

Mahlako A Phahla

Introduction

Salient features of the development are as follows:

- Total Stands: 1409
- 5 phases
- Phase 1: 188 units **Completed**
- Phase 2: 251 units
- Phase 3: 338 units
- Phase 4: 278 units
- Phase 5: 354 units
- Average stand size: 334m²

Matome Maponya Investments (Pty)Ltd

- MATOME MAPONYA INVESTMENTS (PTY) LTD, “MMI” was formed in 1995 and has, together with its associated business unit, ALFRED LETSWALO CIVILS (PTY) LTD “ALC”, been involved in amongst others:
 - Infrastructure Development
 - Middle-Income Housing Projects
 - Low-Income Housing Projects
 - Industrial Building Renovations
 - Disaster Housing Projects
 - Property Development, ownership and rentals

Housing in Polokwane:

- Polokwane Municipality is located within the Capricorn District in the Limpopo Province and is one of five local municipalities in this area. It covers a surface area of 3775 km² and accounts for 3% of the Province’s total surface area of ± 124 000 km². In terms of its physical composition, Polokwane Municipality is 23% urbanised and 71% still rural . The remaining area (6%) comprises small holdings and institutional, industrial and recreational land.
- Polokwane Municipality currently holds an estimated population of 561 770, an increase of 53 500 people since 2001 (1,7% growth p.a.)
- It is the economic hub of Limpopo Province and is strategically located to be the administrative and economic capital of the Province.
- It is situated at the cross roads of important national and provincial roads which radiate out into the hinterland providing good access, and it is also in close proximity to the neighbouring countries of Botswana, Zimbabwe, Mozambique and Swaziland.
- Three of the four Spatial Development Initiatives pass through Polokwane, which reiterates the City’s strategic location and its importance as far as the economy of the Province is concerned.

The right to adequate housing is enshrined in the Constitution (Act 108 of 1996) and it states that everyone has the right to have access to adequate housing and that the state must take reasonable legislative and other measures within its available resources to achieve the progressive realisation of this right.

Polokwane Municipality, as the economic hub of the province is experiencing population growth, which is resulting in the influx of people from the rural areas into the urban parts of the municipality. This influx has necessitated an increase in the provision of housing and other basic services that promote intergrated sustainable human settlement. – Polokwane IDP 2010/2011 @ page 27

Macro-Economic and Social contribution:

The official figures confirmed by independent research papers and IDP's of Polokwane and Lepelle-Nkumpi Municipality respectively states the following:

- *Limpopo is one the poorest provinces in South Africa*
- *Unemployment stands at approximately 34% (Elsenberg Study 2007)*
- *Urbanization according to statistics is the second lowest in South Africa and stands at approximately 11% as opposed to the national average of 62% for the rest of South Africa*
- *The housing back-log is one of the greatest in South Africa and in Polokwane alone stand at 55294 units of which 33873 is “urban” and the exact market for which the company provides and within the company operates.*

Target Markets

PRIVATE COMPANIES

- South African Breweries
- Anglo Platinum Mine
- Anglo Platinum Smelters
- Silicon Smelters
- Rio Tinto
- etc

GOVERNMENT DEPARTMENT

- Local Government & Housing
- Health
- Education
- Economic Affairs & Tourism
- Art & culture
- Minerals & Energy
- etc

MUNICIPALITIES

- Polokwane Municipality
- Capricorn District Municipality
- Etc...