To provide an update on the floods experienced in the province and their impact and interventions required.

- Overview of the situation
- Focus areas of Department of Human Settlements
- Affected households per district
- Financial implications
- Institutional Arrangements
- Partners and Supporting Entities
- Land Assembly
- Progress on Interventions
  - Land Assembly
  - Construction Of Temporary Residential Unitss
  - Material Vouchers
  - Statutory & Regulatory matters
- Recommendations



# OVERVIEW OF THE SITUATION

- The province experience extensive rains that affected all 10 districts and the Metro, leading to flooding in some areas.
- The rains had devastating effects leading to damages in houses, roads and other infrastructure.
- Settlements located close to rivers and waterways were severely impacted, some dwellings were swept away.
- Informal settlements were also among the most affected, especially those located in poor terrain.
- Assessment of damages are ongoing, however more still need to be conducted as some areas are inaccessible due to roads and bridges that have been washed away.
- Initial assessments indicate that eThekweni metro is the most affected area.



## **FOCUS AREAS OF DEPARTMENT OF HUMAN SETTLEMENTS**

The following storm damages trigger a response to the Department of Human Settlements :

- Households with partially damaged homes
- Households with totally damaged homes
- Displaced families
- Households living in disaster prone areas eg flood plains
- Damaged retaining wall
- Damaged State Flats
- Damaged Hostels
- Interrupted services to households



# SUMMARY OF AFFECTED HOUSEHOLDS

| DISTRICT        | NUMBER OF HOUSEHOLDS AFFECTED | NUMBER OF HOMELESS HOUSEHOLDS | NUMBER OF PARTIALLY DESTROYED |
|-----------------|-------------------------------|-------------------------------|-------------------------------|
| UMzinyathi      | 46                            | 36                            | 10                            |
| Amajuba         | 19                            | 0                             | 19                            |
| uMgungundlovu   | 88                            | 28                            | 60                            |
| uThukela        | 194                           | 132                           | 69                            |
| UGu             | 601                           | 511                           | 90                            |
| Zululand        | 394                           | 108                           | 281                           |
| uMkhanyakude    | 21                            | 17                            | 4                             |
| King Cetshwayo  | 150                           | 49                            | 103                           |
| iLembe          | 1 005                         | 454                           | 252                           |
| Ethekwini Metro | 11 492                        | 3 000                         | 7 200                         |
| Harry Gwala     | 398                           | 143                           | 222                           |
| <b>TOTAL</b>    | <b>14 449</b>                 | <b>4 478</b>                  | <b>8 310</b>                  |



# Financial Implications

| Activity/ Milestone               | Number | Unit Cost   | Budget                   |
|-----------------------------------|--------|-------------|--------------------------|
| TEMPORARY SERVICES                | 788    | R12 656,23  | R 9 973 109,24           |
| TEMPORARY ACCOMODATION (TRUs)     | 4 478  | R68 659,00  | R307 455 002,00          |
| REPLACEMENT HOUSES                | 4 478  | R139 722,00 | R625 675 116,00          |
| HOUSE REPAIRS (PARTIALLY DAMAGED) | 8 199  | R89 000,00  | R 729 711 000,00         |
| REPAIRS TO SERVICES               | 2 500  | R55 596,00  | R138 990 000,00          |
| RETAINING WALLS                   | 2000   | R55 000,00  | R 110 000 000,00         |
| MATERIAL SUPPLY                   | 8 310  | R9 100,00   | R75 621 000,00           |
| REPAIRS TO FLATS & HOSTELS        | 200    | R22 000,00  | R4 400 000,00            |
| <b>TOTAL</b>                      |        |             | <b>R2 001 825 227,24</b> |



# INSTITUTIONAL ARANGMENTS

## The Humans Settlements JOC

| JOC (WAR ROOM)   | Technical Committee  | Department HS Unit  | Secretariat   |
|--|--|---|---|
| <b>Lead by the HOD<br/>KZNDHS</b><br><br><b>Mr Mdu Zungu</b>         | Luyanda Kafile (KZN human Settlements Dept)  | Thulani Bhengu<br>(KZN human Settlements Dept)                                      | Siphelele Mpangase<br>(Housing Development Agency)  |
| <b>Provide Leadership and Oversight in the operations of the JOC</b> | Transforms Joint Operations Centre (JOC) Instructions and decisions into administrative processes for execution by the municipalities, sector entities and government departments. | Convenes all meetings, co-ordinates all interventions, action plans and programmes. | Coordination of meetings of JOC.<br><br>Facilitate all interventions and support from sector entities.<br><br>Coordinate all Progress Reports |

**3 Tech Task  
Teams**

**Housing & Land,**

**Infrastructure &  
Services**

**Governance.**





## **SUPPORT FROM HUMAN SETTLEMENTS ENTITIES**

### **National Housing Finance Corporation – Bruce Gordon**

- Financial pledge - R150 million however awaiting the National Treasury approval
- Grant facilitation
- Repairs to damaged govt supplied houses ( Voucher system)
- Project Management Unit

### **Social Housing Regulatory Authority – Ms Emily Ngcobo**

- Financial pledge - R100 million which was earmarked as Covid 19 relief funds, already in the process of approval of funds by National Treasury
- Available to conduct assessments

### **National Homebuilders Registration Council – Mr Songezo Boo**

- Deploy engineers to do structural assessments
- Digitise a monitoring & Implementation tool

### **Community Schemes Ombuds Service – Advocate Boyce Mkhize**

- Financial pledge - R 50 million to be accessed via National Treasury

### **Housing Development Agency – Mr Bosco Khoza**

- Financial pledge – R 80 million
- Construction of TRUs on IPW basis
- Land Identification & Acquisition support
- Team of engineers, panel of contractors and alternative building technology that can be explored

### **Free State Human Settlements**

- Offered availability of Town Planning Professionals.



# Land assembly

**KZNDHS is working with HDA to identify and map pieces of land that can be suitable for the relocation of destitute families.**

## **KZN Government properties:**

Department of Human Settlements – 3 815

Department of Public Works - 103

## **Professional assessment of properties**

Procurement of professional teams has commenced and is to be finalised by 29 April 2022 for the following areas.

Umlazi

Shallcross

Cato Manor

KwaMashu

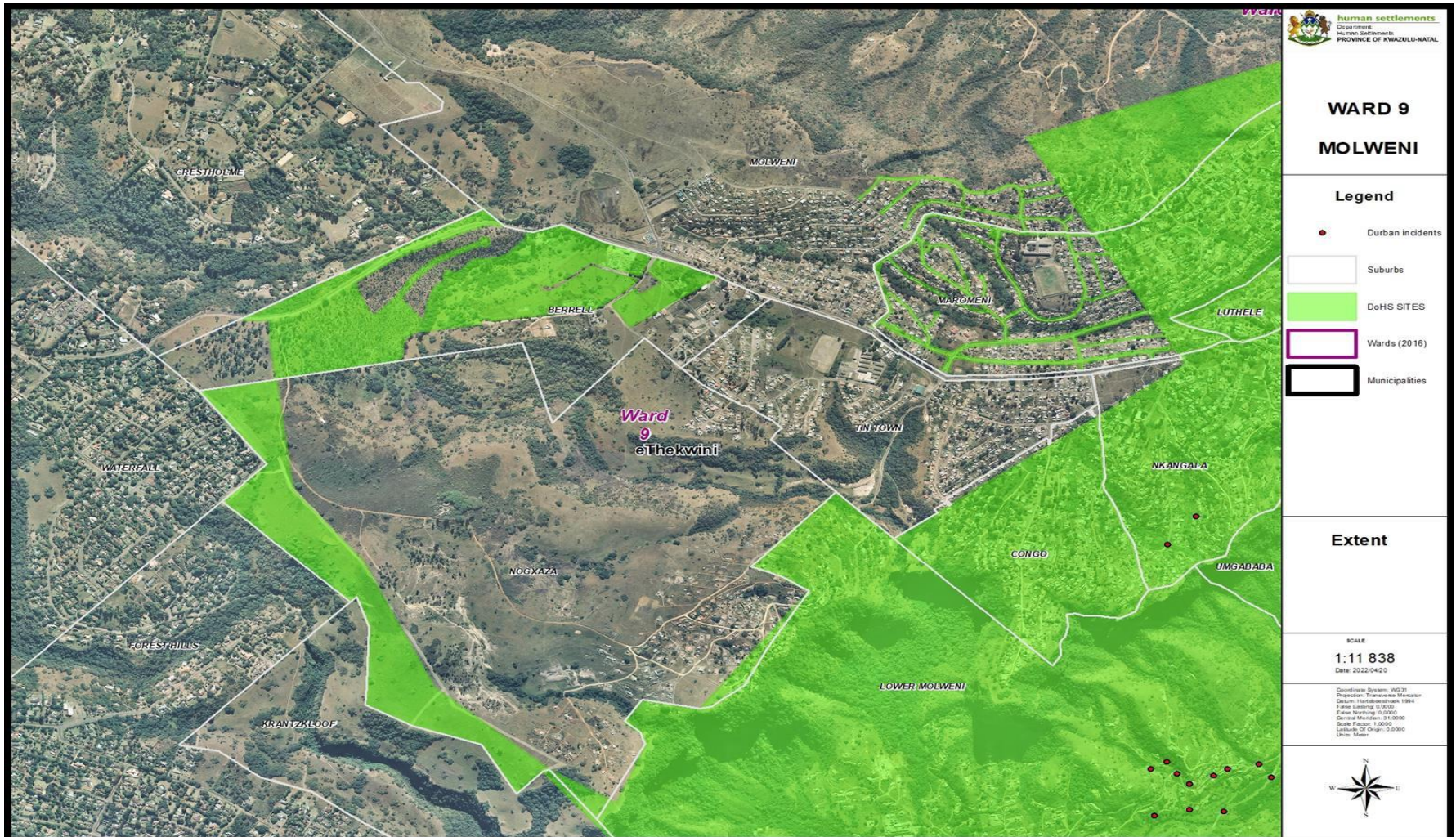
# Land assembly

| Process   | Progress   | Deadline | Comment   |
|---|------------|----------|---|
| Identify areas affected by floods such as informal settlements and halls and schools where people were relocated to.  | In process | 29 April | Most areas were located on spatial databases.<br>Not all areas exist on databases   |
| Identify vacant land through satellite imagery  | Complete   |          | 77 766 properties were identified in eThekweni Metro<br>- This equates to 17 780 hectares   |
| Receive asset registers from government departments   | In process | 15 May   | 616 properties received from NDPWI across the province<br>• 614 were located, of which bulk (258) were in eThekweni<br>193 properties received from PDPWI   |
| Identify vacant land within 5 km from affected areas and people housed in community facilities  | In process | 29 May   | Example selected in Tongaat area  |
| Verify whether the land is vacant or not by using building layers   | In process | 26 April | Data set received from eThekweni in 2020.<br>- Eliminate land parcels with buildings  |
| Assess land i.t.o geophysical constraints such as: <ul style="list-style-type: none"> <li>• Slope</li> <li>• 1 in 100-year flood plain</li> <li>• Intersected by river/streams and/or wetlands</li> <li>• In Critical Biodiversity Area (CBA)</li> <li>• In Ecological Support Area (ESA)</li> <li>• In Protected Area</li> <li>• Affected by Geohazards (active land slide, flood risk, high water table, highly erodible, steep, unstable, etc.)</li> </ul> | In process | 31 May   | <p>Of the 616 NDPWI land parcels across the province</p> <ul style="list-style-type: none"> <li>• 258 land parcels (41.88%) do not have geophysical constraints</li> <li>• 15 (5.8%) out of the 258 land parcels in eThekweni do not have geophysical constraints</li> </ul> <p>193 PDPWI properties need to be assessed</p> <ul style="list-style-type: none"> <li>• 44 properties (22.79%) do not have geophysical constraints</li> </ul> <p>Of the 77 766 vacant land parcels identified in eThekweni</p> <ul style="list-style-type: none"> <li>• 17 931 properties (23.05%) do not have geophysical constraints</li> </ul> <p>A total of <b>18 233</b> properties recommended for physical site visits</p> |
|   |            |          |   |

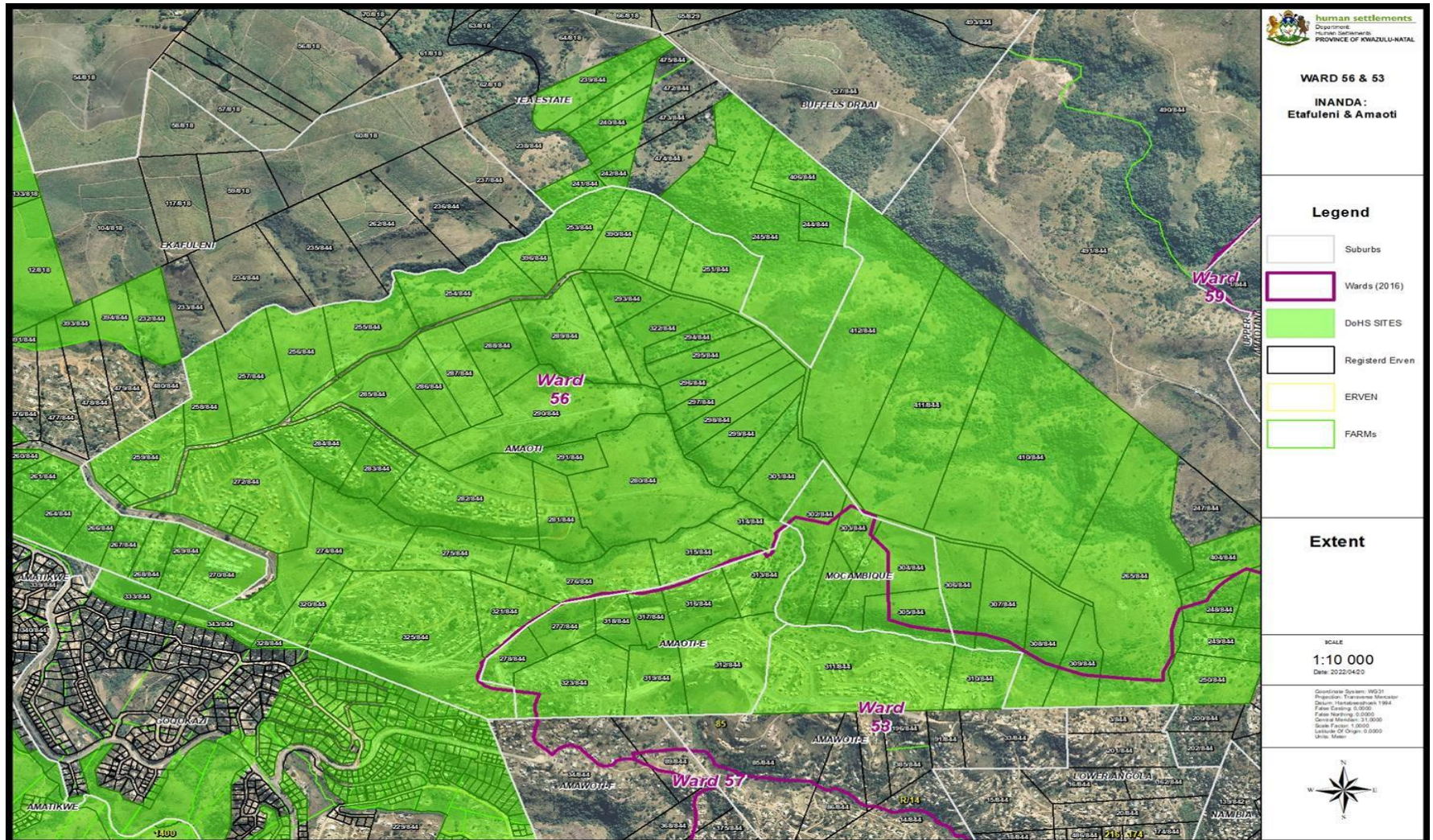




# Implementation plan- Land identification













# Progress on interventions

**5 contractors appointed to build TRUs. All allocated 200 units to start with in eThekweni, uGu and iLembe districts.**

**Beneficiary profiling and assessments have commenced in all districts.**

**Construction has commenced in iLembe and eThekweni. uGu to commence on 25 April.**

**Meeting held with National Housing Finance Corporation and National Homebuilders Registration Council to refine and operationalise the voucher system to repair partially damaged units.**

**Assessment tool for uniformity is available, NHBC has submitted. Vouchers to be categorised according to severity of damage and work order will be issued to contractors on database. Payment will be done by NHFC for completed work.**

**Procurement of suppliers to issue material to individuals is in progress to be finalised by 26 April 2022.**

|           | Completely Damaged Units | Current SCM Approval | Construction Started |
|-----------|--------------------------|----------------------|----------------------|
| Ugu       | 511                      | 200 Units            | Yes                  |
| Ilembe    | 454                      | 200 Units            | Yes                  |
| Ethekweni | 3000                     | 600 Units            | Yes                  |





# FORMWORK FOR TEMPORARY SHELTERS







## SLAB FOR TEMPORARY SHELTERS





## FRAME STRUCTURE FOR TEMPORARY SHELTER







## FIXING PANELS FOR TEMPORARY SHELTER





## COMPLETED TEMPORARY SHELTER





## **IMPLEMENTATION OF IMMEDIATE RESPONSE BY HUMAN SETTLEMENTS**

### **1. Temporary Residential Units/TRA**

**At final stages of procurement for :**

- **600 units for Ethewini,**
- **200 for Ugu ,and**
- **200 for Illembe.**

**It must be noted that all allocations did not exceed the subsidy quantum. No report required to PT or AG as the existing panel was used using normal allocations rules.**

**SCM have advertised to form a supplementary panel to assist with TRU's for this specific disaster. The due date for responses is 29 April. The evaluation will be done on 30 April and BAC will approve on 1 May 2022. Work can be allocated from 2 May 2022.**

### **2. Material Vouchers**

**We will be using both options ( standard pack and catalogue system) Request for quotations gone out to service providers to quote per our list of items. These will be received and ready for allocation by Monday 25<sup>th</sup> . We await the requisition and list of areas to start. This will be reported to PT and AG as required for Emergency procurement.**



## STATUTORY AND REGULATORY MATTERS

|   |                       |
|---|-----------------------|
| <b>Environmental Management – Sect 30A Deviation</b>  |                       |
| <ul style="list-style-type: none"><li>• <b>Meeting held with EDTEA and Municipalities to map the process to be followed and cut off for submissions is Monday, 25/05/2022</b></li><li>• <b>FORMS ISSUED AND GUIDELINES AND CIRCULAR WITH DIRECTIVES</b></li></ul> | KZNDHS/MUNICIPALITIES |
| <ul style="list-style-type: none"><li>• <b>ENGAGEMENT OF DRDLR on a need for a similar approach going forward – during this window of opportunity to fast track the planning approval processes</b></li></ul>   | KZNDHS/NDHS           |

# THANK YOU

**GROWING  
KWAZULU-NATAL  
TOGETHER**



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