

- (b) a cadastral description to identify the location of the priority housing development area; and
- (c) the name by which the housing development will be known or identified.

(3) The declaration of a priority housing development area will mark the commencement of a housing development, which is of national priority.

Chapter 3

Priority Housing Development Plan

Details to be contained in the priority housing development plan

6. (1) The priority housing development plan must at least contain the following information, clearly set out and described -

- (a) the name, location of, municipal district and provincial locality of the land or landed property to be declared a priority housing development area;
- (b) the type of development;
- (c) the target community or communities affected by the priority housing development area, either directly or indirectly as affected parties;
- (d) the objectives of the priority housing development area;
- (e) a motivation in regards to the priority for declaring the land or landed property as a priority housing development area;

- (f) the strategic content pertaining to implementation methods to be followed;
- (g) all technical and feasibility studies done, or results to be obtained relevant to the implementation process and procedures of the priority housing development area;
- (h) funding requirements and the alignment of commitments to fund the priority housing development area and the various participating parties and role players having committed or required to commit;
- (i) the implementation protocol concluded and signed by the relevant participating parties and role players;
- (j) the implementation arrangements, including the identity and particulars of an implementing agent;
- (k) the implementation, governance and oversight structures;
- (l) risk mitigation management provisions and structures;
- (m) the reporting mechanisms;
- (n) the planning alignment approvals and related arrangements regarding the implementation and finalisation of the priority housing development area;
- (o) governmental policy and legislation compliance, including spatial planning and land use management legislation, the National Development Plan ,provincial and municipal policies and legislation.
- (p) a closure strategy of the housing development, if sufficient information is available at the time when the development plan is presented for approval, alternatively, provision to be made for a closure strategy to be supplemented to the priority housing development plan; and

- (q) any other details or requirements which the Agency may require to be included and described in the development plan.

Consultative and participatory process

2.1 The following progress has been made in implementing FLISP: 8 Implementation Protocols and 1 MOU (FNB); 13 projects are accredited across the country and there are 6 737 estimated total units in all these projects; and 835 subsidy applications currently processed in development projects representing 3173 households and 57 subsidy applications were approved to date.

2.2 The FLISP implementation challenges includes: Project Specific Implementation challenges i.e. municipal approvals and Environment issues; Implementation of Section 10 A and 10B of the Housing Act require amendment; Delays to conclusion of the MOU's with the banks due to the sale restriction provision; and Conclusion of other FLISP implementation agreements outside the NHFC mandate creates implementation uncertainty.

7. (1) The Agency in compiling the development plan must allow for broad consultation with provincial and municipal authorities, other participating organs of the state, other participating housing institutions and the private sector participants, which have been invited to participate in the housing development.

(2) A record must be kept by the Agency of the consultative process followed and the inputs and comments received from the various parties consulted.

(3) It will be and remain the obligation of the municipality to solicit and consult with the community of the municipality in terms of the relevant legislation applicable to municipalities in regards to community participation.

(4) Any interest or objection expressed by a party affected by the priority housing development area must be recorded and kept by the Agency.

Presentation of priority housing development plan

2.3 The following progress has been made in implementing FLISP: 8 Implementation Protocols and 1 MOU (FNB); 13 projects are accredited across the country and there are 6 737 estimated total units in all these projects; and 835 subsidy applications currently processed in development projects representing 3173 households and 57 subsidy applications were approved to date.

2.4 The FLISP The following progress has been made in implementing FLISP: 8 Implementation Protocols and 1 MOU (FNB); 13 projects are accredited across the country and there are 6 737 estimated total units in all these projects; and 835 subsidy applications currently processed in development projects representing 3173 households and 57 subsidy applications were approved to date.

2.5 The FLISP implementation challenges includes: Project Specific Implementation challenges i.e. municipal approvals and Environment issues; Implementation of Section 10 A and 10B of the Housing Act require amendment; Delays to conclusion of the MOU's with the banks due to the sale restriction provision; and Conclusion of other FLISP implementation agreements outside the NHFC mandate creates implementation uncertainty.

2.6 implementation challenges includes: Project Specific Implementation challenges i.e. municipal approvals and Environment issues; Implementation of Section 10 A and 10B of the Housing Act require amendment; Delays to conclusion of the MOU's with the banks due to the sale restriction provision;

and Conclusion of other FLISP implementation agreements outside the NHFC mandate creates implementation uncertainty.

8. (1) The Agency must submit the priority housing development plan to the Minister for consideration and approval.

(2) After the approval of a final development plan by the Minister, that document will be put forward and tabled at the Minmec for consultation.

(3) The priority housing development plan and all annexures and/or changes thereto will be kept and filed by the Agency for record purposes.

Amendment or withdrawal of the priority housing development plan

9. (1) Only with the consent and approval of the Minister in consultation with affected organs of state, a development plan may be amended or withdrawn

(2) Any amendment or changes effected to a development plan will require to be done so by way of an addendum to be added to the original approved development plan for record purposes.

(3) The Agency will fully motivate and give reasons to the Minister for purposes of amending or withdrawing a development plan.

Chapter 4

Funding of a priority housing development area

Recognition of a priority housing development area programme

10. (1) The Agency must-