

MOTION OF EXIGENCY TO SUBCOUNCIL 3 AT IT'S MEETING ON 26 AUGUST 2021 TO ADDRESS THE DENSITY OF JOE SLOVO PARK AND THE RESULTANT CHALLENGES

SUBMITTED BY: CLLR NICKY RHEEDER – SUBCOUNCIL CHAIRPERSON

BACKGROUND

In the 2011 Census, Joe Slovo Park had 12 629 people living in 5073 households with an average household size of 2.49. Since 2011 there has been a population explosion in Joe Slovo and the density has reached epic proportions. This over population has not only impacted on the lives and quality of living conditions of the Joe Slovo Park residents but has also spilled over into a ripple effect of degradation of systems in the surrounding areas. One such example is the sewer, grey water and solid waste ingress that finds its way into the stormwater system which exits into the Diep River at Erica Rd outfall. This has contributed significantly to the decline in water quality of the Diep River and the Milnerton Lagoon. Abuse of sewer systems has led to deterioration of the infrastructure as well as constant overflows which in turn have deteriorated the quality of the roads. It is clear that the ecosystem within Joe Slovo Park is not a healthy one because all the connected systems are under severe pressure due to the density of the area.

The high density is strongly related to backyarders as well as illegal occupation of land. This poses and added safety risks such as illegal electricity connections, the instant and devastating destruction of fires and the lack of space for the Fire Department to operate with the speed and efficiency it needs to in order to minimise damage during fires and health risks where structures have been built over infrastructure that then overflows directly into the structures.

Whilst the Subcouncil has for many years requested the continued search for housing land in Joe Slovo Park, we realise now that in fact, there is no more land. We believe that in order to improve the lives of the residents of Joe Slovo Park as well as to prevent the current extensive pollution and degradation of bulk infrastructure and to ensure the safety of JSP residents, we will need to de-densify the area. This would tie in well with the current MURP projects that have been ongoing with the local community and are focused on skills development, upliftment and more.

RECOMMENDATIONS

We therefore would like to request that the following points be investigated and feedback provided to the Subcouncil monthly meetings:

- (a). Alternative accommodation for those individuals who need to be decanted from the area in order to de-densify JSP, specifically the backyarders and illegal land invaders.
- (b). Formulate a plan to prevent extreme densification from reoccurring. Community support is imperative.
- (c). Find suitable City, Private or State land for housing development within or around the Subcouncil.
- (d). The MAYCO members and Executive Directors of Human Settlements, Transport, Urban Management, Water and Waste, Property Management, Community Services and Health must engage each other in order for all of them to find a solution to this mammoth

problem that the community is facing.

(e). Bring education programs and awareness programs as well as public participation to Joe Slovo in order to maximise housing database registrations and inform the community of the housing options available such as social housing and rental units.

(f). Monitor development within the settlement and ensure that building is regulated and compliant.

(g). Investigate and implement a Community Register Office, such as Lotus Park, as a huge benefit to the community and in order to gain community support and direct involvement in the management of the numbers in Joe Slovo Park.

(h). Investigate re-blocking in terms of the City's Proactive Re-Blocking of Informal Settlements Policy (Policy Number 13282).

(i). All relevant departments need to secure budget for the solutions and the execution of their duties.

(j.) All relevant departments need to work together and table an implementation plan.

(k). Feedback and progress is to be presented to every Subcouncil meeting as part of the MRA feedback until such time that a concrete implementation plan is tabled in report form at Subcouncil and after which it should form part of the agenda in the form of a regular report to Subcouncil.

X

CLLR NICKY RHEEDER
PROPOSER

X

CLLR CHRISTIANA GROENEWOUD
SECONDER