

HOUSING & HOSTELS - TRANSVAAL  
1993

# Banks spurn Sanco's R60m demand

By JAMES BRITAIN

A DEMAND for more than R60-million to pay civic advisers' salaries is at least partly responsible for the suspension of an agreement between the South African National Civic Organisation and major money lenders (27)

Civics chief Moses Mayekiso said this week his organisation had asked mortgage lenders to pay R3,000-a-month salaries for two years to the civics' representatives who would help negotiate mortgage loans in the townships

Each worker was to be paid an additional R10 000 annual office allowance

Mr Mayekiso said banks and building societies had agreed to the demands, but "reneged" on the deal at a recent Association of Mortgage Lenders steering committee meeting

However, an association spokesman denied that any salary proposal was officially tabled during negotiations with the civic

Mr Mayekiso said his organisation had suspended the agreement and would meet next month to decide on further action

## Arrears

The March 12 pact was intended to reopen mortgage negotiations in the townships

Experts in the financial sector estimate that more than 65 000 township households are in bond arrears — a debt of more than R3-billion

In the civics' proposed budget, Mr Mayekiso envisaged one civic adviser for every 100 cases of arrears, foreclosures and properties in possession

Mortgage lenders' association spokesman Jopie van Honschooten said the agreement made no provision for the continuing payment of advisers

Mr van Honschooten said banks would not agree to pay salaries to civics leaders because it would compromise the neutrality of the financial institutions

He said the association had agreed to pay civics staff to disseminate the agreement and for the training of field workers who inform the community of the agreement

Mr van Honschooten said the civics were demanding support for their infrastructures from the banks.

"There is no way we can do that," he said

# New obstacle to Soweto plan

Star 21/8/93

BY JO-ANNE COLLINGE

Yesterday it was the TPA's turn to throw obstacles in the way of the Central Wits Metropolitan Chamber's crisis plan to restore services in Soweto.

A meeting of the Ad Hoc Committee on the Soweto Crisis took place in Johannesburg yesterday afternoon, but ended abruptly. (127)

"We weren't able to get around to considering the main issue, because at the beginning a letter was tabled by the TPA delegates. It stated that the TPA was not in a position to remove the Dobsonville councillors from their office and it was not going to apply any pressure on them to resign voluntarily," said Met Chamber chief executive Vic Milne.

## Removed

Earlier this year the TPA removed the councillors in the other two local authorities comprising Greater Soweto.

The package agreement, concluded in principle several weeks ago in the Ad Hoc Committee, rested on the idea that all councillors would go.

If stipulated that an administrator would fill the legal position of a local authority throughout Greater Soweto, a multiparty committee

would oversee his work; Johannesburg and Roodepoort would act as agents to restore services; and residents would begin to pay R45 a month for services.

The TPA's opening gambit threw yesterday's meeting into disarray. Other parties felt it was impossible to discuss the agreement if the councillor issue remained.

TPA delegates agreed to go back to their principals and a meeting of the Ad Hoc Committee was tentatively rescheduled for September 8.

## Observer

The ANC, which has at no stage endorsed the crisis plan, attended yesterday's meeting as an observer. ANC regional vice-chairman Mathole Motshekga said the ANC's PWV executive would make up its mind in the next two weeks whether to support the deal.

If the ANC fails to approve the plan, then a second influential party, the Soweto Civic Association, will almost certainly withdraw. The SCA's general council meeting at the weekend set as one of its conditions for endorsement that the plan should be broadly acceptable to all political parties.

# Bond boycott plan

By Joshua Rabroko

**M**AJOR BANKS COULD face action, including bond boycotts, for allegedly refusing to honour the spirit of the agreement reached between financial institutions and civic associations (127)

The action, which will include picketing and sit-ins, could be launched next month, sources said yesterday

This follows the South African National Civic Association's decision to suspend the agreement it reached with the Association of Mortgage Lenders

The agreement established new procedures by which home-owners who fell into arrears could make their way out while still honouring the bond commitment. If the agreement had been properly implemented, the deal would have saved people's homes and also saved the banks millions in foreclosure, eviction and resale costs, Sanco president Mr Moses Mayekiso said.

The banks were abusing the agreement by threatening home-owners with eviction and issuing summonses to resell their properties if they failed to pay, Mayekiso said.

"My office has been inundated with

angry reports from our structures in Kalléhong, Tokoza, Alexandra, the Western Cape and from our regional leadership. It has become clear to me that the banks do not want to co-operate with our people but want to co-opt them," an angry Mayekiso said.

"We have therefore decided to suspend the agreement we entered into with the lenders and will embark on mass action, including a bond boycott," Mayekiso said. He added: "We are angry because the economy is still sour, our people have been retrenched and the transition to democracy is threatened by mysterious elements."



... UNION OF WINE, SPIRITS  
and Allied Workers — had accept-  
ed a 9,7% minimum wage in-  
crease. The lockout was imposed  
at distilleries in Paarl, Worcester,  
Vredendal and Upington.

REPORTS Business Day Reporter, Cape

annualised premiums, from Crusader  
Life Assurance Corporation (Crulife).

In a notice to policy holders yester-  
day, SBIB said it took the decision as  
a result of Crulife having been placed  
under provisional curatorship.

SBIB marketing director Gavin Al-  
manza confirmed the brokers had

13 000 policy holders, from Crulife to  
other insurance companies. He  
stressed it was "simply a prudent  
move. The provisional curatorship  
suggests there could be a potential  
problem," Almanza said.

An actuarial evaluation of Crulife's  
position is expected by November

## Soweto services accord hits another bump

A PACKAGE of agreements to end  
the Soweto service boycott ran into  
trouble yesterday when the Trans-  
vaal Provincial Administration  
(TPA) refused to press for the remov-  
al of the Dobsonville City Council.

Central Witwatersrand Metropoli-  
tan Chamber CEO Vic Milne said the  
council's removal was one of the civ-  
ic organisations' key demands.

The package, already in its 12th  
draft, was to have been ratified yes-  
terday afternoon. The issue of the  
Dobsonville council had taken up the  
entire afternoon, Milne said, and rati-  
fication had been postponed until  
September 8.

*By Gavin Du Venage*  
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GAVIN DU VENAGE

But Milne said it was unlikely that  
the agreement would have been rati-  
fied anyway, as the Cabinet and the  
city councils of Johannesburg and  
Roodepoort had yet to state how  
much they would contribute towards  
the rental shortfall. The proposed  
tariff of R45 a household for Soweto  
residents was expected to create a  
shortfall of R20m. (127)

The agreement package also pro-  
vides for a multiparty services crisis  
committee to oversee service  
administration.

The ANC, one of the main players,

has yet to accept the agreement, al-  
though the organisation did attend  
yesterday's meeting.

ANC local government spokesman  
Mathole Motshekga urged all parties  
in the chamber to find a solution as  
speedily as possible, but said serious  
differences and tensions existed.

He accused the TPA of quarrelling  
with the civics and the Inkatha Free-  
dom Party.

Motshekga said the impression had  
been created that the ANC was re-  
sisting a solution, but it was tension  
between parties in the chamber that  
had resulted in negotiations dragging  
on for years.



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# Moves to halt crisis in Soweto

Metro Staff

4-18/93  
27

After seven hours of talks by parties concerned with the Greater Soweto service and financial crisis yesterday, Central Wits Metropolitan Chamber chief executive officer Vic Milne said mid-August should see agreement on a plan to tackle the problem.

Participants emerged tight-lipped from the negotiations held at Johannesburg Civic Centre. Milne explained that the proceedings of the meeting were confidential, but added that the Ad Hoc Committee on the Soweto Crisis was to meet again on August 12 to try to finalise a package agreement for the resolution of the crisis.

Key players in the Ad Hoc Committee are the Soweto Civic Association (SCA), the councils of Johannesburg and Roodepoort, and the TPA.

At a previous meeting, the SCA put forward the proposal that the Met Chamber should be restructured to fulfil various functions of government in the phase preceding interim local government.

BIDew 4/8/93  
**Rent talks close  
to breakthrough**

GAVIN DU VENAGE

TALKS to end the Soweto rent boycott were close to a breakthrough, sources indicated yesterday

The Soweto crisis committee met in Johannesburg yesterday to discuss the 12th draft of a package to end the boycott and resume full service delivery. Discussions had been bogged down over tariffs.

Sources in the committee said the parties were close to an agreement, which could lead to an end of the decade-old boycott soon.

Parties such as Inkatha and the PAC had argued for a low tariff of about R23, while administrators had insisted that residents had to pay at least R55 to meet the township's budget, which was already 82% subsidised. (127)

Indications were that some civic members wanted to settle for the R55 tariff, but the political backlash this might cause had led other parties to stall on an agreement.

Payment levels have dropped below 2%, according to the Transvaal Provincial Administration.

Last month some services were disrupted to save money, although these had since been restored.

Metropolitan Chamber CEO Vic Milne said yesterday the committee had decided not to issue a statement as talks were still under way. The committee would meet again next week, he said.

ces cut ● Schweizer-Reneke declared unrest area

Sowetan 5/8/93

# Township dumped

(127)

MANY essential services to strife-torn Katlehong township on the East Rand were terminated yesterday morning because of rent and services payment boycotts

According to the Joint Council of Greater Germiston, only 5 percent of the community paid their individual accounts, making it impossible for Katlehong to maintain services to the whole community

Services which were terminated include.

- Road and storm water drain maintenance,
- Maintenance and repair of the

water supply network,

- Traffic services, including point-duty at schools,

- Maintenance of municipal buildings, and

- No maintenance or repairs to the electricity network until Eskom takes over responsibility. This could take two months or longer, and meanwhile any damage to the network will mean more people without electricity

Services unaffected, at least for a while, include the library, which will be kept open and staffed for at least two more months, and the cemetery

The number of social workers is to

be reduced but the service will be available for at least the next two months

Refuse removal will continue because of contractual obligations, the council said

Water will also continue to be supplied, but only to those areas where pipes are in good repair

Sewage services would not be terminated but in areas where the network failed and could not be repaired, drainage would stop because of the lack of water. Meanwhile, the Krugersdorp Consumer Boycott Committee would continue its boycott of white businesses in the West Rand town — *Sapa*



al electricity rates from October 1

# New power tariffs for Soweto soon

Sowetan 5/8/93

127

## Sowetan Correspondent

**E**SKOM IS POISED to charge Greater Soweto residents normal electricity tariffs from October 1, with electricity wardens playing a crucial role in a pilot scheme to reduce the debt in unpaid bills

Spokesman Mr Ken Green said yesterday that the giant electricity supplier would conduct final inspections with the Soweto Civic Association on the progress of Eskom's programme to normalise services and maintenance in the townships

"After the final inspections in September to check and solve any new problems, we intend to introduce metered tariffs from October 1," he said

There would be no bulk cut-offs and individual consumers who did not pay would be warned before their supply was cut off

## ■ CRUCIAL ROLE Up to 450 electricity wardens to inspect faulty meters:

Electricity wardens, who will act as block representatives, would be elected within the next few weeks and should be operating by the beginning of September, SCA president Mr Isaac Mogase confirmed yesterday

The training of electricity wardens to represent the interests of about 150 000 users is part of an 11-point plan that flowed from discussions between Eskom and the SCA when the supplier took over from the local municipality in March last year

Eskom will pay and train the wardens to fix basic faults, respond to queries about meters and electricity and check on meter readings

A pilot scheme of 20 block representatives will be tried for six months, with each representing between 200 and 300 consumers. If it succeeds, and the scheme is applied throughout Greater Soweto, between 350 and 450 block wardens will be required

Mogase said Eskom was doing random checks with the SCA's 37 branches to check the normalisation programme

Levels of payment in some areas were very low and it was hoped the implementation of the plan would solve the problem, he said

Only half of the residents have been paying the monthly flat rate of R33,80



# Eskom to set normal tariff in Soweto

The Argus 5/8/73  
Correspondent 5/8/73  
JOHANNESBURG.

Eskom is set to charge Greater Soweto residents normal electricity tariffs from October 1, with electricity wardens playing a crucial role in a pilot scheme to reduce the R200 000 in unpaid bills.

Eskom sales and customer services manager for Johannesburg Ken Green said yesterday: "We intend to introduce metered tariffs from October 1."

There would be no bulk cut-off, and individual consumers who did not pay would be warned before their supply was cut off.

Star 5/8/93

## Hostels cash gathers dust

By Michael Sparks

More than R325 million has been set aside to upgrade hostels, but most of the money had stayed in Government coffers for the past year because of the lack of consensus between hostel dwellers, township residents and political organisations.

Transvaal Hostel Residents Association consultant Sakkie Steyn said the the National Housing Forum's guidelines for spending the money provided by the Government required both wide consultation and broad consensus before hostels could be upgraded.

Stumbling blocks included issues such as the fencing of hostels. Some communities also felt it was unfair that hostel dwellers received preferential treatment.

“which are still to be determined”  
The R100 000 includes Sanco's proposed R27 000 for dissemination, plus R1 000 per pilot workshop in a region (another R13 000), plus a further R55 000 for interviewing and evaluating advisers (127) (58)  
The advisers, to be “drawn from locally based community structures” (clause 6), and not — as Mayekiso contends — “to be jointly appointed by Sanco and AML,” are still not in place. The first workshop to present the agreement to Sanco Southern Transvaal, scheduled for the end of this month, has been shelved.

A prime mover in the AML-Sanco agreement, Standard Bank divisional GM Jopie van Honschooten, says working committee agreements are only provisional till ratified by the steering committee. An adviser to Sanco says the lack of community advisers kicks out the vital leg of implementing the agreement.

“How can you expect community advisers acting on behalf of not only the people, but the banks, to work for nothing?” asks Mayekiso. He can't say how many volunteers work part-time for Sanco but claims the organisation has 2 200 direct affiliates. They get allowances when funds become available through embassy and Usaid donations.

Mayekiso says people are angry and local civics may embark on bond boycotts. He charges that since April banks, particularly the NBS on the East Rand, have been using the agreement as a foreclosure tool, allegedly citing Sanco as party to the foreclosure.

NBS GM Trevor Olivier says “It is an inescapable banking principle that money borrowed must be repaid. A stage is reached when legal action must be taken against defaulting borrowers.”

AML has been asked to come up with a counterproposal. Its stance is that, at the end of the day, banks and clients have a private contractual relationship. Advisers, it stress-

es, can be used “if clients choose.” Further, if AML starts funding Sanco's infrastructural costs, how many more organisations claiming to represent the people may it have to fund should they come to the fore?  
(58) Mayekiso argues these are joint AML-Sanco infrastructural costs to be controlled by a joint trust and dismisses as spurious the raising of “non-existent parties.”



Sanco's Mayekiso proposing a R62m-plus programme

implementation, and to compile a training curriculum and facilitate the training of the identified community advisers.”

Mayekiso says since March a working committee has been discussing how to fund the advisers. Sanco put forward a proposal on May 13. Fm 6/8/93

Besides this committee working out ways of eradicating problems and implementing the agreement, another is concerned with preventing problems and deals with education and unemployment insurance. A steering committee oversees these committees and ratifies reports they put forward. Thereafter the AML council and Sanco executive separately approve or reject any agreements.

Because of the working committee talks Mayekiso thought that the banks would pay advisers but the AML council turned down the proposal three weeks ago and — in Sanco's words — reverted to the agreement's limited funding commitment (127) (58)

Sanco's proposed two-year programme called for two-year contracts for advisers on a monthly pay of R3 000, plus R10 000 a year each for office expenses. No numbers of advisers were given save for a recommendation that there should be one for every 100 outstanding cases. AML calculates that with roughly 66 700 bonds in arrears, 667 advisers would be needed. At R36 000 each a year this totals R24m. The additional amount for running costs is R7m in round numbers, making a total bill of R31m a year.

This comes on top of a further R100 000 proposed by Sanco for dissemination costs — which AML is in principle prepared to pay — but excludes training and hiring costs.

### SANCO/BANKS Fm 6/8/93 **Any counterproposals?**

The unlikely alliance of the staid Association of Mortgage Lenders (AML) and fiery SA National Civic Organisation (Sanco), forged in April to sort out nonpayment of bonds in townships and since worked out in detail in working committees, has foundered. Sanco president Moses Mayekiso last week suspended the agreement, alleging AML had not acted in its spirit (127) (58)

About 200 000 township bonds (worth R7bn-R8bn) were issued in the late Eighties, of which it's estimated one-third are in arrears. The point of contention is the funding of community advisers to help clients.

In clause 6 of the agreement, AML committed itself to make funds available “to assist with the dissemination of this agreement to (Sanco's) regional structures for

# Govt clamps down on funding for townships

BIDay - 9/8/93

TIM COHEN

GOVERNMENT is to take a hardline stance on black local authority debt, ending all "bridging finance" and stressing the need for Transvaal residents to address their R1,3bn debt

The TPA said at the weekend that only 35% of residents in the 85 black local governments in the Transvaal were currently paying for services and warned that about 20 townships would have to curtail services soon

The cumulative debt owed by residents to their local authorities amounted to R1,325bn, with the bulk made up of R667m owed on the West Rand, R450m on the East Rand and R117m in central Transvaal

This figure excluded amounts local governments owed bulk suppliers

such as Eskom and the Rand Water Board, which were also the result of poor payment records of residents

Black local governments still faced financial problems because they did not have business and industrial districts, the TPA said in reply to questions To address this problem, intergovernmental grants totalling R462m were paid over in monthly instalments during the 1992/93 financial year The same amount would be paid during the 1993/94 financial year - but no more money would be made available

The grants would not be scaled down, and grants would be paid in the course of the financial year as planned and according to the budget.

"No money is left for additional aid to black towns," the TPA said

The long payment boycott in the Transvaal had weakened the financial position of black local government to such an extent that more than 20 of them would have to make further service cuts. "Expenditure must be limited to revenue that is available," the TPA said.

Municipal services and facilities ought not to be "the target of political gain" as they were essential to the wellbeing of the community.

"It is up to the residents of the black towns themselves to resolve the crisis No local government can render any service to its residents if they do not pay for those services," the TPA said.

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## Star 10/8/93 DP denies ANC claim

BY PATRICK LAURENCE  
and STAFF REPORTER

The DP's "inflammatory pamphlets", cited by ANC spokesman Ronnie Mamoepa as the reason for the disruption of a DP meeting at Orange Farm, were never distributed at Orange Farm or anywhere else, according to Jack Bloom of the DP.

DP pamphleteering at Orange Farm, in the Veal Triangle, involved the distribution of a "peace pamphlet" promising that DP speakers would tell people how peace and democ-

racy could be attained, Bloom told The Star. He stressed that the DP did not retract the "inflammatory pamphlet" — it was freely available at the DP Johannesburg office — but had decided to distribute a positive pamphlet, stressing what the DP stood for rather than one which attacked its opponents.

Angry youths in Orange Farm stoned the offices of the local civic association yesterday, damaging property. The attack followed rumours that the association had been involved in irregularities in the building of a school.

## Star 10/8/93 Mamelodi council 'now penniless'?

BY NORMAN CHANDLER  
PRETORIA BUREAU

Mamelodi City Council, which administers the giant township adjoining Pretoria, is penniless, town clerk J P Nel said yesterday.

Mamelodi is owed R39,8 million by residents for unpaid service accounts, and owes R42 million to Pretoria City Council as well as millions more to other creditors. It is to cut back on electricity supplies, essential services and salaries of staff to prevent the "total collapse of municipal services", said Nel.

"It cannot make ends meet because of a flat rate of R50 per household for services which has been imposed by the local civic association."

"Although some residents pay their accounts in full, many others pay only the R50 flat rate while some do not pay for municipal services at all."

From tomorrow, electricity is to be supplied only during certain periods — from midnight to midday and from 5 pm to 7 pm.

"The council was also considering a scaling down of the street refuse removal service. We are also contemplating to

consider further drastic measures to cut back expenses." The Mamelodi Civic Association said it had wanted a writ-ing-off of arrears, a commission of inquiry into alleged corruption and misappropriation, as well as the dismissal of Mamelodi city councillors.

"We will never cut the salaries of workers and will take unprecedented mass action. We will strangle Pretoria with a consumer boycott," the association said in a statement.

"Once corruption is investigated, the Mamelodi community is prepared to pay more than R50."

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# Consumer boycott threat to Pretoria

B1 Day 10/8/93

ADRIAN HADLAND

PRETORIA — The Mamelodi Civic Association threatened yesterday to "strangle" Pretoria with a consumer boycott following the announcement that electricity rationing would be introduced to the township tomorrow.

The Pretoria City Council, which acts as administrator for Mamelodi, said yesterday that electricity rationing, scaled down refuse removal services and possible cuts in municipal employees' wages had become necessary due to the parlous state of the township's finances.

Mamelodi Town Clerk Koos Nel said the township's residents owed almost R90m in services arrears, while the Mamelodi Town Council owed Pretoria R42m and millions more to other creditors.

"The Mamelodi City Council is now penniless," he said.

As Mamelodi's administrator, Pretoria had decided to cut drastically municipal services expenses in the township.

From tomorrow, electricity would be provided to Mamelodi only from midnight until 10am and from 5pm to 7pm, he said. Humane reasons dictated that the electricity could not be cut off altogether.

The scaling down of refuse removal and "further drastic measures", including municipal personnel salary reductions, also would be considered, Nel said.

The Mamelodi Civic Association and the Pretoria City Council had agreed in February this year to impose a flat monthly rate of R50 on residents, partly to address the arrears and to instil a culture of payment.

However, Nel said yesterday the Mamelodi council could not make ends meet with the flat rate and proposed a new R200 levy.

"The residents of Mamelodi are urged to pay their full municipal accounts to prevent more cost-cutting measures and the total collapse of municipal services," he said.

But the civic association reacted angrily yesterday to the rationing and the proposed cutbacks.

"We will galvanise the whole community into unprecedented mass action," a civic statement said.

This included the non-payment of the R50 levy and court action against the Pretoria City Council to prevent electricity rationing and salary reductions.

"We will strangle Pretoria with a consumer boycott," the statement added.

The community would be encouraged to pay more than R50 monthly if corruption was investigated and the remaining Mamelodi councillors dismissed, the statement said.



A form of home . . . the shared stove is the gathering place for most forms of social activities among the hostel community.

PICTURE PETER MOGAKI

Star 10/8/93

## Simple dream of a happy life

(127)

■ BY MOKONE MOLOTE  
SOWETO BUREAU

"My own, lockable room and a place to hang my clothes," is the simple dream of many men living in the dingy, sometimes squalid, conditions of township hostels.

Hamilton Shezi (45) has lived at the Nancefield Hostel for the past 12 years and, in common with other hostel inmates in Soweto, he shares his quarters with many other men — in his case, 15.

His hostel block comprises a dingy hall divided into three, with a common kitchen and two sleeping sections each accommodating eight people.

The kitchen has a 1,5 m-high counter, a mini-stove and a sink.

A concrete slab surrounded by

two fixed benches serves as a table. In the case of Shezi's block, the benches are broken, so battered old chairs and empty oil cans serve as seats.

There is an outside toilet for each block in the hostel. The toilets have no privacy, and neither do the showers.

### Stashed

The inhabitants keep their clothes and other worldly possessions in tiny lockers. Items that cannot be stuffed into the lock-up are stashed either under the men's beds or in boxes. There is no electricity.

Inmates overcome the cramped conditions by making a big effort to co-operate with each other. It helps that they have a close kinship imported from

Nquthu, Natal, where Shezi calls his home.

The biggest form of entertainment is traditional singing, with competitions held at irregular intervals. Mostly the men sit around the stove and reminisce about home. We found Shezi in one such group.

He sees his wife and nine children once a year. "No, I wouldn't like them to live with me here. They are fine where they are," he said.

Told the Government has allocated over R300 million to upgrade hostels countrywide, Shezi divulged his innermost wish: his own, lockable room and a place to hang his clothes.

Nothing else? "Well, perhaps working electricity," he added with a chuckle.

Star 10/8/93  
**Residents angry  
at rates increase**

The Henley-on-Klip Rate-payers' Association last night accused the Randvaal Town Council of mismanagement and demanded that the municipal budget be thoroughly analysed.

More than 100 angry residents met to protest against a property rate increase of 17 percent.

Chairman of the meeting Joy Kirsten said rates had increased by between 250 and 300 percent in four years. — Staff Reporter.

(127)

## Councils face water payment deadline today

GAVIN DU VENAGE

AT LEAST 11 local authorities in the PWV area face having their water supplies cut off unless they pay their June accounts to the Rand Water Board today.

A spokesman said the board had decided to demand payment from local authorities in arrears, and cut off supplies if necessary. It was owed more than R40m.

"We have reached the position where if they do not pay, we can no longer provide."

He said the sale of water was the board's only income. This had to be balanced against the costs of purchasing water, purifying it and piping it to consumers.

The board supplied more than 75 local authorities. About 32 were subject to rent and services boycotts. Most had managed to keep up payments, or arrange finances through other sources, but some had fallen behind.

He said the board would accept payment from other local authorities that could step in and pay the backlog. Water would not be cut immediately, but the board would begin the process to end the service.

Most Transvaal townships are already operating on limited services (127)

Intergovernmental transfers and regional services councils' levies are subsidising more than 80% of township running costs, but the nearly 20% shortfall has not been made up by service payments.

Payment levels are mostly less than 5%, and much of this is provided by bulk purchasers of services such as Eskom, institutions such as colleges, and hostel owners.

Vaal townships had their water supplies reduced to a few hours a day two weeks ago, although delivery has increased slightly since bulk buyers agreed to pay their accounts early.

The TPA maintains that it is not responsible for service cuts and it cannot provide additional funds. More than R480m has been set aside for Transvaal's 81 local authorities. Government and the TPA have said this amount will not be increased.



# Ratepayers' body wants role in talks

A newly formed association of all ratepayers' organisations in Johannesburg will meet on Monday to determine its future involvement in local government negotiations, Northern Areas Group chairman Margrit Wolff said yesterday. (127)

She said the Johannesburg United Residents and Ratepayers' Organisation (Jurro) had to be properly constituted before it could apply for membership of the Central Witwatersrand Metropolitan Chamber and the Local Government Negotiating Forum.

If its application succeeded, the chief role of Jurro would be to represent the interests of all ratepayers on a transitional local authority.

"The minute that we have nonracial, elected councils, Jurro will dissolve," Wolff said.

She added that Jurro would guarantee information about negotiations.

Last month, angry residents protested that their councillors were not representing their interests or keeping them informed about local government negotiations. — Metro Staff



# Pretoria starts rationing electricity in Mamelodi

PRETORIA — The Pretoria City Council started rationing electricity in Mamelodi yesterday after the township ran out of money

Schools, mortuaries, clinics, businesses, hostels, libraries and 27 000 formal homes lost power under a system imposed by the council, Mamelodi Civic Association spokesman Judah Mamabolo said

The system allows for electricity to be supplied from midnight until 10am and from 5pm to 7pm

Mamabolo said residents were concerned about a rise in crime and violence

The security forces had said they would not enter Mamelodi if there were no lights, Mamabolo said.

A meeting on the crisis yesterday between the city council, which administers Mamelodi, the civic association, the Transvaal Provincial Administration (TPA) and the Mamelodi City Council reached, statement

“Although discussions were very frank, no conclusion was reached and

## ADRIAN HADLAND

the discussions will probably be rescheduled for a later stage,” a Pretoria council statement said.

Mamelodi Town Clerk Koos Nel said earlier this week that the township was “penniless” with almost R50m owed by residents in arrears services tariffs.

Mamabolo said a mass meeting would be held at the weekend.

The possibility of legal action against the Pretoria council, the raising of the current R50 monthly service levy and the imposition of a consumer boycott against Pretoria’s businesses would be discussed, he said

“We will go to the residents for a mandate on what to do.”

SA National Civic Organisation (Sanco) president Moses Mayekiso described the decision to cut services as “reckless”.

“This kind of arrogant racist behaviour will make it difficult for Sanco to negotiate in good faith, as

our base is being scuttled.” He said the action was a direct challenge to the future of local government negotiations, in particular the process of establishing nonracial interim structures in October.

The Pretoria City Council also said earlier this week that further cost-cutting measures, including the scaling down of refuse removal services and salary reductions for municipal personnel, would be considered

Meanwhile, a potential crisis was averted in Thokoza on Wednesday when the TPA agreed to an advance payment to allow electrical services in the East Rand township to continue, Sapa reports

Thokoza peace committee chairman Phiroshaw Carnay said the TPA agreed to cover a backlog in payments for a few more days

Carnay said many residents in the township were unable to reach pay points to settle their accounts, and it was decided yesterday to establish another pay point at the south end of Thokoza

## Taxi indaba organisers hit snags with rivals

THEO RAWANA

THE planned “taxi indaba” called to address taxi violence in SA has driven into snags with a rival group questioning the legitimacy of conveners National Transport Policy Forum.

The Save Our Sabta committee, a breakaway group from Sabta which claims a membership of 400 taxi associations in SA, has written to people and organisations who were to take part in the conference to reconsider and withdraw.

The SOS committee said the conference was not convened with its input and might lead to further friction and unrest in the industry.

Among prominent people listed on the conference programme were ANC leader Nelson Mandela, Inkatha president Mangosuthu Buthelezi, Judge Richard Goldstone, Archbishop Desmond Tutu and Transport Minister Piet Welgemoed.

The committee, alleging that the forum had no right to claim to be the sole representative of the taxi industry, complained that it had not been invited to take part in drawing up the agenda.

Questioning the legitimacy of the forum, the SOS committee said: “The end result may well be that, rather than promoting solutions, the indaba will at best be a waste of time, effort and (as we understand it) substantial amounts of money.”

“At worst, it may be counter-productive and lead to further unrest and disputes over territory.” Forum spokesmen could not be reached for comment last night.

Child

# Soweto ~~Soweto~~ tariffs 18/8/93 proposal

THE Central Witwatersrand Metropolitan Chamber's extended ad hoc crisis committee has reached provisional agreement on the administration of services to Greater Soweto, it was disclosed yesterday (127)

The chamber's chairman, Dr Fredrik van Zyl Slabbert, said the committee had considered tariffs and appropriate structures to administer services to Soweto.

Its provisional plan suggests that

- A R45 tariff a household a month be approved for the miscellaneous service charge,

- A services crisis committee and necessary sub-committees be formed, and

- The crisis committee monitor the communications campaign which will inform households in Soweto of the tariff and improvements to services

Van Zyl Slabbert noted that the agreement was provisional as the committee still had to negotiate with Johannesburg and other city councils and the Government for additional finance.

The crisis committee's final package will be ratified on August 23 — Sapa



# Eight townships face water cuts

EIGHT townships would be without water from next month unless they could give assurances that they would begin paying their accounts, Rand Water Board CE Vincent Bath said yesterday. *Biday*

The eight townships facing cuts at the end of this month are Vosloorus, Kagiso, Evaton, Sebokeng, Daveyton, Katlehong and Tembisa. *13/8/93*

Bath said it was impossible for the board to continue supplying the townships, which had a collective debt of nearly R40m, a drastic increase from their R10m debt at the beginning of this year.

The board had given 11 local authorities until last Wednesday to provide some form of guarantee of payment. While three had paid a small amount, the rest had not managed to do so, and their water would probably be cut next month. *(12-7)*

Bath said the decision had been taken after talks with local civics, government and the Transvaal Provincial Administration failed to produce results.

The board would continue to supply hospitals, clinics and other emergency services.

Bath said there were substantial health risks and the cuts could aggravate violence. Because of this the board was prepared to come to almost any settlement.

National peace secretariat chairman Antonie Gildenhuys said the planned cut could affect violence levels substantially.

## GAVIN DU VENAGE

Thokoza peace committee chairman Piroshaw Camay appealed to all parties concerned to reconsider the boycott.

SA National Civic Association southern Transvaal president Khabisi Mofunkutu said government was "waging a low intensity war" against the civics.

He said the cuts were intended to discredit the civics.

"Government will not succeed in changing the public's perception of the civics through these methods," he said.

He urged government to administer black and white areas jointly. This would legitimise local government structures and end boycotts. Mofunkutu said the reasons for the boycott included poor service, illegitimate local authorities and high levels of unemployment.

Meanwhile, the Pretoria City Council yesterday committed itself to negotiating with the Mamelodi Civic Association to restore to Mamelodi electricity, which had been switched off between certain times, Sapa reports.

However, it vowed to enforce the cuts until the township paid for its bulk electricity supplies from the city council.

Vista University officials are seeking an urgent meeting with the council to discuss the blanket electricity cut. Vista spokesman Modise Dithlage said the cuts had disrupted the university, which was up to date with its electricity bills.

## Police chief 'stalling'

DURBAN — Police Commissioner Gen Johan van der Merwe was yesterday accused of stalling plans to investigate police misconduct in Natal midlands townships.

Van der Merwe rejected a joint ANC-SAP proposal to set up an independent unit of politically non-aligned members to investigate police misconduct.

Police representative Rod Callum told a Goldstone commission subcommittee Van der Merwe agreed to the proposal "in principle", but the Security Forces Inquiry Board Act prevented him from implementing it. *Biday*

Legal representatives accused Van der Merwe of stalling tactics and asked that he be brought before the commission. *13/8/93*

Subcommittee chairman Malcolm Wallis adjourned the hearing so that the subcommittee could consider its position and report to Judge Richard Goldstone — Sapa. *(12-7)*

## 'Fly-by-night'

PUPILS desperate to escape the chaos in township schools are being ripped off by unscrupulous "street colleges" in Johannesburg.

Earlier this week pupils and teachers had fallen prey to a few of the "fly-by-night" schools told of their experiences at a meeting organised by the National Education Coordinating Committee (NECC).

NECC regional president Amon Msaletse said there were as many as 46 private black schools in central Johannesburg. While some were doing valuable work, many were unscrupulous. Several had closed soon after opening, operators disappearing with pupils' fees.

Government said yesterday there was nothing it could do about the situation as there was no law requiring such organisations to register with any education department because they were basically businesses.

# Power cuts as *Star* 13/8/93 inquiry begins

■ BY MCKEED KOTLOLO  
PRETORIA BUREAU

Two days after the Pretoria City Council began daily electricity cuts to Mamelodi, The Star found that bodies stored at a local funeral parlour were already showing signs of decay.

Meanwhile the council has set up an internal commission of inquiry into allegations of corruption and irregularities by some officials of the bankrupt Mamelodi City Council. (127)

Township doctors say the power cuts are making it difficult to treat patients. Pupils have complained that the cuts have made studying for forthcoming exams problematic.

The Pretoria council, which administers Mamelodi, says the cuts are necessary because most residents are not paying for electricity.

Some residents admitted that the current R50 flat rate paid monthly was too little and suggested that it be increased to R100 monthly, so that the authorities should restore power.

The Mamelodi Civic Association plans to hold a public meeting on Sunday.

The Pretoria council's commission of inquiry was constituted shortly after a deadlocked meeting with the civic associa-

tion on Wednesday.

A media release by acting chairman of the Pretoria council's management committee for the administration of Mamelodi, Dr Chris Swart, said the commission sat for the first time yesterday afternoon and resolved to suspend Mamelodi secretary, C A Engelbrecht.

The civic association yesterday rejected the council commission and demanded the appointment of a public commission of inquiry.

It said the council had broken its promise not to cut power in the area as long as negotiations were continuing.

It claimed Mamelodi could save money by surrendering six insurance policies taken out for officials including former mayor, Z B Ndlazi, Town Clerk J P Nel and Engelbrecht.

According to documents given to the press by the civic association, the council was paying at least R174 000 in monthly premiums for the six policies taken out with Sanlam.

The association also accused the authorities of paying companies about R500 000 a month for work that was not being done. Asked to comment, Pretoria council spokesman Fanie Krige said the allegations were being investigated.

## Boycott ends

JOHANNESBURG — The decade-long rent and service boycott in Soweto ended yesterday, with agreement on a R45 tariff for each household

(127) CT 13/8/93



## 800% hike in rates 'not unfair'

GAVIN DU VENAGE

PROPERTY owners affected by rates increases of up to 800% were not being unfairly prejudiced, a Randburg Town Council spokesman said yesterday. *Biday*

He was reacting to complaints by some residents living in Inadan, a semi-rural area north of Randburg that was rezoned for industrial use. Residents claimed their rates had leapt to unacceptably high levels. *13/8/93*

The spokesman said that a statute required a new rates assessment every four years. The area in question had recently been zoned for industrial use, and the value of properties had escalated.

Properties priced at R300 000 at the last evaluation were now worth almost R1m, the spokesman said, adding that the increases had been advertised. *(12.7)*

Residents who were dissatisfied could make representation to a valuation board which would consider all complaints

"Those properties are located near the industrial area of Kaya Sands, and are part of an area rezoned for industry. The fact is some people are sitting on property that has gone up substantially in value."

Randburg evaluator Noel Stiles said rates had been calculated on a sliding scale, according to market value.

He denied residents were being unfairly treated. In most instances, rates were pegged at slightly less than market value, benefiting owners

## Soweto rent and service boycott ends

THE decade-long rent and service boycott in Soweto ended yesterday, with agreement on a tariff and a short-term administrative structure to run the township for the next few months. **Bibay**

The agreement must still be ratified by the organisations concerned. **13/8/93**

Central Witwatersrand Metropolitan Chamber chairman Van Zyl Slabbert said a tariff of R45 a household had been set. A services crisis committee will oversee the administration of the deal.

A R55 tariff had been proposed to balance the 82% subsidy of Soweto's running costs, paid by the regional services council and intergovernmental transfers. The lower tariff leaves a shortfall of about 3%,

GAVIN DU VENAGE

or R20m a year. Slabbert said the committee would negotiate with the Roodepoort and Johannesburg city councils, and the Transvaal Provincial Administration and government about covering this amount.

Slabbert said the agreement would last only until the planned joint administrative structures were in place later this year.

It was understood that the ANC was not part of the agreement. The ANC's stand has been that it would not oppose or actively support a deal. **(127)**

However sources said the agreement was backed by various civic associations, the PAC, Azapo and Inkatha.

*Flat R45 rate for residents*

# Solution to crisis in Soweto

Star 13/8/93

BY JO-ANNE COLLINGE

A way out of the Greater Soweto service crisis has been found.

A plan to tackle the upgrading of services in the township and end the marathon "rent" boycott was finally hammered out yesterday by a range of interested parties, including the Soweto Civic Association and local PAC and IFP structures.

Months of talks in the extended ad hoc crisis committee yielded results at noon, when parties gathered in Johannesburg's Council Chamber agreed.

■ To set up a multiparty services crisis committee of the Central Wits Metropolitan Chamber to oversee the functions of the township's administrator, who will continue to carry legal responsibility for services in Greater Soweto.

■ To institute a monthly service tariff of R45 per household. This excludes payment for electricity, which is paid separately to Eskom.

■ In accordance with earlier agreements, to have Johannesburg take over the supply of services in Soweto and Diep-

**PARTIES hammer out plan to tackle the upgrading of services and end 'rent' boycott.**

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meadow and have Roodepoort do likewise for Dobsonville.

■ To launch a campaign to inform Soweto householders of service improvements and the tariff agreement.

According to Met Chamber chairman Dr Van Zyl Slabbert, the agreement is due to be formally signed on August 23.

He said the agreement was provisional "in the sense that a delegation of the ad hoc committee has to negotiate with the city councils of Johannesburg and Roodepoort, as well as the central Government, for additional funding to further subsidise the cost of services in Greater Soweto, particularly in respect of the shortfall which the tariff of R45 will entail." Since Johannesburg, Roodepoort and the Transvaal Provincial Administration are part of the ad hoc committee,

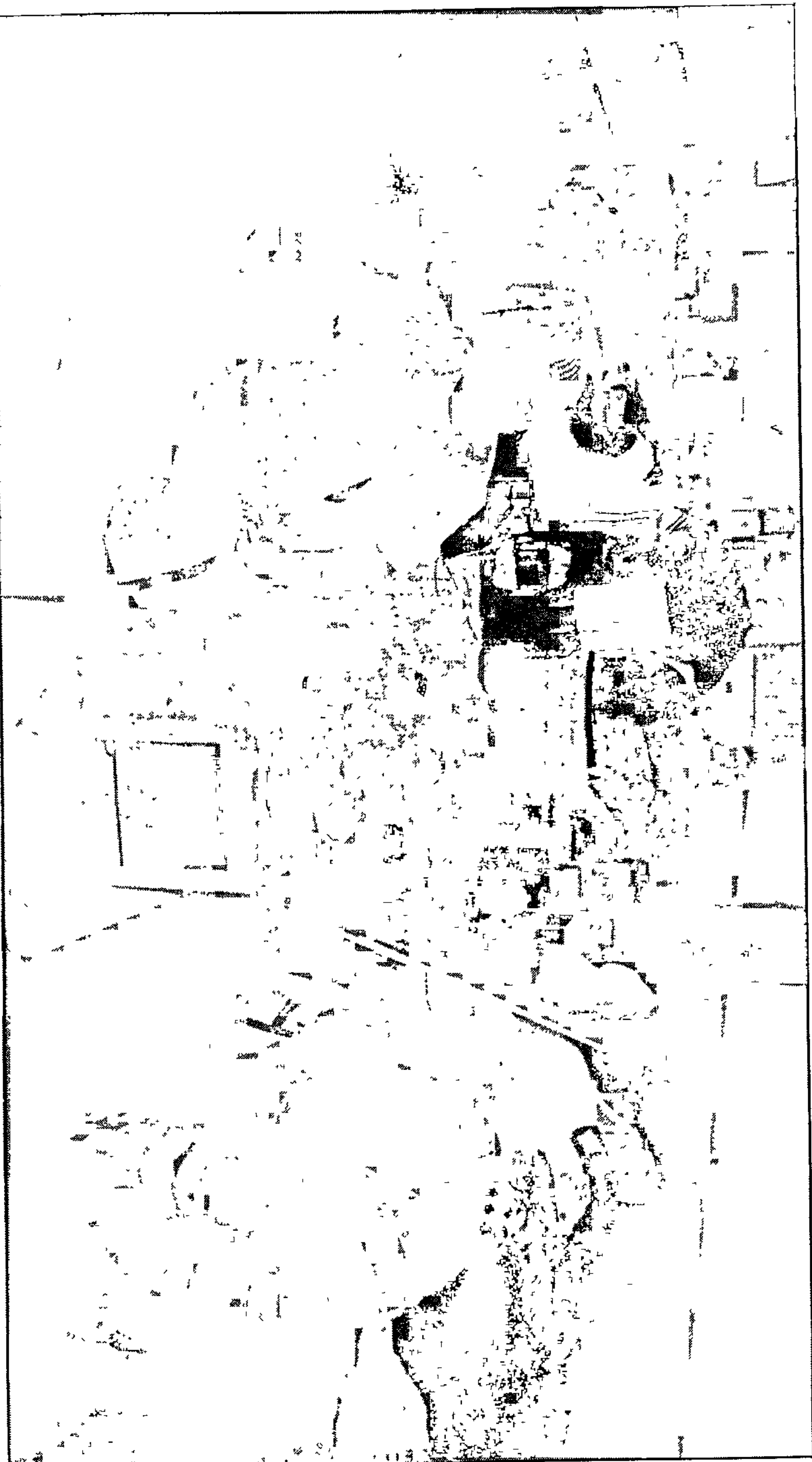
there is a degree of confidence that these funds will be forthcoming.

The ANC was absent from yesterday's talks. But, said Joan Fubbs of the ANC's PWV executive and local government commission: "We're certainly not going to stand in the way of this agreement."

"The Soweto situation has been recognised as an emergency and a crisis, and we think it should be dealt with on that kind of level. But we would not like the Soweto solution to be seen as a precedent for regional or national planning."

Slabbert stressed that the Soweto arrangement would hold good only in the short term, before national plans for local government reform took shape. "It has nothing to do with the necessary constitutional reform at local level."

All parties now part of the ad hoc committee will be on the services crisis committee, and the door has been left open for others to join. Fubbs said it was possible that the ANC would hold observer status, but the matter would have to be discussed.



UNBEARABLE CONDITIONS: Jane Nkumbe has lived in Kwesini Hostel with her four children since May.

● Photograph: JOE LOUW

# Misery, not militancy, reigns at Kwesini

Star 18/92

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both only with the help



**JOE LOUW**

**What has happened to our humanity?**

THE scene inside Kwe-sini Hostel, one of four East Rand hostels accused by township residents of being the epicentres from which the recent violence erupted, is a far cry from what one might have expected — it is in a state of siege.

Instead of hordes of bloodthirsty Zulus massing for imminent attacks on the townships, it is a place of unbearable squalor and misery.

**Idle men**

Clusters of idle men and sad women wander aimlessly around the fortress, besieged by a hostile force of armed township youths and their angry parents, and — in the view of hostel residents — police who in their raids have diffi-culty distinguishing one black person from another.

Kwesini, like its near-by sister hostels Buyafuthi and Mazibuko, is located near the middle of Kallehong, near Tokoza and Phola Park.

**IN DUSTY**, dry Kimber-ley where I grew up, when a member of the community passed on, it was a solemn, dignified affair — a sacred rite seen and accepted as a passage to a place beyond, a place of the ancestors. It is like that in all African communities.

Respect for the dead, even renegade members of society, was a value of prime importance in civilised behaviour.

People spoke with pride of the great fu-nerals of prominent relatives — the number of people who came from far and wide — and parents

**SINCE** his return from exile almost two years ago, senior Saturday Star journalist **JOE LOUW** has reported extensively on the violence in the Vaal and East Rand — with growing unease. Here he recalls some of the values of the South Africa he was born into, which have now been lost.

often spelt out in exact terms how and in what style they wished to see their mortal remains dispatched. When funerals



passed by, the little boys were expected to halt whatever game we were playing, remove our caps, hats or berets, lower our eyes and remain respectfully at attention until the entire procession had disappeared from sight.

Contrast this with the despicable scenes that township people have been witnessing in the Vaal and in the latest spate of killings. Hundreds of bodies were left lying about on the streets of Kallehong, Tokoza and the townships of the Vaal Triangle — often mutilated, many necklaced; raw, blackened flesh mingled with the horrific stench of burnt tyres.

Yet small township children, after examining the agonising grimace of death, would calmly proceed with a football game as if nothing had hap-pened.

Recent incidents in which corpses have been exhumed, burnt and then paraded through township streets with no one raising a voice against such outrages is a harsh indictment of the fear that reigns over us.

For the shocked and outraged families and communities that now regularly experience these shock waves, the question arises: What has happened to our humanity? Where are the voices of our leaders? How will this savagery be stopped? It is a sorrow and pity

where in the past month more than 600 people have died in some of the worst fighting in the country.

The hostels are cut off from the lifelines of food supplies, health services and taxi transport to

carry residents to their workplaces. More than 350 "refugee" families are housed in a gaping community hall within Kwesini — families who all testify they are fleeing persecution from gangs of armed youths

They say their homes are often set alight and destroyed merely because they are Zulus and assumed to be members of Inkatha. Another 380 of these refugees are being sheltered at Buyafuthi, more than 150 at

Mazibuko and hundreds in Tokoza.

At the height of the "war" — as most hostel dwellers call the recent fighting — the railway line which normally carries thousands of workers to the industrial centres of Germiston, Alrode and Meyerton was sabotaged, according to the leaders in the hostels. The line was re-stored last week, but few of the men in the hostel have any confidence in its security.

Jeff Sibya, a member of the Germiston/Kallehong Peace Committee

and a representative of the IFP Youth League at Buyafuthi, says the few spaza shops operating in the hostel have long run out of supplies and that people within the hostels have been without proper medical supplies for nearly a month.

"The government hospital at Natalispruit is in the middle of a no-go area. Now we have many sick women and children here, and no doctors dare come in here."

Within the past week, two children have been born inside the hostels,

both only with the help of traditional midwives. Both babies' fathers are missing. Jane Mkhumbé — a mother of four, one of whom is a policeman — described how "some boys from the township" came to her house in the Hlongwane section of Kallehong and informed them that all Zulus and IFP members must move.

"At first we just ignored them, since we knew these children and saw them grow up — but after the homes of four Zulu-speaking persons were burnt, we decided to run away."

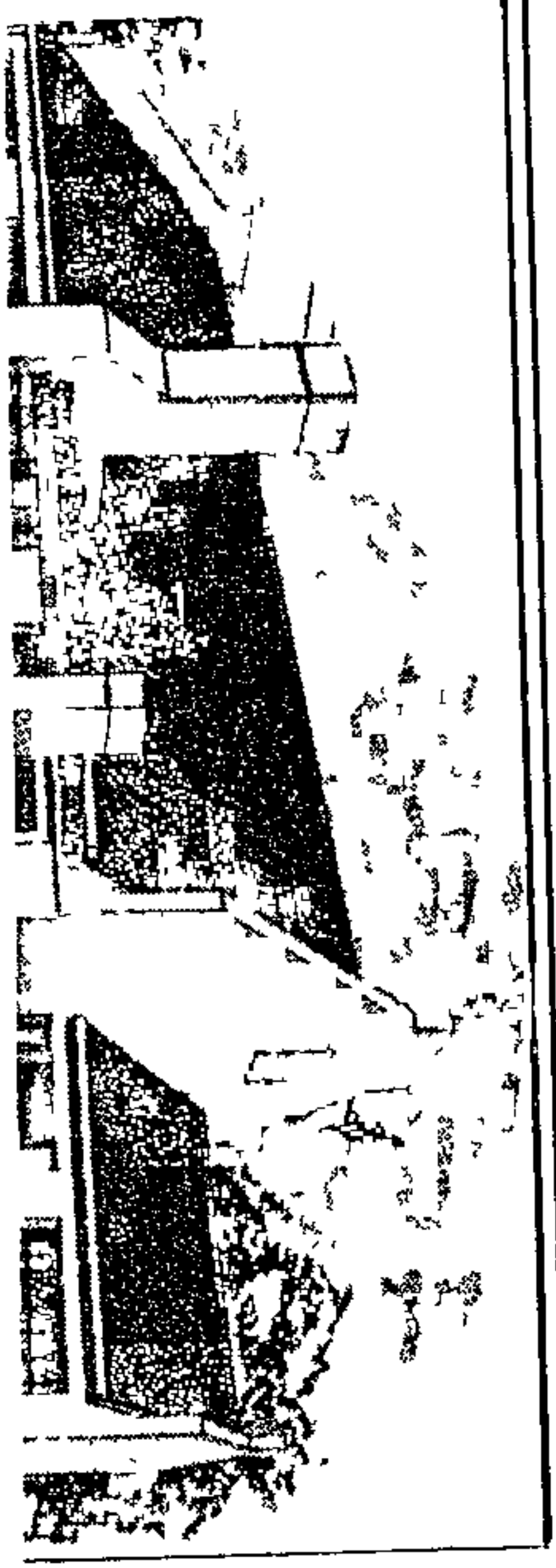
**Taxi drivers**

Johannes Sithole, who acts as chairman and spokesman for the hostel dwellers' association, traces the violence back to the bloody Kallehong taxi wars which started in 1990.

"Then we were living in peace with township residents, but the problem started when some Zulu-speaking taxi owners recruited people from hostels to fight their wars for them."

Asked whether he saw any hope in Chief Mangosuthu Buthelezi's call this week for peace and reconciliation, Sithole was sceptical.

"Yes, I believe peace is possible, but there is no genuine leader among residents with whom we can negotiate in good faith and have binding agreements that will be implemented."



## Power back in Mamelodi

148193  
THE Pretoria City Council temporarily restored power supplies to Mamelodi yesterday afternoon after an agreement with township civic officials. It was agreed the Mamelodi Civic Association should consult residents at a mass meeting tomorrow morning at Moretele Park, Mamelodi, on the payment of an interim monthly flat rate of R117 instead of the present R50. The situation would be reviewed on Monday. The parties also agreed that a probe of irregularities in the Mamelodi Town Council should continue — Sapa.

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# Hostel 600 to stay — Iscor

CIPress 15/8/9.

By STAN MHLONGO

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ILLEGAL inmates of the notorious KwaMadala hostel in Vanderbijlpark can stay on until the end of this month as a new home is being sought for them.

The management of Iscor, which owns the hostel, has twice this month postponed evicting the 600 illegal refugees, most of them Inkatha members.

Iscor says it is searching for a peaceful solution to the problem.

"Illegal refugees can stay on until the end of August," said Iscor spokeswoman Carol Fergusson. She pointed out that the move followed an appeal from the Vaal Peace Committee.

Inkatha's Vaal regional secretary William Nhlapho said his organisation was still negotiating with the ANC and other organisations in a bid to find a home for its members.

"We are sure to come up with a solution to the problem soon," said Nhlapho.

Orange Farm Civic Association chairman Tom Mzimba said his organisation had little sympathy for the refugees. Reports that the refugees would be accommodated at the squatter settlement south of Johannesburg stirred vigorous opposition from residents.

"Any attempt to grant them accommodation in Orange Farm will be a recipe for violence and unrest," Mzimba said.

Iscor initially issued eviction notices to the refugees on July 9. It claimed that the influx of illegal residents at the hostel had escalated to such an extent that Iscor had no alternative but to evict them.

However, residents were enraged by plans to find the refugees homes in Orange Farm. KwaMadala inmates have been linked with "Vaal Monster" Victor Khetisi Kheswa and others allegedly involved in the Boipatong and other massacres.

# DP hits at ANC's 'tyranny'

STICKED 15/8/93  
THE ANC was responsible for a new tyranny which did not allow free thinking, Democratic Party member on the Johannesburg city council Jack Bloom said yesterday.

Speaking at the opening of the DP's Krugersdorp/Kagiso/Munsieville branch on the West Rand, he said the new tyranny was exemplified by the failure of the ANC to unequivocally condemn the disruption of DP meetings. (127) (30/8)

The SA National Civic Organisation, by

coming to the defence of the "thugs" which broke up a DP meeting at Orange Farm last weekend, showed Sanco was "racist and flagrantly undemocratic"

"I urge all of you to set a living example of reasoned debate and tolerance for the views of others," he said.

DP Eastern Transvaal vice-chairman William Mnsi said it was racist of opponents to say the DP was a white party when it had always been non-racial. — Sapa



# Councillors in line for R315-m

By ELIAS MALULEKE

THE Mamelodi City Council is paying out a monthly insurance premium of R174 591 taken out in the names of two senior council officials and the former mayor Bennet Ndlazi, who resigned in 1989.

The MCC financial scandal and alleged misappropriation of council funds comes at a time when the MCC is claiming bankruptcy and cannot pay the City Council of Pretoria for services rendered.

Ndlazi this week denied any involvement in the alleged scam. *CIPress 15/8/93*

As a result of a debt of R42-million owed to the City Council of Pretoria, power supplies to Mamelodi were discontinued for two days last week. *(127)*

The MCA has called residents to a mass meeting today to discuss the issue as a result of the temporary lifting of the electricity blackout due to the debt.

According to documents in the possession of City Press, a senior council official took out six insurance policies with council funds, listing himself and two other officials as beneficiaries.

By August 10 this year, a total of R4 650 749 had been paid with council funds into the policies taken out with Sanlam. The payout from these policies on maturity will be a staggering R315 845 190.

Engelbrecht confirmed the insurance was taken out, saying the money was an investment for the council taken out in their names. He said the whole amount would be paid to the council on maturity.

# Pupils hostile to teachers' strike

*CIPress 15/8/93*  
By THEMBA KHUMALO

A THREE-WAY clash between principals, teachers and pupils is looming as the country braces itself for tomorrow's nationwide teachers' strike called by the South African Democratic Teachers' Union (Sadtu).

The Congress of South African Students (Cosas) and the Pan Africanist Student Organisation (Paso) this week came out in opposition to the strike while Soweto principals have vowed to ignore Sadtu's warning to principals not to set foot on school premises until the teachers' demands were met.

Paso and Cosas said the strike was jeopardising pupils' preparations for the end-of-year exams.

The two groups have not threatened to attack the striking teachers, but angry matric pupils in Pretoria and Soweto said they would not allow teachers to come to school "just to idle and not do their work".

A Paso pupil leader in Sebokeng, who declined to be named, said: "If they are coming to bask in the sun the whole day they will definitely run into trouble with us."

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# LOCAL

Payment boycotts could paralyse many townships

Star 16/8/93

# Services crisis spreads

## BOYCOTT FACTS

**START:** The first boycotts began in the Vaal Triangle in 1984 and spread to other areas.

**AIM:** The launch of the boycotts was part of a campaign to bring about the collapse of black local authorities, to have township merged under one tax base with neighbouring white areas, and to secure improved services.

**OWED:** Black city and town councils in the Transvaal owe Eskom and the Rand Water Board more than R490 million in arrears. Twenty-six councils owe Eskom R460 million, and 10 councils owe the RWB R32 million. Eskom is involved in negotiations to structure deals similar to that in Soweto, where residents deal with Eskom directly.

**WARNING:** The TPA has warned that both the Government and the province have no funds to assist local authorities in the case of Soweto, at least R53,8 million has been supplied in grants. Over the past financial year (1992/3) Greater Soweto received R216 million from the TPA and R144 million from the Central Witwatersrand Regional Services Council.

## BY MOKONE MOLETE SOWETO BUREAU

The non-payment of rent and service charges in Transvaal townships has reached a critical stage and many councils are considering cutting or scaling down services they provide.

The matter was brought into focus last week when electricity was cut off temporarily in Mamelodi, near Pretoria.

Mamelodi faces renewed electricity cuts after residents at a meeting yesterday rejected a proposal by the Pretoria City Council — which administrators Mamelodi — that they pay a flat rate of R117, reports Mokeed Kottolo.

Residents accepted a proposal by the Mamelodi Civic Association that they pay a R75 flat rate.

The Pretoria council said the situation would be reviewed this morning.

At least one region, Soweto, seems on the brink of finding a solution after an agreement which may see residents paying a flat rate for rent.

The agreement will be ratified on August 23. Street lights, refuse removal and other services are being maintained.

In other areas, services may be cut as funds dry up.

## MANY township administrations in the Transvaal are thinking of cutting or scaling down essential services

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According to the TPA, the arrears in more than 85 black local authorities is at least R1 325 million. Local authorities have survived until now on handouts from the TPA.

One shining light is Tokoza on the East Rand where, according to town clerk F D Grobelaar, payments are being made normally and all services are being provided.

"The only times we have problems is when there is violence in the area and residents cannot reach the pay points."

Hans Eybers, administrator of Tembisa on the East Rand, said there was an agreement that a flat rate be paid by residents and this had been going well since last month — although refuse and sewage removals were lagging behind.

Steve Muller, town clerk of KwaThema on the East Rand, said the council was providing services such as water and refuse removal even though resi-

dents had not been paying. However, the council could survive only another month and would they consider which services to cut or scale down.

"The Rand Water Board has advised us that it will start scaling down its supply from September 1," Muller said.

George Prinsloo, town clerk of Vosloorus, said the council would soon have to suspend services unless residents began paying. The council was owed more than R30 million.

His council has also been warned by the Rand Water Board that it may face a reduction in service next month.

A spokesman for the Vaal Triangle townships of Sebokeng, Boipatong, Evaton and Bophelong described the situation as "terrible".

"The Rand Water Board had threatened to scale down water supply, refuse was not being collected and street cleaning was a problem because there was no money for equipment, he said.

A spokesman for the town council of Munsieville, near Krugersdorp, said residents were up to date with their payments.

Willem van Graan, a spokesman for the Randburg council, which administrators Alexandra, said technical services were being provided.



## Rent boycott pact an error — Mayekiso

GAVIN DU VENAGE

THE agreement clinched last week to end the Soweto rent and services payment boycott was a mistake, SA National Civic Association (Sanco), president Moses Mayekiso said last week.

Although Sanco affiliates in Soweto were party to the deal, Mayekiso said the association would not support it. The agreement set a tariff of R45 per household a month, and involved the creation of a committee to oversee payments and deal with day-to-day problems that might arise in its implementation. *B/Ncwj*

Mayekiso said Sanco would not interfere with the efforts to get residents to pay the tariff, but he doubted if they would work. The basic causes of the payments boycott had not been removed, he said. *16/8/93*

These included the non-delivery of services, illegitimate local government structures and poor administration of black areas. Until firm steps towards a single tax base for each municipal area and a non-racial system had been taken, it would be difficult to convince people to pay.

Sanco wanted the introduction of joint local government administrations as soon as possible, Mayekiso said. Until this happened, boycotts would continue.

It would be difficult, for instance, to get people on the West Rand to begin paying, while those in East Rand townships kept up a boycott. *(127)*

"What we should be concentrating on, instead of wasting resources, is the destruction of black and white local authorities, and replacing them with democratic structures," Mayekiso said.

*Sanco to meet ANC alliance to look at options*

# Protest threat if Govt renege on councils

Star 16/8/93

■ BY JO-ANNE COLLINGE

The Government can look forward to nationwide mass action and an epidemic of service tariff boycotts if it bows to pressure from the Right and ditches plans for appointed nonracial town councils

So said negotiators from the "non-statutory" side of the Local Government Negotiating Forum (LGNF) yesterday, in response to reports in a Sunday newspaper.

One of these reports quoted Minister of Local Government Tertius Delport as saying: "Many white municipalities do

**MASS action could follow if nonracial local government bodies are not appointed.**

~~not~~ not want black members on their councils and I am prepared to bend over backwards to come to some compromise"

Delport could not be reached yesterday to confirm the Government's apparent about-face on deracialising local government.

Trade unionist Salie

Manie, speaking for the non-statutory or civic grouping in the LGNF, predicted that failure to implement nonracial transitional councils would lead to nationwide mass action "from across the democratic spectrum" (127)

He foresaw that rent boycotts could be extended to townships which had thus far escaped such action and that locally negotiated service agreements — like last week's deal to end the Soweto rent boycott — could be scuppered

The developing crisis "really calls for clear and decisive action from the

Government", argued Manie

A wide range of parties had achieved a "co-ordinated and thought through plan" and they could not be held hostage by a minority

The LGNF, which comprises delegates from the South African National Civic Organisation (Sanco) on the one hand, and various tiers of government on the other, was due to present legislation on the reform of local government to Parliament in September

Sanco will be meeting the ANC-led tripartite alliance tomorrow to consider courses of action



SADF 'must help level playing fields'

Star 17/8/93

# Peace force viable - Meiring

BY NORMAN CHANDLER  
DEFENCE CORRESPONDENT

A peace force to contain violence and be representative of all political groupings was viable, the Chief-designate of the SA Defence Force, General Georg Meiring, said in Pretoria yesterday.

In addition, the SADF would, in the run-up to April's election, continue to assist in "levelling the playing fields" so that there was a minimum of intimidation and a maximum of freedom of movement at the polls.

Meiring, who is due to take over from General Kat Liebenberg on November 1, said the SADF had made proposals regarding a peace force to the technical committee of the multiparty Negotiating Council in Kempton Park. He told a media briefing

**THE defence force must not be directly involved in politics, but must minimise intimidation, says general.**

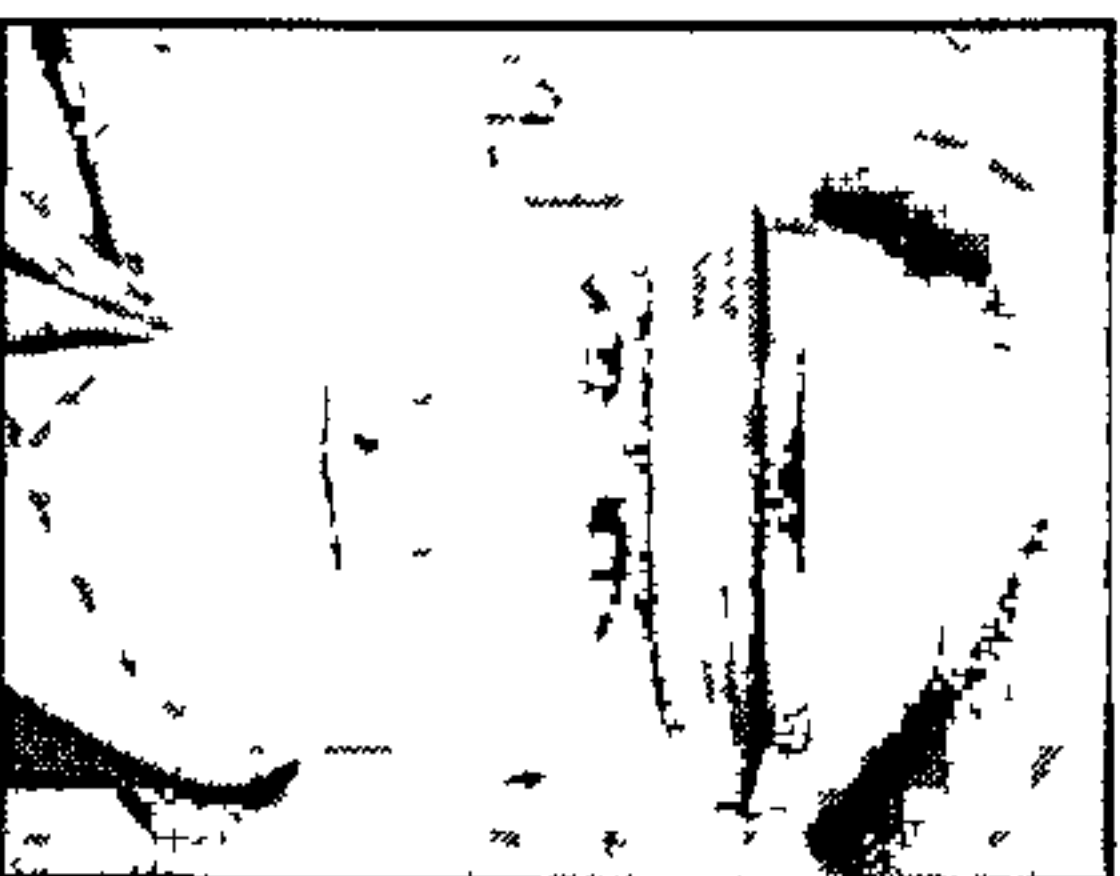
that talks were continuing "and to say too much about it at this stage would be pure speculation". He added: "I think it (a peace force) can be done. Of course it is a political decision."

Meiring said he believed the major component of the force would have to come from the SAP and the SADF, with additional manpower from participants at the multiparty talks. Stability in the country was the defence force's major concern, he added.

As part of the security forces, the SADF had a duty to the country, which it served as an apolitical force.

"The SADF will not be directly involved in the election process... I think we must be seen to have enforced stability but not be said to be guilty of intimidation during the elections. There is a very fine balance in terms of security actions between doing too much and too little action," Meiring said.

The SADF also did not want to continue operations in East Rand townships for longer than was necessary. Under his management - which is to straddle the period between the existing government and the installation of a new administration - the SADF would build on three pillars, the maintenance of an apolitical character, continuing to rely on part-time forces,



Georg Meiring... does not foresee major changes.

and the retention of high standards.

Meiring said that if the SADF took sides in political developments, "then we may as well be a Bosnia or a Somalia".

BRIEFING

Star 17/8/93

## EC Commission official in SA

Sr Leon Brittan, vice-president of the Commission of the European Community, has arrived in South Africa for talks with political and business leaders. Brittan, who plays a cardinal role in formulating and implementing EC external trade policy, was invited to South Africa by Minister of Finance Derek Keys. - Sapa.

## Council in charge

An agreement which appoints Midrand Town Council as administrator of neighbouring Ivory Park was signed during a short ceremony in the informal settlement yesterday. - Staff Reporter.

## Choir cancels

The American Boy Choir has joined a host of foreign artists in cancelling performances in South Africa because of continuing crime and



# Mamelodi electricity talks are continuing

ADRIAN HADLAND

PRETORIA — With Mamelodi's electricity supply temporarily reconnected, Pretoria City Council and Mamelodi Civic Association officials continued to negotiate an increase in the township's services levy yesterday

Pretoria Council management committee chairman Pieter Smth said electricity would be rationed again if agreement could not be reached

Civic association spokesman Pasty Molefe said rationing would spark mass action and a consumer boycott of Pretoria

Civic leaders had had great difficulty persuading residents to continue negotiations

However, he said the civic had been given the mandate to negotiate a new monthly levy of between R50 — the old levy — and R75

The council said the township had been rendered "penniless" by the low levy, substantial arrears and non-payment. It had dropped its proposed levy from R200 monthly to R117.

An official joint statement said yesterday's meeting "was characterised by long and hard bargaining, but no decision was reached"

Meetings continue today

127

1718193

B. D. C.

# PAC calls for end to service tariff boycotts

GAVIN DU VENAGE

TOWNSHIP service payment boycotts should end, and the parties that called for them should support negotiated temporary tariffs, PAC representative on the Soweto crisis committee Bonga Majola said yesterday.

The PAC was one of the parties which negotiated a temporary tariff for Soweto, which was announced last week. A tariff of R45 was set, and a crisis committee would be established to oversee Soweto's administration.

The ANC and SA National Civic Association (Sanco) have rejected the measure as "ad hoc". Both want rent boycotts to be han-

dled on a national basis, once multi-racial councils are in place.

However, Majola said the restoration of services could not wait for a national solution. If the elections in April next year were postponed, local government restructuring would also be delayed.

Majola said it was possible that no local agreements could be reached, particularly if there was disagreement over payment to administrative structures.

If this happened the status quo should be maintained, he said. This

would mean that present Transvaal Provincial Association appointed administrators would stay in place until a long-term solution was found. The administrators would receive service payments and ensure the townships were run smoothly.

This did not mean the PAC recognised the legitimacy of government officials running townships. But it was preferable to continuing boycotts while conditions deteriorated.

Majola said while the organisation wanted the destruction of the current local authorities, the time had come to restore services, and for residents to begin paying.

1718193

(27)

*First install new system - Soweto civics*

# Rent crisis plan only provisional

Star 18/8/93

■ BY JO-ANNE COLLINGE

The negotiated plan to resolve the Soweto rent crisis is doomed unless the Soweto Civic Association (SCA) council reconsiders its conditions for the suspension of the rent boycott (127)

"The specific reason that the agreement has to go before the SCA general council is its policy that it will only suspend the rent boycott when a (nonracial) transitional metropolitan council is installed," explained SCA general-secretary Pat Lephunya.

He said the matter would be dealt with next Sunday at a general meeting of the 40-odd SCA branch representatives

Until then, Lephunya stressed, the agreement reached in the Ad Hoc Soweto Crisis Committee of the Central Wits Metropolitan Chamber remained provisional.

The agreement provides for Johannesburg and Roodepoort to assist in supplying services to Soweto, for residents to pay a service tariff of R45 a month, and for a multiparty Services Crisis Committee to oversee the

administration of the township.

The SCA's negotiating team had concluded the agreement and "deviated a bit from its mandate" only because members were convinced the chaotic state of services in Soweto demanded it, said Lephunya.

He added that any indication that national negotiations on local government reform were being stalled by conservative interests would also tip the odds against the civic general council easing the conditions for suspending the boycott.



**NEWS IN BRIEF**

~~Bibay~~ ~~2418193~~  
**Cosatu teams with civics**

COSATU and the SA National Civics Organisation have agreed on a common strategy to fight for a nonracial democracy in SA (~~127~~) (127)

Cosatu has invited Sanco to send 25 delegates to its special national congress from September 10 to 12

Star 24/8/93

# Agreement is crucial to lifting of Soweto boycott

■ BY JACQUELINE MYBURGH

September 1 has been set as the date for the lifting of the Soweto services boycott, if the "package agreement" reached by parties at the ad hoc crisis committee yesterday is ratified by Monday (127)

Parties agreed to go back to their principals to obtain ratification for the agreement — details of which could not be revealed

However, the Soweto Civic Association said last week that its policy was to suspend only the rent boycott once a (nonracial) transitional metropolitan council had been installed

According to SCA general-sec-

retary Pat Lephunya this issue would be discussed at an SCA meeting on Sunday. He could not be contacted yesterday.

Earlier, interested parties agreed on a monthly service tariff of R45 per household, excluding payment for electricity.

Johannesburg would take over the supply of services in Soweto and Diepkloof, and Roodepoort would do the same for Dobsonville

Central Witwatersrand Metropolitan Chamber chief executive Vic Milne said yesterday the agreement was also subject to successful negotiations regarding the funding of the shortfall resulting from the approved tariff.

# Alliance plans to fight elections

Sowetan 25/8/93

By Ike Motsapi

**T**HE CONGRESS OF SOUTH African Trade Unions, African National Congress and the South African National Civic Organisations have mapped out a common strategy to fight next year's elections

The meeting is a series of many to be held during the build-up to April 27 1994 nonracial general elections

Both organisations pledged to fight to transform South Africa both politically and economically

Key issues addressed were the need to remove poverty and the deprivation that have been the legacy of apartheid

Concrete steps are to be taken to ensure greater co-ordination on issues of housing, public works programme, provision of housing and water and sanitation

And on Monday the management

■ **KEY ISSUES** Pledge to change

South African politics and economics:

(127) ~~SECRET~~

committee of the Congress of South African Trade Unions met in Johannesburg to prepare for the federation's special national congress to be held next month

The congress, which will be held for three days from September 10, has been called by Cosatu to discuss its voter education and reconstruction programme

The congress will also ratify a list of candidates who will stand for the elections for the tripartite alliance of the ANC, Cosatu and the South African Communist Party

Details of the congress activities will be made known after a meeting of the alliance's secretariate next week.

From the first of next month Cosatu's election programme will also be entering its second phase of action

The aims of this phase are

- To reach out to all members and other workers and the community to support the federation,

- To agree on the reconstruction programme and mobilise support for it, and

- To finalise the list and election manifesto

Events and activities planned for this phase are

- Special congress to decide on the reconstruction programme and accord, and

- Ratification of the names of Cosatu leaders on the election list

# ANC 'yes' sought in rent impasse

Sowetan 25/8/93

THE African National Congress is to be asked to commit itself to a draft agreement allowing Soweto residents to resume service payments (127)

At a meeting of the Johannesburg City Council management committee and members of the Central Witwatersrand Metropolitan Chamber

management committee chairman Mr Ian Davidson said the meeting had agreed to hold urgent talks with the ANC to gain support for the draft agreement. The draft agreement for the resolution of the Greater Soweto crisis was approved on Monday by the parties involved in the CWMC's ad hoc commit-

tee

Davidson yesterday referred to a R45 initial monthly service tariff for each household. He said Johannesburg was willing to play its part in providing essential services to Soweto on an agency basis. No further details were given — Sapa



# Vosloorus strikes power deal with Eskom

ESKOM and the Vosloorus Civic Association have reached an agreement on electricity supply to the township and a basic tariff **B/day**

At a joint news conference yesterday, the parties said they had agreed on a tariff of 16,3c a unit Eskom took over the electricity supply rights in Vosloorus in April **25/8/93**

Civic association president Ali Maziya said the agreement was the result of intensive discussions with Eskom. The deal was made possible after electricity supply rights were

**GAVIN DU VENAGE**

removed from the Vosloorus Town Council, he said **(127)**

Although there was a danger that disruptive elements would try to "break the relationship between residents and Eskom", Maziya said residents would do their best to pay

He said that earlier agreements with the TPA on service tariffs had been successful, and that "residents came to pay in their thousands" Residents saw Eskom property as a

community asset

Meanwhile Sapa reports that electricity supply will be maintained to Mamelodi township residents who continue to pay at least R75 a month for services rendered, the Pretoria City Council management committee said yesterday

However, chairman Pieter Smith said they rejected a proposal by the Mamelodi Civic Association that the monthly flat rate of R50 a household be increased to R75 as being insufficient to cover operating costs **(2/3)**

Star 25/8/93  
**Bid to draw  
in ANC**

The ANC is to be asked to commit itself to a draft agreement allowing for the resumption of service payments by Soweto residents. (127)

This was decided at a meeting of the Johannesburg City Council management committee and the Central Witwatersrand Metropolitan Chamber yesterday.

Management committee chairman Ian Davidson said the meeting agreed to hold urgent high-level talks with the ANC to gain its support for the draft agreement, which was approved on Monday by the parties involved in the Metropolitan Chamber's ad hoc committee — Sapa.

(127)

# Land for homeless found

Star 25/8/93

■ BY JACQUELINE MYBURGH

Two large tracts of land in Tembisa and Kempton Park have been earmarked to provide low-cost housing for up to 9 000 homeless families north-east of Johannesburg, sources involved in the land identification process revealed yesterday (127)

The areas — one privately owned and the other belonging to Transnet — were identified for development by six municipalities that have acknowledged the urgent need for land in the region. Discussions last month with non-statutory organisations to finalise the project were delayed when violence flared in

Tembisa, but resumed recently.

The municipalities involved are Midrand, Verwoerdburg, Edenvale, Modderfontein, Kempton Park and Tembisa.

Observers have estimated that there are at least 41 000 families squatting in backyard shacks in Ivory Park and Tembisa.

According to a source in Ivory Park, the identification of land has not come a moment too soon. He said some Ivory Park residents were planning to occupy unused land in order to pressure the councils into allocating land for settlement.

Last month, 800 squatters from Tembisa occupied land in Ivory Park that had been ear-

marked for industrial development. They were eventually allocated land of their own.

Tembisa administrator Henri Eybers said negotiations were going "full steam ahead" to develop the land earmarked for low-cost housing.

He said studies by the North-East Rand Co-ordinating Committee had revealed that more than a million people would move into the region in the next 17 years.

Sources said Midrand residents had objected to the development of the Tembisa property right next to their town, but the town council could not be contacted for comment.

cott stands, says VCA

# Vosloorus to pay for electricity

Sowetan 26/8/93

■ CUSTOMER SERVICE Eskom

accounts will be payable on October 7:

**E**SKOM and Vosloorus community leaders have, after consultation with residents, reached an agreement on a domestic electricity tariff

Eskom said in a statement on Tuesday that the interim domestic tariff of 16,3 cents a unit for this area was based on the financial position of electricity supply in the town (127)

It said during the past months it had been doing network refurbishment, meter testing and establishing a customer service centre (53)

Eskom had opened a service centre at the Lesedi shopping centre where residents could apply for electricity pay accounts, make inquiries, report faults and find out more about prepaid meters and the safe and economic use of electricity (230)

It said residents would receive Eskom's accounts in the first two weeks of September 1993 and they must be paid before October 7. The Vosloorus Civic Organisation said residents had never been against paying for services rendered and were geared to meet their obligations in this regard.

The VCA said the rent and service boycott had been forced on it by the Government which imposed corrupt and undemocratic black local authorities against the expressed will of the people

The Vosloorus Town Council had used the supply of electricity as a tool to browbeat the residents into submission, the VCA claimed.

It had taken a year of mass action before the Town Council eventually allowed Eskom to take over the supply of electricity to Vosloorus



# Reef towns told to pay up or taps will be turned off

(127) ARG 26/8/93

The Argus Correspondent

JOHANNESBURG. — Money to foot the water bill has dried up in eight Reef towns and the water will do the same if they do not pay the Rand Water Board before the end of the month

Water is said to be the first pillar of civilisation, and to most urban folk it is second nature to expect the clear, clean, life-giving stream to flow out of the taps

Yet taps in eight black townships, gripped by a nine-year service boycott, may soon run dry as the Rand Water Board carries out its threat to cut supplies due to non-payment of charges

Visions of hospital theatres without running water, blocked and dried-up sewers breeding disease, and dry firefighting hoses have sent the parties involved scurrying to investigate solutions and interim funding for the R37,5 million debt.

Board chief executive Vincent Bath has confirmed that taps will be turned off on August 31 — that's Tuesday next week

The bottom line appears to be that there is no money — anywhere — to pay the bills

So far, there has been an unwritten agreement that whatever money was available to black lo-

cal authorities — usually in the form of intergovernmental transfers from the Transvaal Provincial Administration — would be used first and foremost to foot the townships' water bills.

"If the lights go out, you can always light a candle," a Rand Water Board official pointed out. "You have to find a clean river when the taps run dry."

SA National Civics Organisation president Moses Mayekiso has warned that cutting off the water supply to townships was "playing with fire" and would invite an uprising.

According to board management, the organisation is an autonomous non-profit making utility which receives no financial help from the government

It buys river water, and purifies and distributes it in bulk to 75 municipalities which, in turn, reticulate the water to people in the municipal area (Up to 15 per cent of the river water is recycled water from municipal sewerage purification works).

But if there is no money to pay for the river water, the purification chemicals, the electricity and the staff, there can be no water supply, the board says

## Jo'burg ratepayers could face big hikes

Biday 26/8/93  
GAVIN DU VENAGE

JOHANNESBURG property owners could face massive rates increases if Soweto's services payment boycott was not ended soon, council sources said yesterday.

An expected shortfall of R40m this year would have to be met by government, and the Roodepoort and Johannesburg City Councils, the sources said. Government has not budgeted any money to cover shortfalls in black municipalities.

If Johannesburg's responsibility was as high as R40m, there would have to be an extraordinary rates rise of almost 10%.

Businesses would be driven from the CBD, putting even more strain on the city's rates base, with disastrous long-term consequences for economic development.

Yesterday a Central Witwatersrand Metropolitan Chamber delegation met ANC regional officials in a bid to persuade the ANC to back a deal to end the boycott.

The council and chamber are also trying to arrange meetings with the ANC "at the highest level", possibly with ANC president Nelson Mandela and secretary-general Cyril Ramaphosa.

The fear is that the widening gap between Soweto's income and expenditure could force Johannesburg and Roodepoort to assist financially. (127)

Roodepoort is to discuss its position at a council meeting tonight, and is expected to try to distance itself from a previous commitment to join Johannesburg in administering Soweto on an agency basis.

The metropolitan chamber's Soweto crisis committee agreed this month that the boycott should end, and set a tariff of R45 a household. It also decided to set up a new committee to oversee administration.

□ To Page 2

## Ratepayers Biday 26/8/93 □ From Page 1

Parties to the agreement included the PAC, Inkatha Freedom Party and various civic associations. However, the ANC and Sanco refused to back the deal and it is feared that without their support residents will continue refusing to pay. (127)

The ANC has said it will not back local agreements, and has insisted that a national plan resolve payment boycotts. It wants all local authorities dissolved and replaced with nonracial appointed structures before calling an end to boycotts.

Sources said the need for payments to

resume had become urgent. The projected shortfall in Soweto's revenue needs could stretch beyond the chamber's prediction of R20m to more than R40m.

The shortfall would arise from the gap between government's subsidy of between 80% and 87% of the budget and the contribution residents were asked to make.

Chamber negotiators have said that the R20m shortfall was based on the assumption that 80% of Soweto would begin paying. But sources said it was likely that fewer than 40% would begin paying the R45 flat rate tariff.



**M**oney to foot the water bill has dried up in eight Reef towns and the water will do the same if they do not pay the Rand Water Board before the end of the month.

Jacqueline Myburgh reports

# The day of the dry taps comes closer

Star 26/8/93

**W**ater is said to be the first pillar of civilisation, and to most urban folk it is second nature to expect the clear, clean, life-giving stream to flow out of the taps.

Yet taps in eight black townships, gripped by a nine-year service boycott, may soon run dry as Rand Water Board (RWB) carries out its threat to cut supplies due to non-payment of charges.

Visions of hospital theatres without running water, blocked and dried-up sewers breeding disease, and dry fire-fighting hoses have sent the parties involved scurrying to investigate solutions and interim funding for the R37,5 million debt.

RWB chief executive Vincent Bath has confirmed that the taps would be turned off on August 31 — that's Tuesday next week.

The bottom line appears to be that there is no money — anywhere — to pay the bills.

So far, there has been an unwritten agreement that whatever money was available to black local authorities — usually in the form of intergovernmental transfers from the Transvaal Provincial Administration (TPA) — would be used first and foremost to foot the townships' water bills.

"If the lights go out, you can always light a candle," a Rand Water Board official pointed out. "You have to find a clean river when the taps run dry."

SA National Civics Organisation president

Moses Mayekiso has warned that cutting off the water supply to townships was "playing with fire" and would invite an uprising.

According to the RWB management, the organisation is an autonomous non-profit-making utility which receives no financial assistance from the Government.

It buys river water, and purifies and distributes it in bulk to 75 municipalities which, in turn, reticulate the water to people in the municipal area. (Up to 15 percent of the river water is recycled water from municipal sewage purification works)

(127)

## Scare tactic

But if there is no money to pay for the river water, the purification chemicals, the electricity and the staff, there can be no water supply, the board says.

There has been speculation that its threat to stop supplies to non-paying townships is only a scare tactic and when push comes to shut-off, money will be found to keep the water flowing.

Board management has made it clear that there is no money in the kitty, loans are not forthcoming and the Government has pledged poverty.

Jeffery Wilkins, chief director of the TPA's community development section, blamed the drying up of funds on the poor economic climate and the security situation.

"The expense of security forces and police trying to restore law and order and peace has absorbed some of that surplus money."

Bath said the board did not have the money to see it through the period of non-payment. If the RWB did not insist on payment now, the situation would deteriorate to a point where the board was no longer able to provide water to any customer.

Proposals to solve the problems include taking the issue to the highest political level, and that the Government be asked to provide the money. But, says Bath, the Government had already declined to intervene.

He added that the board could not wait for the establishment of non-racial councils before taking action.

The recent announcement that the Government was reviewing the agreement to establish non-racial councils by the end of September meant an early resolution of the services boycott was even less likely.

Bath said the future solution — that is, what to do if the R40 million debt were paid — would be to provide water to, and to bill, individual consumers instead of selling in bulk to local authorities.

The RWB was created in 1903, when the mines and municipalities requested a commission of inquiry into private water suppliers and facilitated the establishment of a reliable supplier that offered water at a stable price.

Vincent Bath . . . the Rand Water Board does not have the money to see through the period of non-payment.

# Wedela hit by levy furore

By **MARTIN  
NTSOELEN**

WEDELA Town Councillors accused of squandering the council's funds have vacated their posts, leaving the council owing close on R500 000.

Last month, facing inquiries from the Transvaal Provincial Administration (TPA), the council raised tariffs (127)

Residents are furious and some are refusing to pay what they feel are exorbitant amounts - between R2.50 and R3 50 more a month - for basic charges

Meanwhile, it seems none of the councillors responsible for the debt will be made accountable for the problem - the council was forced to dissolve in October last year when they could not form a quorum *CIPress*

Town clerk Jan Murray said increased tariffs were necessary to "meet expenses" *29/8/93*

When City Press tried to contact the administrator, a Mr Moller, we were told he was "in a meeting in Carletonville"

In another twist, Anglo American Corporation of-

officials have been accused by residents of threatening to prosecute and even dismiss residents for boycotting their tariffs.

Personnel manager for Anglo's Elstrand mine near Carletonville L Weber strongly denied the claim, but one mine worker spoken to claimed she was made to sign a document which City Press has in its possession

The document contains a paragraph which says employees who do not pay their tariffs would face dismissal action



# No water cuts this week

THE water supply to eight Reef townships will not be cut off on Wednesday, following the State's last-minute commitment to pay the R40 million debt owed to the Rand Water Board

RWB chief executive Mr Vincent Bath said on Friday that the Transvaal Provincial Administration had agreed to pay in full the June and July water accounts of these local authorities, and to pay all further arrears within the next two months

(127)  
A health crisis had loomed over large parts of the Reef after the RWB warned earlier this month that it would discon-

tinue the water supply to Vosloorus, Kagiso, Khutsong, Evaton, Sebokeng, Daveyton, Katlehong and Tembisa if their outstanding bills were not settled

*Sowetan*  
The Minister of Local Government, Mr Tertius Delpport, said the suspension of water supply to communities "would hold drastic implications" 30/8/93

His department, as well as those of National Housing and of Water Affairs, and the TPA, had therefore decided that - despite extremely limited funding being available - water supply would be favoured — *Sapa*

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# Water still *Sowetan* flowing in *30/8/93* the Vaal

A DECISION on Friday to continue the supply of water to the Vaal Triangle townships despite the non-payment of rates received widely differing interpretations from two of the important role players. The regional branches of the African National Congress and the South African National Civics Organisation said in a joint statement that "the water crisis...is over". (127)

The Rand Water Board had threatened to cut supplies on Wednesday

It had been agreed that further meetings between the board, Sanco and the ANC would be held to discuss the problem — *Sapa*

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# Townships Star 30/8/93 get water cut reprieve

The water supply to eight Reef townships will not be cut off on Wednesday, following the State's last-minute commitment to pay the R40 million debt owed to the Rand Water Board.

RWB chief executive Vincent Bath said on Friday that the Transvaal Provincial Administration had agreed to pay the June and July water accounts of these authorities, and all further arrears within two months.

A health crisis loomed after the board had warned earlier this month that it would cut the water supply to Vosloorus, Kagoiso, Khutsong, Evaton, Sebokeng, Daveyton, Katlehong and Tembisa.

(127)  
Local Government Minister Dr Tertius Delpont said the suspension of water supply to communities "would hold drastic implications" — Metro Staff

Star 20/8/93

# Meeting on Soweto deal

■ BY JACQUELINE MYBURGH

The Soweto service boycott edged closer to resolution yesterday when the Soweto Civic Association gave the conditional go-ahead for a payment agreement to be discussed at a meeting of the Central Witwatersrand Metropolitan Chamber ad hoc

crisis committee today

The ANC, which has never endorsed the agreement, will be attending today's meeting as an observer, The Star has learnt

The agreement provides for Johannesburg and Roodepoort to assist in supplying services to Soweto and for residents to pay a service tariff of R45 a month

(127)



# Grant prevents Reef water cuts

Sowetan 31/8/93

**By Josias Charle**

SEVERAL Reef townships presently on a rent and service charge boycott have been saved from water cuts by the Rand Water Board following a grant by the Government. (127)

The Transvaal Provincial Administration, the Department of Local Government and National Housing and the Department of Water Affairs have agreed to pay more than R40 million owed by several townships following the board's threat to cut water to these areas tomorrow.

## Financial assistance

The board had notified certain black local authorities that the supply of water was to be suspended tomorrow.

Affected townships were Mamelodi, Atteridgeville, Vosloorus, Kagiso, Khutsong, Evaton, Sebokeng, Daveyton, Katlehong and Tembisa.

In a statement from the Department of Local Government yesterday, it was warned that in future financial assistance in the form of intergovernmental grants, which are paid monthly to the relevant local authorities, would cover the water account first. If the respective communities did not start making a contribution, other services that to date had been rendered by local government would be affected.

"It must be emphasised that the payment boycott is to the detriment of these communities and it would be in their own interest to end it," the department said.

Star 1/9/93

# New street frontage rate today

(127)

■ BY JACQUELINE MYBURGH

The Johannesburg City Council last night announced a revised street cleaning tariff in response to the uproar from small businesses who opposed the previous tariff because they felt they were subsidising larger businesses.

All property owners will be credited with the amounts charged since the controversial levy was introduced on June 1. The new tariff comes into effect today.

The June 1 tariff was R6 a metre to a maximum of 100 m. This resulted in many small businesses paying the same

tariff as, for example, the Carlton Centre.

Management committee chairman Ian Davidson said a new tariff had been introduced on June 1 because the old system had forced businesses that paid for cleaning, through their refuse removal tariffs, to subsidise those that did not.

Star 1/9/93

# Home work rates rebate

Johannesburg residents conducting "low-key" businesses from home will now qualify for residential rates rebates following a city council decision

Residents working from home — but who did not employ any staff or disrupt the neighbourhood — previously forfeited their

rebate when the City Valuer learnt that their premises were not being used solely for residential purposes. (127)

Residents qualifying for this rebate would only receive it once they submitted an official request to the city treasurer. — Metro Staff.

# Council agrees to sell land cheaply

BY CYRIL MADLALA (127)

The Johannesburg City Council yesterday agreed — subject to provincial authorisation — to sell land below market prices to pave the way for the building of 120 low-cost houses in Jeppestown and Troyeville.

It has agreed to sell 30 sites, with a market value of R470 000, for R286 860

The move is in response to a request by the Family Housing Association that the land prices — previously fixed at market-related values — be reconsidered to keep the selling price below R65 000 per unit

This is the maximum allowed to qualify for a State first-homeowner's subsidy.

"The anticipated cost of the units has risen in light of various additional considerations such as the difficult soil conditions, sectional title registration and fire prevention measures," the management committee report to the council stated

It added that this project would serve as a link with the intended large-scale upgrading and provision of housing envisaged for the inner city.

Vacant plots were deteriorating daily as a result of occupation by vagrants.

The Administrator of the Transvaal is to be asked to authorise the sale as the council does not have the power to sell its land below market prices for a project like this



## Bills to be held in abeyance

AFTER heated debate, the negotiating council at the World Trade Centre decided last night that the Bills it passed in the past two days would not be implemented until the final package, including the constitution, had been agreed to by all parties.

In a resolution put before it, the council noted that the Independent Media Commission Bill and the Independent Electoral Commission Bill had been adopted by general consensus.

It said the steps to be followed in regard to these Bills as well as the independent Broadcasting Act, the transitional executive council (TEC) and the constitution would be:

- Agreement in the negotiating council;
- Passage of Bills by Parliament;
- Promulgation in the gazette; and
- Putting the Act into operation.

The proviso was that all the Bills passed by Parliament "will not be put into operation until an explicit decision" to that effect has had been taken by the multiparty

BILLY PADDOCK

negotiating process upon the approval of the total package of agreements".

The package comprises the media and electoral Bills, the Independent Broadcasting Authority, the TEC and the constitution for the transition.

The resolution said the Bills had to be tabled in Parliament as soon as possible to lift confidence in the negotiating process.

Bophuthatswana and Ciskei objected to the piecemeal promulgation of the Bills, arguing that the total package had first to be approved in a plenary session of all leaders of political parties.

Government, the ANC and the Afrikaner Volksunie had no objection to the steps.

Because of Bophuthatswana's objection, council chairman and Bophuthatswana chief negotiator Rowan Cronjé ruled that in terms of sufficient consensus guidelines, the parties should meet overnight so that the resolution could be adopted today.

## Electricity bills have doubled — residents

JOHANNESBURG residents are puzzling over electricity bills they claim have almost doubled in the past two months.

Although Johannesburg tariffs were increased by 12% in June, ratepayers complain that the bills have risen much higher.

Fairlands Residents Association chairman Danie Meyer said it was suspected the council was making

up for "some deficit".

He said members of the Fairlands organisation had expressed concern over high electricity bills. Where residents were normally paying R600 a month, some electricity bills had gone up to R1 200 over the past two months — and "are averaging between R800 and R900".

Northern Areas Residents Association chairman Margaret Wolff said her personal monthly bill, formerly about R235, was now about R400.

Johannesburg City Council rates and services director Andy van Zyl said it would be difficult to give an explanation without getting a specific account. The City Hall would look into such complaints, he said.

Eskom

□ From Page 1

# TPA wants Soweto deal response first

Star 6/9/93

■ BY JO-ANNE COLLINGE

The Transvaal Provincial Administration will not reconsider its refusal to move against the National-controlled Dobsonville council until other parties to the Soweto crisis talks put their cards on the table, says Piet Coetzer, MEC for Urbanisation (127)

Last week, the TPA threw the Soweto talks into disarray when it stated bluntly that it would not remove the Dobsonville councillors — the last councillors remaining in office in Greater Soweto — nor would it attempt to persuade them to resign.

According to informed sources, councillors comprising Dobsonville's executive committee are all members of the National Party. One source ventured that it would be "political suicide" for the NP in this pre-election phase to have its members in the TPA putting its members in the townships out of office.

But the Dobsonville council has now become a major hitch to ending the Soweto rent boycott and upgrading services in the township. The majority of parties will reject a deal which keeps councillors in office.

"We are willing to revisit the Dobsonville question," said Coetzer. "But I will not ask the councillors to resign in isolation, without every party's response to the total Soweto deal taken into account at the same time."

The TPA would not negotiate further on its stated position, until all negotiating teams had gone back to their principals and were in a position to indicate items of the deal where parties were in agreement and where they were in dispute.

The Soweto Civic Association held a council meeting late last month and apparently has a clear mandate from its members. Among the conditions set by the SCA for signing the package is that Dobsonville's councillors must go.

The ANC is due to put the deal to its PWV regional executive committee on September 14. Although the ANC has not been part of the negotiations, its approval is widely regarded as critical.

Other parties include local PAC and IFP structures, Sofa-sonke, the councils of Johannesburg and Roodepoort and the Greater Soweto local authorities.

# Sofasonke Party 'won't be dictated to by civics'

Sowetan 9/9/9

THE Sofasonke Party yesterday suspended all its activities in the Central Witwatersrand Metropolitan Chamber because it did not want to be dictated to by the civic associations

The party has been involved in discussions on the restructuring of local government for Soweto (127)

In a memorandum to the chamber explaining the decision, the party's executive committee said it refused to be told "how to think, what to say and how to arrange our affairs"

It said that during the past two weeks it had been under continuous pressure from the civic associations of Soweto to put the party's principles aside and conform to their ideas

"We understood their position and we respected their principles, and we even tolerated their obviously close relationship with the chamber, but we refuse to be dictated to and we take this opportunity to state publicly that we will not accept the attempts of the civics to dominate," the memorandum said

"Within the boundaries of consensus decision-making in this chamber we will say no to any grant-in-aid to any civic association as long as they try to dictate terms to us

"We were first branded as a political party, then pressurised not to participate in elections and lastly dictated to as to what we should do in our private affairs"

The party claimed its membership reflected a wide range of support from the African National Congress, Pan Africanist Congress, Inkatha Freedom Party and Azanian People's Organisation.

It said it also had support from the National Party "but only in civic matters relating to Soweto" - Sapa



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COURTLEIGH OF LONDON





Fled in fear ... Police wanted to arrest pensioner Johanna Minnie for her electricity arrears  
PHOTOGRAPH RUTH MOTAU

## Officials 'posed as Ithuba reps' in electricity swoop

WM10-16/9/93 (127)

Eldorado Park residents are furious with the Johannesburg council for the way it has hounded rent and electricity defaulters, writes **Desmond Pitoyi**

**J**OHANNESBURG city council officials posed as representatives of Ithuba while arresting an Eldorado Park electricity payment defaulter, it has been alleged.

John Mathys (48) was among the 400 Eldorado Park residents who packed the JB Opperman Centre recently to vent their grievances about rent and service charges in the coloured township.

Residents complained that electricity defaulters were being evicted and arrested. They demanded the immediate resignation of the Eldorado Park management committee.

At the meeting were council treasury officials who agreed to temporarily suspend arrests. They said they could not accede to demands that all outstanding water and lights debts — some as high as R16 000 — be written off.

Mathys, who is unemployed and owes the council more than R14 000 for electricity, told the meeting he had paid R750, with an agreement that he would pay the balance as soon as he found a job.

"I received a letter saying that I had won a prize in the Ithuba scratch game," Mathys told the angry crowd. "Two men came to my house one night and told me they had brought me my Ithuba cheque. They demanded to see my ID book to check if I was the rightful owner of the prize."

"I was excited by the money and didn't think that this was a trick they used to make sure that I was the person they were looking for in order to arrest me."

"Having looked at my ID," he continued, "they said I must come with them outside so that they can give me the cheque. 'Why out-

side?' I asked, but the men insisted that we go outside. 'Because we don't want the others to see the cheque,' they said."

Outside the house, the two men handcuffed him, bundled him into a car and drove to the sheriff's office in Turffontein. "I spent a few days in what looked like a cell, instead of the 90 days I managed to escape," he said.

Another Eldorado Park resident, pensioner Johanna Minnie (64), said she had fled her house last month after receiving a warrant for her arrest and that her family had not known her whereabouts for four weeks. "Can you imagine an old granny like me behind bars?" she asked.

In June this year Minnie owed the council R1 420.25 for her water and lights. Her electricity supply was cut off and she uses a Primus stove to cook her meals. She and her family of 12 live in the three-roomed house on her monthly pension of R318.

In the same month she received another account for R4 044.57 which had a different account number on it. "This was one reason that led us to hold a residents' meeting to address such issues," said Dionne Reece of the Eldorado Park Residents' Association.

Ironically, the Soweto council, across the road, has agreed to write off arrears of residents under its jurisdiction. But the issue will be raised again at a top-level meeting between the residents' association and the white management committee on Monday.

Association officials say Lawyers for Human Rights has agreed to intervene on behalf of those residents who still face arrests over non-payment.

The Johannesburg City Council's treasury officials, led by Andy van Zyl who met a delegation of the residents' association, agreed to "temporarily" suspend the arrest of debt defaulters. They said they could not accede to the association's demands that "all outstanding water and lights debts — some as high as R16 000 — be totally written off."



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# Soweto accord stalled by TPA

Sowetan 10/9/93

By Mzimasi Ngudle

■ **LEGAL REASON** TPA says it has no grounds for removal of councillors:

**H**OPES FOR THE RESOLUTION of the Greater Soweto rent and services crisis were dashed this week after the Transvaal Provincial Administration refused to remove Dobsonville councillors

A spokesman for the Central Witwatersrand Metropolitan Chamber, Mr Vic Milne, said yesterday a meeting of an extended ad hoc committee failed to take place on Wednesday because there was no satisfactory response from the TPA regarding the councillors

Milne said the meeting was to discuss a package agreement for resolving the

rent and services crisis in Soweto, Diepmeadow and Dobsonville

However, the TPA had not responded to the chamber's submission that it should reconsider its refusal to remove the councillors

## No justification

The TPA's response was that it had no legal justification to remove the Dobsonville councillors from office and that it was not willing to bring any pressure to bear on them to resign

The chamber had resolved that "no purpose would be served in ratifying the package agreement in the light of the attitude adopted by the TPA in respect of the Dobsonville councillors."

The chamber said the TPA's refusal to remove the councillors was an obstacle to the approval and implementation of a package agreement approved by all the parties

One provision of this agreement is the appointment of a city manager for Greater Soweto, including Dobsonville

127

## Hostel invaders move in at whim

By KHANGALE MAKHADO

HUNDREDS of families on the East Rand have fled their homes which have been occupied by hostel men.

Residents of Thokoza township this week told how they received "letters of demand" from hostel inmates claiming to be Inkatha members. The letters inform the residents to vacate their homes - or else.

As soon as they had declared the Phenduka Section a "liberated zone", the hostel inmates renamed the area "Ulundi" after KwaZulu's capital.

A source at the Thokoza City Council told City Press this week that over 240 families had fled their houses. *CIPress 12/9/93*

One victim, who was terrified of having his name published, said "We were told point blank that we either joined Inkatha or had to find shelter elsewhere."

Thokoza town clerk Floors Grobelaar expressed shock at the behaviour of the hostel men. *(127)*

Grobelaar said families were leaving the area at a rate of between 20 and 40 a day. Before leaving families were requesting his office to suspend their electricity and water accounts until further notice.

Now the illegal occupants have been queueing at the council's offices requesting that the water and electricity be reinstated. "The council finds it difficult to do so," a council source said yesterday.

# Ennerdale pact ends pay boycott

*B/D*  
GAVIN DU VENAGE

THE Ennerdale service payment boycott ended last night with the signing of an agreement reached after months of negotiations.

The boycott began in late 1990, aimed at dislodging the Ennerdale management committee and in protest against alleged poor workmanship in a number of houses. *14/9/93*

The negotiations were facilitated by Eskom and the Transvaal Provincial Administration, which acted as advisers to the negotiating parties. *(127)*

The Ennerdale negotiating forum, which consisted of statutory and non-statutory parties, said in a statement yesterday the agreement was based on the acceptance of three principles by all parties.

These were that local problems should be solved peacefully through negotiations, consumers must pay for services, and that every effort should be made to ensure an orderly and stable community.

Residents would end the boycott, and all legal action against them to recover arrears, or to prosecute for illegal connections and damage to property, would cease. All parties agreed to stop illegal action and to report any such actions to the local authority.

The question of arrears would be addressed at national level.

Parties to the agreement included the NP, ANC, civic and community bodies.

## ANC to discuss services boycott package

THE ANC's PWV regional executive committee would meet today to discuss the 12th draft of a package to end the Soweto service payment boycott, ANC local government spokesman Matole Motshekga said yesterday.

The package includes an interim all-in tariff of R45 a household and makes provision for an administration crisis committee.

Parties in the Central

GAVIN DU VENAGE

Witwatersrand Metropolitan Chamber's Soweto crisis committee will soon discuss ratification of the agreement.

However, the ANC, which has not yet joined the chamber as a full member, has refused to support the package, insisting any agreement be part of a national solution. It wants interim local structures be-

fore the boycotts end.

Motshekga said it was unlikely a "yes or no" decision would be made at the meeting. He said discussions would centre on how the package fitted into national negotiations.

The ANC has come under heavy criticism from the PAC, which helped to forge the deal. Without the ANC's backing, it is unlikely the package will be successfully implemented.

Payment levels in Soweto have dropped below 5% and maintenance has virtually ceased because of the cash crisis.



# Time running out for broke Soweto

GAVIN DU VENAGE

TIME is running out for Soweto, and unless the ANC backs an agreement to end the service payment boycott, the financial cost may become too great for any local authority or future government to bear.

The boycott is one of the longest running and most emotive. It began 10 years ago to remove corrupt black councillors, as well as to make the township "ungovernable."

The first objective has been partly achieved. Soweto's councillors were dumped by the Transvaal Provincial Administration earlier this year. Dobsonville, which makes up a sizeable portion of what is called Greater Soweto, still has its councillors, who are barely hanging on.

Ungovernability may no longer be an issue, but Soweto is rapidly becoming unadministrable. The Soweto administration owes money to a list of creditors stretching from the Receiver of Revenue to its own officials.

Summer rains are almost here, and health officials fear a massive outbreak of diseases that were common in this region before waterborne sanitation was introduced at the turn of the century.

Cholera and typhoid are among those that Johannesburg officials say will return as the already inadequately maintained sewerage system collapses with the first heavy rains. Streams of effluent are al-

ready part of everyday life for residents.

Without a contribution from residents, Soweto will probably become a disaster area before the end of the summer, experts say.

This was one of the reasons that motivated parties in the Central Witwatersrand Metropolitan Chamber to come up with a package of proposals last month to end the boycott.

A tariff of R45 a household was accepted. It was also decided to establish a crisis committee, in place of the present Greater Soweto extended ad-hoc committee, to oversee administration.

Temping aid packages have also been used to help sell the agreement. Subsidies of more than 80% as well as promises of massive administrative and development aid have been promised.

The TPA has said it would provide "kick-start" finance of more than R32m to be channelled through Johannesburg once the boycott ends.

Johannesburg has pledged to take over administration on an agency basis. A similar amount will be given to Roodepoort, which will take over Dobsonville on similar terms.

As one civic negotiator put it after one of the meetings, "a better deal than this we

could not have hoped for. We would be crazy to let it go."

However they may be forced to let it go. Without the ANC's active support the deal will not work. The political parties were invited to join the forum earlier this year when the civics conceded they did not have the support to end the boycott.

While the PAC, Azapo, Inkatha and the NP have joined the forum, the ANC has taken only observer status.

PAC negotiator Bonga Mayola says that although the organisation has nothing in common with its negotiating partners, all agreed that the boycott had to end, and residents had to begin paying again.

One reason given for the ANC's position is that it has its eye on a national solution, through the local government negotiating forum. Cynics in the chamber say the organisation hopes to grab as much glory as possible before the coming election, by claiming to have almost single-handedly ended the boycott by removing its causes.

The forum has proposed that all councils be removed and replaced by joint appointed structures that are broadly made up of half council appointees, and half civic association appointees.

The ANC holds more influence on the forum than it would on the chamber, where it would have to negotiate with a large number of other interests. In the forum, the ANC only has to contend with statutory bo-

dies such as the provincial administrations and the seven major cities.

A national deal would be in the short term a relatively simple thing to work out. But as chamber chairman Van Zyl Slabbert recently pointed out "If they don't come up with a workable solution on the ground, it is not likely they will make it work up there."

A simplistic solution at national level will in all likelihood fail, unless a local solution is found, he says.

Unfortunately, the TPA seems to be moving in the same direction as the ANC. It now sends only lower-level officials to chamber meetings. Negotiators say the TPA has lost enthusiasm to work through the chamber, and is now also concentrating its efforts on the forum.

Whatever the reasons, it is clear from the tone of despair and frustration from other negotiators that agreement, and support for the package, is needed now.

There is some hope. The ANC is expected to announce today whether it will support the agreement. The TPA is also expected to send its senior officials to the next meeting of the crisis committee.

Meetings have been held between chamber negotiators and the Cabinet, as well as the most senior ANC officials. Slabbert remains confident the boycott can be ended, provided the politicians have the will to make it work.

1 NP • Policemen allegedly concealed Mandrax tablets

# Hitch in resolving Soweto rent crisis

*Sowetan 14/9/93*

By Mzimasi Ngudle

**■ OTHERS REMOVED** Councillors are the last remaining in office in Soweto:

**D**OBSONVILLE COUNCIL — one of the obstacles to resolving the rent and services crisis in Greater Soweto — is the first National Party-controlled council in a black township

*(127)*

The councillors are also the last remaining in office in Greater Soweto after the dissolution of the Soweto and Diepmeadow councils

Dobsonville mayor Mr Malefane Thenethi confirmed that all seven councillors, including himself, were NP members. He said one councillor was an active NP organiser

Thenethi said, however, that he could not understand why people "combined civic and national politics"

"In principle we shall not resign. Unlike other councils there has been no

maladministration in Dobsonville. Nonetheless our doors are still open," he said. Thenethi was reacting to a demand by parties at the Witwatersrand Metropolitan Chamber for the dissolution of the council before a package agreement to resolve the crisis could be approved and implemented. The Transvaal Provincial Administration (TPA) has steadfastly refused to remove the councillors, saying it has no legal justification to do so. TPA's stand has caused a major hitch in talks aimed at resolving the crisis, with some parties saying the Government was pursuing a political mission.

Parties to the Central Witwatersrand Metropolitan Chamber said they refused

to dissolve the council because it was controlled by the National Party.

Last week talks failed to kick off because the TPA failed to remove the councillors. Chamber spokesman Mr Vic Milne said there was no purpose in holding the talks because the TPA had not "responded satisfactorily to the Dobsonville matter". Sanco general secretary for Southern Transvaal Mr Dan Mofokeng said the TPA's stand was partisan and aimed at protecting National Party interests. "We fail to understand why the TPA has problems in dissolving the Dobsonville council while it did not have the same problem with the Soweto council," he said.

## Ennerdale boycott off

THE long-standing service charges boycott in Ennerdale has been called off *Sowetan 14/9/93*

In a statement, the Ennerdale Negotiating Forum said it had been agreed that the local authority would stop all legal action against consumers to recover arrears, while the Ennerdale and Surrounding Civic Association would end its boycott. Residents of the township have been embroiled in an argument with authorities over the price of houses which they say are structurally defective.

(127)



# Soweto crisis meeting called off

B/Say 2019193

GAVIN DU VENAGE

A SPECIAL meeting of the Central Witwatersrand Metropolitan Chamber, to have been held on Wednesday to discuss the Soweto service charges crisis, has been cancelled because most of the parties have said they would not attend (127)

Chamber CEO Vic Milne said on Friday that most of the major parties had not decided on a package of agreements to end the Soweto service payment boycott.

"It would have been pointless to hold the meeting until the parties had taken a decision," he said.

The special meeting of the full chamber was called for at the chamber's usual meeting this month by the Soweto Civic Association (SCA), which felt negotiations in the Soweto crisis committee, a chamber subcouncil, were pointless.

The ratification of an agreement on an

interim tariff and administrative structure had been held up because the Transvaal Provincial Association had backed away from a pledge to remove Dobsonville councillors, one of the key civic demands.

SCA publicity secretary Pat Lephunya demanded the agreement package be discussed at a full meeting of the chamber.

The TPA was asked to send senior officials with decision-making authority to the meeting, instead of lower-level officials who could not make decisions on behalf of the administration.

Milne asked all parties to "give this critical matter their urgent attention to enable the chamber to take the process forward" at its next meeting, to be held next month.



# Municipalities to absorb water hikes

STEPHANE BOTHMA

CONSUMERS in some Reef municipalities will not immediately pay more for water despite the increase in tariffs announced by the Rand Water Board yesterday. The municipalities of Johannesburg, Sandton and Randburg said they did not envisage water rates going up with effect from October 1, and that provision had been made for such an increase already. The board said the increase of 4,56c a kilolitre for the supply of purified water in bulk, effective from October 1, was due to an additional levy to be charged by the Water Affairs Department on water bought from the Vaal River system.

The levy was partly to finance the cost of the portion of the Lesotho Highlands Water Project for which SA was responsible. SA's involvement in the project was necessary to provide for the PWV area's water requirements from 1996. The department indicated that the levy would be increased annually in October until 1996 after which it would be incorporated into the tariff for raw water in order to continue financing the project. Rand Water Board CE Vincent Bath said local authorities and mines had been notified in March that the

tariff was likely to be increased. The increase would result in bulk users — local authorities and mines — paying 96,05c a kilolitre, up from 91,49c. Should the increase be passed on to ratepayers, the average household would pay about R1,40 a month more for water. A Johannesburg water department spokesman said although provision had been made for the increase, the matter would be discussed with the management committee. Randburg treasurer Wilhe Horst said it was unlikely the increase would be passed on to its ratepayers. The increase would be discussed by the Sandton council later this month.

## Mamelodi probe ordered

THEO RAWANA

A COMMISSION of inquiry was to investigate alleged irregularities in the Mamelodi Town Council, the Transvaal Provincial Administration said this week.

The council, which owes Pretoria City Council R49m for electricity, water and sewerage services, was accused of corruption before Pretoria took over its administration. The Mamelodi Civic Association and Pretoria City Council furnished TPA local government MEC Burger Lategan with details of irregularities which led him to announce in July that a probe would have to be conducted. **BIDAY**

This week Lategan said that a commission had been appointed to investigate the alleged irregularities and report to the Administrator "with recommendations of possible corrective measures that may be take".

Lategan said Willem Krugel had been assigned to act as chairman and Pretoria lawyer Nano Matlala and L Nowosenetz had been nominated as members. Matlala would also lead evidence. **23/9/93**  
Lategan said: "I should like to emphasise that the TPA . . will not hesitate to act against any form of improper management or maladministration." **127**

Star 29/9/93

# Services for shanties hailed

(127)

■ BY JO-ANNE COLLINGE

The Bekkersdal Civic Association has welcomed news that the battle for services in the shantytowns attached to this West Rand township has been won.

Civic chairman Rungu Mathambo said "Basic services in the area are long overdue. This should have happened 'yesterday'."

The lack of services represents a double hazard around Bekkersdal. In addition to the health risks posed by a lack of sanitation and adequate water, there is the threat of sinkhole development as the failure to drain surface water increases the instability of the dolomite beneath the shantytowns.

Mathambo stressed that although the civic association had agreed to have the settlements designated as a transit camp, this did not mean it had given the go-ahead for resettlement.

Transit camp status was purely a device to secure services for the 9 000-odd families in the area and make their lives safer, he said.

"When it comes to the question of whether the people can stay where they are and to the search for alternative land — that we must still negotiate."

He said the civic had objected vigorously during negotiations to the authorities' legal right to remove transit camps on a mere 24 hours' notice.

Mathambo said he trusted that the Bekkersdal camps would be exempt from this.

The Transvaal Provincial Administration announced earlier this week that Westonaria had been persuaded to apply for transit camp status for the shack settlements to the west of Bekkersdal. Once this had been done, R1,3 million would be made available for services.

## Residents get right to buy own homes

RESIDENTS of Noordgesig near Soweto can own their homes from today — for a mere R500

After more than 40 years of uncertainty, yesterday's proclamation of the township means that people can take transfer of their properties

The Johannesburg City Council is selling all 1 072 houses to residents for an average of R500 a unit, including fully serviced stands of about 300m<sup>2</sup>

Management committee spokesman Marietta Marx said the prices were greatly reduced, given that it cost well over R12 000 to provide services for a stand.

"The whole community of Noordgesig can now become homeowners, and this should lead to the further upliftment of the area"

Community leaders and the council agreed last year that the process of township proclamation should not delay the

KATHRYN STRACHAN

sales, and residents could buy their houses on deed of sale, pending proclamation

Marx said well over half of the householders had already bought their homes on deed of sale, and they could now take immediate transfer.

Water and lights arrears were not an obstacle to sales or transfer of properties to their new owners. Arrangements had been made for people to pay off service charges arrears over an extended period.

Noordgesig was established in the '40s as a low-income housing area. It was not proclaimed as a township because of the risk of flooding.

It was only after the council undertook projects costing nearly R8m to upgrade stormwater drains and roads as well as to lower the 50-year floodline that the township could finally be proclaimed.



# Squatters eye the East Bank

Star 2/10/93

**CHARLES Mabe** considers himself a reasonable man and he prides himself of his civic spirit.

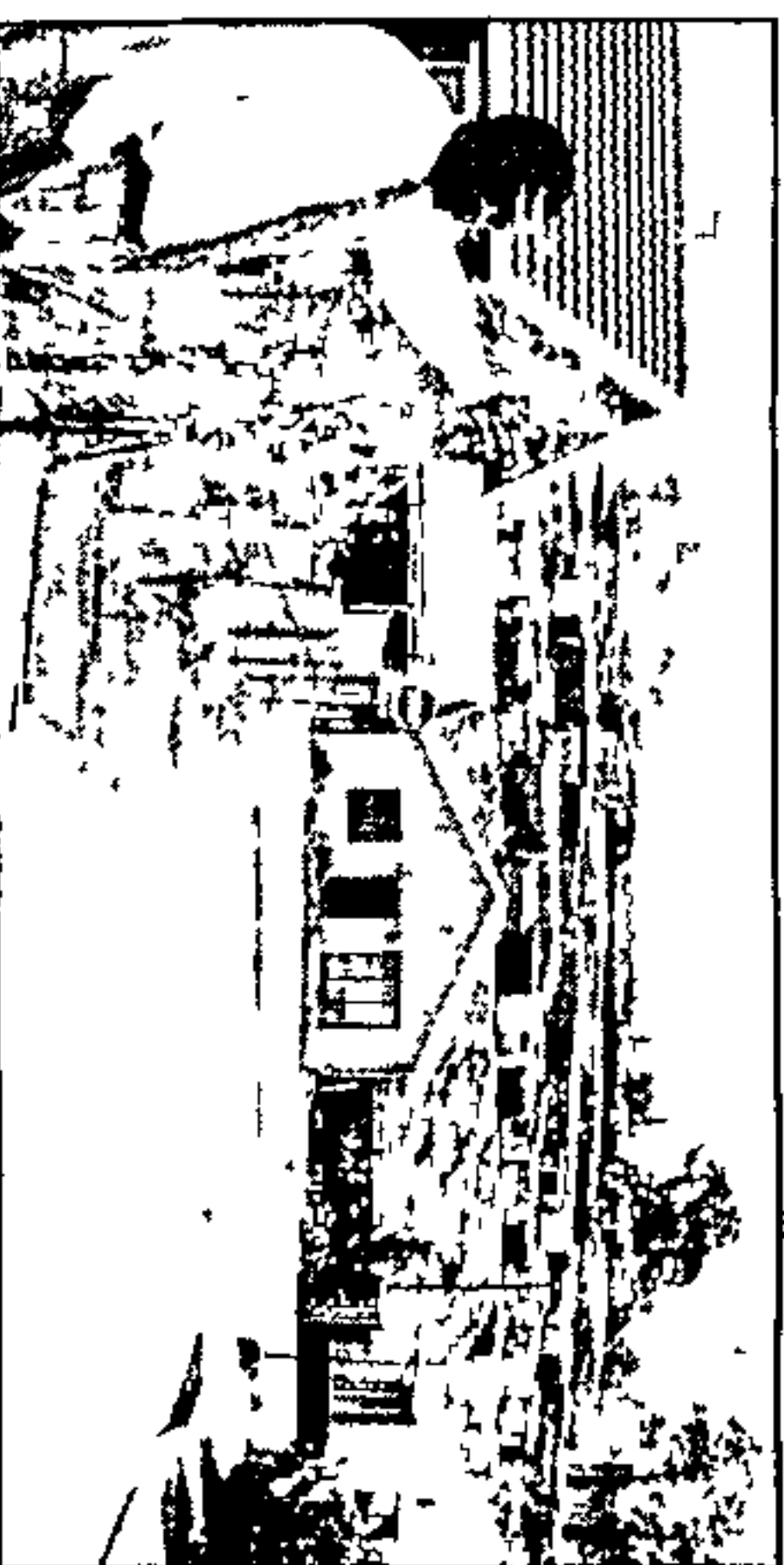
He owns a neat little house in East Bank, across the Juksei River from Alexandra three-bedroomed with a tiny garden with bright red geraniums planted all around, played off against a small but dazzling green lawn.

Mabe has, since 1989, spent in excess of R70 000 to get the place in line with his dreams.

Not too long ago, he, along with hundreds of other East Bank residents, teachers, doctors, businessmen and journalists — mostly upwardly mobile success stories out of Alexandra — decided to make their newly acquired freehold township a showpiece.

They spent thousands of rands improving their houses and their neighbourhood. And today East Bank is mostly tidy, charming and well kept. But it faces some serious threats and its survival as a community looks uncertain.

Looking across the Juksei three years ago, Phil Nyamane, one of East Bank's first residents, saw the first *nikhukhu* go up and immediately recognised the beginning of a menace. "I told my wife, half-joking, 'There goes our house,' he says, 'but I never expected what then happened'".



**ENCROACHING**—Charles Mabe points out the row of huddling shacks hovering across the Juksei River. Three years ago there was only one but now there are hundreds.

(127)

● Photograph: JOE LOUW

most overnight, and over the next two years hundreds of shacks of all manner of construction — far and paper, plastic and brick, zinc sheets on raw mud — appeared, poised precariously on the opposite river bank like a troop of elephants about to invade across the increasingly sewage-polluted stream.

East Bank residents panicked and formed themselves into a residents' association to fight the menace.

"At first we tried to be tolerant, arguing with the authorities about the rights of people to be housed and pleading for them to find a place to put them."

"We explained our case, then we demonstrated. We wrote letters and held endless meetings — but to no avail." Aaron Sebonoyane, current chairman of the East Bank Residents' Association, told the *Saturday Star*.

"The shacks multiplied even faster than the promises we received from the TPA and the municipal authorities — and nothing happened."

Today the shacks are more than a mere menace the squatter camp has become a seedbed of crime.

**Razor wire**

Most houses along the river front have been burgled at least twice, razor wire and guard dogs notwithstanding.

Last week, the wife of a resident was raped as she came back from work in the evening.

But what bothers most residents is the value of their property. Most doubt they could remotely get their money back. "After all the time we spent organising our township," said Sebonoyane, "none of us really wants to move anywhere. That is not the solution to the problem."

what we want is for the authorities to remove the squatters to a more suitable area."

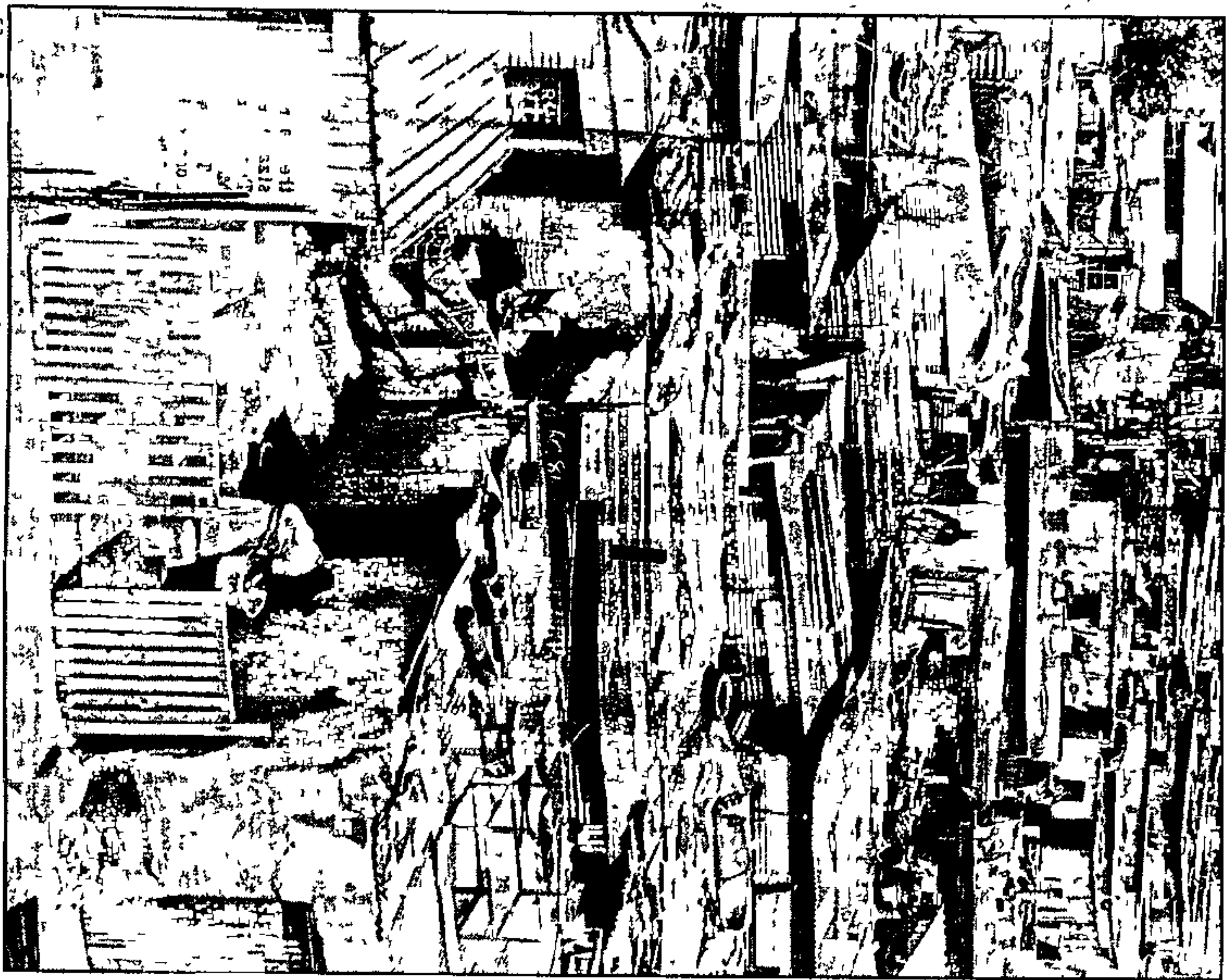
East Bank residents are now patrolling their area day and night. Earlier this year they formed a neighbourhood watch and took action against the first shack that "crossed over" to their side of the Juksei.

"We just went and tore it down," Mabe said. "Those who want to tell us these people are our brothers, and that we should let them be, are talking nonsense."

"We don't mind living with our brothers but the responsibility of housing people rests on themselves and the Government."

"East Bank people are determined not to see their township dragged further and further down. The Government must act now to help us — if not, we'll make sure they're not around come next April."

IT'S a purely white urban nightmare, right? You dream that you look out of your suburban bungalow window one morning and see squatters stretching to the horizon. But Saturday Star reporter JOE LOUW has found that the squatter problem has moved — to Soweto — and is in reality a problem for everyone.



**GROWING PROBLEM** Property owners in white and black residential areas say shack dwellers are responsible for high crime rates in their areas. ● Photograph GARY BERNARD



# Prices plunge when shacks are in sight

Star 2/10/93  
THE middle-class residents of Soweto's Protea South are convinced that the horseshoe-shaped encirclement of their homes by hundreds of derelict shacks is happening with the full knowledge and blessing of both the Soweto Council and the TPA.

"We have investigated this thing and we know that a corrupt councillor in the Soweto Council is involved in the 'sale' of these plots to the shack dwellers," said I R Mosebi, chairman of the Protea South Homeowners' Association.

"Most of these people come from outside South Africa — they are even calling the camp 'Maputo' because of the number of people who come from Mozambique." (127) (S)

Other shack dwellers, said Mosebi, came from Zimbabwe, Lebowa and Transkei. It is alleged that plots are being "sold" for between R200 and R300 by a well-known Soweto councillor.

"So far, we have had no action on our plight," said Mosebi. "I have spoken to various mayors and TPA administrators over the years but nothing has happened — the squatters have just increased and now we're almost surrounded."

Predictably, crime has escalated in the area. David Mokgabuki, a member of the homeowners' association, reported that his house and spaza shop next to it had been broken into so many times he had lost count.

## Offered peanuts

"On Monday night there was another break-in," he said. "Thieves broke into our shop and stole all the tinned goods, candles, and so on. How they got through the burglar alarm and the dogs, I can't explain to you."

Mokgabuki owns a beautiful home on the corner of Windsor and Trafford streets. He puts the value of his house at R230 000. Since crime has risen in the area, he has been trying to sell it.

"Every time a potential buyer comes here they get very excited by my home," he said, "but they take one look across at those shacks that have now come to within a few metres and they bolt."

"I've had to reduce my asking price to R170 000, then last year to R150 000, but people offer me peanuts to offset the danger presented by the shacks."

Protea South residents are at the end of their tether — many want to get out but cannot.

Their plight is reflected in many other PWV areas where squatters are living.

In Midrand, the creation of Ivory Park threatens the former coloured township of Rabie Ridge, the "white" residential area of President Park and the better parts of Tembisa.

"This is no longer a matter of race or exclusive area," Bob Davidson of the Midrand Ratepayers' Association told the Saturday Star.

"If nothing comes from our protests to the authorities, we're all going down the drain."

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RIES

# 'Pact with hostel reduces violence'

Biday 5/10/93

WILSON ZWANE

HOSTEL residents in Vosloorus and the local community had reached an understanding which had helped to curb violence on the East Rand, sources said yesterday.

Residents canvassed for comment said yesterday the situation had improved to such an extent that it was now "perfectly normal" to see township residents entering the hostel to visit or to buy goods

Transvaal Hostel Residents' Association chairman Joseph Kubheka said hostel and township residents were working "closely together" to prevent turbulence in Thokoza and Katlehong from spilling over into Vosloorus.

Kubheka said his organisation was concerned that communities and hostel residents of Thokoza and Katlehong seemed reluctant to resolve their feuds through dialogue. He urged communities in those townships to emulate Vosloorus and "open lines of communication".

ANC PWV spokesman Vusi Gunene said attacks on residents by people from hostels in Katlehong's Buyafuthi and Kwesine hostels had been foiled recently because Vosloorus hostel residents had alerted the community structures.

Inkatha Transvaal deputy chairman Humphrey Ndlovu said he was not convinced the stability in Vosloorus was genuine. He said he was convinced that once the "comrades" had wrought havoc in Thokoza and Katlehong, they would turn their attention to the township.

Wits/Vaal peace committee spokesman Peter Harris said the calm in 85% of the region, including Vosloorus and Sebokeng,

was the result of communication between hostel and township residents

Kubheka said although his organisation was encouraging Xhosas to return to hostels they had vacated in 1990, the response had not been remarkable. "We put this down to fear. People are not certain whether the hostels will erupt again," he said.

Sapa reports 27 people have been killed in violence on the East Rand since Friday.

In a police report yesterday, most of the deaths were listed as unidentified bodies found. No arrests had been made.

The toll included two KwaThema policemen who died after being attacked.

Police patrols were stoned, petrol-bombed or shot at in 12 incidents.

In Natal, weekend violence exacted its usual bloody toll, leaving at least 15 dead and many injured, police said.

But unconfirmed reports added eight people were killed on Natal's South Coast, apparently bringing the toll to 23.

Earlier, in Greytown's Nsuze area, in the Natal Midlands, police arrested gunmen who had murdered a man.

Police were still searching yesterday for the killers of three people murdered in northern Natal's KwaMbonambi district.

The KwaZulu Police reported five killings in Umlazi, south of Durban, and an attempted murder which left a man seriously wounded

Police also discovered the bodies of two men in the township.

In the troubled Natal North Coast township of Sundumbili, police were investigating the murder of two men.

Deaths tied | Judges 'sh



ening NP stronghold

Sowetan 6/10/93  
**Boycott to  
stay - SCA**

**By Lulama Luti**

SOWETO'S rent and services boycott is still on and there is no way it can be called off until all councillors in Dobsonville are dismissed

This is what the Soweto Civic Association believes is the issue that stands in the way towards ending the boycott. (127)

The SCA has vowed that none of the agreements reached in ongoing negotiations will be implemented until the councillors are removed from office

General secretary of the SCA Mr Pat Lephunya said the organisation had lost faith in the Transitional Management Executive Councils. He said the SCA now believed them to be escape vehicles for the Transvaal Provincial Administration to avoid addressing the crisis. The delay in sacking the councillors was a TPA ploy to strengthen the National Party stronghold in Soweto, Lephunya claimed

● There would be water cuts in Dobsonville tomorrow between 8am and 4pm



# NEWS Teargas used to disperse crowd • Policeman implicated in abduction

Sowetan 7/10/93

## Principals 'are scared'

PRINCIPALS at some schools in Diepkloof, Dobsonville and Emden did not report for duty when schools reopened yesterday

The Johannesburg region of the Department of Education and Training said the pupil and teacher attendance ranged between 50 and 80 percent. The department added that some prin-

cipals did not report for duty in some areas in Soweto because of threats of violence by the Soweto branch of the South African Democratic Teachers' Union

The chairman of the Soweto Principals' Forum, Mr Serame Lekgetho, said the forum would hold a meeting at Molapo Technical College today to assess the situation and "the way forward"

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4-PIECE CHROME-PLATED KITCHEN TOOL SET CONSISTS OF 1 LADLE 1 LIFTER 1 SPOON 1 FORK

AS seen on

# Woman (40) hurt in clash with police

By Mzwandile Jacks

Sowetan 7/10/93

## DUES OWED Residents in march

to demand reduction in tariffs for

water and electricity:

Boycott (127)

"Residents want to pay for the services we render but a boycott was started and we have had only 30 percent of the residents paying," said Van Aswegen

A spokesman for the Brakpan police, a major Houghton, who refused to give his first name, also confirmed that a group of about 150 people went on the rampage and damaged water and electricity meters during the march yesterday

**A** woman aged 40 was seriously injured when residents of Tsakane on the East Rand, who were marching to the council offices to demand a reduction in water and electricity tariffs, clashed with the police

Brakpan Town Council spokesman Mr Johan van Aswegen said residents owed the council this month's water and electricity dues

It was because of this that the council decided to cut off the electricity supply

Van Aswegen said the council did not cut off the water supply because of fear of a health hazard

He said residents had broken water and electricity meters in the streets during the march yesterday

"We used teargas to disperse them We were later told that one woman was shot at We only used teargas and did not shoot at anyone," Houghton said This version was, however, denied by Mr Mike Moses of the Geluksdal Action Committee He said the woman was hit by a teargas canister and she also suffered birdshot wounds



# LOCAL

*Little income from residents*

# Services in Soweto still improving

*Star 11/10/93*

127

**BY MOKONE MOLETE**  
SOWETO BUREAU

Millions of rands are being spent to upgrade services in Soweto even though the council is receiving virtually no income from its residents

But acting Soweto city engineer Dick Hallett estimates that R600 million will still be needed over the next decade to upgrade services in the area.

Money provided by the regional services council has already been used to upgrade water storage, roads and sewerage and to provide new community amenities.

Hallett outlined to The Star what has been achieved in Soweto over the past five years

■ A new water reservoir has been built in Zondi. It is five times the size of the current one,

also in Zondi. This has cost about R10 million.

■ Primary and secondary water reticulation have been upgraded in some parts of Soweto. There is ongoing work in other areas. The cost is estimated at R4 million a year.

■ The council is upgrading about 300 km of roads. Work will include extending the dual part of the Old Potchefstroom Road further west.

Hallett added. "The problem with not having any income from the residents is that some projects have had to be halted in order to pay service providers such as the Rand Water Board."

The building of a swimming pool in Pimville, a library in Emdeni and the renovation of Orlando's library are among the projects put on hold.

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# Soweto electricity threat

ESKOM announced yesterday that it would cut off electricity to 22 500 Soweto homes from Monday and warned it could suspend all operations in the township if attacks on its employees and theft of its property did not stop. **Biday**

Eskom sales and customer service manager for Johannesburg Ken Green said letters had been sent to non-paying residents warning them of the cut-offs.

"Eskom also undertook steps to encourage customers to pay their electricity bills. These included letters, public meetings and visits to individual customers. A list of non-payers was also sent to all branches of the Soweto Civic Association, which undertook to encourage residents to pay."

Of the 125 000 Eskom customers in Soweto, 22 500 had not paid the R33,80 monthly rate introduced in February 1992 in Greater Soweto, and in May 1992 and this

WILSON ZWANE

February in Dobsonville and Diepmeadow

Green said businesses also had failed to pay their bills "Out of 1 300 commercial customers, only 3% pay regularly."

More than 20 of Eskom's employees had been attacked and 24 Eskom vehicles hijacked in Soweto this year. If the situation deteriorated further he would have to withdraw staff from Soweto. **15/10/98**

Soweto Civic Association general secretary Pat Lephunya said Eskom's threat to suspend services was "out of order". The organisation had asked Eskom to tell it where its people would be working, so that they could be protected. Eskom had not done this. **(127) (200)**

Green said it was "virtually impossible" to contact the civic every time as 60% of the utility's work was at short notice.

# Soweto blackout looming

CIPROD 17/10/93  
By MOSES MAMAILA

ABOUT 22 500 Soweto homes could be plunged into darkness from tomorrow following a decision by Eskom to cut off the electricity of customers who have not paid the R33,80 monthly flat rate. (127)

Eskom Sales and Customer Service Manager for Johannesburg Ken Green, said only five of the 1 300 commercial customers were paying.

He said to avoid the pending cut-offs, residents should visit the Eskom office at Omni Park, corner of Aerodrome and Sailor Malan streets, Aeroton, to arrange payment terms.



*It's a duty - Civic Association*

# Eskom to switch off Soweto non-payers

Star 18/10/93

BY ABDUL MILAZI

Eskom will go ahead with its planned electricity cuts to 22 500 defaulters in Soweto today

Eskom sales and customer service manager, Ken Green said the company had been forced to take strong action against freeloaders after residents ignored several warnings that their electricity would be switched off if they did not pay. (127)

Green said only residents who came to the Eskom office today to discuss terms of payment would be saved from the darkness that will blanket many homes in Soweto

He said 22 500 of Eskom's 125 000 customers in Soweto had not paid the R33,80 monthly flat-rate tariff since it was introduced last year

Electricity is the only service which is no longer subject to the civic association-led rent and service boycott

According to a Government spokesman, Soweto residents are paying a mere 4 percent of the cost of other municipal services such as refuse removal, water provision and sewage disposal

Last week Transvaal MEC Piet Coetzér stressed that the province had no money left to subsidise boycotts

And Steve Burger, administrator for Soweto and Diep-

**SOWETO residents who have not paid their bills are to have their electricity supply cut off today**

meadow, said local authorities might face service breakdowns and labour unrest at the end of this month.

An urgent meeting of the Ad Hoc Soweto Crisis Committee is scheduled for Thursday. It will address, among other things, the refusal of political organisations and the civic to suspend the boycott while Dobsonville's councillors remain in office

Soweto Civic Association president, Isaac Mogase has appealed to residents to be responsible and pay their electricity accounts. He said it was their duty to pay for essential services that were efficiently delivered.

Eskom has also threatened to cut off electricity to businesses which did not pay accounts regularly

Green said only 5 percent of the 1 300 businesses in Soweto paid their electricity bills regularly. Letters have been sent to those concerned warning them that they would be disconnected if they did not pay regularly.

# Power cuts 'a recipe for disaster'

8/Day 18/10/93

THEO RAWANA

POLITICAL and civic organisations have urged Eskom not to cut off defaulters in Soweto, saying such a move will be a "recipe for disaster".

Eskom threatened to cut power to 22 500 Soweto residents from today and warned that it could suspend all operations there if attacks on its employees and theft of property did not stop. (127) (220)

SA National Civic Organisation (Sanco) southern Transvaal general secretary Dan Mofokeng said the cutoffs could not be allowed to happen, especially as lighting would be needed in the run-up to elections.

"They must first discuss the issue with the civics," Mofokeng said.

He blamed government for causing the

problem by not acceding to Sanco's call for appointed interim structures in the southern Transvaal before the end of the year

"We called on Johannesburg to urgently become one with Soweto, and that non-residential revenue should be shared"

ANC PWV media spokesman Vusi Kunene said it would be "a disaster" if Eskom cut the power supply and that the move could trigger boycotts and other actions

Inkatha Freedom Party West Rand chairman Humphrey Ndlovu said his organisation was against a switch-off in Soweto, "especially at this time"

# Power crisis in Soweto

Sowetan 19/10/93

(127)

By Joshua Raboroko and  
Sowetan Correspondent

**M**ORE THAN 22 000 ELECTRICITY defaulters in Soweto, threatened with power cuts by Eskom, were yesterday given a two-week reprieve to settle their accounts or face electricity blackouts.

The deadline was extended following an urgent meeting between Eskom and the Soweto Civic Association yesterday. This was after the giant electricity supplier had cut the electricity supply to more than 2 500 homes in Pimville in a move to put pressure on residents to pay their tariffs.

The decision to cut power was taken after several attempts by the company to force residents to pay a flat rate of R33,80 a month for services, had failed.

Soweto residents owe Eskom more R25 million since the company took over from the Soweto Council 18 months ago.

Eskom sales and customer service manager Mr Ken Green said the company had been forced to take this action after warning residents that the supply would be cut if they did not pay.

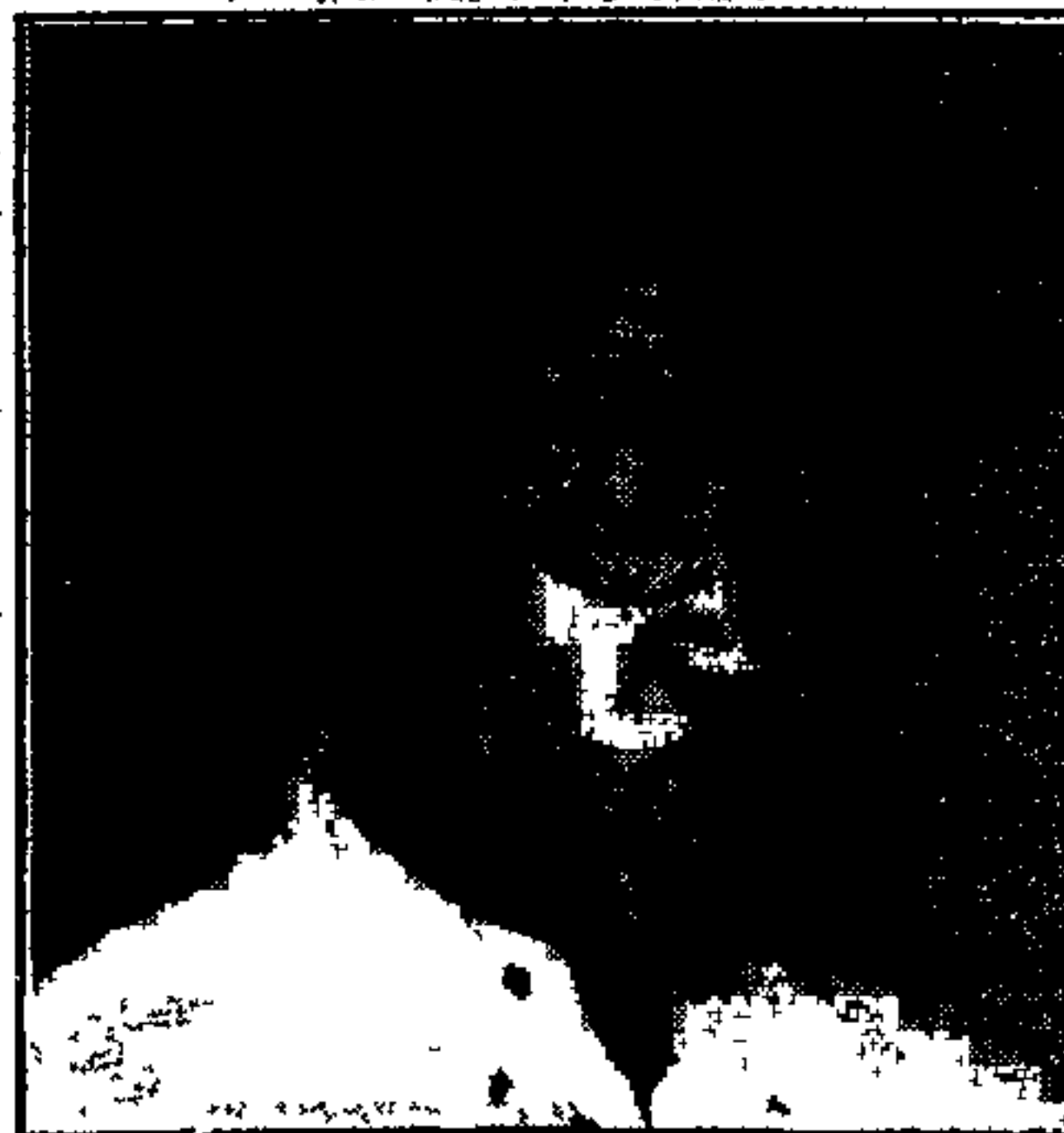
He said 22 500 of Eskom's 125 000 clients in Soweto had not paid the flat rate tariff since it was introduced.

Soweto Civic Association president Mr Isaac Mogase said the cuts "did not go well with most residents".

He said this led the association to demand a meeting with Eskom in a last-ditch attempt to save the situation.

"We appealed to the authorities not to cut electricity in all the townships and to resume the supply to Pimville, because it is unfair to single them out," Mogase said.

At a meeting in Diepkloof at the weekend, Mogase said about 3 600 residents promised to



**Mr Isaac Mogase ... saves situation**

pay their electricity accounts. He said they also decided to suspend the electricity boycott.

In terms of an agreement between Eskom and the association, Soweto residents have to pay a flat rate of R33,80 a month until the giant electricity supplier has "normalised" the situation in the township.

This includes ensuring that meters are functioning properly and that defaulters are dealt with individually, through credit control measures, to avoid victimising innocent residents.

According to a spokesman for the Transvaal Provincial Administration, Soweto residents are paying a mere four percent of the cost of municipal services such as refuse removal, water provision and sewerage disposal.

Transvaal MEC Mr Piet Coetzer emphasised that the province had no money left to subsidise boycotts.

Soweto and Diepkloof administrator Mr Steve Burger said local authorities faced a bleak future. He asked residents to pay to avoid a services breakdown.



Star 19/10/93

# Eskom extends Soweto cut-off date by two weeks

■ METRO STAFF

Eskom yesterday extended by two weeks the deadline for 22 000 defaulting Soweto residents to settle their electricity bills or face cuts in supplies.

The temporary reprieve followed a meeting with the Soweto Civic Association (SCA) after Eskom cut supplies for 250 residents yesterday. (127)

Eskom sales and customer service manager, Ken Green said the company had been forced to act against "free-loaders" after residents ignored several warnings that their electricity would be switched off.

Power would be restored to the 250 residents if they approached Eskom individually to

make arrangements to pay, Green said.

In terms of an agreement between Eskom and the SCA, Soweto residents have to pay a flat rate of R33,80 a month until the giant electricity supplier has "normalised" the situation in the township.

Green said he expected Eskom to be in a position to charge normal tariffs by November 1.

SCA president Isaac Mogase appealed to Soweto residents to pay their bills.

He said his organisation agreed with Eskom that Soweto residents should be charged according to their consumption.

"At the moment poor people are subsidising the rich," he said.



# Eskom postpones Soweto power cuts

B/Sew

19/10/93

THEO RAWANA

THE threatened cut in electricity to 22 500 Soweto households was postponed yesterday after the Soweto Civic Association undertook to get residents to pay their bills, Eskom sales and customer service manager Ken Green said yesterday (127)

Eskom last week threatened to start cutting power because residents had not paid the monthly R33,80 flat rate tariff introduced in April last year.

Green said the utility had cut power to 216 Pimville households before agreement was reached with the association to postpone the switch-off until November 1.

The switch-off had not been planned as a wholesale, single-day operation but would be carried out "over time", Green stressed.

Responding to calls by organisations such as the ANC, the Inkatha Freedom

Party and the SA National Civic Organisation that Eskom should hold talks with them before acting, Green said Eskom would talk to anyone about the problem.

"We spoke to the civic association because they have been the most active organisation on the issue," he said.

Sapa reports that association president Isaac Mogase said he was optimistic that Soweto residents would pay their bills by November. At a meeting in Diepkloof about 3 500 residents had said they were willing to settle their arrears.

Green said residents whose electricity supply was cut off yesterday would have to sign an agreement of intent to pay before their electricity was reconnected.

# Soweto: ANC to intervene

Star 20/10/93

■ BY JO-ANNE COLLINGE

The ANC will participate fully in talks on the Soweto service crisis tomorrow, but it stands firm in rejecting the tentative "package" settlement reached earlier by other parties.

ANC PWV vice-chairman Mathole Motshekga said yesterday that regional structures of the ANC-led alliance and the South African National Civic Organisation had explicitly rejected the "12th draft" agreement.

This agreement had been negotiated under the auspices of the Central Wits Metropolitan Chamber.

Motshekga added: "By attending we will enhance our understanding of the issues. But we stand by the view that we need appropriate structures (of government) that don't just deal with the crisis."

## Grants

"We want solutions and we believe that we can find them."

Transvaal MEC Piet Coetzer warned once more that Greater Soweto's financial position was parlous, despite the receipt of monthly Government grants.

Having received an explanation of the ANC's position, he said it seemed as if the package deal on Soweto no longer existed.

"I am convinced it will be very difficult to come to solutions at a local level unless there's a deal at national level," Coetzer said.

Motshekga said the ANC's unity with the Soweto Civic Association and the Civic Association of Johannesburg was closer.

The ANC would attend the Central Wits Metropolitan Chamber as a full member from next month, he added.

# Sanco reassures property developers

SA NATIONAL Civic Organisation (Sanco) president Moses Mayekiso yesterday stressed the importance of interaction between the building industry and civic structures

Addressing property developers and building contractors in Parktown, Mayekiso said his organisation was aware of problems besetting the housing industry as a result of bond and rent boycotts, damage to property and violence. (127)

He said Sanco was aware that developers and builders wanted a "positive working environment, which includes security and a fair return on investment". 2110193

"Some of you have run into very

**WILSON ZWANE**

proactive civics, which insist that if you build speculative housing for profit in the townships, you have a responsibility to do something to support non-profit, low-income housing

"This is an approach we, at national level, generally support and we are looking at specific ways to ensure that this also meets your interests."

He would not, however, elaborate on areas in which his organisation intended co-operating with the building industry.

"Not all our basic principles will meet your own interests, but where

we can work together let us not hesitate to do so," he said

He also called on builders and property developers to back Sanco's housing policy, which emphasised the need for allocating more social resources to housing "for the purpose of kick-starting the economy"

"I want to develop a working relationship with some of your leaders to flesh out this issue. My own researchers are constructing arguments to show that housing investment is a useful economic investment.

"We should be able to have a unified position in this area, which can be presented to the National Economic Forum," he said.

# Council backs new housing initiative

Star 27/10/93

## ■ METRO STAFF

The Johannesburg City Council yesterday threw its full weight behind moves to establish a Metropolitan Housing Development Corporation to tackle the estimated backlog of 200 000 units in the Central Witwatersrand area.

The initiative follows extensive consultation over the past year with the private sector, community organisations, financial experts and officials at the Central Witwatersrand Metropolitan Chamber

"The main task of the corporation will be to assist community housing initiatives with finance for capacity building, for project development and for end-user finance," Marietta Marx, chairman of Johannesburg's Health, Housing and Urbanisation Committee, said

Initial seed capital would have to come from regional and national funding sources, she said

"On the one hand, it is accepted that the lack of finance

for home building is the biggest single reason for the housing shortage. But this has to be balanced by the fact that substantial funds for housing remain unspent," Marx said.

Earlier this year the Government made R500 million available to the National Housing Forum, and on this year's budget of the Central Wits Regional Services Council there is a R10 million allocation to housing for urbanisation.

## Inertia

Marx said this "unfortunate state of affairs" resulted from the lack of a national housing policy, the inertia created by the political transition and opposition by community organisations to unilateral action by Government authorities

"Our view is that all these factors should be resolved within the next 18 months, and then it will be vital to have in place mechanisms for channelling these funds," Marx said.

127



# Residents to pay R25 flat rate

Sowetan 1/11/93

VOSLOORUS residents will start paying a R25 interim monthly flat rate for essential services from Thursday while the local civic association and the town council continue negotiations.

(127)

The Vosloorus branch of the South African National Civics Organisation and Vosloorus Town Council said at a joint news conference in Boksburg last week that although the amount was not realistic, it would help cultivate a cul-

ture of payment among residents

Vosloorus mayor Mr Morrison Sinukela said the amount applied only to residential units. Businesses and other consumers had to pay their accounts in full — *Sapa*

*'Mass action to be considered'*

# Eskom starts electricity cuts

Star 3/11/83

BY JACQUELINE MYBURGH and SAPA

Eskom has started to cut electricity to 20 000 Soweto households with unpaid bills, spokesman Ken Green said yesterday.

And about 10 000 Lenasia South residents also had their power supply terminated after a payment dispute with the township's management committee.

Two weeks ago, the switch-off to about 23 000 Soweto households was delayed after Eskom and the Soweto Civic Association agreed to extend the deadline to Monday.

About 3 000 accounts had been either fully or partially paid, Green

**30 000 homes in Soweto and Lenasia are without power after Eskom starts power cuts**

  
said

The ANC said the cutting of electricity was not a "viable option". It went against the spirit of agreements made at the Local Government Negotiating Forum and would exacerbate violence and crime in Soweto.

The ANC yesterday also called for the electricity crisis in Lenasia South to be negotiated alongside the Soweto

payment crisis, and for residents to qualify for a flat rate.

ANC local government spokesman Mathole Motshekga said he would address a public meeting in Lenasia this evening to find out how residents wanted to deal with the crisis. Mass action was "high on the agenda".

"We are very disturbed because any cut-off of essential services is an inhuman act that we cannot tolerate."

Residents claim that the management committee — currently the subject of an inquiry into irregularities — is demanding exorbitantly high electricity payments and will not accept payments in instalments.

**NEWS** Court told of how Soweto ma

Sowetan 5/11/93  
**March over high charges**

**By Abbey Makoe**

ANGRY residents of Palm Ridge on the East Rand yesterday marched on the offices of the Germiston City Council to protest against high rent and service charges

Watched by city councillor Mr Viv Morris, other councillors and policemen, residents handed in a memorandum detailing their grievances

Palm Ridge Civic Association execu-

tive committee member Miss Beth Andrews told the councillors "If you people were God-fearing you would understand what we're talking about when we say our people are suffering. They are eating dog food."

The march was sparked off by letters sent to residents informing them that rentals would soon be increased (127)

The civic association has complained that some of the residents were expected to pay R300 a month in rent from next month, while they had been paying R80 previously

# Boycott is opposed by Sowetan 9/11/93 civic association

**By Joshua Raboroko**

THE Soweto Civic Association has never supported or called bond boycotts in the townships and will not do so in future

This is what SCA president Mr Isaac Mogase told the staff of Remex Estate Agents at a meeting in Johannesburg

**Dishonest**

(127)

He said the bond boycott was called by "dishonest people who lived in ivory towers" and who took advantage of the political mood in the country

The civic association had backed the rent boycott because of certain pressures imposed on blacks at the time

"The bond boycott should be regretted

because it will add misery to the lives of blacks," he said

The banks were reluctant to give loans to blacks fearing they might lose their money

**Serious shortage**

The civic association had held numerous meetings with banks and urged them to grant housing loans because of the serious shortage of homes countrywide

"We believe in negotiating in order to solve problems. We did so when Eskom threatened to cut off the electricity supply to many homes," he said

The civic association would welcome any efforts by banks and estate agents that could help people obtain homes as well give advice



Star 9/11/93

# ANC backs deal on crisis

BY JO-ANNE COLLINGE

There is every indication that the agreement on the Soweto service crisis will sail through the Central Wits Metropolitan Chamber tomorrow with the unreserved blessing of the ANC and its allies.

In talks last week, negotiators from local authorities, civic and political organisations and the Province finalised the package agreement to upgrade services and end rent boycotts.

ANC PWV vice-chairman Mathole Motshekga said yesterday the local government committee of the ANC alliance and the

SA National Civic Organisation (Sanco) had met on Sunday and given its full support (127)

It had decided to "urge the chamber to ratify the agreement without further delay" and to "call on all interested parties to ensure that the structures for its implementation are made fully operational without delay".

This amounts to an ANC about-turn and owes a lot to the labour crisis in Soweto councils.

The ANC alliance and Sanco called on local authorities and the Transvaal Provincial Administration to deal urgently with the problems of members of the Cosa-

tu-affiliated South African Municipal Workers' Union.

"In particular the meeting demanded that the authorities immediately settle the salary arrears, increases and bonuses (due) to the Samwu members."

Motshekga pointed out that the ANC would be taking part in the chamber only from this week.

The Soweto package fell short of the ANC's demand for the nonracial restructuring of local government, said Motshekga. But it had nothing to lose since legislation for the first phase of interim local government would be in place within weeks.

# ANC throws weight behind Soweto deal

B/Day 9/11/95

GAVIN DU VENAGE

THE ANC has called for immediate implementation of a package agreement to end the Soweto service payment crisis, following months of debate on whether to support a deal worked out in the Central Witwatersrand Metropolitan Chamber.

Until now the ANC has refused to become a full member of the chamber, and has withheld its backing for previous attempts to end payment boycotts. The organisation announced last week it would take part in chamber deliberations. (127)

ANC PWV region deputy chairman Mathole Motshekga said yesterday it had been decided at the weekend to support the package worked out in the chamber's sub-committee on the issue.

Mathole said the ANC alliance and the SA National Civic Organisation's local government committee "welcomes and supports the agreement". The organisation called for ratification of the package at tomorrow's meeting of the chamber.

The package includes an interim tariff of R45 per household, and provides for a committee to oversee the administration of Soweto until a permanent structure can be worked out.

Mathole called on the "relevant local authorities and the TPA to immediately resolve the crisis situation involving the SA Municipal Workers Union".

A number of black local authorities in the PWV region have fallen behind in pay-

ing their staff because of a lack of funds. Some are in arrears to the Receiver of Revenue and are up to six months behind with pension fund contributions.

The ANC wanted the Central Witwatersrand Regional Services Council, Johannesburg and other city councils to provide the funds and resources for the payment of SA Municipal Worker Union members. It also called for the effective provision of essential services, setting a target date as February 1.

Chamber CEO Vic Milne yesterday welcomed the ANC announcement. He added that the February 1 deadline was probably made for practical reasons. It would be hard to begin service upgrading over December, as most municipal staff would be on leave. It would also be difficult to end the boycott in January, when people were usually out of pocket from the holiday season.

If the package was to be accepted this month, it would give the parties two months to set it in place, Milne said.

However, chamber sources were sceptical about whether the latest development was a breakthrough. "We have heard this kind of thing from them before," said one chamber negotiator. "I would rather wait until Wednesday's meeting before getting too excited."

## Deal ends Soweto services boycott

GAVIN DU VENAGE

THE Soweto services payment boycott effectively ended last night when the Central Witwatersrand Metropolitan Chamber accepted a package that provided for residents to resume payments at the end of January next year. *Biday*

The agreement set a monthly tariff of R45 a household and set up a services crisis committee to administer the township until more legitimate structures were in place. The approval was the result of two years of long and difficult negotiations.

The committee overseeing the agreement's implementation will take political responsibility for all policies and will launch a major campaign to inform all residents about the agreement. *11/93*

The agreement also provides for additional subsidies and technical assistance. Residents will provide 17% of the township's monthly income and the balance will be made up by subsidies from the Transvaal Provincial Administration, Regional Services Council and intergovernmental transfers.

The tariff does not include electricity payments which are metered separately and provided by Eskom. *(127)*

Roodepoort and Johannesburg city councils will provide technical assistance and resources to assist the Greater Soweto administrations and improve services.

Johannesburg and Roodepoort will also make financial contributions which have still to be negotiated.

# Deal ends Soweto boycott

Star 11/11/93

BY JO-ANNE COLLINGE

The Greater Soweto Services Crisis Agreement, which took years of negotiation to achieve, was finally approved by the Central Wits Metropolitan Chamber in less than five minutes last night.

Afterwards, Met Chamber chairman Dr Van Zyl Slabbert explained. "This agreement will bring additional subsidies and technical assistance to

Greater Soweto and signifies an end to the boycott of payment of services charges."

Local authorities, civic associations and political parties which are members of the chamber have until the end of the month to raise objections to the agreement. But delegates to last night's chamber meeting in Johannesburg seemed confident there would be no objections.

The ANC, which took part in

the chamber for the first time last night, has been seen as reluctant to endorse the Soweto agreement. But ANC PWV vice-chairman Mathole Motshekga was emphatic that no objections would be coming from the ANC's quarter (127)

He said the ANC had "de-linked" the Soweto service crisis from restructuring local government. It was happy to endorse the service agreement while pursuing the restructur-

ing of the Met Chamber.

Slabbert described the service agreement as an ad hoc temporary arrangement.

The agreement, due to come into effect on December 1, will immediately boost government subsidies for Greater Soweto from 67 percent of the cost of providing services to 82 percent. Soweto residents will be expected to start paying for services at a flat rate of R45 a month from February.



# Zulu 'warriors' to graduate

WILSON ZWANE

AT LEAST 500 "warriors", who will form the core of KwaZulu's self-protection units, will leave Mlaba Camp near Ulundi today after five weeks of intensive training, which included firearm familiarisation. *B/Day*

Philip Powell, who co-ordinates the project, said yesterday the graduates had been instructed by, among others, KwaZulu police officers, former Umkhonto we Sizwe commanders and former SAP officers.

Powell, who is also KwaZulu representative in the Natal Midlands, said no white right-wingers had been involved and he was the only white person in the project. *12/11/93*

The graduates would not be issued with firearms but, since they had received training in the proper use of

guns, they would be "competent to apply for licences to carry firearms".

Powell said the training of self-protection unit members would continue as long as the KwaZulu government provided funds and people to be trained.

KwaZulu Chief Minister Mangosuthu Buthelezi paved the way for the training recently when he announced that a R5 levy, imposed on Zulus by his government, would be used for the project.

Powell said journalists invited to today's passing out parade would not be allowed to take photographs of the camp and the graduates for "security reasons".

# Sowetans 'will pay for services soon'

GAVIN DU VENAGE

PARTIES involved in the deal to end the Soweto services payment boycott were confident residents would begin paying on the agreed date — February 1 — once they saw improvements in the township. *B/Day*

Improvements would begin next month with the injection of millions of rands into Soweto by government and the Johannesburg and Roodepoort city councils. In terms of the agreement, each household would pay R45 a month for services.

Because of the historical pattern of non-payment, it was expected that it could take a while for everyone to begin paying. But parties were confident this would happen. *12/11/93*

Civic Associations of Johannesburg spokesman Cas Coovadia said the councils would lend substantial technical, administrative and financial assistance to Soweto. *(127)*

# Deal to end the Soweto boycott

WIM 12-18/11/93 (127)

A deal has been clinched to end Soweto's 10-year rent boycott — but convincing residents may be a problem, reports **Desmond Pitoyi**

**C**IVIC organisations have pledged to sell to township rent defaulters this week's deal with the Johannesburg Metropolitan Chamber and the Roodepoort City Council aimed at ending Soweto's 10-year rent and services crisis.

The Greater Soweto Services Crisis Agreement, clinched on Wednesday night after 18 months of negotiation and numerous false dawns, seeks to end the boycott by next February, and foresees a resumption of rent payments of R45 a month in return for the provision of adequate services.

The political problem will lie in persuading Sowetans who have lived rent-free for a decade to resume rent payments.

However, Soweto Civic Association assistant general secretary Thulani Nkosi said: "We will be using the period until February to convince residents that the time has come to abandon the rent boycott. The Transvaal Provincial Administration will back the project with R32-million, so Sowetans should see a marked improvement in services in their areas."

Metropolitan Chamber chief executive Victor Milne said the his organisation would also be launching a

massive propaganda drive to convince residents that the time had come to resume rent payments.

Government subsidies will rise from a current 67 percent of operating costs in Soweto to 82 percent.

The African National Congress, which has been sceptical of attempts to resolve the Soweto crisis, participated in the Metropolitan Chamber meeting which adopted the agreement. ANC representatives said they would not be raising objections to the deal.

Not affected by the agreement are electricity supplies — Eskom and the civics are negotiating the provision of power separately.

The Johannesburg and Roodepoort councils have promised to work closely with the civics to prepare the ground for the February resumption of rent payments by assisting in the provision of rubbish removal, road and pipe maintenance, and other services. But the civics have sounded a cautionary note, saying they will only call for the resumption of rent payments if the neighbouring councils honour their undertakings.

Said Nkosi "We have to see practical improvements on the ground in order to give our full support to the agreement."

The civics envisage less resistance to rent payments than in the past, because they believe that the Transitional Executive Council will add legitimacy to local government. "But they will have to be more transparent than local authorities have been until now," said Nkosi.

George Benson to entertain

# R45 a month rent package is agreed on

Sowetan 12/11/93

■ **SUCCESS AT LAST** Lengthy Soweto

rent negotiations end in cordial spirit:

By Joshua Raboroko

**T**HE 10-YEAR GREATER SOWETO rent boycott, which cost the local authorities more than R516 million, has ended. This follows an agreement reached by the Central Witwatersrand Metropolitan Chamber which adopted a package for an interim monthly tariff of R45 a month for a household starting on February 1 (127)

However, the agreement does not include electricity, which is metered separately by Eskom, according to sources yesterday

Eskom's chief executive-designate, Mr Allen Morgan, yesterday said service payment boycotts, particularly in the Witwatersrand, since July 1989, had led to a debt of R650 million.

The package, arrived at after 18 months of negotiations, also provides for a body, the Services Crisis Committee, which will take all political responsibilities for the townships

The package will cover Soweto, Diepmeadow and Dobsonville which have been boycotting rent payments since June 1986

The president of the Soweto Civic Association, Mr Isaac Mogase, yesterday said the agreement was a milestone for the residents

The negotiations took place in a cordial spirit and there was applause after the parties reached the agreement, Mogase told *Sowetan* "We are looking forward to seeing residents paying their bills," he said

## Welcomed agreement

The National Party has welcomed the agreement and said that it would now urge all role players to "and together in ensuring successful implementation of the accord

NP's Regional spokesman for Greater Johannesburg and Soweto, Mr Daryl Swanepoel, said "We will fully co-operate with other parties to the agreement in communicating the content and effect of this agreement to the community"



# R1,5bn project to build peace, jobs and housing

St. Times 14/11/93

By CIARAN RYAN

GERMISTON hopes to solve its unemployment problem through a R1.5-billion city redevelopment, including a mass-housing project. The entire scheme will provide more than 200 000 permanent jobs.

It is the brainchild of Stocks & Stocks marketing consultant Peter Mancor (who earlier this year won a legal suit against Absa) and the Germiston City Council management committee.

Germiston is the first city to amalgamate with its neighbouring black township, Kaitleng, which has an unemployment rate of 65% and is racked by unrest.

Financial institutions are expected to back the scheme, with the Government acting as facilitator and providing limited guarantees.

Stocks & Stocks vice-chairman Bart Dorrestein says the Germiston redevelopment is a blueprint for mass housing and job creation and could be replicated elsewhere in SA.

"You cannot solve the problems of this country without creating jobs. People cannot buy houses unless they have jobs. This scheme provides employment which enables people to pay for their houses."

Mr Dorrestein says mass-housing efforts have flopped because they have not provided for employment.

Stocks & Stocks proposes building 35 000 low-cost houses split into communities of no more than 2 000 which will

be further sub-divided into self-contained clusters of 20 units at a cost of R25 000 a unit. Each starter home will be about 50m<sup>2</sup> on a 250m<sup>2</sup> stand.

Money will be raised through stock-vels. Each member of a 20-unit cluster will be responsible for mortgage payments.

Mr Dorrestein says financial institutions are expected support the scheme because the community will be accountable for mortgage payments.

Germiston management committee chairman Leon Louw says the scheme is a departure from apartheid-style town planning which established black townships as labour camps for white business.

"Germiston's central business district desperately needs revitalisation," says Mr Louw. "We need to bring people back to the CBD and the way to do this is to develop residential areas close to the centre."

A total of 17 000 low and medium-cost houses will be built around the CBD in self-contained news-type units, selling for between R20 000 and R25 000 each. Parts of the city will be pedestrianised to attract shoppers back to the city.

The third leg of the development is centred on Rand Airport and Germiston Lake. They will be linked by a walkway connecting a 25 000m<sup>2</sup> shopping mall to a new airport concourse.

The lakeside development will include a wharf, entertainment centre, 17 000m<sup>2</sup> of office space, 400-bed hotel and up-market accommodation for 12 000 people, ranging in price from R100 000 to R450 000.

Mr Dorrestein says the housing project stresses the family unit.

"The reason for the breakdown of social structures in the townships is the breakdown of the family unit," he says.

Kaitleng mayor Macdonald Mhlanga says the scheme has the support of civic associations which were consulted in drawing up the plans. The ANC has also indicated its support.

Mr Mhlanga says: "The root causes of the problems we are experiencing of violence and rent and service boycotts are addressed in this scheme."

"People do not pay because the services are inadequate. There will be no rent boycott in the new housing development. I believe it will contribute to lowering violence in Kaitleng."

Mr Dorrestein says: "By showing the residents of Kaitleng an alternative lifestyle, we will be able to assist in the reduction of violence and then, over time, go back into Kaitleng and assist in redeveloping it."

The new development will be three kilometres from Kaitleng to coax would-be house-owners out of strife-torn Thokoza, Kaitleng and Phola Park.

The major beneficiaries will be Kaitleng's unemployed, accounting for an estimated 400 000 in a population of 700 000.



JOINT EFFORT Project members Macdonald Mhlanga, Leon Louw and Ruth Leotlela

Picture CIARAN RYAN



# Soweto set to confound its creators

B/Day 15/11/93  
GAVIN DU VENAGE

THE significance of the agreement to end Soweto's service payment boycott is not in the financial contribution residents will now make, but that it heralds the end of the township's isolation from the urban economy and brings it into the metropolitan fold.

The R45 a month each household is expected to pay will not in itself have any major impact. Even if 80% of the community heeds the call to end the boycott, its contribution will amount to only 17% of Soweto's monthly needs.

The 82% shortfall will be made up by regional services council levies, the TPA and the Health Department.

However, local government officials are delighted at the deal, even though they had hoped for a R55 tariff. Part of its significance lies in the boycott's origins. The civics began agitating against rent and service payments 10 years ago for many reasons but mainly to protest against the corrupt, inefficient administrations of Soweto, Diepmeadow and Dobsonville councils that made up Greater Soweto.

The sprawling township of 3,5-million people served as a huge hostel for PWV workers who had to commute into the cities daily. Very little of the economic activity they generated filtered back into Soweto.

The boycott underscored Soweto's isolation from the urban economy. Authorities dared not abandon it for fear of the consequences. As business was barred from operating in the townships, state funds were the only legal means for propping up its daily management.

This is about to change. Johannesburg City Council management committee chairman Ian Davidson says the agreement passed by the Central Witwatersrand Metropolitan Chamber is the first step to ending Soweto's isolation, and setting up a metropolitan government that will draw in Soweto, Johannesburg, Randburg, Alexandra, Sandton and Roodepoort.

The TPA has pledged R32m as "kickstart" finance to fund projects that will bring immediate improvements to the quality of life. Johannesburg and Roodepoort will make their ad-

ministrative and technical expertise available.

But the township will not be handed over to white local authorities like an orphan. Instead black and white local authorities will maintain their individual status. They will all fit into a larger, metropolitan authority that will oversee their collective development.

It will not simply be a case of diverting money from the rich to the poor. Each area will have access to development funds.

A priority is likely to be cleaning up Soweto and improving health and sanitation facilities. Once residents gain trust in the new administration and see improvements, payments are likely to pick up, boosting development. It is not unlikely that within the next few years major retailers will begin investing in Soweto as the affects of administrative stability and improved services become noticeable.

Once this process gains momentum, Soweto will cease to be the southwestern township apartheid planners intended it to be. It will become a city in its own right, and take its place in the PWV economy.

# Eskom rise won't affect Jo'burg rates

BY JUSTICE MALALA

The Johannesburg City Council announced yesterday that electricity consumers in the city would not be affected by Eskom's 7 percent tariff increase, which will come into effect in January. 15/11/93

Management committee chairman Ian Davidson said the council would absorb the increase and not pass it on to the consumer. (27) (200)

"We are able to do this because the city generates roughly 50 percent of its own electricity requirements and because of cost savings achieved. We also have increased efficiency in the working of the council as a whole."

Eskom announced the 7 percent increase, the lowest since 1984, on Thursday. It is 2 percentage points less than an estimated inflation rate of between 9 and 9,5 percent for next year.

Eskom chairman Dr John Maree said the lower increase is in line with the undertaking given to consumers in Eskom's Price Compact in 1991.

It was also welcomed by economists, who said it would contribute to the lowering of the inflation rate and leave consumers more disposable income.

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The TPA has pledged R22m as "kickstart" finance to fund projects that will bring immediate improvements to the quality of life. Johannesburg and Roodepoort will make their ad-

ministrative and technical expertise available.

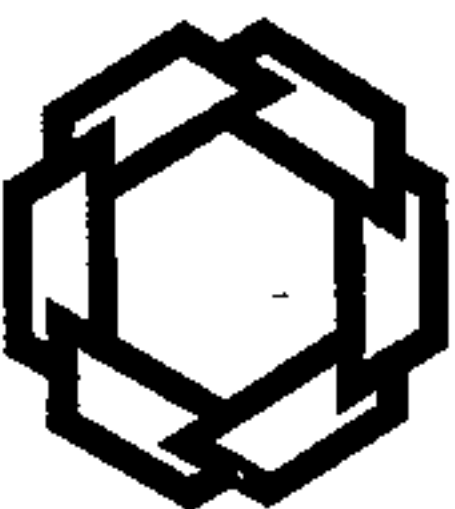
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Joint company announcement



FREEGOLD

# Probe *Sowetan* team 15/11/93 checks houses

By Josias Charle

THE Krugel Commission of Inquiry into allegations of corruption and irregularities in the Mamelodi Council will inspect houses that were allegedly not built according to specification tomorrow

Commission head Mr Willem Krugel indicated last week that the on-site inspection would be carried out on a number of houses which were built without plans being approved or without any inspection being carried out before occupants moved in.

A Mamelodi resident, Mr Edgar Vukela, told the commission on Friday that he was paying off a R75 523 bond to the Perm Building Society at a rate of R1 200 a month without occupying a house that had been built by a company in which former Mamelodi mayor Mr Sidney Mokone is a shareholder. (127)

The commission has also heard that building inspectors were handed money in envelopes ranging between R300 and R500 at a time not to inspect new houses.

The inquiry continues today.



essed unfulfilled' ● Housing confusion

Sowetan 18/11/98

## Hearing adjourned

**By Josias Charle**

THE Commission of Inquiry into allegations of corruption and irregularities in the Mamelodi City Council yesterday heard that the council had no housing policy

Testifying before the Krugel Commission, the council's Director of Community Services, Mr Johannes Jakobus Pienaar, said when he joined the council in 1987 there was no written policy on housing and that projects came into being as a result of council decisions. (127) ~~(127)~~

Pienaar said he decided to recommend

to the council that it should use the services of Metro Plan, a company which had carried out a housing survey in Atteridgeville

He said his recommendation was accepted but soon thereafter he was instructed to stop involving himself in planning any land developments

The commission also heard that resident Mr Billy Mokgothu had paid more than R14 000 for a residential site in 1987 but has never been able to develop it because another house had been built on it

The commission was yesterday adjourned to November 30

## *Soweto-type project rejected*

# 'House squatters in cluster of villages'

*Star 19/11/93*

■ BY SHIRLEY WOODGATE

A string of small, low-cost housing villages north-west of Randburg has been proposed by the Crocodile Valley Rural Civic Association (Civarca) as a housing solution for the area's growing squatter population.

This follows Civarca's call on the Transvaal Provincial Administration to place a moratorium on ongoing evictions in the greater Muldersdrift area until suitable land had been allocated for affordable housing.

Condemning the Randburg Town Council for its failure to provide land for its labour force, Civarca chairman Greg Pickett said the TPA's attempt to move people to Orange Farm in the Vaal Triangle was unacceptable

because of the distance (about 50 km) from Randburg.

Pickett identified five high-priority areas where workers would have to be suitably accommodated close to their workplaces: near the town's CBD, Strijdom Park, Kya Sands, Muldersdrift and Lanseria, where industrial growth is planned.

Rejecting a single, massive Soweto-type development for squatters, now estimated to exceed 30 000 in the greater Muldersdrift area alone, Pickett said: "Planners have worked out the minimum viable size of these settlements to consist of between 500 and 1 000 houses each on stands averaging 360-500 sq m.

"Service costs would be pushed to uneconomical levels if fewer stands were proclaimed," he said.

He rejected claims by Muldersdrift residents that they could solve their own squatter problem. (127) (310)

Rural areas which fell under Civarca's umbrella would have to be incorporated under an objective local authority, Pickett said. ■ In December 1991 The Star revealed secret plans by the TPA to relocate squatters in an arc of 13 squatter villages in the north-western PWV.

The sites included Cosmo City and a township west of Lanseria Airport.

The plan was roundly condemned by the ANC, the Greenbelt Action Group, the Central Witwatersrand Metropolitan Chamber, the Civic Association of the Southern Transvaal, developers and smallholders

Star 22/11/93

# Threat to take over Alex houses

BY ANNA COX

East Bank residents in Alexandria, near Sandton, have threatened a take-over of 617 houses from four major financial institutions

The row has erupted between the East Bank Residents' Association (Ebra) and the banks over defective houses which were constructed by Murray and Roberts three years ago

A negotiating forum was set up and, after a

series of meetings, Murray and Roberts agreed to pay for the reconstruction of the 617 homes

A formal agreement was drafted but was never signed because several meetings were postponed by the banks

The banks are Absa, Perm, NBS and Standard Bank.

(127)  
Ebra chairman Pule Phalatse has accused the financial institutions of trying to buy time

"We have received full co-operation from Murray

and Roberts, who have already appointed an engineer to establish the problems and to start work. The banks, however, are delaying the process and we have had enough. If this continues it will result in direct confrontation and a take-over of the homes," he said

Ebra has also lashed out at the banks for auctioning people's houses without discussing the matter with it.

"No resident of East

Bank will be forcefully evicted from his house without our involvement," he said

A spokesman for the financial institutions, Dennis Harrison, said the banks had agreed to pay certain of Ebra's costs and attorneys' fees. He said the delays had occurred because each bank was working with a different attorney

"We have now agreed to appoint one attorney to act for all of us and we hope the matter will be resolved soon," he said.

*Deadline for signing of crisis agreement set*

Star 25/11/93

# Deal on Soweto within reach

■ BY JO-ANNE COLLINGE

Barring last minute hitches, the Greater Soweto Crisis Agreement will be signed on Wednesday and a city manager will be appointed to direct the restoration of services in the country's largest township.

Johannesburg, which will temporarily take over the delivery of services in Soweto and Diepmeadow, is likely to nominate the

manager.

The signing of the agreement is due to take place in the council chamber of the Johannesburg Civic Centre at the first meeting of the Services Crisis Committee (SCC), a multiparty structure which will oversee the process of normalising services in Soweto and ending the seven-year service charge boycott. (127)

All parties which participated in negotiations leading to the

agreement have until November 30 to register any objections.

The ANC and the Soweto Civic Association (SCA) are understood to have launched a series of public meetings to explain the terms of the agreement to their constituencies. There is no suggestion that the ANC and SCA will turn their backs on the deal at the last moment. (25)

In terms of the crisis agreement, Johannesburg will take

over the provision of services for Soweto and Diepmeadow on terms set out in an agency agreement. Roodepoort will fulfil the same role in relation to Dobsonville.

Earlier this week, the Central Wits Regional Services Council voted an amount of R500 000 for "a concerted communication campaign" to underpin the successful implementation of the package agreement.



# R7,2-m project at squatter camp

Sowetan 25/11/93

By Joshua Raboroko

## 15 000 RESIDENTS

**T**HE KWAGUQA City Council in Witbank has received R7,2 million from the National Housing Commission to be used for upgrading sewerage, water services and building 2 600 toilets at Hlalanikahle squatter camp where 15 000 people live.

The sewer and water networks are insufficient to service the people who flocked to the area after the abolition of influx control laws.

The chairman of the Kwaguqa Civic Association, Mr Johannes Mochabang, said "Urbansation is gradually becoming a reality. The inflow to the cities cannot be stopped."

"Before the removal of influx control people came to the cities illegally, and almost as fast as they were expelled by authorities they returned."

Most of the people living at Hlalanikahle worked on the coal mines. After large-scale layoffs they and their families settled at Hlalanikahle.

Kwaguqa council engineer Mr Dolf van Rooyen said 30 percent of the blacks in the area were unemployed.

"It is hoped that jobs will be created with the implementation of the water and sewer projects," Van Rooyen said.

Hlalanikahle has no laid on water, no sewerage, no proper roads, no electricity, no facilities of any kind at all.

Civics and political groups look after the interests of the residents.

A local tailor, Mr James Kuzwayo (65) who lives with his wife and eight children said he came to the camp after he lost his job at the mines.

"The need for shelter is a fundamental human need. It is also increasingly recognised as a fundamental human right," he said.

"But in South Africa, apartheid has seen to it that these needs were not met," he added.

An article in the newsletter of the

## Upgrading of sewerage and water services and provision of toilets:



Elizabeth Zulu

127

National Housing Forum says: "The current housing shortage is enormous and even conservative estimates indicate the need to provide 200 000 units each year by the year 2010."

"Millions of ordinary South African live in so-called informal settlements, usually without basic services like water or water-borne sewerage."

Kuzwayo says that major problems in the camp are supply of water and provision of sewerage.

"We travel long distances to fetch water from ablution blocks that are situated near broken toilets," he said.

Unemployed Mr Ludwick Boshelo said that some women have been raped while walking to these far away toilets at night.

"It is unsafe to walk at night. Sometimes these toilets are blocked and are unfit for use," he said.

**‘The inflow of people to the cities cannot be stopped’**

Principal and owner of two pre-schools Mrs Elizabeth Zulu said the 95 children under care were in danger as they had to cross streets to get to the toilets.

### Fascinating job

She started the creches in 1990 because of her love of young children. "I find caring for children to be a fascinating job," she added.

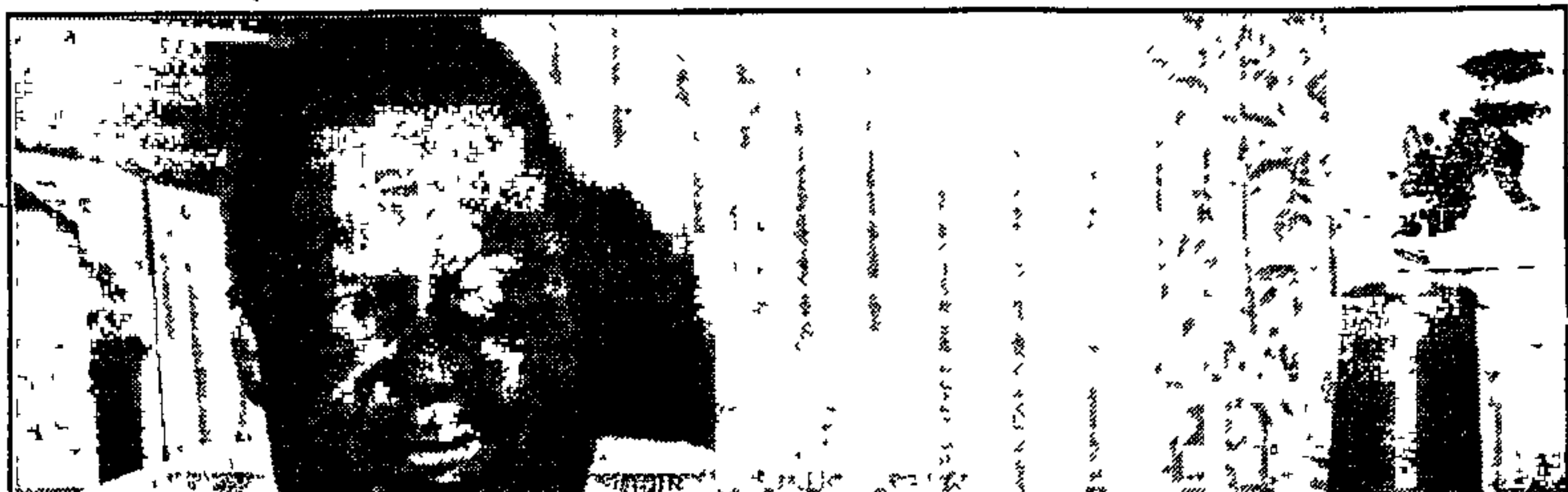
She intends opening another pre-school because the population was growing.

Van Rooyen said. "The mission of the project is to provide an official individual water connection and fully furnished toilet for each stand."

The council will use labour intensive construction methods not only to create temporary local job opportunities, but to train and educate smaller local contractors to establish themselves as future businesses and job creators.

Mochabang, who is also chairman of the local civic organisation, welcomed the council's decision to upgrade facilities.

"The next move will be to install electricity, build more schools and provide recreational facilities," he said.



# R7,2-m project at squatter camp

Sowetan 25/11/93

By Joshua Raboroko

## ■ 15 000 RESIDENTS

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The sewer and water networks are insufficient to service the people who flocked to the area after the abolition of influx control laws.

The chairman of the Kwaguqa Civic Association, Mr Johannes Mochabang, said "Urbanisation is gradually becoming a reality. The inflow to the cities cannot be stopped."

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"It is hoped that jobs will be created with the implementation of the water and sewer projects," Van Rooyen said.

Hlalanikahle has no laid-on water, no sewerage, no proper roads, no electricity, no facilities of any kind at all.

Civics and political groups look after the interests of the residents.

A local tailor, Mr James Kuzwayo (65) who lives with his wife and eight children said he came to the camp after he lost his job at the mines.

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Elizabeth Zulu

127

National Housing Forum says "The current housing shortage is enormous and even conservative estimates indicate the need to provide 200 000 units each year by the year 2010."

"Millions of ordinary South African live in so-called informal settlements, usually without basic services like water or water-borne sewerage."

Kuzwayo says that major problems in the camp are supply of water and provision of sewerage.

"We travel long distances to fetch water from ablution blocks that are situated near broken toilets," he said.

Unemployed Mr Ludwick Boshuelo said that some women have been raped while walking to these far away toilets at night.

"It is unsafe to walk at night. Sometimes these toilets are blocked and are unfit for use," he said.

**‘The inflow of people to the cities cannot be stopped’**

Principal and owner of two pre-schools Mrs Elizabeth Zulu said the 95 children under care were in danger as they had to cross streets to get to the toilets.

#### Fascinating job

She started the creches in 1990 because of her love of young children. "I find caring for children to be a fascinating job," she added.

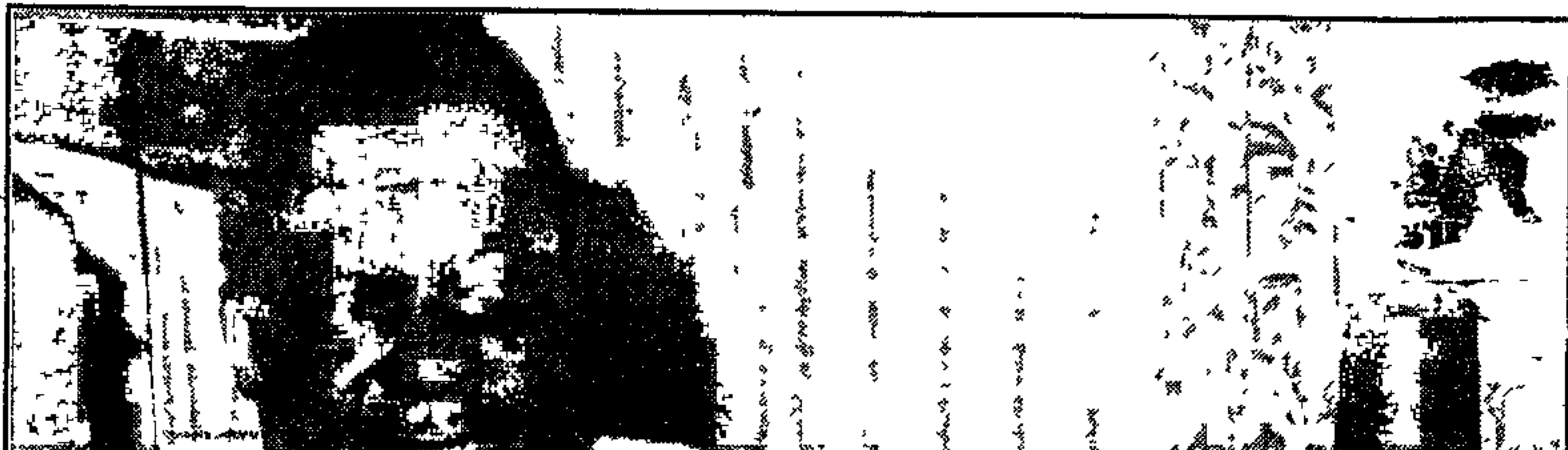
She intends opening another pre-school because the population was growing.

Van Rooyen said "The mission of the project is to provide an official individual water connection and fully furnished toilet for each stand."

The council will use labour intensive construction methods not only to create temporary local job opportunities, but to train and educate smaller local contractors to establish themselves as future businesses and job creators.

Mochabang, who is also chairman of the local civic organisation, welcomed the council's decision to upgrade facilities.

"The next move will be to install electricity, build more schools and provide recreational facilities," he said.





# Roodepoort won't bail out Soweto

Star 26/11/93

■ BY GIEN ELSAS  
WEST RAND BUREAU

The Roodepoort City Council decided unanimously at its monthly council meeting last night that it would not take part in resolving the services crisis of Greater Soweto.

The item, tabled without comment from any councillors, recommended the Metropolitan Chamber be informed that the council was not prepared to enter into the Greater Soweto Services Crisis Agreement.

However, it reaffirmed its viewpoint to assist Dobsonville with its administration and provision of services, as had been previously agreed to.

The agreement is to be implemented on December 1.

It stipulates that "costs of administration and provision of services in Greater Soweto be funded by income from tariffs and service charges paid by consumers, by intergovernmental grants from the TPA, contributions by the Central Witwatersrand Regional Services Council and contributions by the city councils of Johannesburg and Roodepoort as determined by negotiation" (256) (127)

The Metropolitan Chamber will be informed of the council's decision today.

# Mamelodi switch-off in the offing

Star 30/11/93

■ BY NORMAN CHANDLER  
PRETORIA BUREAU

Mamelodi — the giant township outside Pretoria — could be in the dark this Christmas because civic organisations do not have a mandate from residents.

The Pretoria City Council warned yesterday that if residents did not pay an agreed R117 for electricity and other municipal services, power would be cut off on December 7. The agreement had been reached in negotiations between the council and "Mamelodi civics".

It had been agreed that a "protest fee" would be paid from tomorrow. The fee had been increased from R75 to R117.

"Residents are urged to pay the R117 before December 7, failing which the electricity supply will be cut off," the council said in a statement.

"In recent discussions with the civics it emerged that they do not have a mandate to implement the R117 'protest fee'. As the Mamelodi Town Council owes Pretoria R53,2 million in unpaid service fees, Pretoria has no other alternative but to ask residents to start paying their accounts."

(127)



## Threat to cut electricity

PRETORIA — Mamelodi may be heading for a black Christmas as residents continue to refuse to pay their electricity bills (127)

Mamelodi Town Council owed it R53,2 million, Pretoria City Council said in a statement yesterday and it urged township residents to pay R117 on or before December 7 or face electricity cuts

The city council and Mamelodi civics had agreed to increase the "protest fee" from R75 to R117 from December — Sapa CT:30/11/98

*Step closer for Jo'burg and Soweto*

# Council to ratify crisis agreement

Johannesburg City Council will meet today to ratify the Soweto services crisis agreement, the first step in reintegrating the satellite city into Greater Johannesburg's urban economy.

"We are intent on fulfilling our responsibility towards the people of Soweto to help restore and upgrade Soweto's infrastructure," Johannesburg management committee chairman Ian Davidson said yesterday.

"This agreement is a short-duration bridging measure to address the immediate crisis and it will almost certainly be superseded early next year by the es-

tablishment of metropolitan government for Greater Johannesburg, including Alexandra, Diepsmeadow, Dobsonville, Randburg, Roodepoort and Sandton."

Davidson expressed concern at last week's Roodepoort City Council decision not to enter into the Soweto agreement. "Success of the agreement depends on how well we co-ordinate our efforts through the interim services crisis committee. It is not justifiable for Roodepoort to step back from the agreement."

Parties have until today to ratify the main agreement before becoming signatories tomorrow

According to Davidson the Johannesburg and Roodepoort city councils would then enter into agency agreements with the Soweto, Diepsmeadow and Dobsonville city councils.

Under the main agreement, Johannesburg would second a senior official as Soweto's city manager, the nominee being acting town clerk Howard Veale.

The city manager would be appointed by the Administrator of the Transvaal, on the basis of consensus in the interim services crisis committee, to manage Soweto, Diepsmeadow and Dobsonville. — Sapa.

(127)

Star 11/21/93

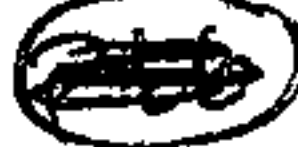
## Reintegration of Soweto decided

The Johannesburg City Council yesterday ratified the Soweto services agreement aimed at reintegrating the sprawling township into Greater Johannesburg's urban economy.

Parties had until yesterday to ratify the main agreement before becoming signatories today.

Supporting the council's decision, councillor Patricia Lion-Cachet said the agreement represented a "watershed", but she warned that success would depend on effective communication with the people of Soweto. — Metro Staff.

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# Agreement ends Soweto boycott

Sowetan 2/12/93

By Musa Zondi and Sapa

■ **GREAT IDEA** Move to help

clean and maintain Soweto hailed:

**T**HE Soweto Civic Association has hailed the agreement by the Johannesburg City Council on Tuesday to provide financial and technical support to the embattled township

The agreement effectively ends Soweto's rent boycott, which saw services in the township degenerating to crisis levels

In terms of the deal, residents will have to pay an interim flat rate of R45. This was agreed to by the civic association, the African National Congress and other parties in the Metropolitan Chamber

Soweto Civic Association chief Mr Isaac Mogase said even though he had not fully acquainted himself with the terms of the agreement, he was happy that the Johannesburg municipality

was coming into Soweto "not as an occupying force" but to work with the people in the township

"If they have agreed (Johannesburg City Council), we are happy and feel that the council's decision will be beneficial to the Soweto community. That is what we have been fighting for all the time, anyway," he said

## Basic services (127)

The agreement provides for the supply of essential basic services such as refuse removal, excluding water and electricity, on an agency basis

The Government and the Regional Services Council have pledged about R40 million towards the deal — but the

agreement will only be implemented if all 19 parties involved sign. These parties were to sign the agreement last night

However, Johannesburg councillors were optimistic that the Roodepoort City Council, which last week indicated that it would not be party to the deal, would support the agreement

Each household will pay R45 for waste removal, ash removal, sewerage and basic cleaning of the township. Electricity and water are excluded and the flat-rate for electricity is R33,80

The deal affects Diepmeadow, Dobsonville and Soweto



*Bid to twist Roodepoort's arm*

# Delegates, council to meet on Soweto

Star 3/12/93

BY JO-ANNE COLLINGE

Delegates from the Soweto Crisis Committee will meet the Roodepoort Town Council today in an attempt to break the barrier to implementing the multiparty agreement which aims to restore services and end the "rent" boycott in Greater Soweto.

Roodepoort did not attend a meeting held in Johannesburg on Wednesday, at which all parties were to have signed the agreement and to have formally constituted the Soweto Services Crisis Committee.

The town clerk of Roodepoort indicated in writing that his council would ratify the agree-

ment only once uncertainty regarding the basis of its involvement in delivering services to Dobsonville — one of the three local authorities in Greater Soweto — was clarified. (127)

Vic Milne, chief executive of the Central Wits Met Chamber, confirmed that he and a delegation comprising a dozen parties to the crisis committee would meet the Roodepoort management committee today to discuss clauses of the agreement about which the council was anxious

One of these issues is the financial support Roodepoort can expect from the Government for its work in Dobsonville.

While the Johannesburg City Council has been guaranteed an additional R32 million by the TPA to "kick-start" its work in Soweto and Diepmeadow, the agreement fails to make an equally specific provision for Roodepoort in relation to Dobsonville ~~Star~~

If progress is made in today's talks it is likely that Roodepoort will convene a special council meeting early next week to reconsider ratifying the deal.

If the matter is resolved, the formal ratification agreement will take place on Thursday, since no other parties have raised substantial objections

*End to rent boycott step closer*

# Roodepoort 'yes' to plan for Soweto

Star 7/12/93

■ BY GIEN ELSAS  
WEST RAND BUREAU

The Roodepoort City Council decided last night to accept an amended version of the Witwatersrand Metropolitan Chamber's Greater Soweto Services Crisis Agreement, paving the way for an end to the rent and services boycott in the Rand townships.

The agreement binds the signatories to provide financial, municipal and administrative services to the Greater Soweto area, including Dobsonville.

## Involvement

After a three-hour debate the council decided by 13 votes to 9 to accept the agreement with certain amendments.

One was that Roodepoort's involvement would be in council services and administrative services for Dobsonville only and not for the Greater Soweto.

The council also stipulated that if Soweto residents did not stick to paying the agreed flat rate of R45 a month for services, Roodepoort reserved the right to withdraw from the agreement

**CRISIS deal for services in West Rand townships is accepted with amendments over the extent of the council's involvement**

after six months. Roodepoort also expressed the hope that the signing of the agreement by all the relevant parties would herald the end of the services payment deadlock.

The council had decided at its monthly meeting last month not to sign the 18-party agreement and informed the Metropolitan Chamber of its reservations.

■ In another item tabled at the meeting, the council decided to support a recommendation that consultants be appointed to compile a report concerning the feasibility of Roodepoort being included in the western sub-region of the PWV area, with Krugersdorp, Randfontein, Westonaria and Carletonville.

The item will be discussed further at the January council meeting

# TPA in plea for Sowetan 7/12/93 services

THE Transvaal Provincial Administration has appealed to Orange Farm protesters to allow the reopening of administration offices and the resumption of vital day-to-day community services.

Mr Jeff Wilkins of the TPA Witwatersrand regional office said yesterday the complex's reopening had been made impossible by ongoing protests following a sit-in by the Palestine Civics Association from November 22 to 26.

## Identity documents

Essential services — including the maintenance of water and sanitation, pensions payouts, registration of the unemployed and assistance with obtaining identity documents — could not be rendered to the 165 000 residents of Orange Farm, south of Johannesburg.

The TPA said it had made numerous attempts to solve the impasse but the civic leadership had avoided negotiations and resolved to continue with sit-in action — *Sapa*

NEWS Relief for South Africa's biggest black township • Jailer and jailed stand together

# Roodepoot joins Soweto rent agreement

By Joshua Raboroko

THE Roodepoot City Council has finally decided to ratify the multiparty agreement aimed at resolving the rent boycott in Greater Soweto

At a meeting on Monday night, the council considered the fact that the its failure to resolve the matter might have a serious impact on the lives of millions of people in Greater Soweto, including

Dobsonville

The chief executive officer of the Central Witwatersrand Metropolitan Chamber, Mr Vic Milne, said yesterday that he was optimistic that the Roodepoot City Council would sign the agreement after discussions last week

The meeting took place in a spirit of commitment to resolving the Greater Soweto crisis of services and finances, according to Milne

Soweto 8/12/93

He said the uncertainties of the Roodepoot council were discussed in detail and clarified to the satisfaction of their management committee (127) Roodepoot had a pivotal role to play in implementing the agreement One of the clauses of the agreement which the council had failed to sign was the one on the financial support Roodepoot was expecting from the Government

While the Johannesburg City Council

has been guaranteed an additional R32 million by the Transvaal Provincial Administration to "kick-start" its work in Soweto and Diepsvlei, the agreement had failed to make an equally specific provision for Roodepoot in relation to the administration of Dobsonville

Milne said it was agreed that R3,2 million be provided to Roodepoot for the improvement work to be done in Dobsonville

Under the agreement, it is expected that rent and service charges boycott by residents will come to an end, thus resolving one of the "horny issues" that has plagued South Africa's biggest black township

Sources disclosed yesterday that the council had agreed to ratify the agreement after meetings with the top National Party and a delegation from the Soweto Crisis Committee



**PEOPLE'S LIVES** *Grappling with the phenomenon of*

# Private company to build 7 000 houses

Sowetan 9/12/93

**By Joshua Raboroko**

THE provision of shelter is a fundamental need that has become increasingly recognised as a human right

But in South Africa, apartheid and its legacy have seen these needs go unmet

The current housing shortage is enormous and even conservative estimates indicate the need to provide 200 000 houses each year until the year 2000

The Government and the private sector have tried hard to help solve the problem in the Vaal Triangle townships of Sebokeng, Boipatong, Bophelong and Sharpeville

It has been estimated that the housing shortage in these areas is about 80 000 and growing as a result of large-scale urbanisation

However, a ray of light seems to be shining at the end of the tunnel with the launch of RG and MG Properties (Pty)

that aims to provide homes for 7 000 families on a farm, two kilometres west of Sebokeng Zone 13, near the Johannesburg-Golden Highway

The company is owned 50-50 percent by two property developers, Mr Lucas Manyama and Mr John Marshall

They obtained the land from a white farmer who has retired. The area is to be called Boitumelo — meaning happiness

## Ready for occupation

Stands on Boitumelo cost between R2 500 and R3 000 depending on the size required

The focus will be to provide low-cost housing

The first of these stands will be ready for occupation from February

Loans to acquire the land may be obtained from several employers or financial institutions which have been advised by the company at numerous meetings

Manyama says Boitumelo is to be created as a result of the shortage of affordable serviced land

"We were at one stage thinking of cutting the bare minimum services on this development thus making it even more affordable"

The company has been trying to get through all the red tape of township development

Marshall says it cost the company more than R12 million to acquire the land from the farmer

The company has acquired more tracts of land near Sasolburg in the Orange Free where "we also intend to put up more homes at this crucial time in our history"

They intend making more land available so that people can build homes in the future

The administrator of Lekoa Council, Mr CN Combrink, has welcomed the move by the company and said it would probably reduce the housing backlog in the area

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## Soweto services agreement ratified

GAVIN DU VENAGE

A GREATER Soweto services crisis agreement was finally ratified yesterday, nearly two weeks after parties to the agreement were stood up by Roodepoort City Council at the official signing ceremony. B. D. D. D.

An elaborate official ceremony to endorse the agreement was called off last month after dignitaries arrived because Roodepoort decided at the last moment to raise objections about matters it wanted clarified. However, a deal was struck last week. The agreement called for Roodepoort to provide assistance for Dobsonville.

The agreement's acceptance was marked by the launch of a greater Soweto services crisis committee, which would run Soweto and hold political responsibility until local government elections next year. 10/12/88

The councils would provide technical support and make up financial shortfalls after all other income from state, business and residents contributions had been taken into account. (127)

Residents will have to start paying R45 a household a month from February 1.

Central Witwatersrand Metropolitan Chamber chairman Van Zyl Slabbert said ratification of the agreement was "a major breakthrough".

It was especially significant because of the difficulty "at national level" of getting all parties involved, he said. The ANC had refused to sign the agreement.

□ Eskom and Katlehong Civic Association have signed an agreement giving Eskom the right to supply electricity directly to residents. A tariff of 17,5c a unit will be phased in over six months. Eskom has undertaken to repair infrastructure and check for faulty meters, while the civic association will monitor meter boxes and minisubstations to prevent vandalism.

□ Sapa reports that Pretoria's city council intends cutting the electricity supplies of residents of Atteridgeville, Eersterust, Laudium and Mamelodi who are 90 days or more in arrears with their payments.

Multiparty committee set up

# Soweto services deal finally struck

■ BY JO-ANNE COLLINGE

The Greater Soweto Services Agreement is in the bag.

And the 18 parties and organisations which have endorsed it insist, this time, that they have a deal which will really serve to upgrade services and get residents back to paying municipal bills.

The parties formally ratified the agreement at a meeting in Johannesburg yesterday, and set up a multiparty Services Crisis Committee to take political responsibility for servicing Greater Soweto.

"The agreement doesn't mean that manna is going to fall from heaven by Christmas," said Central Wits Metropolitan Chamber chairman Dr Van Zyl Slabbert.

But it did provide the vehicle for a process which would see a sustainable improvement in services and in the level of payment for services.

Soweto Civic Association lead-

er Isaac Mogase said the response of residents in nine public meetings held so far "gives me a strong feeling that this exercise will be fruitful"

He added that the agreement differed from previous deals in that it had the full support of political parties that carried the respect of people in Soweto.

## Objection

Johannesburg city secretary Howard Veale was confirmed by the parties as city manager for Greater Soweto and Dave Jooste of Roodepoort as deputy manager for the area.

Although Mavela Dlamini, deputy director of housing for Johannesburg, was nominated as the second deputy, an objection from the Inkatha Freedom Party delayed — and might ultimately block — his confirmation.

The agreement provides for Johannesburg and Roodepoort to step in and temporarily ad-

minister services in Greater Soweto. (127)

In addition, Slabbert pointed out, it brought increased subsidies to the township.

"The agreement will increase the subsidies provided by the authorities from 67 percent of the cost of provision to 82,3 percent, and will bring additional financial and technical support from the city councils of Johannesburg and Roodepoort"

The remaining 17,7 percent of costs had to be recovered from the people of Soweto. The agreement stipulates that they will begin paying a monthly flat fee of R45 from February 1. This does not cover electricity.

While the services agreement was independent of constitutional restructuring, its successful negotiation "gives hope for the successful implementation of the new local government dispensation announced at the World Trade Centre last week," Slabbert said.

Star 10/12/93

# Upgrading for Soweto

Sowetan 10/12/93

## ■ BASIC SERVICES Increase in

subsidies will improve quality of life:

**A**N AGREEMENT to increase subsidies and technical assistance in the provision of basic municipal services to the Greater Soweto region was ratified by the Central Witwatersrand Metropolitan Chamber yesterday (127)

A Metropolitan Chamber statement released at a Johannesburg news conference said subsidies would increase from 67 percent to 82,3 percent

The agreement would also bring additional financial and technical support from the Johannesburg and Roodepoort city councils to the Greater Soweto region

The remaining 17,7 percent must come from the Greater Soweto residents, through monthly payments of a flat rate of R45 effective from February 1 1994. The deal is aimed at bringing to an end the protracted services boycott in the region.

Chamber chairman Dr Frederick Van Zyl Slabbert, described the agreement as inclusive and comprehensive. Eighteen parties participated in the negotiations that led to the agreement. He said the agreement was devoid of any constitutional bickering and would provide a better quality of life to residents who were expected to pay for the services — Sapa



# Snags standing in way of free houses

**S**OWETO people who have rented houses from the state can expect to be able to take ownership of them for little or no money as soon as policy issues about the transfer have been solved

The National Housing Forum (NHF) would like all agreements between government and other parties, like the civics, concerning transfer of state owned houses to their tenants, to be transparent, fair and negotiated rather than unilateral

The NHF's role is to set housing policy with government. It represents 19 non-government parties including the main political parties, labour unions, development agencies, financiers, pension funds, construction interests and commerce and industry.

In November 1992 there were 378 069 houses countrywide owned by the state and rented to tenants. The government and mass organisations have previously agreed that there would be no unilateral disposal of state assets by the government. But urgent disposal of state housing was agreed upon because under apartheid people were denied ownership of property

The Soweto Accord of September

1990 began the process of joint disposal based on consultation and consensus with mass-based organisations in Soweto

A major study by a firm of attorneys identified a number of issues to be resolved if the transfer of housing was to be transparent, effective and fair.

The most important of these issues is entitlement. In many cases, the residents regard the houses as family homes, to which all members of the family are entitled

It is therefore necessary to create the possibility of a form of transfer which recognises the rights of a number of people to the house

While these complicated issues are being resolved, there is a moratorium on transfers of houses in Soweto and other black areas

To address all these problems and speed up the transfer of properties once they have been resolved, the Central Witwatersrand Metropolitan Chamber has resolved to establish a housing bureau with 12 offices

It is expected that adjudicating officers will be appointed

■ (This article was made available courtesy of the National Housing Forum)

CIP news 12/12/93

(127)



# R49-m debt for Kagiso Council

Sowetan 13/12/93

**By Joshua Raboroko**

THE Kagiso Town Council is in debt to the tune of R49 million because of an eight-year boycott of tariffs in the West Rand township, according to sources close to the municipality.

The council owes Eskom R31 million, the Rand Water Board R6 million and the West Rand Regional Services Council R12 million for sewerage.

As a result, Eskom has seized some of the municipality's assets in an attempt to recover its money.

This was disclosed by employees and former workers following the appointment of the new administrator.

Mr Rayne Snyman succeeds Mr JP Visser, who left the council after a misunderstanding with the Transvaal Provincial Administration over the "finances" of the local authority.

There are fears that several senior personnel at the council will be axed because of lack of funds. (127)

Snyman could not give the exact figures, but said the R6 million owed to the WRRSC was for sewerage. He was aware Eskom took over the supply of electricity in Kagiso early this year.

Snyman said they would ensure that they kept the present personnel and workers in their positions, despite the financial hardships faced by the council.

# Commission calls for charges against mayor

Sowetan 15/12/93

By McKeed Kotlolo

THE Krugel Commission of Inquiry investigating allegations of maladministration in the Mamelodi Council will recommend that fraud charges be investigated against the mayor, former management committee chairman and a businessman.

The decision follows evidence yesterday by Mr George "Baas Musa" Ntsele, an officer of the Engen Petrol Company and a council clerk.

The commission's chairman, Mr Willem Krugel, announced that the commission would refer the matter to the Attorney-General for "possible

charges of fraud" against the mayor, Mr Simon Mokone, former management committee chairman Mr James Maluleka and Mr Andrew Tladi.

Ntsele, of Mamelodi East, said Mokone and Maluleka approached and introduced him to Tladi in 1989 (27)

They offered him R40 000 to sell his business rights to Tladi. He turned down the offer and finally agreed to R100 000

He said the money was payable on the day of the signing of the transfer agreement on July 19 1989

Present at the signing were Mokone, Maluleka, councillor Mr Peter Bambo, the council's legal adviser Mr Cecil Phatudi and other councillors

He was told that he would receive his

money once the council had approved the transaction

The transfer of the rights was completed and the garage erected

Ntsele said he had "not received a farthing" from that transaction

Ntsele, who described himself as an "illiterate", told the commission that on July 20 1989 he was made to sign a letter stating that he was handing over his rights to Tladi

But Tladi later told "me he did not owe me any money and referred me to Mokone and Maluleka"

But the two told him not to worry because Tladi would pay

The commission has adjourned until January 17 1994

# Eskom halts power cut-off

(127)  
CT 27/12/93

JOHANNESBURG — Eskom had suspended its programme of electricity cut-offs for non-payment in Soweto because of high levels of crime in the area and the threat of its employees being attacked, sales and customer service manager here Mr Ken Green said at the weekend.

Eskom employees had been attacked by criminals in Soweto recently and a number of vehicles had been hijacked.

Last week, four Eskom employees escaped death when the vehicle in which they were travelling was shot at in Diepkloof.

Mr Green said the cut-off programme would be resumed next month.

Eskom began cutting off electricity to 20 000 Soweto homes early last month. Affected residents were those who had not paid the R33,80 monthly rate, introduced in February 1992 in greater Soweto, in May 1992 in Dobsonville and in February 1993 in Diepmeadow.

Mr Green said payment for December was likely to be lower than in the recent past when up to 70% of residents had been paying.



# HOUSING & HOSTELS - T. V. L.

1994

## Bid to solve squatter issue at Nooitgedacht

JOHANNESBURG. — The ANC, PWV region said yesterday that a fresh bid would be made tomorrow to find a negotiated settlement to the stand-off between squatters and landowners at Nooitgedacht, north-west of here.

ANC regional deputy chairman Mr Mathole Motshekga said a committee formed yesterday, comprising ANC, civic and squatter leaders, would meet officials of the Transvaal Provincial Administration (TPA) to decide the fate of the 300 squatters.

The meeting would focus on the TPA's proposal that the squatters be resettled at Rietvlei, Krugersdorp, some 45km from their present location, and alternative proposals from the squatters and the local civics. — Sapa

(25) (27) ET 3/1/94

310

## Sewage spilling into streets of Soweto

BURST pipes are spilling sewage into the streets of Greater Soweto, creating a health hazard as the complex waits for the Johannesburg and Roodepoort city councils to take over provision of services.

Parties in the Central Witwatersrand Metropolitan Chamber ratified the Greater Soweto crisis agreement early last month, under which a city manager would be appointed for the area and the two councils would temporarily take over the running of services.

Johannesburg City Council secretary Howard Veale, who was yesterday officially appointed city manager, said Johannesburg and Roodepoort could only begin work in Soweto after Thursday.

B/Say 4/11/94  
THEO RAWANA

The Greater Soweto Crisis Committee, made up of parties in the Metropolitan Chamber and the Greater Soweto councils of Diepmeadow, Dobsonville and Soweto, would meet on Thursday to decide what services needed priority (127)

Soweto Civic Association (SCA) president Isaac Mogase said the situation was caused by a further deterioration of already neglected services.

He appealed to residents to start paying the monthly flat rate of R45 from February 1. The payment represents 17,7% of the cost of providing basic services in Soweto, with the rest subsidised by government.

East Rand too risky, say lenders

# Township anarchy halts home loans

BIDAY 6/11/94

127

FINANCIAL institutions have stopped granting home loans to residents of East Rand townships because of virtual anarchy in the area.

Absa announced on Tuesday that it would not grant any new home loans to residents of East Rand townships, including Vosloorus, Thokoza, Katlehong and Tembisa.

Yesterday Standard Bank, First National Bank and SA Perm spokesmen said no financial institutions were lending to people in the area. They said the violence made it impossible to service loans.

An Absa spokesman said it was too risky to continue lending in the area. Not only were investments at risk, but property inspectors could no longer go there safely.

"Financial institutions cannot play the role of peacemakers or law enforcement officers. We have to protect investors' money and the lives of our staff."

The East Rand has become a virtual war zone in the past year. The Human Rights Commission reports that 1 318 people died in the area in the first 10 months of 1993, while 331 died in other PWV townships.

In the past two months, about 250 people have met their deaths on the East Rand in violent circumstances.

The banks have millions of rands in home loans invested in East Rand townships. Most loans are in arrears, and the banks see little hope of improvement in the short term.

ROBYN CHALMERS

Financial institutions have lost vast amounts because of bond boycotts and violence. Banking spokesmen estimated they have extended R8,5bn in mortgage-based loans to the black community, a third of which are in arrears.

As a result, they are reluctant to lend any more.

Standard Bank home loans divisional manager Duncan Reekie said financial institutions were unable to go through the processes that were necessary for granting new home loans.

"Property inspectors are unable to enter the area to examine a house. The unrest and violence also mean we cannot enforce our rights if customers do not pay their home loans," said Reekie.

Perm divisional manager Hugh MacLachlan said the situation was unmanageable. Financial institutions would not lend money where it was obvious they could not retrieve it.

However, he said the Perm's management was optimistic about the East Rand, which he expected to improve after the election.

"SA's massive housing shortage means there will be a huge demand for middle- to lower-cost housing in future. Values of these homes could increase across the board, and we expect the price of affordable housing to rise in the short term."



# Services drive 'unsuccessful'

Star 7/11/94

■ BY MOKONE MOLETE

The Central Wits Metropolitan Chamber's R500 000 information campaign on the restoration of services to greater Soweto was not succeeding, several parties charged at a meeting of the Soweto Services Crisis Committee (SCC) in Johannesburg yesterday.

The ANC, PAC, Sofasonke Party and the PAC demanded that payments to Direct Response Marketing, which landed the contract to distribute pamphlets on the ending of the services boycott, be suspended as not all houses in Soweto had received the pamphlets.

Sofasonke Party's Dan Kapeni produced a bag full of pamphlets which he claimed to have picked

up in an open veld.

"We should use existing structures to distribute these pamphlets and put the money to better use," he said.

This matter, together with the advertising campaign to encourage residents to resume services payments next month, will be discussed by the communications subcommittee today.

## Concerned

Direct Response Marketing's national sales manager Pam Houghton said yesterday that her company had not received any queries from the chamber about the distribution.

She said as far as the company was concerned all the pamphlets had reached the designated areas, but the matter would

be looked into as soon as more information had been received from the chamber (127)

The SCC announced that a workshop on the transfer of Government housing stock to residents would be held on January 17.

The Central Witwatersrand Metropolitan Chamber chief executive officer, Vic Milne, announced that the transfer of R69 million to the Greater Soweto Councils for improving infrastructure would take place on January 20.

Many key issues were not discussed and will be thrashed out at later meetings.

The SCC's budget was also not ready for presentation as city manager Howard Veale only took up his post on Monday.

# Threats as banks refuse home loans

RETALIATORY measures to be taken by East Rand township residents against the decision by major banks not to grant them home loans would include the withdrawal of savings from the banks, the SA National Civic Organisation (Sanco) has said.

Sanco southern Transvaal general secretary Dan Mofokeng said yesterday: "If these institutions do not want to plough the residents' investments back into their areas, then Sanco will have no choice but to urge residents to take retaliatory measures."

Absa, Standard Bank, FNB and SA Perm this week said no financial institution was granting home loans to people living in Vosloorus, Katlehong, Thokoza and Tembisa.

The banks said violence in the townships made it impossible to service loans.

Mofokeng said the unilateral decision by banks to stop lending to residents of the four townships was a breach of an agreement between his organisation and the Association of Mortgage Lenders (AML). He said Sanco and the AML reached an agreement last year which, among other things, stipulated that there should be no prejudice against certain areas.

"In the light of the statements by these banks, Sanco will have to review its commitment to the agreement," he said.

Mofokeng said his organisation

WILSON ZWANE.

would negotiate with banks that had not decided to stop lending in the townships, with a view of dealing with them in the future.

"We are also in the process of setting up community banks. We will invest in these because they have our interests at heart."

Mofokeng also questioned the inclusion of Vosloorus and Tembisa in the list of East Rand unrest flash-points. (5) (12-7)

"As far as we know, the trouble areas are only Thokoza and Katlehong," he said.

SAMANTHA SHARPE reports that The Get Ahead Foundation continues to process Stokvel loan applications in the East Rand townships despite the violence.

The foundation is funded by foreign aid organisations to provide loans to borrowers unable to approach the major financial institutions. Foundation spokesman Sizwe Thati acknowledged that it could function only when the situation in the townships allowed.

"I've seen the bullet holes in the Katlehong branches," Thati said. He added that the foundation had to be "very cautious" when operating in the townships because of the risks imposed by the violence. At times members had been unable to make payments because of the physical danger involved in walking to a branch, Thati said.

# Councils set to aid Soweto

JOHANNESBURG and Roodepoort city councils would get the all clear in two weeks' time to help with the rescue operation on services and administration provision in Greater Soweto, the area's city manager said yesterday.

The Central Witwatersrand Metropolitan Chamber has embarked on a publicity campaign to inform residents about the Greater Soweto services crisis agreement, which provides for the two city councils to help in the provision of water, sewerage, refuse removal, street lighting, public administration and community services.

A meeting of the services crisis committee yesterday approved the transfer of about R70m to Soweto and decided that a debt of about R1,8bn would be written off

THEO RAWANA

on January 20

A pamphlet from the chamber assures residents of improved services 7/1/94

The agreement, ratified by all parties in the chamber last month, also provided for the transfer of council houses to residents and the appointment of a city manager and two deputies to replace councillors in Soweto, Diepmeadow and Dobsonville

Johannesburg City Council secretary Howard Veale was officially appointed city manager on Monday (12/1/94)

Speaking after yesterday's meeting, Veale said the two cities would begin their task after a meeting on January 19 A

□ To Page 2

## Soweto

programme budget would by then have been worked out with government and the Central Witwatersrand regional services council. (2/6/94) (12/7)

Residents would be expected to start paying the flat rate of R45 a month on February 7, Veale said

The chamber pamphlet informed residents that the total cost of services would work out at R305 a month a household But

through subsidies the cost had been brought down 83% to R45 a month

A chamber housing task team was working on the transfer of council-owned houses to residents

The chamber stressed that the agreement was a temporary measure to deal with the crisis before the election "It will remain in force until more legitimate government structures review it," it said

□ From Page 1

# E Rand residents to 'get even' with banks

CT 7/1/94

(127)

Own Correspondent

JOHANNESBURG — Retaliatory measures to be taken by East Rand township residents against the decision by major banks not to grant them home loans would include the withdrawal of savings from the banks, the SA National Civics Organisation (Sanco) said yesterday

Sanco southern Transvaal general secretary Mr Dan Mofokeng said "If these institutions do not want to plough the residents' investments

back into their areas, then Sanco will have no choice but to urge the residents to take retaliatory measures" Urgent meetings would be held to discuss these measures, he said

Absa, Standard Bank, First National Bank and SA Perm this week said no financial institution was granting home loans to people living in Vosloorus, Katlehong, Thokoza and Tembisa

The banks said violence in these townships made it impossible to service loans



# Owners move squatters

JOHANNESBURG — Nootgedacht landowners on Saturday removed the controversial squatter community north-west of here — to the disgust of the ANC and the disappointment of the Transvaal Provincial Administration

The ANC says people have been dumped on the streets 30km away at Swanenville on the West Rand and have lost property. The landowners say the removal was carried out with "respect for the community's property and the safety of all involved"

The three parties, along with the

21011490  
squatter community and civics, had been involved in discussions for four months, until Friday night when the TPA tried to persuade the ANC and the landowners to reach a compromise, said MEC Mr Piet Coetzer

Instead of continuing negotiations, however, landowners went ahead with removing the 102 shacks — while the ANC was under the impression that it would still have yesterday to report back to the community. Landowners said they were frustrated by the protracted and unresolved talks

— Sapa (127)

# Killing follows eviction meeting

JOHANNESBURG — A 40-year-old man was stabbed and hacked to death by 10 unidentified attackers following a meeting to discuss the resettlement of the Nootgedacht squatters at Swanieville near Randfontein, police said yesterday. CT 11/1/94 (127)

Mr Patrick Masigo died at the weekend after his assailants pulled up next to him in the road and attacked him with sharp objects

Police linked the attack to a meeting earlier on Sunday which failed to reach agreement concerning the relocation to Swanieville of squatters evicted on Saturday from Nootgedacht by white land-owners.

Early yesterday 50-year-old Mr Izak Thabete was found seriously wounded with chop and burn wounds at Swanieville

Earlier police found the home of Inkatha Freedom Party member Ms Agnes Dube razed to ground. An eight-year-old boy was allegedly abducted from the house by the attackers, police said — Sapa

# Power cables to go

Sowetan

14/11/94

By McKeed Kotlolo

ABOUT 60 percent of Soshanguve residents who owe rent and service charges have been warned to pay their arrears or face electricity cuts

The township's administrator, Mr SJ Pieterse, said in letters enclosed in the monthly rental accounts, that the township could not be properly run and administered if the majority of householders failed to pay for services

Pieterse said a mutually acceptable tariff was agreed on in July 1993 with Soshanguve Residents Organisation, which undertook to ratify the amount with its principals (127)

Pieterse said in the letter that only 39 percent of the residents were paying the promulgated site and service charges

He said he was left with no choice "but to take drastic steps against nonpayers" Electricity supplies to individual properties of defaulters would be cut and power cables connected to those properties would also be removed

"This will mean that the defaulters will be responsible for the re-installation of the cable and the reconnection of electricity when settling the account"

The local acting town clerk, Mr Amos van Heerden, told *Sowetan* yesterday that the majority of defaulters had made arrangements to pay their arrears

Eden 191194

127

# Township residents are bank customers too

WILSON ZWANE

abilities by subregion and sector, their staff by race and sex, and the location of their branches and deficits by neighbourhood.

Only the unreasonable will expect banks to be amused by this proposal. But given that they do not have access to finance, most township residents feel discriminated against.

The banks claim to have the interests of their customers at heart. They will do well not to forget that township residents — who are located where they are through no fault of their own — are also clients, whose combined investments with the banks are substantial.

The banks' unwillingness to lend in Vosloorus has thrown my life into disarray. I had planned to leave Vosloorus, not because of unrest there, but because of a desire to be closer to my place of work.

The envisaged community banks, in which formal financial institutions will be involved, will hopefully provide a way out for people like me.

protect investors' money and the lives of our staff."

The banks' announcement came after scores of East Rand township home owners had tried — to no avail — to sell their properties.

Sanco says Vosloorus should not be lumped with Thokoza and Katlehong. There is relative peace in the area and commendable co-operation between the community and local hostel residents.

I know, because I live there. A few months ago — long before the banks made their position public — I approached an estate agent in the township with a view to selling my house. I had found a buyer — a man from Thokoza sick of the unrest there.

The estate agent did not mince her words. She said estate agents had been informed by banks that mortgage bonds were no longer to be granted to residents of Vosloorus because of the violence.

I lost the buyer, who went on to

buy a house in the Boksburg suburb of Dawn Park.

The banks have now come under fire from Sanco, which says their position smacks of racism.

Sanco southern Transvaal general secretary Dan Mofokeng said it was unreasonable for the banks to expect the four townships' residents to bank with them if they refused to plough those investments back.

If the banks did not change their minds, Sanco would persuade residents to withdraw their investments and take them to banks which were not reluctant to lend.

The banks' move had done nothing to normalise the situation on the East Rand, he said.

Instead, it exacerbated the housing crisis, regarded by Sanco as one of the main factors fuelling violence.

Mofokeng also said the banks

I LIVE in Vosloorus — an East Rand township which, along with Thokoza, Katlehong and Tembisa, is a "no-go area" as far as the country's major financial institutions are concerned.

Absa, First National Bank, Standard Bank and the SA Perm recently announced that no financial institutions were lending in these areas because the violence there made it impossible to service loans. Not only were investments at risk, but property inspectors could no longer safely enter the areas.

Their announcement came as the SA National Civic Organisation (Sanco) appealed to banks to intervene and normalise the situation in the townships by, among other things, stepping up their involvement in peace moves and freezing interest payments on mortgage bonds on houses that had been vacated as a result of violence.

In response Absa made its position clear. "Financial institutions cannot play the role of peacemakers or law enforcement officers. We have to

## LETTERS



# focus on

RENT BOYCOTT

Sowetans 19/1/94

**R**UBBISH heaps and sewage spills have become a way of life in Soweto since the rent boycott began more than six years ago

But the boycott may finally be over, and badly needed services may soon return to the township

According to the Central Witwatersrand Metropolitan Chamber, the streets of Soweto will show signs of improvement before the end of January. In return, every Sowetan home will be asked to pay R45 a month

It is not the first time that residents have been told they should pay for services again. Two other rent agreements in 1990 and 1991 failed to improve services to the township. And the agreements failed to include key political organisations in Soweto

But in December, 18 organisations, including the Soweto Civic Association, ANC, IFP, PAC and Government came to a temporary yet "triumphant" agreement. The SCA, which spearheaded the boycott in the mid-'80s, said the time had finally come for life to return to normal

"We have got to make Soweto healthy again, it is in our hands," said SCA spokesman Mr Thulam Nkosi

"We have fought the injustices of apartheid and we must still fight, but we must also try to rebuild our community"

Nkosi said previous rent agreements in 1991 and 1992 did not work because the black local authorities could not deliver improved services

This time it is different, according to the Central Witwatersrand Metropolitan Chamber CWMC spokesman Mr Vic Milne said services like rubbish removal, sewerage, and water should improve before the end of January

And R45 a month is due from each formal household in Soweto on February 1

The fee represents less than 18 percent of the actual cost of essential services, said Milne

"It wouldn't be fair to suddenly push a huge bill on the people of Soweto. We feel this is a reasonable amount and we hope that everyone recognises that responsibility comes with privilege"

Another key to the new agreement is that "every organisation which claims to have a power base" has been represented

Milne said the chamber expected major political players to openly support the new "services crisis agreement" in the next few weeks

"If they don't then they won't be living up to their agreement," said Milne

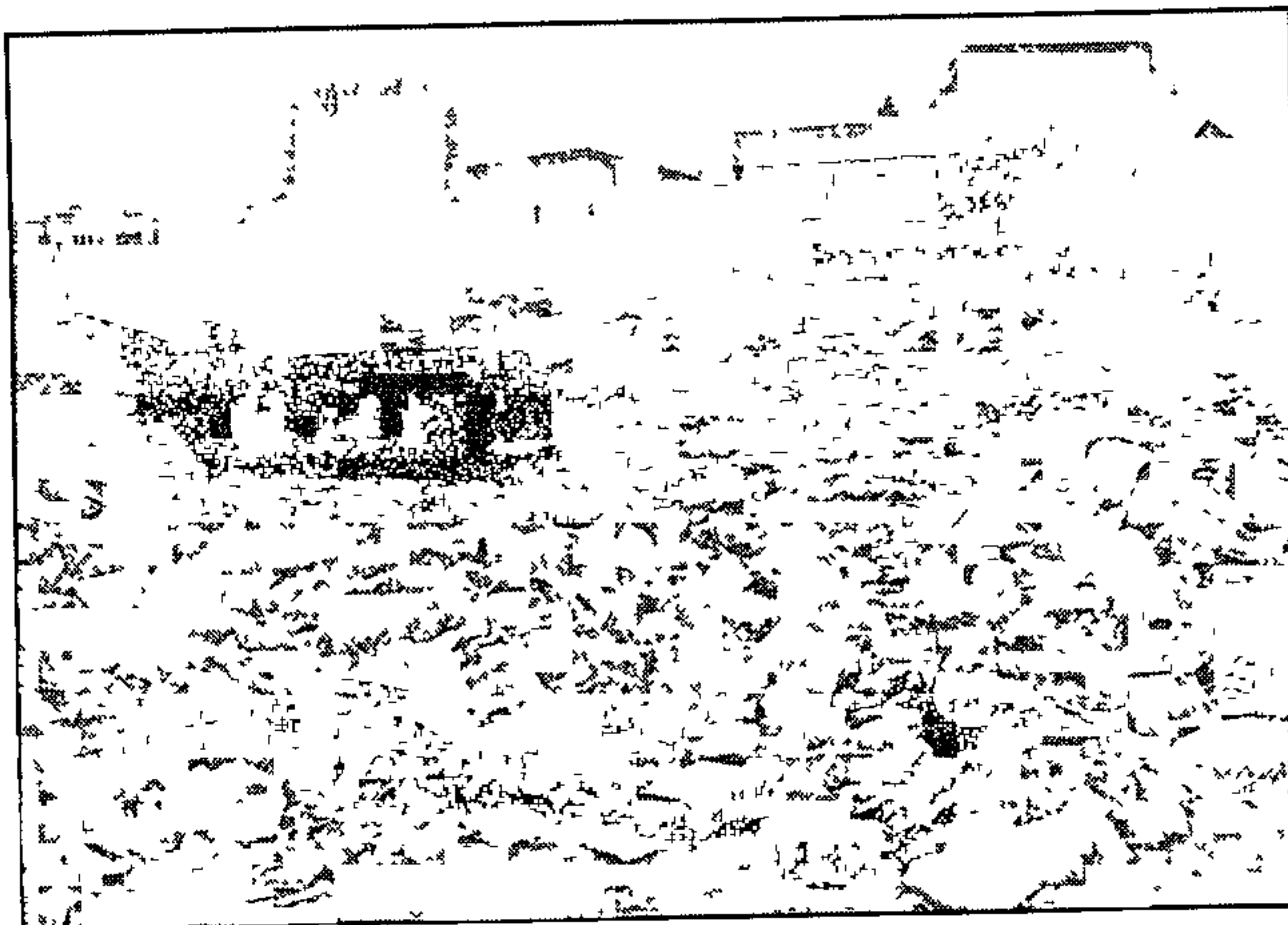
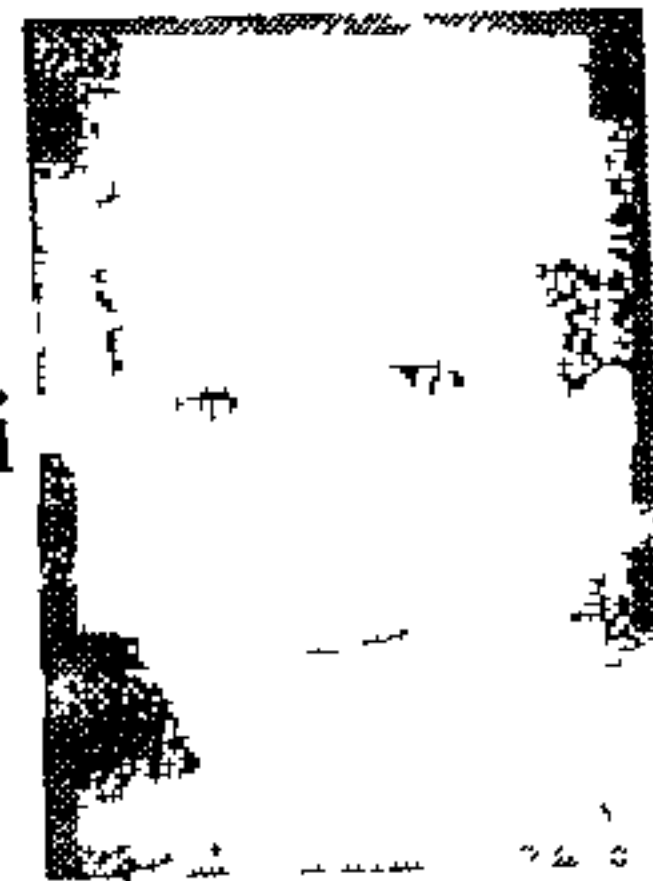
Not everyone has been as optimistic. The African National Congress, which was an original stakeholder in the agreement, is concerned that several "key issues" had not been resolved by Monday evening

ANC negotiator Mr Norman Prince said Mr Nelson Mandela would make a public statement about the boycott tomorrow when he addressed a local government summit at the World Trade Centre

Whether Mandela supports the plan will de-

For Sowetans the time has finally come for life to return to normal, says Soweto Civic Association spokesman Mr Thulam Nkosi. **Glenn McKenzie** looks at some of the problems:

127



Rubbish gathers in Diepkloof, Soweto ... the problem is a by-product of the rent boycott.

pend on negotiations being held today, said Prince

"We are concerned that the first payments will be going to a city manager, who has been appointed," said Prince. The "temporary" city manager is Mr Howard Veale, the Johannesburg city secretary. Prince said the ANC also wanted services to visibly improve before Sowetans began paying services again

"Some people say we've got a culture of nonpayment, but in fact there is a culture of non-provision of services. If people begin to see what they are paying for, then that will inspire them to end the boycott," said Prince

Pan Africanist Congress negotiator Mr Bonga Majola agreed Sowetans would only end the "rent boycott" if they noticed rubbish heaps and sewerage problems disappearing, he said

"We are 100 percent supportive of the agreement. But we must be sure that services which have collapsed for everyone are returned to everyone of all political affiliations," said Majola

Milne said he was confident that despite concerns from stakeholders like the ANC, problems in the agreement would be ironed out

"I think we all realise that this is not democracy by any means, but it is a major step in that

**Some people say we've got a culture of nonpayment, but in fact there is a culture of non-provision of services**

direction and it will be realised with the support of a wide range of local and political bodies," said Milne

In the next few months, a Transitional Municipal Council is expected to take over the handling of services and money collecting from the City Manager

One breakthrough in the lengthy and intricate series of negotiations has been over the issue of housing and land ownership. Local authorities will give all formal homes and plots in Greater Soweto back to the residents, said Milne

Prince said the new rent agreement didn't stand a chance of being successful unless residents owned their own homes. "Some of our people have been in their homes since 1932. They must be given back what is theirs."



AVF prepared to seek mediation

# Hope returns after trilateral meeting

Star 20/1/94

BY CHRIS WHITFIELD  
POLITICAL CORRESPONDENT

Afrikaner Volksfront (AVF) leader General Constand Viljoen said yesterday morning that a "bit of violence" may be needed to carve out a homeland.

But later in the day, hopes that dissenting rightwingers could be brought aboard the country's political settlement were lifted by a successful trilateral meeting.

The meeting was attended by the Freedom Alliance (FA) — of which the AVF is a part — the Government and the ANC.

After 3½ hours of talks at the Development Bank building in Midrand, delegates emerged with new hope.

They will meet again tomorrow, when they will receive a report-back from a technical committee looking at issues dividing the organisations.

Chief ANC negotiator Cyril

**FRESH talks between Govt, FA and ANC bring new hope to the country's chances of a peaceful political settlement**

Ramaphosa said the meeting had been very constructive.

FA chairman Rowan Cronje said participants had found a constructive way to address problem issues.

One senior politician said that for the first time he had "walked out of such a meeting feeling positive", and that the ANC had been in a particularly conciliatory mood.

The meeting came within hours of Viljoen's warning that "limited violence" was a "serious option".

Viljoen said that to prevent

violence if a deadlock occurred, the AVF was prepared to seek international mediation.

He told a media briefing in Pretoria that the mediation should be on the scale of the Palestinian-Israeli peace talks.

After the trilateral meeting later yesterday, Ramaphosa said the ANC had taken note of Viljoen's earlier comments.

However, the ANC believed that differences should be resolved in negotiations.

The technical committee — comprising three members of each of the organisations — will begin its crucial discussions this morning.

The "provisions for provincial structures", the issue of self-determination and whether voters should get a second ballot paper to indicate a regional preference are on the agenda.

Negotiators have until Monday — as agreed to in the last round of talks — to find a solution.

## Civic executive resigns over boycott

Star 20/1/94

The Bekkersdal Civic Association executive committee resigned from office yesterday amid controversy over its recommendation to lift a boycott it organised and which has crippled most of Westonaria's businesses.

The committee advised the

community to lift the boycott last week to facilitate talks between the Inkatha Freedom Party, police and businessmen in the area. But at a mass meeting on Thursday night, the community chose to continue the boycott.

Although the members who

resigned could not be reached for comment, former chairman Rungu Mathambo said in a statement: "After serious introspection and analysis of the volatile environment and ensuing conflict, the executive has chosen to resign with immediate effect." — Staff Reporter.

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# TPA gives Greater Soweto R67-m lifeline

Soweto 20/1/94

By Glenn McKenzie

**S**OWETO YESTERDAY RECEIVED a R67 million boost from the Transvaal Provincial Administration to improve its services.

But the contribution is not even enough to prevent essential services in Greater Soweto from collapsing, said the area's new acting city manager, Mr Howard Veale.

"Soweto is operating on a shoestring. Its stores are depleted and staff shortages exist in critical areas such as water and sewerage reticulation," Veale said. "Unless financial aid is forthcoming, services will collapse, let alone improve."

He said after accounting for the TPA contribution, Soweto would still operate at a deficit of more than R23 million a year.

The contribution follows an agreement by 18 organisations to end the six-year-old rent boycott in Soweto. The agreement included a plan to

## ■ SHOESTRING Contribution not enough to prevent essential services from collapsing:

improve services before residents resumed payments. The first payment of R45 a house is due on February 1.

Despite the crisis, TPA representative Mr Peter Coetzer said he was optimistic the new rent agreement would succeed.

"No one thinks improvements are going to happen overnight. Everyone who claims to represent the people agrees that the situation should be normalised. That commitment is what will make things work," said Coetzer.

However, Veale said there were still some problems to overcome. R16 million was owed to workers of Soweto municipalities and there were serious threats of strikes.

"Threats of strike action occur daily. Produc-

tivity is poor, whereas at one stage 300 tons of refuse were removed daily, the current figure is 80 tons," Veale said.

In addition, Soweto's water and sewerage account had a shortfall of about R3,3 million.

Veale said funding by the Johannesburg and Roodepoort municipalities could help prevent disaster.

"It is hoped that Johannesburg and Roodepoort will be persuaded to make a contribution to reduce the shortfall to manageable proportions," he said.

Johannesburg City Council official Mr Patrick Weech said applications for funding from the Greater Soweto Services Crisis Committee would be taken in the next few weeks.

# Pay backlog 'could wreck services plan'

Star 27/1/94

BY JO-ANNE COLLINGE

The failure to pay salary arrears totalling R16 million to municipal workers in Diepmeadow could wreck the plan to restore and improve services in the township, Greater Soweto city manager Howard Veale has warned.

"Services in Diepmeadow have in fact been brought to a halt as a result of wildcat strikes in support of claims relating to salary deductions and an Industrial Council pay award arising from a salary regrading in 1992," Veale said last night. (127)

Strike action could spread to the local authorities of Dobsonville and Soweto, where workers are owed R4,4 million and R6,7 million respectively. (128)

At the urging of the ANC, the Central Witwatersrand Metropolitan Chamber last night decided to make renewed representations to the Transvaal Pro-

vincial Administration to provide the necessary funds, in fulfilment of the national service provision pact signed by President de Klerk and ANC president Nelson Mandela last week.

In terms of the national agreement, transitional structures of local government will not inherit the debts of the black local authorities which they replace.

Veale noted that the government finance which formed part of the deal to end the seven-year services boycott in Soweto and upgrade services did not cover the outstanding salary contributions.

"To juggle funds specifically earmarked for essential running costs in order to meet arrear pay demands would drain the financial resources of Diepmeadow, making it impossible to provide basic services," the city manager argued.

## FOR THE RECORD

ANC information and publicity department head Dr Pallo Jordan has pointed out that he is not a member of the South African Communist Party and never

has been one.

The Star reported incorrectly on Tuesday that Jordan was known to have once been a member of the SACP.



# No one in to collect rent

THE eagerly awaited end to the 10-year rent boycott did not materialise in greater Soweto yesterday because residents who went to pay found the municipal offices deserted — the entire work force was striking over pay.

SA Municipal Workers' Union (Samwu) members employed by Diepmeadow city council were in the third week of a strike while Soweto and Dobsonville workers began theirs yesterday.

The three councils owed staff about R25,4m because of the councils' failure to implement increases promised during the past two years, according to Samwu.

Witwatersrand Metropolitan Chamber CE Vic Milne said yesterday the breakdown of arrears was Diepmeadow R21,6m, Dobsonville R825 000 and Soweto R3m.

He said the money was available but an agreement reached in the chamber during December, to advance the money to workers, had not been signed by all 18 chamber parties.

Efforts were being made to get the parties to sign the agreement. A letter had been written to the TPA asking that the money be released.

Milne said he hoped the employees would be paid by today.

Samwu Soweto branch vice-chairman Laiti

THEO RAWANA

Setlhapelo said the assembly of 2 000 strikers at Soweto city council's chambers ended with the union and council management agreeing that money owed would be paid by February 28.

The strike caused the indefinite postponement of the symbolic payment of a R45 interim flat rate by the Greater Soweto Services Committee (127) (250) (152)

Milne said a new date for the symbolic payments would be announced soon (350)

The few residents who answered the call to end the boycott yesterday found township administration offices closed, with some doors bearing messages saying that staff would be back later.

Some residents did not even know the boycott was over, indicating that the call had been poorly communicated in some areas.

President F W de Klerk and ANC leader Nelson Mandela last month signed an agreement heralding the end of the boycott, which had accumulated a R1,8bn debt nationally.

The agreement was also meant to usher in a programme to upgrade black municipal facilities and install multiracial local government.

# Govt urged to settle Soweto debt swiftly

Star 31/2/94

■ BY JO-ANNE COLLINGE

ANC and SA Communist Party delegates stormed out of a Soweto Services Crisis Committee (SCC) meeting yesterday, saying the Government must be pressed for close to instant settlement of the multimillion-rand debt to council workers. (127)

The debt has provoked strike action in Diepmeadow, Dobsonville and Soweto and poses a serious threat to the plan to restore services and end the "rent" boycott in the township

All parties to the services committee — including local authorities, the Soweto Civic Association and a range of political bodies — yesterday agreed to meet the Government's condition for paying over a grant to cover the amount owing to workers in Diepmeadow, Soweto and Dobsonville

The Government insisted on parties formally signing the Greater Soweto Services Crisis Agreement, which they had all endorsed in December

Nobody objected to the actual signing, but ANC and SACP delegates took sharp exception to the Government linking this to the payment of money which, they argued, it was legally obliged to pay workers anyway.

After a tense caucus session, the ANC's Colin Matjila returned

to the Johannesburg council chamber to attach conditions to the signing of the document by the ANC and SACP

First, the Government should release a cheque for the global amount owing to the workers by tomorrow. Secondly, payment to individual workers should be made by February 28

This sense of urgency found general favour in the committee and it was proposed that a delegation of all parties go and see the director-general of local government before the week was out, taking with them the signed agreement and necessary details of the pay claims, and "come back with the cheque"

However, as the wording of the time scales for this action became increasingly vague, ANC and SACP delegates protested that they could not agree to this watered-down resolution and walked out of the chamber.

SACP delegate Sibusiso Buthlezi said they were not prepared to give "a reasonable period" for payment to a Government which had owed the workers since 1988

Initially the ANC and SACP indicated that they were through with SCC meetings until the workers had been paid. But they later agreed to attend a meeting today on the procedure for speedy access to the Government grant



## Randburg faces rates boycott by residents

# Showdown on squatter camp

Star 5/2/94

127

RANDBURG rate-payers have begun a rates boycott to force the town council to negotiate over the squatter problem.

At a fiery meeting on Tuesday, Ward 13 residents — including the areas of Bloubosrand, Jukskei Park, Sharonlea, Olivedale and Northriding — decided to institute a rates boycott if the Randburg Town Council moved the Nooitgedacht squatters on to land owned by Premier Milling, a kilometre from Bloubosrand.

Most of the 400 residents who registered at the meeting voted in a community council in place of their ratepayer's association and decided to call for the removal of their town councillor.

### Immediately

Some residents announced that they would begin withholding their rates payments to the town council immediately, although Ward 13 Community Council spokesman Arnold Meyer said an official date to begin a rates boycott would be announced the day the Randburg council began moving

### **Landowners in Randburg have taken the fight to the city council over the settlement of squatters in the area, writes LOUISE MARSLAND.**

squatters on to their doorsteps. A trust account would then be set up into which rates would be paid.

The Randburg Town Council offered to find a home for the 200 homeless families after white landowners kicked them off their land in Nooitgedacht and sent them to Swan-ieville, near Krugersdorp.

A ballot was held at the resident's meeting and 395 people voted to support the Randburg Action Committee, and form a community council to look after their interests.

Meyer said the community council would look after everything from broken streetlights to potholes, but its priority was to resolve the squatter issue.

Yesterday, after being locked in discussions with the town council, Premier said in a statement that it would act as a facilitator between all the parties.

Two years ago, after

the debacle over the settlement of the Zevenfontein squatters on Randburg's then boundary with the suburb of Bloubosrand, the Bloubosrand Action Committee signed an agreement with the Randburg council to bar the settlement of squatters near the suburb.

### **'Not racist'**

Residents are holding the council to that agreement. "We will not be ignored. We would rather negotiate to resolve the issue, but we will resist any attempts to settle the squatters on that land," Meyer said.

He rejected any suggestion that their motives were racist or exclusive. "Bloubosrand is a multiracial community. We really want to help, but we want to be consulted. This is not racist, just socio-economic common sense. We need a final solution, not a temporary solution.

"That site is not suitable for the 200 fami-

lies that want to settle there. There is no infrastructure for the 1 000 or so people who would be moved."

Meyer said the community council was drawing up alternative strategies to handle the issue, which it would present to the Randburg Town Council. He said their strength lay in the fact that they were not affiliated to any political parties



By VICTOR KHUPISO

# Boycott 'goes on' with shut rent offices

Sunday Times  
6/2/94

TOWNSHIP residents this week began heeding ANC president Nelson Mandela's call to end their rent boycott — but some were hampered by striking office workers

At Soweto's Orlando East rent office, residents were happy to pay their rent for the first time in nearly a decade.

Among them was Mrs Sophie Ngwenya, who has lived with a "terrible stench" from her broken toilet for four years.

"Now I am optimistic it will be repaired," she said.

But at Diepkloof, a dejected group gathered outside the office left de-

serted by striking workers.

Reef township residents have lived under appalling conditions since the boycott began in 1985.

Cash-strapped councils failed to fix blocked drainpipes and sewage spilled into the streets

Some Transvaal Provincial Administration workers were retrenched because councils could no longer pay their salaries

A clerk at the Orlando East rent office said people had flocked to pay rent and service charges this week

Mr Solomon Ngcayiya, of Naledi Extension, was happy to be the first to pay in his area "I paid on the first day in February I'm tired of living with a leaking roof."

The chief executive for the Witwatersrand Metropolitan Chamber, Mr Vic Milne, said negotiations were continuing to end the strike by members of the Municipal Workers Union (~~250~~) (~~450~~)

Mr Milne hoped a settlement would be reached this week

He could not say how many residents had paid rent this week.

"But from what I've heard, I'm very pleased," he added (127)

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NEWS FEATURE *Civic out to beat Kagiso problems*

# Kagiso needs more houses

Sowetan 9/2/94  
127

By Joshua Raboroko

■ **HEAVY DEBT** Council crippled  
by an eight-year-old rent boycott:

**A**BOUT 44 YEARS AFTER the black residential area of Kagiso on the West Rand was established by the Krugersdorp Town Council, the housing shortage remains the biggest headache

The situation is likely to become worse because the present population, estimated to be 200 000, is expected to grow at an alarming rate. The now defunct town council is in heavy debt.

The PWV area, which constitutes only 2,1 percent of the surface of the country, accommodated 24 percent of the population in 1992, according to the latest issue of the SA Institute of Race Relations. Kagiso is part of the area.

The institute quotes a Transvaal Provincial Administration spokesman as saying the population of the area is expected to double by 2010.

The Department of the Environment says South Africa is becoming poorer and its ability to meet the need for housing, education and jobs is being eroded.

## 6 500 people

About 6 500 people live in backyard shacks in Kagiso, while a squatter camp — an indication that there is an acute shortage of homes — is coming up on the fringes of the western part of the township.

Secretary of the Kagiso Civic Association Mr Peter Mokoto said "We do not want shacks, we want people to live in proper houses. We will do our best to help them."

Like most black residential areas, Kagiso has no recreational facilities, tarred streets or storm water drainage and the streets are rubbish-strewn, unlike the neighbouring white Krugersdorp town.

The chances of these facilities being provided are bleak because the now defunct town council owes R54 million as a result of an eight-year rent boycott.

The council owes Eskom R31 million, the Rand Water Board R6 million and the West Rand Regional Service Council R12 million for sewerage.

Resident Mr Alfred Moroke said "The rubbish in our streets is seed for disease. We are in constant danger because the rubbish is not removed."

Kagiso was established in the late 1950s when residents from Munsieville were forcefully moved and resettled in accordance with the Government's apartheid policies.

## Moved residents

The authorities moved the residents from Munsieville because it was too near Krugersdorp town and in fact there is a wall separating the township from the white area.

The township adopted the name Kagiso (meaning staying together) because residents were expected to live together on a "site and service" basis from the early days, *Sowetan* established.

Later Kagiso residents lived in "matchbox" houses. Since the 1980s "snobhills", where the elite stay, have been erected on the periphery of the township.

There are five high schools, nine junior schools and three formal nurs-



Secretary of the Kagiso Civic Association Mr Peter Mokoto.

City councillors were forced to resign their posts as a result of mounting pressure from radical groups and an administrator was appointed to manage the affairs of the township.

ery schools, there is no community centre for the growing population. The neighbouring Leratong Hospital helps to provide additional health services to the growing population.

The social life of Kagiso residents is not very exciting because of lack of recreational facilities. Shebeens and taverns play a major role when it comes to entertainment.

Crime and violence are normally kept low by peace-loving residents. About 30 people were killed in violent incidents when hostel inmates clashed with residents last year.

## Warring factions

Mokoto, who is also secretary of the Krugersdorp Community Forum, said "The community worked together with the warring factions to stop the carnage."

Kagiso residents started a rent boycott in 1985, thus plunging the council into heavy debt. City councillors were forced to resign their posts as a

result of mounting pressure from radical groups and an administrator was appointed to manage the affairs of the township.

The council has asked the TPA and the West Rand Regional Service Council for an undisclosed amount of money to improve facilities.

Mokoto said that the civic association, ANC, Azapo and PAC were trying hard to solve the township's problems.

However, the Inkatha Freedom Party and the Conservative Party, who have been invited to meetings of the forum, have not turned up.

"We are hoping they will attend our next meetings," he said "We need their support."

The Krugersdorp Council has been criticised for its reluctance to work with neighbouring local authorities, especially if blacks participate.

Instead, the council has threatened to take legal action if its money is used for the development of Kagiso.

## Rightwing body

The council is a member of the Transvaal Municipal Association, which is the rightwing body that negotiated an agreement that councils could keep their autonomy without merging with their neighbours, but had to work together under an umbrella council with limited powers.

Residents say the refusal will have a serious impact on the development of thousands of people living in Kagiso.

Local Government Minister Mr Tertius Delpont has warned that the provincial administrator has the power to dissolve town councils and introduce alternative structures if they refuse to accept change.

Mokoto said the forum would mobilise public and private funds in support of socio-economic development.



Apathetic white ratepayers coming out of the suburban closet

# Municipal muscle

Star 12/2/94 (127)

RATEPAYERS and residents' associations in Randburg, Sandton and Johannesburg were this week given a seat and a vote on the Central Witwatersrand Metropolitan Chamber — giving them a direct say in local government through representatives.

When the Randburg Federation of Ratepayers and Residents Associations, the Sandton Federation of Ratepayers and Residents Associations (SANFED) and the four Johannesburg umbrella bodies from the north, south, east and west took their seats in the chamber on Wednesday, municipal politics changed forever.

The formerly apathetic white ratepayer is out of the suburban closet. He now has a direct vote and is being urged to sign up with residents' associations to influence that stake in local government. Residents' and ratepayers' associations are promising to look after the interests of their residents and be accountable — therefore plugging the gap between city and town councillors and their constituents.

### Plugging the gap

There do seem to be two camps emerging in the suburbs, though. One consists of the structured residents' associations which have been successfully lobbying for a say in the current negotiating process, and the other consists of newly formed action groups, such as the Randburg Action Committee (RAC), which have adopted a more confrontational stance to try to preserve their rights.

SANFED chairman Gail Daus said it was time for ratepayers to lift their eyes off the pavement and address macro issues. "We have to address bigger issues than traffic problems... there is the restructuring of the Constitution going on, and if we want to influence that we have to get involved."

Daus said whites deserved the government they had had in the past. "They sat on their hands and didn't vote. We took the position that though we don't agree with the present system, negotiation is the only solution. The new Constitution isn't perfect, but the more obstructive people are, the longer to democracy."

Northern Areas Group chairman Margrit Wolff, whose association represents all northern Johannesburg ratepayers' associations, said one of the greatest problems in local government had been the lack of information being fed back to the people.

At a recent Houghton meeting, she said, she had businessmen in their suits, accompanied by their wives in twin sets and pearls, threatening to toy-toy

national level, but zilch at local and provincial level. But at the end of the day their pocket is being affected, and they are worried and want a say."

The Ward 13 defiance campaign, strongly supported by the RAC, started last week with some ratepayers withholding rates until a solution is found to the Nootgedacht squatter issue. This week they informed their town councillor that he was no longer needed and said ratepayers would take his seat.

"The only thing to bring them to their senses is to show active defiance. We have entered new political ground here. There is no more space for the polite, Western style of accepting everything as it comes down," Meyer said.

The community council sees itself as taking the role of a civic association rather than a ratepayers' body. "The civics took up against dictatorial rule and we in our community also want to decide for ourselves and be involved. A rates boycott is the only way to hurt a town council or a governing body," Meyer explained.

Daus does not agree. She warned against misinformation being used to whip up emotions. "In terms of the law, we have now been given teeth. One shouldn't have to resort to rates boycotts."

**TWO camps are emerging in the suburbs. One consists of the structured residents' associations and the other of newly formed action groups which have adopted a more confrontational stance, reports LOUISE MARSLAND.**

down Market Street if their rates rose any higher. Wolff said white ratepayers' associations were the poor relatives of the civic associations, but both were watchdogs. "We can learn to toy-toy, and they can learn from us not to repeat the mistakes of the past. We need to form alliances."

Some Randburg ratepayers have gone for the civil disobedience option.

Arnold Meyer, a Randburg ratepayer and spokesman for the Ward 13 Community Council, said a sense of insecurity regarding the future had got residents out of their gardens and into the meeting halls.

"People know a little about what is going on at



*Showing Soweto residents that they really do care*

*Star 16/2/94*

# Council workers clean up their act

BY MOKONE MOLETE  
SOWETO BUREAU

Diepmeadow council workers have ended four weeks of toy-totyping and fighting management with a gift with a difference for residents a clean-up campaign in the townships of Diepkloof and Meadowlands.

At the best of times, rubbish is collected erratically in Soweto and after a month without services, the area was in desperate need of a "spring clean".

Touring the streets of Meadowlands yesterday, Maurice Mbonani of the council's public relations department said workers from all departments felt that the least they could do was to show that they cared.

And a platoon of office workers, clerks, cleaners, managers — in fact everybody who could be roped in — took to the streets. Pens were exchanged for shovels, suits for overalls.

There was one snag, though, not enough tools. The council provided front-end loaders, trucks, lawnmowers, tipper lorries and refuse bags (some of which doubled as aprons). In Zone 4 we found a group

## DIEPKLOOF and Meadowlands experience a sudden flurry of lawn-mowing and rubbish removal

resting under trees, waiting for the refuse truck to collect the rubbish the workers had neatly piled up in an open field.

"Where are the tools?" one called out. "We could have finished a long time ago if we had enough tools."

Near the Zone 3 shops, the clean-up was complete and the group was considering moving to another area.

At the Meadowlands Cultural Centre two refuse trucks and a lorry were leaving with their cargo of rubbish.

Mbonani explained that the aim was not to clean up the whole of Diepkloof and Meadowlands, but to show residents that workers have pride in the townships.

"In Diepkloof we cleaned what we thought were the dirtiest areas. We aim to do the same here. The spirit is one of commitment," he added.



After the toy-toyi . . . Diepmeadow council workers take to the streets for a "spring clean". PICTURE PETER MOGAKI



# DP withdraws candidate 'threatened' by ANC

PRETORIA — The NP and the DP have expressed anger at the intimidation of their election candidates and the DP has withdrawn a candidate because of fears for his life

DP Johannesburg city councillor Paul Asherson said yesterday the party had withdrawn Walter Mojapelo from its national assembly election list on Monday because it feared for his life

Mojapelo, who has gone underground after allegedly being threatened by ANC members in Alexandra, had been 11th on the party's list

The controversy surrounding Mojapelo's inclusion in the DP list started when the ANC claimed the Alexandra resident was their member, while the DP said he was a DP member and had confirmed he would stand as a party candidate in April

Asherson said the DP removed Mojapelo's name on Monday after he wrote to say he had opted to go underground and work to mobilise support for the party.

The DP had removed Mojapelo's name because it respected human life, Asherson said

"Mojapelo has gone underground not fearing that the DP might attack him, but fearing ANC members would attack him"

**ADRIAN HADLAND and  
JOHANNES NGCOBO**

ANC PWV regional elections spokesman Murphy Morobe denied allegations that ANC members were "after Mojapelo's blood" because he was a DP member.

Morobe said Mojapelo had denied at a media conference that he was being intimidated or that his life had been threatened

Meanwhile, NP information and media director Marthinus van Schalkwyk said yesterday NP members were becoming angry at the increasing number of incidents of intimidation and harassment suffered by its election candidates

The recent intimidation of two NP candidates, allegedly by ANC supporters, would be reported this week to the Independent Electoral Commission (IEC), he said.

NP organiser Petrus Tsiane, who is fifth on the party's regional list for the Free State, said his house was burnt down — damage had been estimated at R60 000 — after the visit of President F W de Klerk to the region last weekend

PWV region candidate for the NP Simon Gada said an ANC official had threatened to destroy his business if he failed to withdraw from the NP's

list of candidates

NP executive director Olaus van Zyl said that while the NP was looking at providing security for some of its candidates, there was legislation in place that was supposed to protect parties and their candidates from intimidation. He said the electoral code of conduct, as set out in the Electoral Act, covered party administrators, officers, candidates and staff but failed to incorporate the actions of party supporters. This weakness needed to be addressed

Van Zyl called on the ANC to discipline those of its members or supporters who engaged in acts of political intimidation

Two ANC office bearers, including a Free State candidate and a PWV election co-ordinator, were named as either having witnessed or taken part in the threats made to the two NP candidates

In an affidavit to be submitted to the IEC today, Tsiane said ANC supporters had threatened his life after an election address by De Klerk in Heidedal, near Bloemfontein

"They also made it appear that they would do everything within their means to prohibit the NP from having any access to black suburbs in Bloemfontein," he said

Reports by A Hadland TML 216 Vermeulen St Pta and J Ngcobo TML 11 Diagonal St, Jhb

## Soweto rent payments start

*81 Day 17/2/94*  
**THEO RAWANA**

THE first 12 days of the end of the Greater Soweto rent and services charges boycott had seen an "encouraging start" with 25% payment by Soweto residents, Soweto city manager Howard Veale said yesterday

The nine-year rent and service charges boycott in the Greater Soweto councils of Dobsonville, Soweto and Diepmeadow ended officially last December after agreement was reached by parties at the Witwatersrand Metropolitan Chamber, effectively writing off a R1,8bn debt incurred by residents

Residents in Dobsonville and Soweto began trickling to municipal paypoints on February 1

Diepmeadow had been plagued by a worker strike which prevented Diepkloof and Meadowlands residents from paying

Payments in these two townships began only this week

Presenting a report to a meeting of the Services Crisis Committee (SCC), Veale said by the end of March the Soweto City Council expected payments to have reached 50% of the six-month budget it had set

Dobsonville residents had paid about 15% of the target amount. Veale did not say how much the council expected to receive in total

He appealed for a "visible improvement" at council pay points for the comfort of the residents

He also reported that the SAP had withdrawn from guarding council property, saying Greater Soweto councils would need more funds to build up their own security system

The transfer of houses to residents was also a "massive project" and more staff would be needed to handle that, Veale said

## Hunt for killers of Natal leader

**Own Correspondent**

DURBAN — Police are searching for the killers of an ANC southern Natal leader after he was shot in his school office at Umzumbe yesterday

George Mbele, 63, chairman of the ANC in Port Shepstone and principal of Inala Intermediate School at Fairview in Umzumbe, was in his office at noon yesterday when three men walked in and opened fire. He died instantly

A large contingent of policemen, aided by a police helicopter, were sent to the area to search for the killers

Meanwhile, the IFP said one of its members, Lindiwe Nkosi, 20, was doused with petrol and set alight at Steadville near Ladysmith

Nkosi, from Ekuvukeni near Wasbank in northern Natal, was visiting friends in the township

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5 000 people will get R11 a day.

# Parties rally for major East Rand clean-up

Star 18/2/94

127

■ BY ANNA COX

Political factions on the East Rand came together yesterday in a historic move to receive a cheque for R1 million from the Department of National Health's National Nutrition and Social Development Programme (NNSDP)

The money will be used for a major clean-up of Katlehong, Tokoza and Vosloorus over the next five weeks. About 5 000 people will be paid R11 a day to do the work.

The manager of the NNSDP, George de Klerk, said his department had made the money available because it wanted to create employment opportunities.

"The money will be administered by non-governmental organisations who identify closely with the communities.

"It is a wonderful occasion to see people putting aside their political differences and joining hands for the benefit of the community," he said.

Faith Mashiloane, who accepted the cheque on behalf of the ANC, said she was overwhelmed

at the donation.

She said credit had to be given to the youth in the townships who had approached her and asked her to assist them with a clean-up.

"We will put the youth to work in the clean-up. They are impatient and cannot sit around and wait for reconstruction, they want to see things happening now," she said.

Connie Zikalala from the IFP said it was a momentous occasion and she was happy the townships and hostel areas would be cleaned.

ANC youth leader Eric Mabalane said: "We will use this money to beautify our townships. At present it is not a place where people can live. Our dream has come true."

The project will be facilitated by Richard Mollentze of the O'Connor Foundation, a private welfare organisation which feeds 20 000 a month in the three townships.

"A project such as this is historic — it will bring the youth of the townships together in a move towards peace and reconciliation," said Mollentze.

# Forum to end boycott

Sowetan 18/2/94

By Joshua Raboroko

The Randfontein Negotiating Forum has appointed a sub-committee to explore ways to resolve the year-old rent boycott in Mohlakeng

Mohlakeng town clerk Mr Deon Cordier said yesterday that arrears which had accumulated as a result of the boycott totalled R11 million

He said the RNF elected a sub-committee at its meeting this week to work out plans to end the boycott. He was optimistic the boycott would end soon

He said the council had been unable to pay its employees monthly salaries because of the nonpayment of tariffs. This action had caused workers to go on strike demanding pay last November (127)

A member of the local branch of the ANC, Mr Zephania Mohlango, who also serves on the RNF, said the boycott was triggered by "astronomical electricity bills" charged to residents

Residents said electricity bills had ranged from R100 to R120 a month, although their meters were not functioning properly. Added to that was the fact that residents were forced by the council to pay an advance fee of R500 a household for an electricity "card system"

Mohlango said the forum, which consists of community-based organisations, civic associations and trade unions, dealt with these issues as well as improvements to township facilities

Also included in the talks were problems hindering developments in the neighbouring Toekomsrus township

# Do-it-yourself housing scheme

By ALI MPHAKI

RESIDENTS will build their own homes in a new housing scheme to help alleviate the chronic shortage of houses in Benoni on the east Rand.

The scheme - the brainchild of Dr Nthato Motlana's daughter Kgomotso - is said to offer even the poorest of families a chance to have a roof over their heads.

Scheme co-ordinator Helmut Lachmeyer said it had received a thumbs up from the Benoni City Council, the ANC, and civics.

About 20 000 housing units will be built in the next three years on land still to be allocated by the Benoni council.

The scheme is called "HELP for Africa", an acronym for "Housing, Education, Labour and

Peace". If the concept works in Benoni, Lachmeyer said, it would be taken to other areas in need of housing.

"HELP for Africa" is perhaps unique in that it does not want any involvement of financial institutions, since bond payments are usually high and only those with a reasonable salary can afford to pay.

"Financial institutions have proved too profit-orientated to be in a position to help homeless blacks," said Lachmeyer. "Our scheme will offer an R80 000 house for about R50 000 because we are not a profit-making organisation."

No building contractors will be employed as residents will do their own building.

Training will be provided in skills

CHROBO 2012/94

(127)

## 500 000 erven need developing

ROBYN CHALMERS

THE Transvaal Regional Housing Board would have to develop 500 000 erven in the PWV to cope with urbanisation, Transvaal Provincial Administration MEC for housing John Mavuso said yesterday. **B120**

Speaking at the Transvaal Regional Housing Board's inauguration, he said national government had a limited rôle in housing strategy. Regional and local tiers of government were responsible for housing. **22/12/94**

The board's creation was the result of an effort by government to place housing under the control of regional structures. While it was an executive arm of the National Housing Board, it would be autonomous. **(127)**

"One of the biggest challenges facing any government in the new SA will be to provide appropriate shelter for all of its people," he said.

The inauguration of the Transvaal board followed Housing Minister Louis Shill's announcement at the weekend that regional boards for the four provinces had been appointed.

Shill said yesterday the next step would be the creation of similarly autonomous boards for each of the Transvaal's subregions to ensure housing was "as close as possible to the man in the street".

A Housing Department spokesman said the names of the people appointed to the regional boards would be published in the Government Gazette this week.



to hire their own grave diggers

# Kagiso faces electricity blackouts

Sowetan 3/3/94

■ **SWITCH OFF** Residents given until next Wednesday to settle, or else ...:

By Joshua Raboroko

127

**M**AJOR sections of Kagiso township on the West Rand may soon be plunged into darkness following a decision by Eskom to switch off electricity supply to the area.

Eskom's West Rand Sales and Customer Service manager Mr Johan Swanepoel said the company had warned residents to settle their arrears by next Wednesday or face cuts

The deadline for business owners to pay was Tuesday this week but by yesterday the company had not effected the decision

Thousands of Kagiso residents and business people have not paid their electricity bills since Eskom took control of the supply in August last year

The arrears amount to about R2,9 mil-

lion Swanepoel said they had agreed with the local branch of the South African National Civic Organisation and other associations that residents should stop the boycott.

He said the company had written letters to individual residents advising them to pay. As a result, five percent of the residents had done so, Swanepoel said.

He said a similar action might be taken against some Bekkersdal residents where the majority were, however, paying

He did not know the reason for the boycott, but assumed that it was as a result of "the culture among most township folks to boycott tariffs."

A West Rand Sanco executive Mr Peter Kute said residents should heed the call by ANC president Nelson Mandela and President F W de Klerk to stop the boycott.

He invited all organisations and the business community to resolve the matter.

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# Kagiso will defy threat

Sowetan 10/3/94

RESIDENTS of Kagiso, near Krugersdorp, have vowed to defy a threat by Eskom that it will cut off the electricity supply if arrears are not paid by today

The residents say they are receiving high monthly electricity bills, ranging between R500 and R12 000 even though their meters are not being read

Some residents also claim they have received bills even though their electricity has long been cut (127)

A spokesman for Eskom, Mr Johan Swanepoel, said yesterday that residents' arrears amounted to R2,9 million. This is from August last year to February this year

He said they would have no alternative but to cut the supply if residents did not pay. However, Eskom is prepared to discuss problems with residents. "We have an open door policy," Swanepoel said

A businessman in the township said he had received a bill for R12 000 and wanted to discuss the matter with Eskom.

Another resident, Mr Isaac Thale, said his power had been cut but he had received a bill for R500. The secretary of the Kagiso Civic Association, Mr Peter Mokoto, said yesterday residents would not meet the pay-up deadline because "there are anomalies in the reading of the meters"

## Asherson threatens to lead boycott

JOHANNESBURG city councillor Paul Asherson yesterday threatened to lead boycotts "on a scale never seen before" if the ANC went ahead with plans to cut rates rebates for residents. *5/13/94*

Asherson, who is a DP provincial candidate for the PWV region, was reacting to Civic Association of Johannesburg general secretary Cas Coovadia's statement that civics could advise the next government to scrap the rates rebate system.

A rates rebate is granted to residential property owners so that they do not pay as much property tax as businesses, which theoretically place a greater strain on roads and services.

Asherson said the call showed that Coovadia and the ANC were ignorant of municipal financing and were "meddling with Johannesburg's paying taxpayers at their peril".

"The rebate is purely a mechanism

THEO RAWANA

that ensures residents pay a reasonable and correct rate, but allows the city to collect twice that rate from business. There is no pressure from business for any alteration of the system." *5/13/94*

To start a "typically ANC campaign" now to punish those who pay their rates and for water, sewage, garbage collection and electricity would be to "ask for bigger trouble than they know", Asherson said. *(127)*

"I will personally lead a campaign by every Johannesburg resident (black, white, coloured or Indian) against any attempt to punish the payers. They will see boycotts on a scale never seen before in SA.

"If Coovadia wants the ANC brought to its knees he is embarking on the right course," Asherson said.

Report by T Rawana, TML, 11 Diagonal St Jhb

## Call to revamp tertiary education

KATHRYN STRACHAN *5/13/94*

NOTHING less than a radical reconstruction of higher education was needed to meet the developmental demands of the country, ANC education head John Samuel said yesterday.

He told an Eskom education conference in Midrand there was an urgent need for a commission on higher education to be appointed after the election.

The commission would have to analyse the structure of the sector, the balance between universities and technikons, and between science and technology on the one hand and social sciences on the other.

Samuel said the proposal that the structure and function of higher education should be related to the overall development and reconstruction of the country had implications for institutions' autonomy.

It would be necessary to increase immediately the intake of women, blacks and other disadvantaged students and to redress institutional inequalities through financial and other measures.

There was no system of higher education in SA, he said, but rather an incoherent and fragmented conglomeration of sectors and institutions.

National Education Minister Piet Marais told the conference that the maintenance of universities' autonomy was necessary and should be supported by adequate state financing.

One option for improving access to tertiary institutions, while keeping within financial constraints and maintaining academic standards, was to restrict the state's subsidy for students to a specified maximum. Support mechanisms also should be provided for talented students from disadvantaged communities.

In this regard, an investigation had been launched into introducing community colleges which could offer students the chance to gain credits for tertiary study during bridging programmes.

Report by K Strachan TML, 11 Diagonal St, Jhb

## Inkatha

"implemented within the next... if we are going to have any... stressed the plan had to have operation of government"

President F W de Klerk also day he found Inkatha's decision to participate in the election "astounding" and warned of a volatile situation in Natal, even while he defended "democratic" right not to participate.

He assured Buthelezi that he would not suffer the same fate as deposed wana president Lucas Mangoshe if the government was trying to de KwaZulu region.

He called on Buthelezi to take measures to ensure other parties were not restricted from campaigning in the region.

Meanwhile, the rift within the ruling Afrikaner Volksfront and the CP widened yesterday.

## Sexwale

Sexwale batho to honour an agreement with president Lucas Mangoshe to protect the homeland from communist takeover.

He claimed the AWB had been driven into Bophuthatswana by former Minister Rowan Cronje, whom he accused of betrayal.

During the day, Bophuthatswana administrator Tjaart van der Merwe addressed about 3 000 civil servants and urged them that their salaries and pensions be safe and asking them to get Bophuthatswana running as soon as possible.

He also committed SA's government to bringing about salary parity between Bophuthatswana and SA civil servants soon.



# Eskom warns defaulters to pay up

Sowetan 17/3/94

By Sowetan Reporters

RESIDENTS of Kagiso near Krugersdorp were warned yesterday to pay their electricity bills or face cuts and others have been ordered to vacate houses they are occupying illegally or face prosecution

However, those who have not been paying electricity bills have had a reprieve with the announcement by Eskom that it would temporarily suspend cut-offs for defaulters

But it has warned that cut-offs might resume next week Eskom meets representatives of the residents in Randfontein today to discuss the issue

Eskom's West Rand spokesman Mr Paul Maree said they had the backing of the South African National Civics Organisation to cut off supply

to defaulters

Maree said Eskom was busy with plans to instal electricity to about 4,000 homes More than 9,000 homes had already been electrified

Sanco's West Rand spokesman Mr Peter Kute said yesterday that residents were confused by people who wanted to turn the threat of electricity cut-offs into a "political football" (127)

About 350 residents from Extension 12, Kagiso, whose homes were occupied by "foreigners" stayed away from work yesterday and marched to the council offices to present a memorandum to Kagiso administrator Mr Ray Snyman demanding the removal of the shack dwellers by not later than today Failure to address their demands would result in a call for the immediate removal of Snyman



# Council in bid to evict 'illegals'

By Joshua Raboroko

THE Kagiso Council will on Monday apply for a court order to evict about 45 families who have "illegally" occupied sites bought by registered residents in the West Rand township

However, the families said they would resist removal because they had paid amounts ranging between R6 and R20 to a Mr Mazibuko who had promised them land to build homes

The families, who are from Soweto, claimed they had paid the money because "we wanted to get roofs above our heads"

Mr John Phuthuma, from Mshenguville in Soweto, said "I paid R10 when I was promised land outside Kagiso where I would build my own house and moved to the Kagiso site and service camp two weeks ago I did not know that the sites had been bought by local residents"

The families said they feared they would be attacked by the local residents, who on Wednesday presented a memorandum to the administrator, Mr Rayne Snyman, demanding that they be evicted

# Take away rebate and face Star 19/3/94 revolt, ratepayers warn

(127)

RATEPAYERS in the Greater Johannesburg region have promised open rebellion should any attempt be made to increase assessment rates by taking away the rebate on residential rates.

The latest rates controversy comes as the Johannesburg City Council disclosed this week that it was hampered by a staggering R85 million in unpaid rates by residents and businesses unable to pay.

Residents associations and municipalities have expressed fears of a rates boycott and backlash by mainly white ratepayers should any attempt be made to increase the rates and services burden.

City councillors and residents approached this week said ratepayers were overtaxed and simply could not afford to pay more.

They were putting pressure on local and central government to change the present assessment rates system to a less complicated system to ensure that residents were not overtaxed under future governments.

The rates issue has always been emotive, and has been thrust into the spotlight once more by increasing public statements by ANC and civic leaders that ratepayers have been given a holiday and will have to pay up under a new government to fund development in disadvantaged townships.

Acting Johannesburg city treasurer Lucas Opperman said this would mean a 120 percent increase in the rates bill in some areas.

Johannesburg management committee member and northern sub-

HINTS by ANC and civic leaders that

Johannesburg residents could be taxed more heavily under a new dispensation spark furious reaction among ratepayers and city councillors alike, reports LOUISE MARSLAND.

urbs city councillor Paul Asherson accused the ANC of being ignorant of municipal financing and said he would personally lead a campaign by every Johannesburg resident — "black, white, coloured or Indian" — against any attempt to "punish the payers".

"They will see boycotts on a scale never seen before in South Africa. I am tired of all the bull, people are feeling insecure enough. The ANC must go and look at the facts first before trying to take away the rebate.

"It is purely a mechanism which ensures that residents pay a reasonable and correct rate, but allows the city to collect twice that rate from business," Asherson explained.

Johannesburg Metropolitan Action Group (JOMAG) chairman Tony Palmer said the rates issue had to be debated urgently to defuse a volatile situation.

"People are getting fed up with this sort of thing and it is undermining investment in the region. Even if there is no rates revolt,

there would be a massive exodus from areas where rates were high. What would that achieve?"

Palmer warned that ratepayers were "very militant" at present. "People can't take much more."

Sandton management committee chairman Peter Gardiner and others have advocated that local government law be changed to accommodate a fairer system, such as a dual rating system for businesses and residences. No rebate system would then be needed.

ANC Randburg town councillor Andre Jacobs said all the ANC had done was to put the rates issue on the table.

"One can cancel the rebate, that is not a problem, but then one would have to determine a different base for residential and business rates. It is not fair to charge residents the same as businesses. We need to address redistribution, but that does not mean the ANC wants to take everything away."

Jacobs said rates went into a larger pot for the benefit of the community and ratepayers would have to accept that priorities were changing and that their money would have to go to disadvantaged areas. "In the future ratepayers who want a new sports facility or a concert hall will have to fund it themselves if it is not a regional priority."

Talk of rates boycotts was nice rhetoric, but not likely to work, he added. "Whites have grown used to a particular standard of service — we cut their electricity when they don't pay in Randburg and they soon pay up."



Randburg simmers over purchase of land

# A headache over the homeless

THE ANC warns of a bloodbath if a solution to the question of providing low-cost housing for homeless workers in and around Randburg is not found soon **GUY JEPSON reports**

127

TENSION is mounting in Randburg's recently incorporated greenbelt where landowners are digging in over plans to provide low-cost housing for the growing number of homeless workers in the area.

Amid warnings of imminent evictions in parts of the 71 sq km area, a proposal to buy land in Lanseria for a "transit camp" for threatened families will come before the Randburg Town Council for the fourth time at the end of the month.

At issue will be the cost of the 23 ha property — R2 million. In terms of the proposal, which is supported by the council's three ANC and three DP members, the transit camp is to be sited on a section (8,5 ha) of the property earmarked, but not yet zoned, for industrial purposes.

For the independent and NP councillors who blocked the proposal by walking out of a special council meeting at the beginning of the month, the price is excessive for Lanseria.

However, to the ANC it is a small price to pay for Randburg — a town which has never provided low-cost housing for its workers — to avoid a repeat of the tragedy of nearby Nootgedacht, scene of an ugly forced removal in January.

For many landowners in the incorporated area — which comprises 5 000 ha of the Jukskei Crocodile Catchment Area (JCCA) and the Chartwell Local Area Committee — the price is irrelevant, at issue is the transit camp and the precedent it would create.

Ironically, because of the emergence of Shrydom Park, Kya Sand and Honeydew as industrial areas without low-cost housing being built nearby, hundreds of families are renting shacks or "squating" — often in appalling conditions — on under-utilised land in the incorporated area.

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**'For many landowners the price is irrelevant at issue is the transit camp and the precedent it would create.'**

In recent months the Randburg council has obtained court orders against one owner in Riverbend (next to Kya Sand) and two in Zandspruit (not part of the newly incorporated area) where about 700 families have been living in harrowing conditions.

The Riverbend owner (a food company) has since, in consultation with local residents, the workers and the council, offered to help develop proper low-cost housing on the property. However, in the Nootgedacht/Nietgedacht smallholding near Lanseria, a different approach appears to be in operation.

According to Randburg's deputy management committee chairman Cyril Ford (independent), some owners have resorted to evicting blacks "for fear of the prospect that a future ANC government will deny them the right to do so, the squatters thus becoming virtual 'co-owners'".

Ford, who supports the concept of low-cost housing being established in Lanseria, Riverbend and Zandspruit or in other areas near workers' places of employment, said he had led the opposition to the proposal to buy the Lanseria property because of a "serious distortion" over the price.

He said an 8,4 ha property directly adjacent to the one in question which could "amply meet all the requirements" of a low-cost housing scheme was available for R84 000. However, at the special council meeting, "the ANC-DP alliance refused to consider cheaper land and insisted that the R2 million land be purchased".

A council investigation had also shown that a further R2 million would be required for services and that the camp would cost R566 000 a year to adminis-

Star 19/12/1994

Ford added that another factor which led him to oppose the motion was that legal steps had already been initiated on behalf of certain landowners challenging the proclamation which extended Randburg's north-western boundary last year. If successful, the court challenge would freeze any development.

Management committee chairman Gary Cooney (ANC) stressed that the property in question was identified by the ANC and not by the council which had earlier rejected an adjoining, more expensive property.

"They (the ANC) said 1 000 families in Lanseria and surrounding areas are under immediate threat. All we were asking for was a temporary set-up initially," he said, adding that a long-term solution to Randburg's housing crisis would be proposed in an "overall plan" — expected to be completed within four months — which consultants had been commissioned to draw up.

Cooney said the Lanseria property was available "and was 'one of the few properties in the area which has enough water'". It had also been valued and declared a good medium-term investment.

In addition, about 40 families were already being accommodated in 22 prefabricated huts and a hostel on the property and were being supplied with water, electricity and ablution facilities. He conceded that the arrangement, which had the blessing of the

ANC and was worth R11 000 a month to the owner (who could not be reached for comment) was technically not legal but that it was important for the council not to worsen the "existing crisis".

Local ANC spokesman Norma Sharples criticised Ford and the other dissenting councillors for their opposition to the land purchase, saying they failed to appreciate the urgency of the eviction threat.

"I don't think the DP and the ANC (members of council) can do any more — whatever we come up with, they won't accept," said Sharples.

**'The people are militant — they are tired of being pushed around. They won't accept another Nootgedacht.'**

"I don't know about the urban area, but if we don't find a solution in the newly incorporated area within the next couple of weeks, we're going to have a bloodbath on our hands. The people are militant — they are tired of being pushed around. They won't accept another Nootgedacht."

Pointing to the January removal which was carried out with the aid of khaki-clad rightwingers, Sharples said there was a real danger of similar intervention by right-wing elements in the incorporated area.

However, JCCA Landowners and Residents Association chairman Wessel Swart denied that rightwingers were being mobilised in the area or that large-scale evictions were in the pipeline.

"I would guess that there are probably only four properties in the JCCA area where people face evictions. The threat is from people who got caught in the act — mainly absentee landlords. It is not our intention to have instability."

Conceding that industrial development was impacting on the relatively homogeneous farming and smallholding area represented by the association, Swart said it accepted people's right to freehold title "but we don't accept the idea of people just staking their yield without boreholes and septic tanks."

Swart said the association — which believed the incorporation of the JCCA into Randburg was unlawful and had been motivated in part by a desire to use the area as a dumping ground for the homeless — had a viable alternative solution to low-cost housing projects in the incorporated area.

"This is to have what we call diffusion. Whatever an area can take in terms of its geological constraints, we can take care of people," said Swart, adding that the JCCA members "looked after" their employees.

In terms of the "diffusion principle" a "decent figure" was the building of one house per hectare of land, he said.

# Eskom owed millions

Sowetan 24/3/94

## ■ UNPAID BILLS More than R5-million

By Joshua Raboroko

**R**ESIDENTS of three West Rand townships owe Eskom more than R5 million in unpaid electricity bills

Eskom said Kagiso owed R2,9 million from last August to February this year while Mohlakeng Council's debt amounted to about R2,5 million for six months

The figure for Bekkersdal is estimated at hundreds of thousands of rands (127)

Residents may be plunged into darkness if they do not pay their electricity bills, but an official of the SA National Civics Organisation said local civic associations and concerned parties would meet Eskom to resolve the matter

### owed by residents of 3 WR townships:

The secretary of the Kagiso Civic Association, Mr Peter Mokoto, said yesterday the residents wanted to end the boycott and pay a flat rate. He would not disclose the rate the civic association had proposed to Eskom.

However, sources told *Sowetan* the civic association had proposed R45 a month, while Eskom suggested a figure of more than R100 that would also cover arrears payments.

Eskom's sales and customer services manager, Mr Johan Swanepoel, said the parties had

agreed on a flat rate, but "we still have to fix a figure". The company would "normalise" the electricity supply in the township.

He said some of the residents were paying their bills, despite the boycott. It would be advisable if all paid so that electricity could be available to everybody.

The electricity supply at Mohlakeng was supplied by the Randfontein Town Council which bought the utility directly from Eskom, Swanepoel said.



## WEST RAND Power cuts loom



Many families at Mandela squatter camp in Bekkersdal have to travel long distances to fetch water for their washing and other household chores because of the shortage of water in this West Rand township.

PIC: MBUZENI ZULU

# Eskom warns *Sowetan 5/4/94* of blackouts

**By Joshua Raboroko**

ESKOM has threatened to stop its electricity supply to Kagiso unless divisions within the local civic association, which are allegedly hampering negotiations, are addressed

Eskom's West Rand sales and customer manager Mr Paul Maree said residents' representatives had on a number of occasions failed to attend meetings aimed at ending the services' boycott (2/27)

Maree said the association was divided on ways of ending the boycott

"We have reached a stage where we are

unable to continue supplying electricity to the residents. Unless a concession is reached soon we will be forced to cancel our contract with them," he warned.

He said the company had spent more than R12 million to electrify homes and businesses, erect street lighting and upgrade "the whole electricity network"

The civic association's general secretary, Mr Peter Mokoto, denied there were divisions. He said the association had supported the end of the boycott.

"We want people to pay for the services they get from Eskom," he said.

# We will now use our own army, say hostels

10/4/94  
THE National Hostel Residents' Association says that from today it will be deploying its "own military" at hostels throughout South Africa

It says the SA Defence Force will "no longer be welcome at the hostels".

Hostels association spokesman Thulani Simon Mlotshwa said yesterday the decision had been taken because of events on March 28 in Johannesburg when Zulus were "butchered by Umkhonto we Sizwe members assisted by security forces".

Also, hostels had been raided after the March 28 massacre, but not the ANC Johannesburg offices.

"This proves the partiality and bias of the so-called security forces," he said.

On Friday, the East Rand Buyafuthi Hostel was targeted by SADF troops, who allegedly shot and killed IFP leader Jeff Sibiya, who, said Mr Mlotshwa, was involved in promoting peace (127)

With this in mind, it had been decided to deploy its own military structures

"From today, our enemies had better be on their guard. We cannot sit with our arms folded while our heels are being bitten by mice" — Sapa

(News by E Oelofse, 141 Commissioner Street, Johannesburg)

● See Page 7

# 'We'll use Sowetan 11/4/94 own army'

THE National Hostel Residents Association says that from today it will be deploying its "own military" at hostels throughout South Africa and that the South African Defence Force will "no longer be welcome at the hostels"

Nahora spokesman Mr Thulani Simon Mlotshwa said the decision had been taken because of events on March 28 in Johannesburg where Zulus were "butchered by Umkhonto we Sizwe members who were assisted by security forces" (127)

Moreover, hostels had been raided after the March 28 massacre but not the African National Congress Johannesburg HQ which building had been at the centre of the violence, Mlotshwa noted "This, proves the partiality and bias of the so-called security forces," he said.

— Sapa

(Report by E Oelofse 141 Commissioner Street, Johannesburg)

# Rent arrears written off

Sowetan 12/4/94

By Joe Mdhlela

THE Ratanda Town Council near Heidelberg has approved the writing off of all rent and other services arrears which accrued as a result of nonpayment. (127) (300)

The arrears are in excess of R8 million, according to a town council official

Administration manager of the council Mr Sipho Zwane confirmed that all arrears up to December 31 last year would be written off.

But he warned that residents were now expected to update their arrears which could have accumulated from January this year.

Zwane said the council's decision

was in line with a call made early this year by State President FW de Klerk and the African National Congress president Mr Nelson Mandela that all arrears be scrapped

"In terms of the regulations the committee approved that arrears as at December 31 1993 be written off," Zwane said

Zwane urged residents who were in arrears to start paying "so that the council is in a position to render effective services".

He said the council had been in contact with the Local Negotiating Forum about the latest decision

"We are working hand in hand with the Forum which is composed of all structures," Zwane said



# Vow to build community

Star 12/4/94

■ BY JO-ANNE COLLINGE

Prominent members of the Diepsloot area north of Sandton have pledged to build an integrated community when 650-odd homeless Zevenfontein families move to the low-cost housing scheme there later this year.

At a press conference at the Transvaal Provincial Administration's Germiston offices yesterday, community representatives said they believed many residents would respect the Appeal Court judgment which gave the TPA the right to develop a resettlement village for the Zevenfontein squatters at Diepsloot.

"The court action has left a lot of sore people," said Anthony

Duigan, acting chairman of the Greenbelt Action Group. But, he added, many other Diepsloot residents "recognise the right of the Zevenfontein people to affordable land within the region".

Diepsloot spokesman Jill Wileman expressed concern about the standards of services and housing in the planned settlement, which will ultimately accommodate about 1 300 families.

The TPA is to hand over the site to the contractor today. Bulk services are scheduled to be in place in 20 weeks and internal services in 30 weeks. The total cost of the project is R15,4 million — or R6 600 per serviced stand.

Officials said the first 600 stands would be ready for occu-

patron in July.

TPA regional director Jeff Wilkins was confident of the success of the Diepsloot settlement, despite its bitter beginnings.

Wilkins had no misgivings about embarking on this contentious project as the sun sets on the TPA. "The court case having been concluded, the TPA has no option. We have to carry through these contracts."

He also promised that the delays in granting title which had been experienced in other TPA developments — for instance, Orange Farm — would not occur at Diepsloot.

The processes of proclaiming the township and opening a township register "would be built into the scheme" at Diepsloot, Wilkins said.

(127)

# Evictions protest

Star 14/1/94  
Residents of Eldorado Park have decided to stay away from work today in a bid to force the Johannesburg City Council to address their grievances. (127) (127)

Residents, numbering about 250 000, complain that their rents are too high and that some were evicted because they could not pay.

Neville Stanbul, a member of the community forum launched two

weeks ago, said the situation in the township had reached crisis proportions "Our people are evicted all the time and they have to go and live in shacks," he said.

"We have always taken memorandums to the council and we never burn things down and toy-toy, that is why they ignore us," Stanbul said.

The council has denied ignoring Eldorado Park residents — Staff Reporters.

# These cups just runne

## Council gives monster pay rises to 120

DAVEYTON is cash-strapped due to rent boycotts, and the TPA has ordered staff to be slashed. So the (remaining) typists are being promoted and will get R88 000 a year and traffic cops R96 000, reports ANNA LOUW of the East Rand Bureau.

THE Daveyton Town Council, although said to be strapped for cash, has promoted about 120 employees and given them huge salary increases which are likely to cost ratepayers millions of rands. The promotions and the salary increases have been confirmed by the township's deputy town secretary Big Moshoeshoe. Moshoeshoe had instructed the council to reduce the number of staff members by 75 percent because of the rent boycott in the township. "Senior positions had to be vacated as a result. So other people had to be promoted to fill the posts. And quite obviously no council can operate without senior personnel. The people elevated to the positions have been vilified and the situation has been inflamed by the spreading of false information," said Moshoeshoe. "The promoted employees work in the departments of health, engineering, treasury, community and sport and recreation. It is understood that Daveyton town clerk R Ramahope is to get an astronomical increase at the end of April, when the other increases are expected to come into effect. Ramahope could not be contacted for comment.

### Disappearing after election

Among those promoted were traffic officers earning R24 000 a year. They have been elevated to job categories earning salaries of R96 000 a year. Typists who previously took home annual pay packets of R24 000 will be earning R88 000. Moshoeshoe said he would be available on Monday "to put the issue into perspective". Daveyton Town Council is expected to disappear after the election, along with the Benoni Town Council, and be replaced by a new council representing Benoni, Daveyton and Wattville. It will be responsible for, among other things, the personnel bill.

Benoni town clerk Henne Botha said Daveyton was, at this stage, an independent council and it was therefore not appropriate for him to comment on its activities. "But I don't think any council should be doing anything contrary to good management at this stage," Botha said.

Meanwhile, a distressed pensioner contacted the Star and said pensioners were aghast at the salary increases Daveyton council personnel had allocated themselves. "We are all battling on, sometimes below the breadline. How are we expected to still pay rates? Where will it end?"

# th over

Steer 16/1/94

127

# Johannesburg faces 15% rates hike

Biz Day

ERICA JANKOWITZ

JOHANNESBURG ratepayers could expect a hike of about 15% this year to cover wage increases, repairing deteriorating infrastructure and addressing inequalities in services and facilities, City Council spokesman Patrick Weech said yesterday.

Last year the council kept the rate increase to 11,5% despite a nationwide strike by the SA Municipal Workers' Union (Samwu) that resulted in R10m being added to the wage bill. This decision was taken in the light of an expected "rates revolt" if the full impact of increased costs had been passed on to the consumer. (127)

Another complication was the reorganisation of the current greater Johannesburg council into five or six local authorities under the auspices of the Metropolitan Chamber, which would have an effect on

revenue and expenditure. 615194

Weech said wage negotiations with Samwu and the Johannesburg Municipal Employees' Association would resume on May 11 when the unions would respond to the council's final wage offer.

The offer was inflation-based with the lowest categories being offered an additional "merit increase" of 2,5%.

He said the council's offer would increase the annual wage bill to R1,08bn, more than a third of the total operating budget of R3bn. Directorates had been told to reduce expenditure by R126m this year, but after "austerity budgeting" over the past couple of years, this would be almost impossible, Weech said.



Alex residents emerge victorious

# Firm set to pay for repairs to houses

Star 16/5/94

BY ANNA COX

Alexandra East Bank residents have emerged victorious in their battle against a major construction company for repairs to 617 houses which began collapsing a few months after they moved in

Murray & Roberts signed an agreement last week undertaking to foot the entire bill for repairs which could run into millions of rands. Reconstruction work will start within the next two weeks

The houses were built in the upmarket section of the township in 1988 and 1989 and were purchased for prices between R60 000 and R100 000

Many residents who sank

**IT TOOK us three years to get here, but we have finally signed the agreement, says chairman of the civic association**

their life savings into their homes and who took out large bonds to finance the houses faced heartbreak when the houses started collapsing around them several months later.

The East Bank Civic Association, headed by chairman Pule Phalatse, took up the residents'

cause and started fighting for the homes to be repaired

"It took us three years to get here but we have finally signed the agreement on the reconstruction. It is a victory for our people who thought they would lose everything. We are grateful to Murray & Roberts for their co-operation," said Phalatse

Murray & Roberts development manager Tim Potter said the houses would be repaired in groups of 20 and would take about 12 months to complete

"We still have not established the cause of the faults — we are waiting for an engineer's report — but we are committed to the repairs as a gesture of goodwill to Alexandra residents," he said

## Miners call off strike but stick to demands

Star 16/5/94

Miners at Gold Field's Kloof Gold Mine near Carletonville were going down the shafts by 9 pm last night, marking the end of a 10-day strike

But the National Union of Mineworkers (NUM) insists it has not given up on its demands

About 200 marchers gathered outside the Gold Fields offices in

Johannesburg earlier in the day to hand management a memorandum.

The decision to call off the strike, involving 10 000 workers, was made at a mass meeting at the mine yesterday

NUM general secretary Kgalema Motlanthe said demands included the reinstatement of NUM

branch chairman Jackson Mafika, the dismissal of senior mine managers, and improved conditions for workers

Gold Fields spokesman Marion Brower said the company would be dealing with the memorandum today. — Staff Reporter and Sapa.



## Plan for PWV hostels

*21 Day 18/5/94*  
WILSON ZWANE

PWV MEC for Housing and Local Government Dan Mofokeng said yesterday his government would soon unveil a reconstruction plan to deal with long-standing enmity between hostel and township residents.

Mofokeng said his government was intent on resolving the violence because it was delaying the implementation of socioeconomic programmes.

He said while there were calls for the demolition of hostels, which were regarded by many township residents as monuments to violence, his government did not intend to go that route.

Instead, it wanted to humanise the hostels by reversing the "old thinking" which had turned them into military-style barracks and no-go areas.

Mofokeng said his government would announce a solution which would be "amicable and acceptable to all" within weeks.

Asked about whether police patrols would be stepped up at hostels on the East Rand, MEC for Safety and Security Jessie Duarte said a mechanism for a police takeover from the SA National Defence Force, which was "still in control" in the region, had yet to be worked out. Discussions would take place as soon as possible, she said.

*'Transfer made to bogus firm'*

# Council lost R4-m after hostel 'deal'

Star

18/5/94

BY MONTSHIWA MOROKE

**BUILDINGS** were fraudulently transferred to a bogus company, an inquiry into alleged land irregularities hears

Diepmeadow Council had lost about R4 million in revenue from the Diepkloof Hostel since the buildings were fraudulently transferred to a bogus company, a commission of inquiry into alleged land irregularities heard yesterday

Former mayor Johannes Mathala said the Black Local Authority Act was not followed in the allocation of land to developers — something he had fought "to the very end".

Mathala said the Act stipulated that a tender had to be tabled, the tenderer had to be checked and the city treasurer had to be involved

In the case of Diepkloof Hostel no tender had been made and Jackson Morley of "Ivory Tusk" was given the buildings without paying the council. Morley had been collecting rent for the past four years but had not paid site and service fees

"We resolved in a council meeting to retrieve the land, and instructed officials to take action. But we were flogging a dead horse. We suspected the province (TPA) was involved because they knew all about this yet they did nothing," said Mathala

He suspected that a garage

site in Zone 6, which was allocated to a company "Khulunkonke" owned by former councillor J Mabasa, had not been paid for.

In evidence led on Monday it was alleged that a leading oil company had paid R990 000 to a Verner van Rhijn and that Mabasa had received R200 000 of that amount in a deal.

Mathala said another garage site, also in Zone 6, had inexplicably been allocated to KMG, a company owned by Irvin Khoza, which had tendered for the lowest amount of R204 000

He said proposals had been heard and 15 tenders submitted, the highest being R1,5 million from one Nkuna.

"I believe some councillors were involved. We fought about this in the council and Khoza's tender was not approved. The matter was then referred to the TPA," Mathala said

The hearing continues

127 (266)

NEWS



# ATHLETICS STADIUM CONSTRUCTION SITE

Under starter's orders ... preparatory work on Johannesburg's ambitious new athletics stadium is going full steam ahead near Ellis Park and the Standard Bank Arena in Doornfontein, where fully grown trees are being moved to nearby sites to make way for construction

PICTURE DUIF DU TOIT

## R318-m bid to improve East Rand living conditions

More than R318 million will be spent over the next 12 months to improve living conditions on the East Rand, but levies will not rise, the East Rand Regional Services Council said yesterday. Council chairman Leon Fer-

reira said that in terms of the 1994/5 budget, about R69 million would be spent on construction projects and more than R80 million on treatment of waste water. A further R41 million had

been allocated to solid waste management to lighten the burden on local authorities. About R14 million had been set aside for infrastructure repairs and an additional R20 million for community projects, he

said. The council had budgeted R25 million for land use and transport planning. Ferreira said the council was ready to meet the challenges through public involvement and participation. — Sapa.

Start 1815194



# LOCAL

*Single education department 'a priority'*

## Bid to restore learning culture

BY JUSTICE MALALA

Moves to restore a culture of learning and teaching in black schools are under way and President Mandela will unveil a programme to achieve this within the next few weeks, the new Minister of Education, Professor Sibusiso Bhengu, said yesterday.

Speaking at his first press conference since taking the oath of office last week, Bhengu said the new ministry hoped for real contact between schools and their communities soon.

Bhengu said the first priority for his ministry was to establish a single department of education. The second was to ensure equitable allocation of the resources in a nonracial system and the third was to improve the quality of education.

He said the ministry's biggest

Star 19/5/94

**MINISTER says educational resources must be equitably distributed in nonracial system and quality improved**

challenge was improving education for the African community. If the ministry did not intervene decisively, Africans would remain on the periphery as an underclass of the country's economy.

Bhengu announced that a new Department of Education and Training would be established by proclamation next week.

He said a strategic management team had been appointed to oversee the transition from

the old ministry to the new. It is headed by ANC education chief Dr John Samuel, who is special adviser to the ministry. Other members of the team are Sipho Pityana, Sheila Sisulu and Centre for Education Policy Development director Trevor Coombe.

The team, in consultation with directors-general of the old departments, would be responsible for continuity, rationalisation and policy development.

Bhengu stressed that all directors-general of the old departments were still in charge of their departments until the new system was in place. He also announced that there would be a single director-general in the new education department. Previously each of the 19 education departments had a director-general.

## R11,3-m for Zevenfontein housing

METRO STAFF

The Central Witwatersrand Regional Services Council (RSC) this week voted a total of R11,3 million for the Diepsloot West development, to house the Zevenfontein community.

An amount of R7,4 million will go to the provincial administration, to reimburse it for spending

on sewerage and bulk water supply systems for Diepsloot.

The Randburg Town Council is to receive R3,9 million to improve water supply to its north-western sector (127 ~~322~~).

The RSC also decided to fund the research to prepare a development strategy for the area known as Vlakfontein, north-west of Soweto and south of Kagiso. It is envisaged that this

area of some 840 ha will be used to relieve the housing shortage in the townships of Kagiso, Bekkersdal and Mohlakeng.

The estimated shortage of homes in this area stands at 16 600, according to RSC figures. Vlakfontein could accommodate 12 000 units. The study will be done in consultation with the Central Witwatersrand Metropolitan Chamber.

Sexwale promises end to 'government-created shack settlements'

Star 2015/194

# Homeless boost for PW

BY JO-ANNE COLLINGE

PWV Premier Tokyo Sexwale has pledged an end to Government-created shack settlements and promised to deliver about 150 000 "proper low-cost houses" in the next year.

"We must make the following point crystal clear," he said in his first address to the Provincial Legislature yesterday. "In this province, as the Government, we shall not be party to any scheme or plan whose eventual outcome on

housing is to create serviced informal settlements in the name of housing.

"People deserve to live in proper low-cost houses. A full plan of action will be presented within the next two weeks to the Cabinet."

Sexwale stated that "many private enterprises" had already shown a keen interest to enter into joint venture housing initiatives with the provincial government. His address from the floor of the temporary council cham-

ber at Johannesburg's Nasrec exhibition centre was strong on law and order, and on the twinned processes of growth and development.

The provincial government would soon announce a "gun control and disarmament campaign" to rid our society of dangerous weapons and create space for peace to be more firmly rooted", said Sexwale. In addition, his administration would place a premium on community-based policing, with effective co-operation and

## GUN controls and disarmament, as well as community policing, are all high on the agenda

communication between every police station and the community around it. It would spur police-crime prevention units to develop dynamic anti-drug programmes, he said, and get tough on car

theft and violent crimes, including rape (127)

Sexwale promised alternatives for hostel dwellers and effective support and assistance to refugees of the East Rand violence, so that they could reclaim and restore their homes.

In a speech where the words "growth" and "investment" featured equally, Sexwale stressed that he believed that "the economic process in the PWV must be a

partnership between government, organised labour and business, community groups and academic and technical institutions".

He made it clear that the election of democratic government did not render redundant the many specialised forums that came into existence during the political transition. Government would pursue a consultative approach, he said. "These forums will continue to play an important role." On the health front, within

the framework of the ANC's health policy, he accorded priority to immunisation and other prevention programmes and the upgrading of provincial hospitals.

"For the 86 members of this Legislature the clock is beginning to tick," warned the premier. "We must make make use of the time we have to serve the people, to deliver the goods, to bring human dignity back to each citizen in the villages, townships, suburbs and cities in our province."



# 150 000 houses for PWV region

JOHANNESBURG — PWV premier Mr Tokyo Sexwale promised 150 000 low-cost houses in the next year when he delivered his opening address to the PWV provincial legislature at Nasrec, near Soweto, yesterday

The houses are part of a broad 10-point plan to improve social and economic conditions and combat crime in the PWV

Mr Sexwale said a housing proposal would be presented to the cabinet in the next two weeks

Mr Sexwale said his government had the responsibility of reintegrating hostel dwellers into the community, but added those wanting to remain in hostels should be assisted in upgrading their facilities

The premier also focused on the region's economic upliftment, saying the provincial government had to "create sustainable employment for the almost 50% of our citizens who are without formal or adequate employment"

Reiterating his strong stance against crime in the region, he said there would be gun control and a disarmament campaign

Mr Sexwale emphasised the need for partnership between government, labour, business, community groups, and academic and technical institutions for economic process — Sapa (127) CT 20/5/94

o take shape ● Motlana pleads for progress

# West Rand farm to house thousands

*Sowetan 20/5/94*

By Russel Molefe

**V**LAKFONTEIN, a farm situated south of Kagiso and northwest of Soweto on the West Rand, has been earmarked for the development of a 12 000 low-cost house scheme by the Roodepoort City Council

Mr Nigel Mandy, a spokesman for the Central Witwatersrand Regional Services Council, yesterday said the land was presently privately owned and was suitable for housing

Mandy said the total demand for housing in the Kagiso, Mohlakeng and Bekkersdal area was approximately 16 000 units, of which 12 000 would be

■ **TOTAL DEMAND** Low-cost

housing scheme on Vlakfontein farm:

provided on the Vlakfontein farm

The CWRSC would fund the preparation of a development strategy for the area that would be undertaken in cooperation with the Central Witwatersrand Metropolitan Chamber and Project Facilitation Group, Mandy said

Mandy said the proposed development at Diepsloot West to house the Zevenfontein community would proceed as planned

This follows last month's judgment

in the Appeal Court in Bloemfontein, which ruled in favour of the Transvaal Provincial Administration to proceed with the establishment of a township.

The CWRSC has resolved to assist in the development of the area by repaying TPA an amount of R7,4 million for water supply and sewerage

A further R3,9 million would be granted to the Randburg Town Council for it to improve the supply of water to its north-western sector, Mandy said



South Africa's new government has lost no time in dealing with the vital issue of housing, with commitments this week from National Housing Minister Joe Slovo that a million housing units will be provided within five years and PWV premier Tokyo Sexwale promising that 150 000 of his constituents will have roofs over their heads within the next 12 months. Yet, while millions of people call cardboard and plastic shacks "home", hundreds of flats and houses just a short distance from Pretoria's Church Square are begging for tenants.

**BY MARLENE BURGER**

**LESS than 10km west of the heart of Pretoria, clustered in the foothills of the Magaliesberg, more than 300 flats and houses stand vacant.**

Their naked windows and overgrown gardens bear silent testimony to the economic recession that has seen industrial giant Iscor — once one of South Africa's biggest employers — shrink its Pretoria workforce from 14 000 in 1982 to a mere 2 400 at present.

The more fortunate were transferred to other plants and foundries — at Newcastle and Vanderbijlpark. In December, 4 000 employees over 50 were offered early retirement, one-off gratuities and a monthly pension. Rationalisation and natural attrition have accounted for another 2 500 jobs in the past three years, while some 500 employees have simply been retrenched.

A common denominator in all cases was the loss of low-cost company housing, one of Iscor's most attractive perks.

The exodus has changed the face of suburbs such as Kwaggastrand, West Park and Proclamation Hill — site on June 4, 1900, of a call to Transvaal burghers to surrender to British forces.

The haemorrhage has sapped the lifeblood of once thriving communities, where street names like Silicon, Tungsten, Bessemer and Ingot honour the industry on which existence west of Church Square depends.

Hardest hit is Kwaggastrand, where streets named for indigenous birds and buck have fallen silent as one house after another disgorged its occupants to parts unknown.

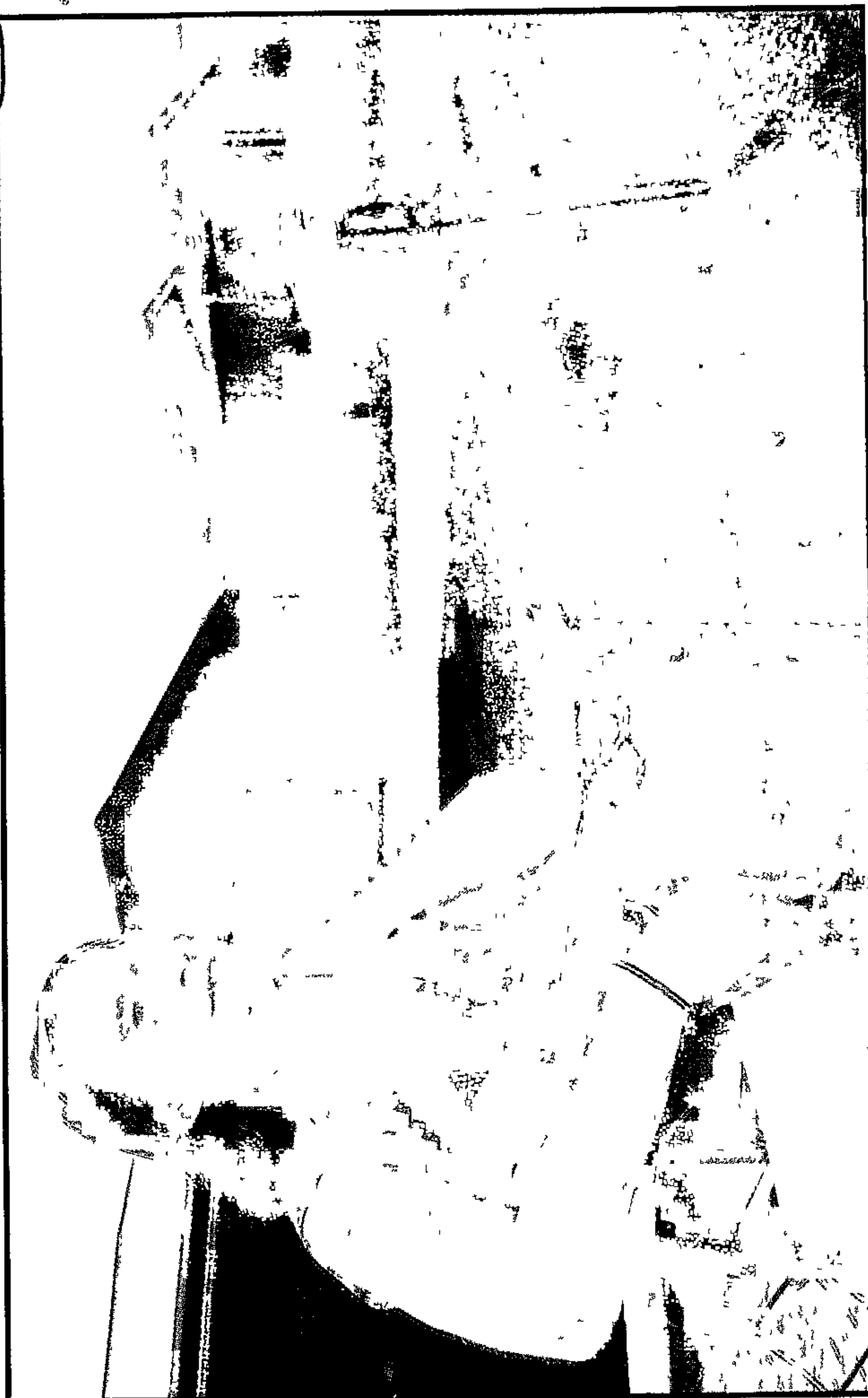
People were living here. Now they have gone, and those who remain in the sparsely populated streets miss the familiar sounds of children playing at dusk, backyard mechanics revving their car engines on sleepy Saturday afternoons.

Mrs Martie Boshoff's husband, a shift worker, pays R260 a month for the three-bedroom regulation Public Works Department house where they have lived for three years.

"We haven't had neighbours for more than six months. It's horrible. As soon as my husband goes to work, I lock all the doors," says Mrs Boshoff, who has three vacant houses on one side and two on the other.

Facing the property are blocks

127



**ALL ALONE . . . Martie Boshoff has had no one to chat to for months, and in the picture on the right, bush engulfs yet another abandoned home**

of flats, ranged with military precision along the south side of Kraai Street. In their unimaginative facades, blank windows outnumber those with drapes two to one.

Four blocks down, "Oorrick van Pletzen, 59, and his wife Raatjue are preparing to leave the house they have called home for 17 years.

A mill operator, he is one of those who opted for early retirement, receiving a lump-sum gratuity of R55 000 and arranging to stay in the house until June 30. His rental is R175 a month, and several million rands in the area

he had to pay R1 900 in advance, of which R700 is a "deposit" to cover breakages.

The Van Pletzens are moving to a three-bedroom flat, also owned by Iscor, for which they will pay R350 a month — nearly half of Oom Piet's R750 pension. His wife will have to give up the day-mothering which helped to supplement their income.

Prospects of a tenant being found for their cheaper house are slim, but company policy is unequivocal: no job, no roof. Iscor owns real estate worth several million rands in the area

— 1 160 houses and 1 140 flats a month ago, more than 500 units were vacant. Since then, the Department of Correctional Services has hired 180 flats for its own staff.

The remaining 320 empty units are on offer to private tenants, according to public relations manager Mr Neels Howatt, at "market-related" rentals — R850 a month for a three-bedroom house and R650 for a flat of the same size.

There is scant demand. The units are not advertised in the "To Let" columns there, accord-

ing to Mr Howatt, they are offered via staff bulletin boards to employees who already enjoy subsidised housing.

Among the few non-company men considering a move to the area is policeman Sarel Harmse. He heard about the houses "from a friend" and came in search of a better quality of life than a Sunnyside flat offers his three pre-schoolers.

Ironically, less than five kilometres from Kwaggastrand lies the sprawling township of Atteridgeville, where up to 10 people sharing two rooms is the norm

But few dare cross the great divide into the traditional blue-collar stronghold of the WASP — White Apartheid-Supporting People.

Even children know this is a right-wing stronghold. Outside a deserted playground, Thabiso Sithole and Muzi Mhlanga, both aged 10, swing around a lamppost on the pavement, gazing wistfully at the jungle gym and swings on which no one plays any more.

Abandoned a month ago by their teachers, who went off to count votes and have not yet returned to the classrooms, the two

little boys have trudged through the veld for 30 minutes or more in search of amusement. But though the only other person around is a black labourer striding purposefully through the park, the children hesitate, reluctant to enter once-forbidden territory.

For despite the desperate housing shortage, and the fact that Iscor's benefits apply equally to all population groups, the ultra-conservative suburbs remain almost exclusively "white".

To date, only 10 families are known to have breached the invisible race barrier, and their salaries are paid by Correctional Services.

Iscor's "non-white" employees continue to be housed in compounds, where hostels offer both single and family accommodation.

According to Mr Howatt, there is "nothing in our policy" to prevent them from moving into the vacant houses and flats.

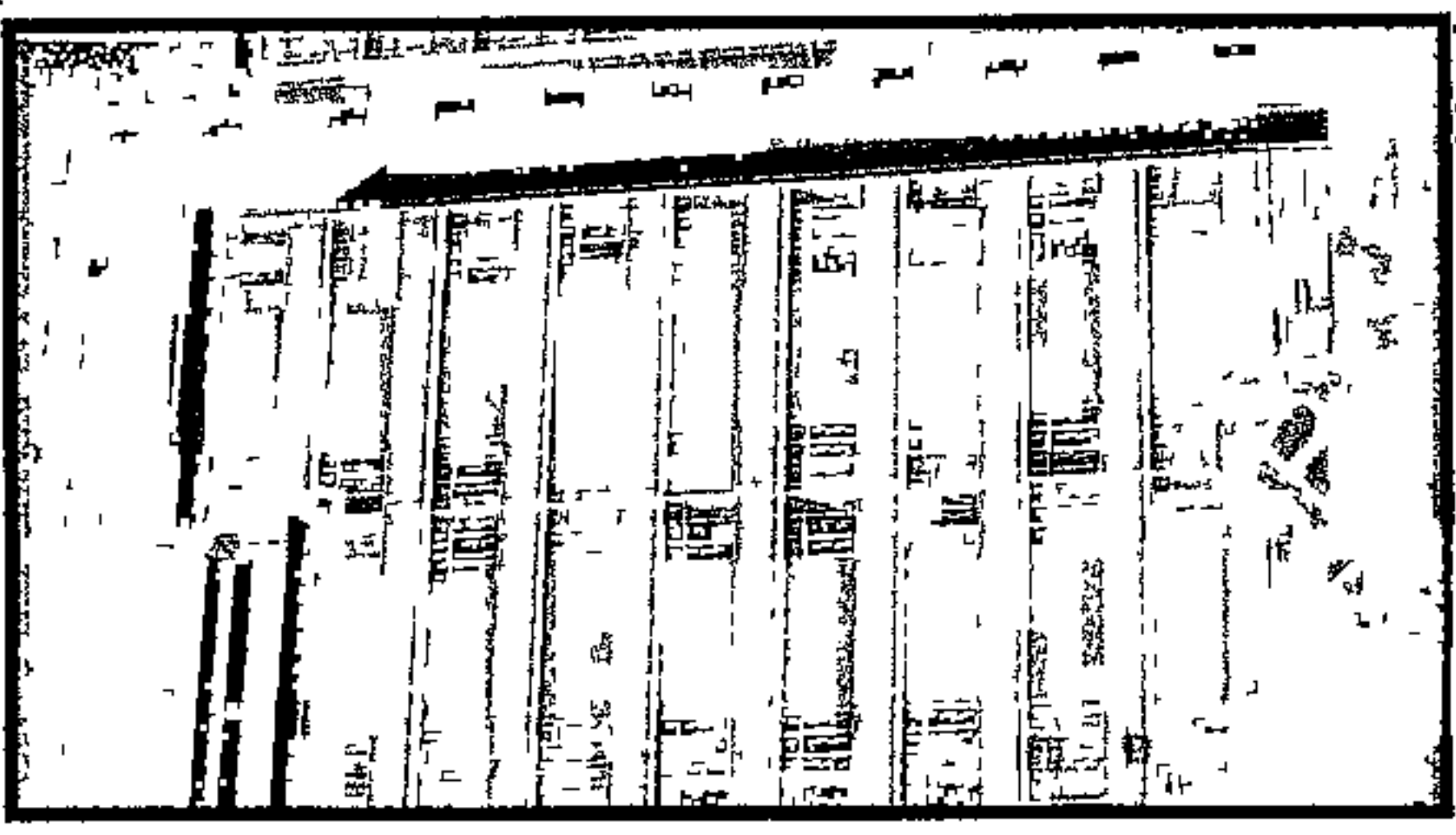
"But these are extremely conservative areas — there's no demand from other population groups to move into them," he admits.

Some units have stood vacant for up to a year, but marketing has been low key, though Mr Howatt says Iscor is "extremely anxious" to find tenants and painfully conscious of the dangers of illegal squatters moving in.

In the past six months, rates and taxes on the vacant properties have cost Iscor between R100 000 and R200 000.

Maintenance is virtually nonexistent, with head-high khaki bushes encroaching steadily and knee-deep grass being slowly choked by weeds.

Many of the houses have been targeted by vandals, with broken windows and missing door handles emphasising the sense of desolation that hangs as heavy over the area as the pungent effluent spewing from the towering smokestacks that dominate the skyline.



**DESERTED . . . a vacant block**



**Picture JON HRUSA**



Scepticism over building target

# Key players agree to focus housing drive

By Day 23/5/94

MAJOR players in the housing sector will try today to give fresh impetus to alleviating the housing crisis when they sign a joint statement of intent pledging to work together

But the building and construction industry has reacted with scepticism to PWV Premier Tokyo Sexwale's undertaking at the opening of the PWV legislature on Thursday to deliver 150 000 low-cost homes next year in the area

Sources said government, the National Housing Forum and the Association of Mortgage Lenders had agreed on a statement of intent which would guide their involvement in the delivery of houses

The sources said the statement, hammered out on Friday, would be made known to the public today. The statement would, among other things, spell out steps to expedite housing delivery.

In another development, National Housing Forum spokesman Khehla Shubane said while the organisation favoured the subsidy scheme negotiated with former Housing Minister Louis Shill, there were still loose ends which had to be tied up speedily

These included administrative mechanisms to deliver the subsidies and bring old subsidies into line with new ones. The new subsidy scheme provides for subsidies of up to R12 500 for people who earn less than R1 500 a month. People who earn between R1 500 and R2 500 qualify for a subsidy of R9 500 and those who earn between R2 500 and R3 500 qualify for R5 000

Shubane said a way had to be found to

WILSON ZWANE and ROBYN CHALMERS

"top up" the R7 500 subsidies which many people had received from the Independent Development Trust in the past. "We are saying there should be equitable distribution of state money," he said (127)

Meanwhile, the banking industry has raised concerns about having to finance shabbily built low-cost houses. Sources in the industry said the concerns were raised at a meeting between bankers and Housing Minister Joe Slovo last week (128)

Slovo could not be reached for comment, but the ANC's reconstruction and development programme — a cornerstone of government's policy — calls for laws setting standards for housing construction

Commenting on Sexwale's undertaking, business and construction sector spokesmen said it was not possible to deliver 150 000 units next year given the low level of industry skills and lack of affordable housing finance.

BMI Building Research Unit MD Lewelyn Lewis estimated that, at most, between 60 000 and 70 000 low-cost homes could be built in the PWV region during 1995.

"The Department of Housing is aiming to build 50 000 units nationally this year, and this could conceivably increase to 125 000 in 1995 with a target of 350 000 reached in 1999

"Nationally, the former Housing Department managed to build 15 000 units in 1992 and about 17 000 last year. It is virtually impossible to gear up to 150 000 homes

□ To Page 2

## Housing

□ From Page 1

next year in the PWV area alone."

Lewis said the only method of circumventing the lack of affordable housing finance was through the establishment of a national housing bank, together with a mortgage indemnity scheme, to lend funds at lower interest rates. (127) (128)

Econometrix economist Tony Twine said 51 homes would have to be built an hour — almost one house a minute — in order to achieve Sexwale's targeted figure. Twine said even if Sexwale had been referring to basic shelter and high density flats, it would take a "superhuman" effort to deliver 150 000 homes

Building Industries Federation of SA

(Bifsa) executive director Ian Robinson said the erosion of the workforce over the past few years meant the industry could not provide the skilled manpower needed to cope with higher activity levels.

"There will have to be a massive increase in the amount of money spent annually on training, and an increase in skilled manpower levels simply cannot happen overnight," said Robinson.

SA Federation of Civil Engineering Contractors executive director Willie Vance said recently construction companies would be hard pressed to deal with significantly higher activity levels.

# Residents demand warranty for future

Sowetan 23/5/94

By McKeed Kotlolo

■ **RENT BOYCOTTERS** Owners won't  
allow instalation of facilities — tenants:

**T**ENSION IS MOUNTING between plot owners and thousands of tenants in Winterveldt near Pretoria, who are refusing to pay rent until their future in the area has been guaranteed

The tension which has been growing for about a year, came to the fore on May 8 this year at a meeting of tenants who early in January threatened to embark on a rent boycott if plot owners refused them permission to improve their properties

## Monthly rental

The tenants whose monthly rental range between R10 and R50 told *Sowetan*. "We want to know what our future is in Winterveldt

"We are not prepared to leave this place because we have invested a lot of money in local facilities, such as houses, clinics and school build-

ings," said one tenant who was born and raised in the slum area which is no longer tolerable to residents.

Tenants said they were refused permission to install essential facilities for basic human living such as electricity, telephone and water in their houses (127)

"Almost every owner has a water tap at his house and we are forced to buy water from them at 15 cents a 20-litre container"

Winterveldt is a slum area situated near Mabopane.

Many of the residents interviewed appealed to the Government to resolve their problems, especially housing and schools — an issue which both the former Bophuthatswana and South African governments had failed to resolve in the past.

Several plot owners told *Sowetan* that they would not stop any tenant from

improving his house. They (owners) said they were waiting for the Government's development programme in Winterveldt to start.

"It is only after a proper infrastructure has been laid that properties can be properly improved," according to a female plot owner.

## Spokesman

A spokesman for Winterveldt Ministers Council for Church Fellowship, the Rev Jan Mathibela, said attempts to find a solution to the problem were unsuccessful.

"We invited plot owners to a meeting but they failed to turn up," he said of the issue.

He said tenants have now requested WIMCOC to arrange a meeting with the new Premier for North West Province Mr Popo Molefe in an attempt to find a solution.



# NEWS Mamelodi and Atteridgeville residents' rent arrears cancelled

## Government to pick up tab

*Sowetan 23/5/94*

**By McKeed Kottolo**

**Cop dies in hail of bullets**

A POLICEMAN was shot and killed and two others were wounded when a man opened fire from inside a house in Vosloorus on the East Rand on Saturday. Police spokesman Lieutenant Deon Peens said three policemen, Constables NP Sitelele (24), M. Mohlala (24) and Sergeant RI Mengisi (27), had received information about a suspect who was hiding inside a house in the township. The man opened fire on them. Mohlala was hit and died at Vosloorus Clinic

### Threat to AWB farmland

NORTH West executive committee member Mr Baragwanath: 7:30am, 10am, 12:30 pm, 3pm

THE City Council of Pretoria, which is the administrator of Mamelodi and Atteridgeville townships, has decided to scrap more than R137 million owed by residents of the two townships in rent and service charges. A spokesman for the CCP said Mamelodi householders owed the local council a total of R124 317 217 as at February 1 1994 while Atteridgeville arrears stood at R13 237 008. As at February 1, the Mamelodi City Council owed the CCP a total of R67 893 490 in bulk

supplies of services and the Atteridgeville council R15 588 514. The director of joint administrations for both townships, Mr Coert van der Merwe, said the executive council of the CCP has decided in principle to write off the arrears accumulated by householders until December 1993. Both townships were hit by a series of rent boycotts from the early 1980s when residents protested against the high monthly rentals and community councils in black townships. In 1990, residents of the two townships resolved to pay monthly flat rates of R50. Atteridgeville residents later agreed to pay R75, but not all householders paid their rent and service charges. The authorities then punished defiant residents by cutting bulk electricity supplies to the boycotting townships. Following negotiations with the new administrators after the collapse of both city councils due to bankruptcy, Atteridgeville residents agreed to pay a R103 monthly flat rate while Mamelodi residents continued to pay R50. This pattern of payment continued until recently when the Government announced its plan to scrap the rent arrears and start afresh.



*It will make headlines worldwide - Sexwale*

**Decision on capital still to be made**

# 'Secret scheme' vows 150 000 PWV houses

Star 25/5/94

■ BY JO-ANNE COLLINGE

It is by no means certain that Johannesburg will remain the seat of government for the PWV province

A select committee of the PWV legislature is to hear representations from the public and interested parties on possible capitals and report to the House by June 16. A motion on this matter was tabled yesterday by Premier Tokyo Sexwale, specifying that the legislature should finalise the seat of government by the end of next month

The premier's motion came as something of a surprise in the light of the ANC's pre-election support for moving the provincial capital from Pretoria to Johannesburg

■ BY JO-ANNE COLLINGE

The Government's housing targets for the PWV would be realised by means of a "gigantic scheme" driven by the private sector and capable of creating 125 000 new jobs in six months, according to provincial Premier Tokyo Sexwale

In his response yesterday to the PWV legislature's debate on his policy address, Sexwale noted that some people regarded it as Utopian to speak of the supply of 150 000 low-cost homes within a year

But, said Sexwale, the

Cabinet would soon be fully briefed on a "gigantic scheme that is going to hit headlines around the world"

The development would involve the establishment of industries, the creation of jobs primarily for residents of squatter camps, and the establishment of a substantial community bank

Major corporations were already aware of the scheme and were fighting to have a part of it, he told the House.

The development had nothing to do with Department of National Housing plans and broke completely with the in-

vestment/housing policies of the past, he said

**Critical (127)**

Sexwale exhorted members of the House to look beyond the functional areas of the second tier and to keep a critical eye on the national Parliament. For instance, he said, he would be watching the national defence budget and the policies of the intelligence services.

"I don't think that we can condone a defence budget running out of control," he said.

Under no circumstances would he approve the purchase of ex-

pensive "toys for the generals", as that would mean cutting spending on essentials. As premier, his concern was "bread and butter, not bullets and guns"

When it came to the powers of intelligence services, he would want to ensure that there was no spying on ordinary citizens and infringement of their right to privacy

Sexwale also announced his intention to appoint a "public protector" — known in the past as the ombudsman — with powers to scrutinise every aspect of public life on behalf of the public

# on the charm at hot spots

STimes 29/5/94

By NICK OLIVARI

**PWV Premier Tokyo Sexwale turned on the charm yesterday and completely disarmed East Rand Inkatha hostel dwellers.**

Visiting the three main Inkatha strongholds on the Reef, he said that while fatalities had dropped since the elections, people must work together to continue the peace process.

Dressed casually in slacks and cardigan, the premier was accompanied by PWV Safety and Security Minister Jessie Duarte and Inkatha PWV legislative member Musa Myeni.

They were warmly welcomed by hostel residents in Thokoza, Katlehong and Vosloorus.

After viewing living

conditions at a Thokoza hostel, Mr Sexwale said "People are entitled to proper housing. People here are still sleeping on concrete floors and this will only lead to further discontent."

He told an enthusiastic crowd armed with cultural weapons "We want to provide electricity, jobs and housing. We want to break down the walls within the community and bring back the people who have been driven from their homes."

He said yesterday's visit was the first step in a local peace drive, adding "We are not magicians but we are trying to get people's lives back on track."

He said lasting peace would result from the ongoing meetings between residents of hostels and the neighbouring communities, including Phola Park.

Mr Myeni, on behalf of the local IFP branch, said "There has been too much blood."

"We are here today with the ANC leadership and we know that these people don't want more bloodshed. Enough is enough."

He then handed over a list of grievances for consideration by the premier.

Mr Myeni then dealt with one of the most serious problems facing hostel

dwellers. He asked Metro rail manager Dawie Putter, who was part of the entourage, how long it would take for normal train services to resume on the East Rand.

Mr Putter replied that a full service could be up and running 10 weeks after work commenced to improve security arrangements.

The crowd voiced loud and cheerful approval at this news.

Mrs Duarte, for her part, urged the hostel dwellers to get involved in community policing. "We want to get a community policing forum together which will include the ANC, the civics and the IFP," she said.

"We will be harsh with people who kill but we need your support for peace."

Thokoza hostel resident Amos Zulu said he was thankful for Mr Sexwale's visit. "I have lived here since 1970 and this will help to bring back peace," he added.

South African National Defence Force members monitored the premier's convoy throughout the East Rand but proved unnecessary as the entourage provided an almost carnival atmosphere to the normally embattled townships.

South African National Defence Force members monitored the premier's

convoy throughout the East Rand but proved unnecessary as the entourage provided an almost carnival atmosphere to the normally embattled townships.

South African National Defence Force members monitored the premier's



**TEA TIME** A Thokoza resident provides light refreshment to a soldier on watch near an Inkatha stronghold. Picture: HERBERT MABUZA

# People's co-operation needed

Sowetan 20/5/94

THE PWV housing and local government ministry has appealed for a moratorium on new land occupation pending the outcome of consultation with civic bodies (127)

The ministry will also hold urgent discussions with the Transvaal Pro-

vincial Administration to ensure "an end to the harassment of our people"

The ministry said it had noted with great concern the alarming upsurge in land occupation in the province. It said continued occupations might lead to unnecessary tensions, fuel an-

imosities and create a climate that is conducive to third force element programmes exploiting and undermining the democratic government. The areas affected includes Vanderbijipark, Johannesburg, Nancefield and Randburg, the ministry said — Sapa



# Sexwale talks peace in hostels

Star 30/5/94

**MOOD of hope and reconciliation prevails as PWV premier launches into vital dialogue with hostel dwellers in Zulu**

■ BY JO-ANNE COLLINGE

There was blood in the dust when PWV Premier Tokyo Sexwale strode among the spears and fighting sticks of Tokoza's hostel residents on Saturday.

But it flowed only from an ox which was slaughtered and roasted to celebrate the new peace pact between the IFF-led hostel dwellers and the ANC's regional leaders (127)

Sexwale, with MECs Jesse Duarte (Public Safety and Security) and Dan Mofokeng (Housing and Local Government), visited KwabMadala Hostel in Tokoza and Kwesine and Buyathu hostels in Katlehong.

Introduced by IFF provincial legislators Musa Myeni and Gertrude Mzizi at every stop, Sexwale launched into a vital dialogue with the hostel dwellers, repeatedly calling forth a chorus from the crowd. The language was Zulu — the visit was clearly not a TV-oriented publicity play.

Again and again, he explained how hostel residents, as IFF members, could claim ownership of a unity government. He pledged to "reconstruct" the very lives of people, leaving the tough talk to Duarte, who warned "From the side of this ministry we are going to be harsh on people who kill each other unnecessarily."

Within the confines of the hostels — those ramshackle worlds apart — men and women congregated with excitement. Among the IFF throng in KwabMadala Hostel sat members of the Phola Park community, their presence testimony to the success of recent peace talks.



**Time to lay down the spears . . . Premier Tokyo Sexwale pledged to "reconstruct" the lives of the people when he met hostel residents in Tokoza yesterday, assuring them that, as IFF members, they can claim ownership of a unity government.**

PICTURE JOHNNY ONVERWACHT

Outside, across the "no-go" stretch of Khumalo Street, Tokoza residents were more wary of achieving an easy peace. They were preparing to bury 15-year-old Khayelhle Kubheka. Shot dead in the street a week earlier, Kubheka was a member of a

local self-defence unit and was presumed to be the latest victim of the hostel-community war.

At Kwesine Hostel, however, youths for surrounding parts of Katlehong took advantage of the mood of reconciliation, the daunting security force presence

and the protection of their leaders. Cautiously, they passed through the hostel gates, to mingle with the residents and take snacks from the same trays.

Without a doubt, the warmest response to Sexwale came when he pledged to give priority to re-

opening the railway line between Kwesine Hostel and Germiston.

In turn, hostel residents, through Tokoza Induna Oscar Msomi, undertook to allow community members to safely re-occupy the homes which they had fled.

As Sexwale's cavalcade moved through the shattered townships, residents lined the streets to wave in welcome. And row upon row of empty houses with gaping, jagged holes stood in silent reminder of the tangible prize of peace.



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# Pay or be cut off warning

Sowetan, 31/6/94

By Joshua Raboroko

ESKOM has threatened to cut off the electricity supply to the homes of more than 20 000 Soweto defaulters or to prosecute them unless they settled their accounts within a week (127)

The corporation disclosed yesterday that it had lost R90 million since it took over the supply of power to the huge township complex two years ago.

Eskom spokesman Mr Ted Young said they were losing R9 million a month as a result of nonpayment for electricity.

## Cut off supplies

The company was only receiving R2 million a month instead of the expected R11 million from thousands of consumers in Soweto, Diepmeadow and Dobsonville.

It had already cut off supplies in some townships and the action would be continued in the next few weeks, Young warned yesterday.

"We have sent final notices to thousands of people, indicating they must pay their bills. Electricity supply may be

terminated forever if individuals do not pay," he said

People who have difficulties should contact the company "We are prepared to help wherever possible," Young said

Young said Eskom had the backing of all civic associations in Soweto to cut the electricity supply to domestic users who did not pay for services.

The president of the Soweto Civic Association, Mr Isaac Mogase, said yesterday that people whose power had been cut off had only themselves to blame.

He said the specially negotiated monthly flat rate of R33 was "entirely affordable for every household".

He said the civic association had done a lot to persuade the people to pay the rate.

Meanwhile, the Sofasonke Party of Soweto has threatened to launch a campaign to force Eskom to hand over control of the electricity supply to the new Soweto authorities.

In a statement, Sofasonke chief whip Mr M Khanyile warned Eskom not to cut off the electricity supply

'We don't favour ghettos'

# Stitch townships to cities — Sexwale

BY JO-ANNE COLLINGE

When the ANC talked of developing the townships, it did not intend to reinforce ghettos but to integrate vast dormitories into the mainstream of urban life, PWV Premier Tokyo Sexwale said at the weekend.

The occasion was the one-day "townships summit", called by the regional steering committee for the Reconstruction and Development Programme and held at Vista University in Soweto

"We are not focusing on the townships because we favour ghettos," said Sexwale. "We are not in favour of exclusive areas at all.

"Indeed we are examining ways of stitching the townships to the cities. We want economic links and residential links between the townships and the cities; to break the gaps made by apartheid, leading to non-racial cities and a common tax base."

The premier pledged a new

## AT A one-day 'townships summit' in Soweto, the PWV premier advocates nonracial cities and a common tax base

style of communicative government. And the crowd, crammed into the too-small lecture theatre, responded with an unhesitating chorus of "Oh yes!" when Sexwale declared: "You are now in charge. You are now the government."

If people-centred development was the main theme of his address, the think-big message was not far behind.

"This is the time for bold leadership, for making statements — but standing up to defend them... No visionaries set themselves low targets," Sexwale insisted.

He himself was defending his promise to facilitate the building of 150 000 houses in the region

during the course of a year. "It must be done — it can be done," he said, adding that if they failed it would be due largely to a lack of courage and imagination on the part of the leadership. But, even if the target of 150 000 homes was not reached, the actual result was likely to be better than if sights had been set low.

Sexwale insisted that development was about economic growth and the creation of wealth, not about the mere provision of services.

He announced that the Small Business Development Corporation had made an initial amount of R6 million available for establishing 50 vocational training centres in the townships and setting up small businesses to absorb trainees.

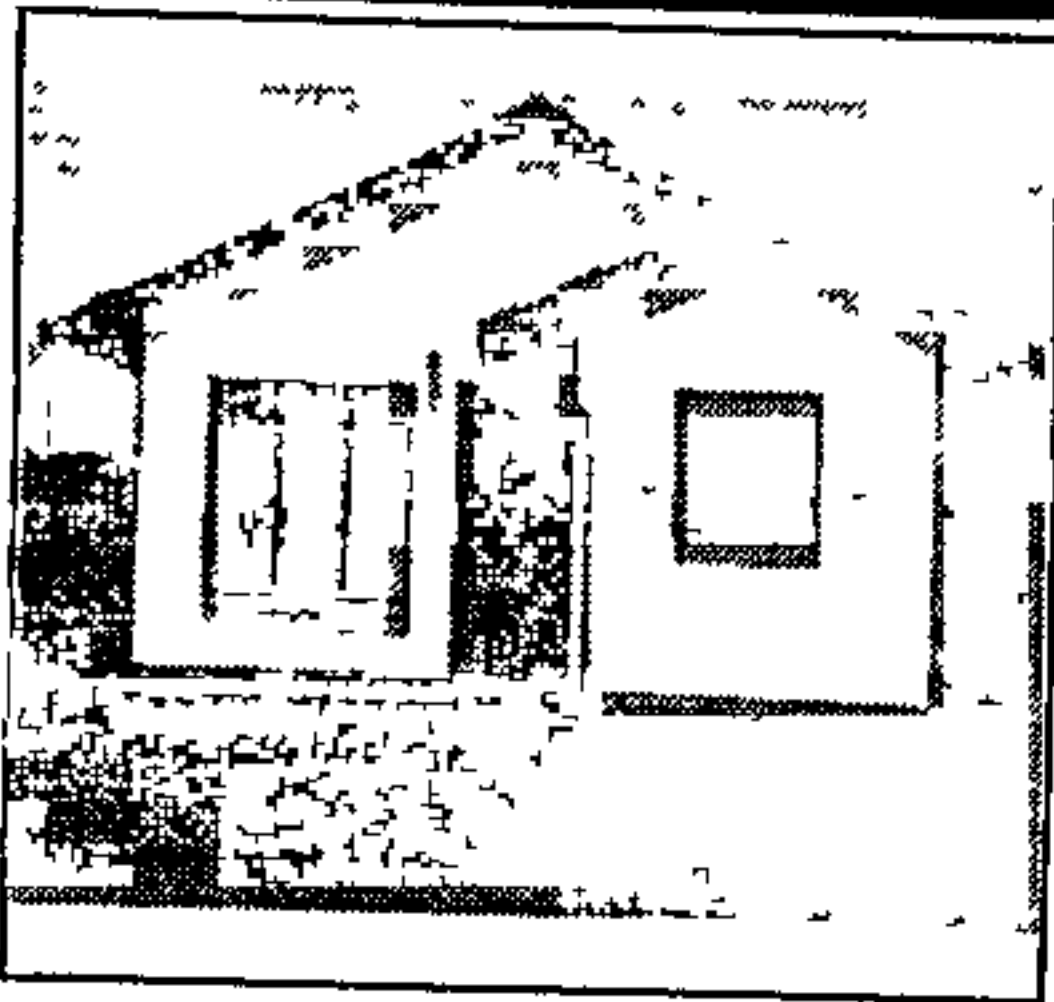
"These will train people in trades and in business. They will also engage in the production of real goods such as furniture, pots and other articles needed by our people.





More than 250 people, including women and children, were left out in the cold after police and Johannesburg City Council officials demolished their shacks at Deviland yesterday. A spokesman for the council accused the families of "land invasion" and said its security personnel had acted on "strict instructions" to demolish the shacks. PIC LEN KUMALO

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**HOME GROW**

# Gloom for home seekers

*Sowetan 7/16/94*

By Joe Mdhlela and Sapa

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● See page 6



PWV squatters and owners at loggerheads over 'invasion'

# Land occupation row

Star 7/16/94

**ROW erupts after Sexwale accuses council chairman of trying to undermine his support base**

**BY JO-ANNE COLLINGE and ALBERT MORI**

The PWV government is under pressure from all sides to defuse conflicts over land that have flared furiously in areas south of Johannesburg.

Last night a row erupted between PWV Premier Tokyo Sexwale and Johannesburg City Council chairman Ian Davidson over the issue.

The council, urged on by property owners, had asked for an urgent meeting with Sexwale to discuss the surge of illegal land occupations. The meeting had been planned for today, but was called off by Sexwale when he took exception to a statement made by Davidson 'falsely implying the premier's support for the city council's action against homeless communities', said Ronnie Mamoepe, a spokesman for the premier.

A surprised Davidson, who had just been informed of the development, told Sapa he was unaware of the reasons for the cancellation, nor had he intended to embarrass or undermine Sexwale.

He said his statement merely reflected "the import of the discussion in which I indicated to Mr Sexwale the gravity of the problem facing low-cost housing. If the forced occupation of land should continue

Mr Sexwale gave me a sympathetic hearing when I contacted him this (Monday) morning to seek a meeting to discuss curbing widespread land invasion on an organised basis. He fully appreciates that this constitutes a growing threat to housing development, particularly for lower-income groups. Davidson said it was clear



Little love and peace in Lielde en Vrede one of the many homeless people left out on the veld

that housing development sites were being targeted.

But Mamoepe accused Davidson of going behind Sexwale's back to undermine local negotiations and demolish shacks leaving hundreds of people homeless on South Africa's coldest night.

According to Mamoepe, the premier views the city council's actions against the homeless as arrogant, high-handed and racist.

He added that Sexwale had directed the Provincial Minister of Local Government and Housing, Dan Motokeng, to visit the affected areas urgent-

ly to advise Sexwale on a course of action.

The homeless who have illegally seized land have appealed to the ANC-led Government to act in their interests.

But the provincial government has no executive powers, as yet, and can do little more than mediate.

The latest battle concerns city council land in the ill-named southern suburb of Lielde en Vrede, which was invaded by hundreds of homeless Somerians on Friday evening.

But within 24 hours their shelters had been demolished

and material confiscated by the council.

All entrances to the development are under guard and the homeless say they are desperate for drinking water.

Yesterday the council demolition squad was back in action — this time at Derba. It is Eldorado Park, where officials reported a mushrooming of new shacks in the past few days.

A total of 69 shacks were pulled down yesterday — leaving about 350 homeless. Huddling among their household possessions on the winter veld yesterday morning,

the Lielde en Vrede land invaders told The Star they were determined not to quit this fully serviced suburb which has stood vacant for many months, since the collapse of a plan to found a Tswana village there.

The homeless people were bitter about the council's iron-fist response. "They acted the same way as the old government. They have acted against us with hatred," one said. Families said it was difficult for those who had left Lielde en Vrede to get back in as taxis taking people to work were being ticketed, traffic officers had towed away vehicles of the homeless and street lights had been switched off. A council spokesman was unable to comment.

PICTURE: PETER MOCANI

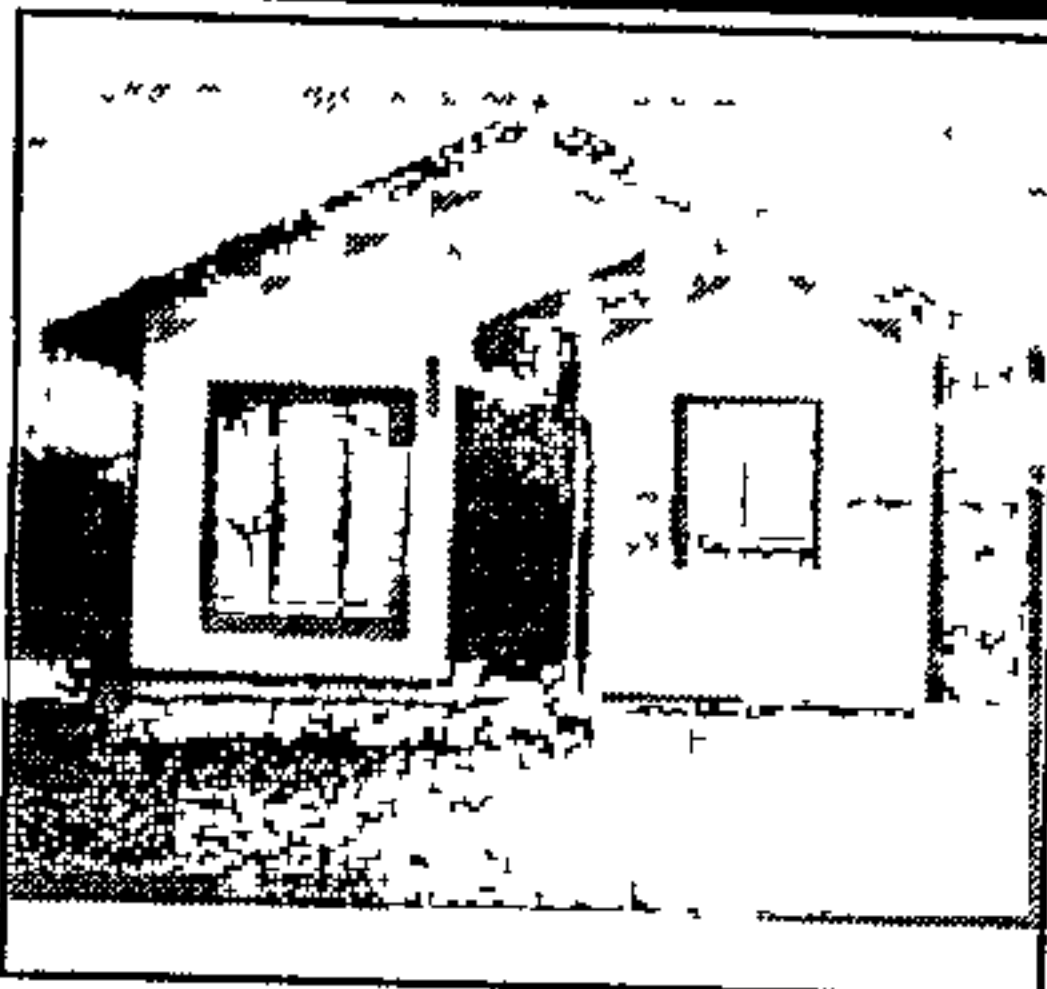






More than 250 people, including women and children, were left out in the cold after police and Johannesburg City Council officials demolished their shacks at Devland yesterday. A spokesman for the council accused the families of "land invasion" and said its security personnel had acted on "strict instructions" to demolish the shacks. PIC LEN KUMALO

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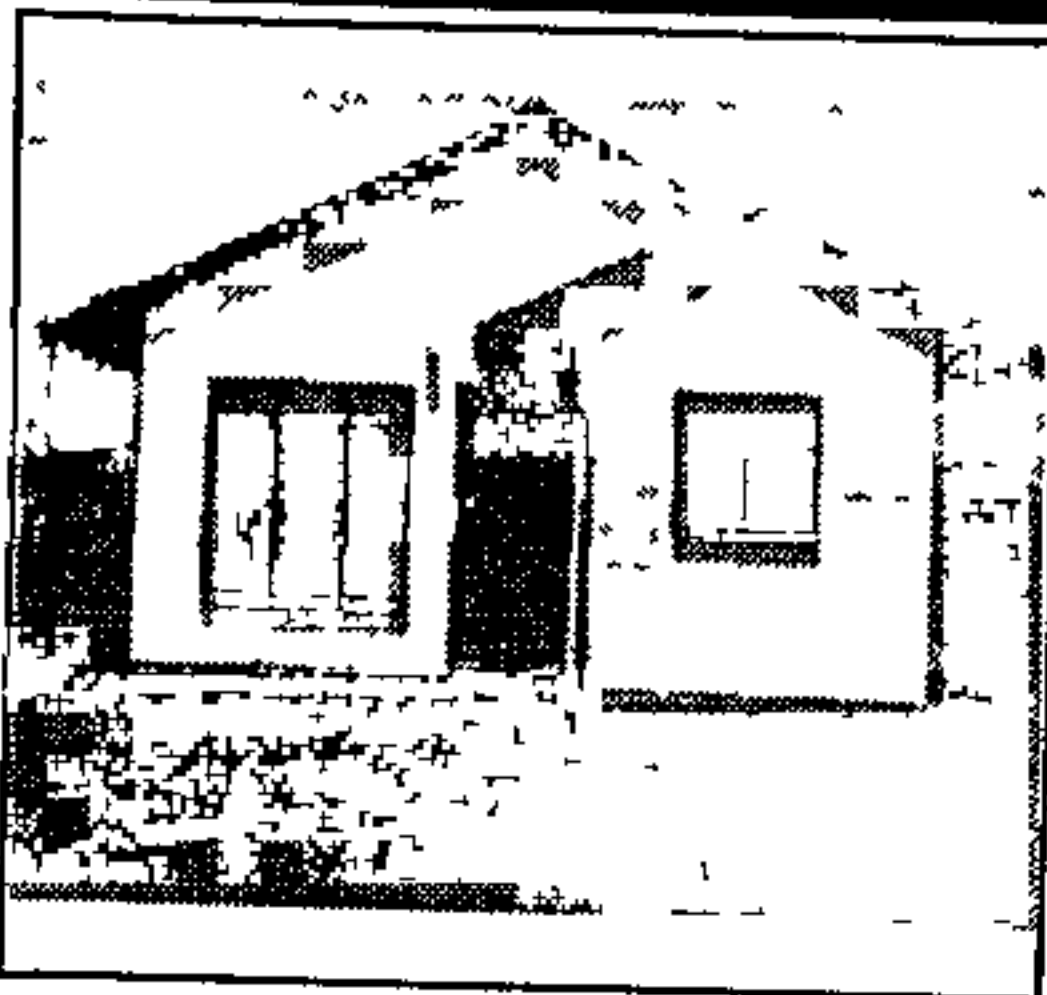
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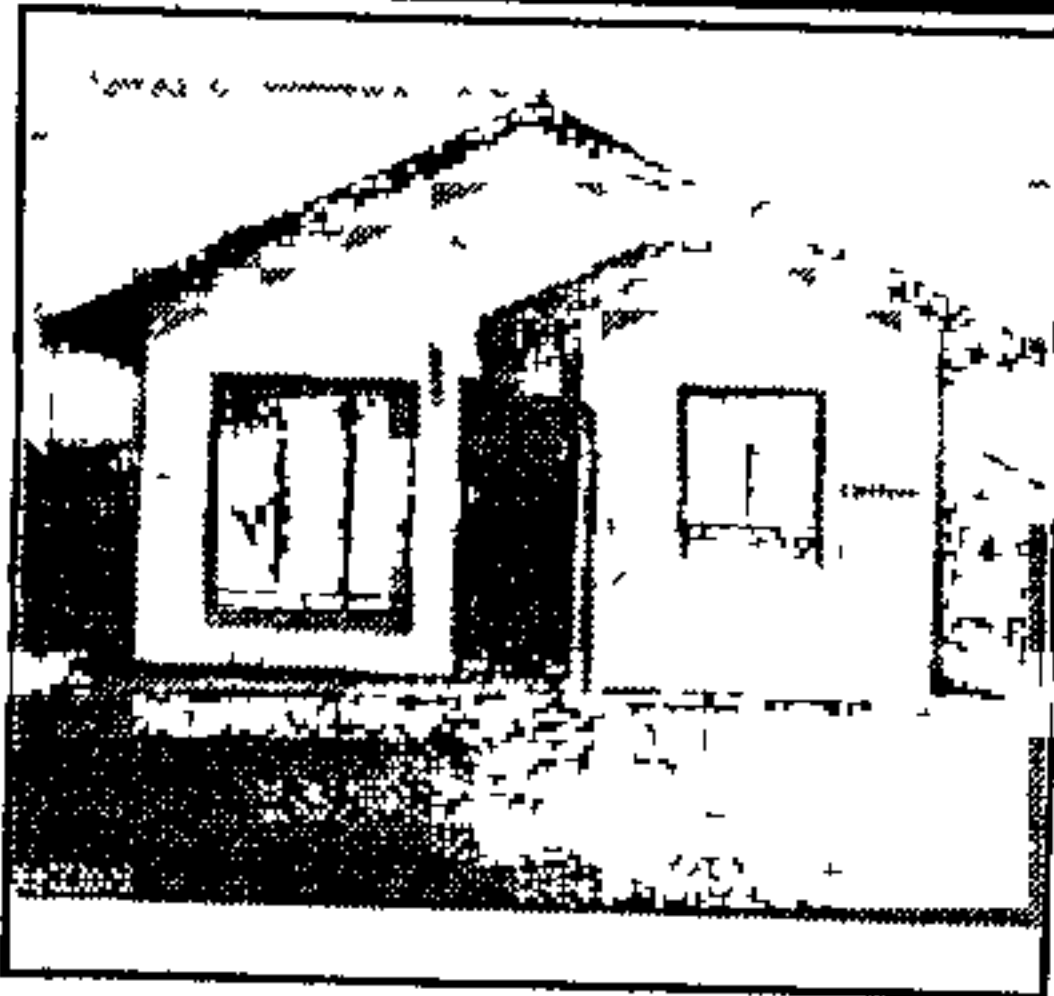
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# Limited funds for many housing plans

Star 7/16/94

## ■ STAFF REPORTER

A total of 138 housing developments are in contention for the limited funds to be allocated by the Transvaal Regional Housing Board under the project-linked subsidy scheme

By the end of last month, developers in the province had proposals ready to build 242 000 low-cost houses, said board chairman Boet van Straten. They would need R2,5 billion in subsidies to achieve this

"It is already clear that the applications far exceed the available funds allocated for this scheme," commented Van Straten

He said that applications would be screened and assigned priority according to the way they measured up in terms of

certain criteria

Factors to be considered were the role of community-based organisations in the housing project; the extent to which all relevant stakeholders were part of a social compact; and the project's capacity to create jobs and address the needs of disadvantaged communities

The applications currently being considered were all received by May 30. (127)

Van Straten drew attention to the fact that a new funding cycle had begun

The cut-off date for this second cycle was August 1

During the first round of applications, approximately 80 percent of the proposed new housing was to be sited in the PWV province.



*Only a few are paying up for power*

# Soweto, Eskom losing millions

*Star 7/16/94*

■ BY ABBEY MAKOE  
SOWETO BUREAU

Eskom and the Soweto Council continue to lose millions of rands every month as residents ignore pleas — including one from President Nelson Mandela — to pay their monthly rentals and electricity bills

The Star has learnt that as recently as January, only 0,88 percent of householders paid their rent, contributing R59 000 to the council coffers instead of the estimated R3,8 million the council was entitled to

The figure rose sharply in February after Mandela and the Soweto Civic Association urged residents to pay for the services. But only 17,14 percent paid their rent — a total of R736 497 — and the figure fell back to only 13,18 percent in March

In April a mere 7,84 percent paid for their services, and the

**ELECTRICITY is cut from an average of 3 000 Soweto homes a month as only about 8 percent pay bills**

amount collected was only R331 840.

Eskom's West Rand manager Paul Mare said the company was switching off power to an average of 3 000 households a month because of non-payment

Mare estimated that of the 125 000 electricity connections in Soweto, about 40 000 were illegally connected to backyard shacks.

Initially Eskom billed residents at a flat rate of R3,80 a month. But as it upgraded the service, it began to charge its clients according to their actual consumption

Council treasurer Fred Viljoen

said that if all the 86 000 formal structures in Soweto paid their monthly R45 for services rendered, the Soweto Council would be collecting R3 870 000 a month (127) (258)

Soweto Civic Association president Isaac Mogase yesterday said both the council and Eskom had, to a large extent, only themselves to blame for the non-payment of services

"Residents have been complaining about late statements that Eskom sent to the consumers, and so far there hasn't been any improvement in that regard," Mogase said

"People have also said they have never seen Eskom's electricity meter-readers"

Mogase said that when the civic called on residents to pay in February, council workers were on strike

"No one was at the cash counter to receive payment from our people," he said

# Subsidy applications flood housing board

Biday 7/6/94

GRETA STEYN

THE Transvaal regional housing board has received applications for the new government subsidy totalling R2,5bn — virtually the entire national housing budget.

Analysts said the response to the subsidy scheme meant there were more housing projects that were ready to be started than could be financed at the moment.

The board said yesterday that the PWV, Northern Transvaal, Northwest and Eastern Transvaal had asked for subsidies which represented about 242 000 housing units.

The most would be in the PWV (about R2bn) and the least in Northern Transvaal (only R49m). The applications represent about 196 000 houses in the PWV alone, 5 000 in the Northern Transvaal, 12 000 in the Northwest and 29 000 in the Eastern Transvaal.

The applications were all project-linked. A spokesman for the board said they had been made by developers who had obtained community support.

She said the subsidies would be paid out to individuals once the project had been completed and they took ownership.

The board was working flat out to approve projects within the next four to six weeks.

The spokesman could not say how many projects would have to be discarded because of lack of funds, but she hoped the total expected national budget for the 1994/95 fiscal year of about R2,6bn would be increased.

Decisions on projects would be based on agreements reached in the National Housing Forum. Factors to be taken into account in-

cluded job creation and the availability of services.

Board chairman Boet van Straten said the applications that complied fully with the scheme's social, technical and financial criteria would be prioritised before funds were allocated.

The priority system would take into account the role of community-based organisations in the project and the extent of the participation of all relevant stakeholders in the social compact.

Sapa reports he said "Attention will be given to the extent to which the project addresses the needs of disadvantaged communities, job creation and opportunities, transport and services."

The acceptability of the housing structure would also be considered.

"It is already clear that the applications far exceed the available funds allocated to this scheme," he said.

In terms of the subsidy scheme, which was negotiated at the forum when Louis Shill was still Housing Minister, individuals will get a maximum subsidy of R12 500 (depending on income). ANC MP Moses Mayekiso is pushing for the subsidy to be raised to R25 000.

The forum is still refining the subsidy system, with one of the most important issues that of collective ownership. It is envisaged that a housing project will be jointly owned, and that the subsidy finance can be topped up with bank finance lent to the communal owners.



# PWV, city clinch deal on squatters

BIDAY 8/6/94

AN IMMEDIATE moratorium on land occupation was agreed to last night by PWV local government and housing minister Dan Mofokeng and Johannesburg City Council management committee chairman Ian Davidson

Earlier yesterday, Mofokeng criticised the council for demolishing squatter shacks at the Liefde en Vrede serviced site in Mulbarton, "leaving old women and babies without shelter on one of the coldest nights of the year"

The council, vowing to prevent "further land invasions", demolished about 800 shacks on Monday

Mofokeng and Davidson said yesterday the people would be accommodated immediately at a suitable venue

"This is a temporary solution pending the outcome of further negotiations between Johannesburg City Council, the PWV government and all communities involved with a view to finding a more permanent solution to housing homeless people in the Johannesburg area"

Mofokeng told the squatters yesterday that PWV Premier Tokyo Sexwale had sent his delegation to listen to their grievances

Committee member Boy Phiri said he was upset by the attitude of traffic officers and council security officials who were present when the shacks were torn down.

"They were rude, aggressive and insulting. Some made racist comments. When we tried to talk to them, they said their orders were to demolish, not to talk," he said

Angry white residents demanded that the government delegation control the influx of squatters

Federation of Ratepayers' Associations of Southern Johannesburg

vice-chairman Ken Giese said "Residents are worried about losing value on their properties"

"The site is adjacent to land people have paid a lot of money for and have built expensive houses on. It is not a good idea to have a low-cost housing settlement here"

When squatters voiced concern about possible white vigilante action, the government delegation said PWV Security and Safety MEC Jesse Duarte would instruct police to ensure their safety

Housing Minister Joe Slovo said the increase in squatting would have a detrimental effect on the housing strategy and should be discouraged

Provincial MECs should identify suitable land surrounding urban areas for temporary or permanent housing purposes, he said

Government would respect constitutional land rights and guard against any unlawful infringement and occupation

In some cases land invasion had been orchestrated by outsiders who did not have the best interests of the squatters at heart, he said

WILSON ZWANE reports that the ANC said the council's action was arrogant and racist

While it fully appreciated the crisis in housing and problems arising from land occupation, the demolition of shacks was a "poor reflection of the council's understanding of its role and responsibilities", it said

It called for a thorough investigation of the decision-making process within the council

The PAC accused the council of using "high-handed and inhumane" methods against squatters in "typically police state-mentality fashion"

- Sapa-Reuter

● Comment Page 10



PWV local government and housing minister Dan Mofokeng holds a baby during a meeting with squatters yesterday in Mulbarton, south of Johannesburg, where the city council demolished squatter shacks on Monday. Picture GARTH LUMLEY

## Station Strangler may still be at large

CAPE TOWN — The Station Strangler may still be at large, police conceded last night after new evidence in the bail hearing of suspect Norman Afzal Simons, who was arrested 57 days ago

A detective investigating the murders of 21 young boys on the Cape Flats told the Kuils River Magistrate's Court the handwriting on a note found in the pocket of one of the victims — promising more killings — did not match Simons's handwriting, and blood and DNA tests did not link him to any of the killings

Own Correspondent

He added police had only one who said Simons "looks like that. Other identity parades had failed."

Simons was arrested in connection with the death of Elroy van Rooyen, 10, whose body was found on March 19 in sand in Kleinvlei. No charges have been laid against him and he has not pleaded

Police were investigating the possibility "that another person may be involved in some of the killings"



850 homeless get temporary shelter as Slovo condemns squatting

# Bitter land row defused

Star 8/6/94

**PROVINCIAL**  
ministers have been asked to urgently identify urban land for housing

BY JO-ANNE COLLINGE, MICHAEL SPARKS AND SHIRLEY WOODGATE

Johannesburg's bitter squatter dispute at Liefde en Vrede was defused last night when municipal buses took 850 men, women and children to Transport House in central Johannesburg, where they spent the night sleeping on the concrete floors of disused offices.

The squatters boarded the council buses at midnight en route to Newtown where they were settled in by 3.30 am.

Later this morning they wandered around the building, fearful of what would happen to them today.

Most only had plastic bags full of possessions. Many are unemployed, but all said they merely wanted a roof over their heads and a decent job.

The move to the empty building followed negotiations between council and provincial authorities last night.

National Housing Minister Joe Slovo condemned illegal land occupation yesterday.

Land invasion, he said, did not contribute to alleviating the immense housing shortage and often created additional problems for the authorities "who are seriously trying to supply housing to the homeless."

In a statement, the minister assured property owners "This democratic government is committed to respect constitutional rights in land against any unlawful infringement and unlawful occupation. Squatting cannot be condoned." As Slovo's statement was



Key ablations with temperatures on the Reef dropping to below freezing point on Monday night, this man whose shack in Liefde en Vrede was torn down by the City Council, waited for the meagre warmth before washing yesterday. Nearby, mothers battled to bath and feed their babies in the biting wind PICTURE BY T1 LEMON

made public, agreement was reached on a strategy to defuse the conflict which flared five days ago when hundreds of homeless Sowetans occupied land at Liefde en Vrede in the southern suburbs.

During a meeting at the squatter camp, community leader Willie Diamini explained to the squatters that they had reached the agreement out of concern for the lives of the squatters.

Further negotiations are scheduled to include strategies to house other homeless people in Greater Johannesburg.

The deal was hammered out by PWV Minister for Housing and Local Government Dan Motokeng, the Johannesburg Management Committee and representatives of the Liefde en Vrede group.

The retreat of the land invaders from Liefde en Vrede was agreed upon as opposition to their presence reached a fevered pitch among residents of the neighbouring suburb of Mulbarton.

Unconfirmed reports to the city council had it that some residents had secured bulldozers, with the apparent intention of flattening the five-day-old camp.

But the council itself took harsh action within 24 hours of the land occupation, demolishing shelters and confiscating materials. Johannesburg officials also demolished 69 shacks at Devland near Eldorado Park on Monday. Its actions drew sharp rebuke from PWV Premier Tonyo Sexwale, from the ANC and from the PAC.

▶ To Page 3

Stout 8/6/94

# Bitter land row defused

127

◀ **From Page 1**

Slove also made clear that despite his rejection of illegal squatting, he would not go along with the council's measures

"Where squatting does occur, it should be handled as positively as possible to resolve the country's housing crisis," he said

Slove added that provincial ministers had been asked to co-operate with his department

It was crucial to devel-

op "an acceptable policy and strategy with regard to the invasion of land and to handle squatting in general in as humane a manner as possible"

In addition, provincial ministers had been asked to urgently start identifying urban land for temporary and permanent housing

Mofokeng and Johannesburg's management chief, Ian Davidson, indicated that in the wake of talks they were committed to a moratorium on

future land invasions and on demolitions of shacks on land already under illegal occupation

Mofokeng said that structures would be set up as soon as possible

These would involve political parties, civic associations, ratepayers' groups, religious bodies, local authorities and trade unions to make sure the agreed moratoria was observed.

► **Urban land invaders gather — Page 12**



# WEST RAND Squatters to benefit from Eskom's move • New evidence in train murder case

By Joshua Raboroko and Mzimasi Ngudle

## R54-m face lift

**E**skom is to spend R54 million to upgrade electricity supply to about 18 000 homes, including squatter settlements, in Soweto. The project, to be launched this week, will involve the installation of meters in every house and business site. Eskom sales manager Mr Ted Young said this week shack dwellers and people staying in backyard rooms would be expected to pay their own electricity bills.

This move is likely to cause friction between landlords and their lodgers over who should receive payment for lights. Most lodgers pay rent of between R50 and R200 to their landlords. This money includes electricity and water bills. Eskom is to use black-sub-contractors to install meters and other electrical devices.

Young warned that Eskom would continue to cut electricity supply to people in arrears. It has already cut supplies to about 500 houses in Orlando East. It has also threatened to cut supplies to more than 20 000 defaulters. The president of the Soweto Civic Association, Mr Isaac Mogaase, has appealed to residents to pay outstanding

electricity bills to avoid having their supplies cut. Eskom's sales and customer manager Mr Paul Mare said there was no reason why people should boycott payment. He said Eskom had met all its obligations agreed upon with the civics and community-based organisations. Meanwhile, Orlando East residents

yesterday expressed anger over alleged high electricity bills and frequent power cuts in the township. "I feel like saying to Eskom: come and take your electricity," a resident, Ms Sophie Tema said. Residents converged on the local rent offices to demand an explanation from Eskom official Mr Ken Green. "Green admitted they were faults in Eskom's network. These," he said, "were being attended to. He said some residents connected electric appliances incorrectly and extended cables to backyard shacks





# Authorities probe allegations of squatting levies at shantytown

Star 11/6/94

(127)

**NEWTON KANHEMA  
and JO-ANNE  
COLLINGE**

JOHANNESBURG City Council and the PWV government are investigating claims that leaders in the shantytown of Freedom Park, south of the city, are cashing in on the plight of the homeless by charging them for the right to stay there. Ian Davidson, chairman of the Johannesburg management committee, said the council had information that a community

leader, whose name is known to WeekendStar, had been charging squatters levies of R200.

Despite the leader's denial of the claims, Davidson believed official probes could lead to criminal prosecution.

Provincial Housing Minister Dan Mofokeng would not name any suspects. However, he said, allegations that money had been collected from squatters in Freedom Park had reached his office and were being

investigated.

The squatter leader and his committee championed the hundreds of homeless people who invaded the southern Johannesburg suburb of Liefde en Vrede — and who were left out in the cold when council employees demolished their shacks this week.

Only days earlier, however, the same committee expelled 70 families from Freedom Park, near Devland.

Those who were evicted allegedly not only refused to pay up

but also tried to establish an ANC branch in the camp.

Evicted residents — still clinging to a piece of land opposite Freedom Park but now mostly without shelter — were reluctant to speak. They said they feared attack and did not sleep at night.

But a few of them corroborated the allegations reported to housing organisations. They also said they had fled Freedom Park because of threats from

TO PAGE 2.

## Star 11/6/94 ◆ Squatting levies

armed men and that they had reported this to the ANC.

The squatter leader said his committee had not taken more than R10 per household from residents — which he said was to pay for servicing portable toilets.

Davidson said the council had provided the toilets and that there should be no charge.

The leader admitted that his committee had instructed a group of residents to leave the camp. "When we started the camp we agreed that residents shouldn't partake in party politics." Some residents had decided to launch an ANC branch. The committee had decided that these people would have to leave. A Johannesburg council

source said information about the Freedom Park committee had come from residents who had paid R200 for a site. He estimated there were about 700 shacks in Freedom Park and "there is every reason to believe that all the occupants paid between R100 and R200 for land" (127)

How the committee came to represent the people who moved to Liefde en Vrede last week was not clear. Another community leader said the Liefde en Vrede occupiers had approached him for help after moving on to the site. They wanted to expose the fact that the council had empty land and that, in the case of Liefde en Vrede, had wanted to give it to Taiwanese people, he said (127)



Meeting the people . . . Tokyo Sexwale greets supporters in Katilehong yesterday.

PICTURE JOHNNY ONVERWACHT

# Sexwale promises to repair homes

BY ABBEY MAKOE

PWV Premier Tokyo Sexwale promised yesterday that the provincial legislature would repair houses that were destroyed during clashes between residents and hostel dwellers in Katilehong last year.

He spoke at a rally attended by about 3 000 people in Ra-debe section in Katilehong.

"We want to take back those women who fled their homes," Sexwale said, and urged the cheering supporters to consult with Dan Mofokeng, the PWV MEC for Housing, on their needs regarding shelter.

Sexwale would not say when the houses would be repaired, but indicated it would start soon. (SAP) (127)

As the delighted supporters cheered continuously, a section in the crowd yelled, "What about the hostels?"

"They must go," Sexwale replied, to a roar of approval. He said during his recent visit to the hostels he was "shocked"

to discover the conditions under which inmates lived.

"They slept on cement (floors). It becomes easy to wake them up and say 'let's go and kill'," Sexwale said. "We will destroy them (hostels) and build houses. We want houses to be built, not hostels," Sexwale said.

He turned on to the SDUs, whose members had turned out in large numbers. "SDU members who are too young to do anything must go back to school." Those members who were too old for day schooling could join the new police force.

Sexwale said Obed Bapela and Robert McBride from his office were currently in ongoing discussions with SDU representatives on how they could be dissolved.

He concluded: "The road to the new South Africa is a long one. The road from apartheid is 300 years," he said, and asked people to take part in the implementation of the RDP in their areas in order to ensure its success.



# Squatters holding up building of thousands of low-cost homes

Biday 13/6/94

WILSON ZWANE

SQUATTING on land southwest of Johannesburg, such as the settlement on St Martin's trust land, is holding up plans by the Golden Highway Development Corporation (Goldev) to build at least 16 000 low-cost houses

Goldev CEO Aziz Shaikh said yesterday the company had about 480ha on which it planned to build houses for families with incomes of less than R1 500 a month

However, squatting on Goldev land was holding up the project, particularly plans to resettle the Thembalihle community. This community, living on ground prone to sinkhole formations, was in danger

Goldev wanted the squatters to become involved in the project, he said. In the meantime, the authorities had to find alternative land to accommodate them

Goldev — set up two years ago — had, with squatter communities living in the region, come up with an "exciting" scheme to build houses, Shaikh said

They had agreed that communities would form housing clubs through which they could take part in building houses. The process would be underpinned by Goldev-sponsored workshops which would deal with issues such as types of housing and financial options

They had agreed that building would begin only after the clubs, made up of 20 members each, had decided on what they wanted and could afford, he said

Two hundred housing clubs had already been established

The Central Witwatersrand Metropolitan Chamber had decided that about 4 000 families living in Thembalihle squatter camp, near the Goldev land, should also join the scheme

Shaikh said Goldev did not collect any fees from people involved

The clubs would get government subsidies of R12 500 each and personal loans from the Community Bank,

the only bank which had so far agreed to become involved

Goldev was advising people to take personal loans because they were less complicated than mortgage bonds

Major banks were not interested in the scheme because they considered it too risky to lend money to informal sector workers, he said

The Community Bank wanted to use the scheme as a pilot project

Unemployed club members would be able to pay for their houses by working on the project as bricklayers, plumbers and so on once it got off the ground

Sapa reports that Atteridgeville's council is to expropriate land for a housing project, according to Friday's Government Gazette

A council spokesman said some of the land would be quarried for material to build access roads to the new township.

Council housing would be provided for squatters occupying the land



# Defaulters warned

By Joshua Raboroko

GREATER Soweto residents have been warned to pay their electricity bills or face power cuts.

The decision to urge residents to pay was taken at a meeting held last Friday between representatives of the African National Congress, the Soweto Civic Association and Eskom.

The meeting agreed that the non-payment of electricity bills and of electricity arrears was a serious prob-

lem that merited immediate attention

ANC representative Mr Norman Prince said yesterday the power cuts issue needed attention at a higher level. He said the meeting had agreed to seek solutions to the problem.

Eskom is losing about R9 million a month because of the non-payment of electricity bills by Soweto residents.

Prince appealed to people to abandon "the culture of boycotting electricity payment" and start paying for services. "Pay and thereby support the Government of national unity," he said.

Sowetans 14/6/94  
Eskom's sales and customer manager, Mr Ken Green, said more than 20 000 residents were not paying for electricity in Greater Soweto (127)

Green said negotiations were presently under way to give relief to residents who were facing power cuts because of them being in arrears. They might be given time to bring their payments up to date, he said.

Complaints by customers regarding non-receipt of electricity accounts was also discussed. Eskom said it had a plan that would resolve the matter.

*Sowetans to start repaying arrears*

# Eskom, residents sign agreement

Star 15/6/94

■ BY JUSTICE MALALA

The Soweto Civic Association (SCA), the ANC and Eskom yesterday signed an agreement aimed at normalising the supply of electricity to the township and resolving non-payment for the service

The Soweto rent and electricity crisis has continued despite pleas by various organisations and President Mandela that payments be made

The latest agreement comes after Eskom's West Rand manager Paul Mare said last week that the company was switching off power to an average of 3 000

households every month. He said that of the 125 000 connections in Soweto, about 40 000 were illegally connected to backyard shacks.

The agreement, signed by SCA president Isaac Mogase, the ANC's Norman Prince and Eskom Johannesburg district manager Ken Green, is made up of an undertaking from both Eskom and residents.

In the agreement, Eskom undertook to immediately restore the supply to those residents who have been cut off for never having paid and waive the deposit of R100 in the interim.

Eskom also undertook not to take any action against custom-

ers who are in arrears, provided that monthly repayments against the arrears are received.

To remedy the allegation that bills always arrive late, Eskom undertook to use an alternative distributor for a three-month trial period (127) ~~(127)~~

The SCA undertook to ensure that those whose power was cut off would pay a R55 reconnection fee by July 7, failing which power would again be disconnected.

Residents also agreed that no debt would be written off. Residents will immediately start to repay their arrears at a minimum of R40 a month.



# Why the twin must meet

Fun 17/6/94

## Tough lessons for the young men running the PWV



There are two young men in powerful regional government positions in the PWV as the larger Johannesburg area is known who might be said to come from opposite ends of the earth, but on whose co-operation and statesmanship the peace and good government of our most populous province is critically balanced.

Tokyo Sexwale is the elected Premier of this province. A child of the liberation struggle, he is handsome and personable. His position is potentially very powerful, for he claims the legitimacy of popular election. But, as yet, he commands no substantial means of implementing what attempts he might make at governance. And he has not yet done much more than embrace the pagantry of his premiership.

Ian Davidson, chairman of Johannesburg City Council's management committee, has a limited legitimacy — he was elected by only white burghers — but he commands SA's largest city's extensive civic bureaucracy and has thus at his best a potent means of administrative accomplishment.

He is also an experienced administrator and regional politician who is a long-standing member of the only political party here that has stood uncompromisingly for liberal democratic values and clean government.

If the twin should not meet, the transition to a wider regional democracy will be jeopardised. Davidson needs the support of Sexwale's popular legitimacy and, likewise, Sexwale needs the utility of Davidson's experience and administration.

Their far-too-public clash over the squatter land invasion in southern Johannesburg two weeks ago is ominous.

You have to be particularly insensitive or committed to racial engineering not to have deep sympathy for homeless people uprooted in mid-winter from whatever makeshift and inadequate shelter they can find. That was the general reaction last week to Johannesburg council's forced removal of squatters from its property south of the city.

Sexwale knew immediately (and probably instinctively) that whatever the reasons or the outcome, it gave him the opportunity for the sort of publicity that is the basic sustenance of a politician in an election. But experienced politicians know how quickly it is necessary for the maintenance of their credibility to drop the outrage of the hustings for the language of statecraft.

Patently, he did not.

Davidson, on the other hand, can defend

with vigour what Sexwale calls his Nazi tactics. Not only are important principles at stake, but there is clearly an element of thugish intimidation behind the squatters' intransigence. Yet, despite his experience as a politician he failed to grasp the potentially damaging publicity that the forced removal would inevitably attract.

Our guess is that he waited too long before involving the new Premier.

Of course, land invasion such as this one is not new to SA. It has taken place on a relatively small and sporadic scale for nearly a decade, flaring in 1990 and 1991 with the onset of political change. It occurred earlier this year at Cato Manor, near Durban, and at Taleing in Cape Town. In the past, some invasions were explicitly linked to political campaigns to claim land for the homeless, at a time when government policy expressly forbade new urban black housing.

Last week, on one of the coldest days of the year, land invasion hit Johannesburg with a vengeance. It shattered the honeymoon of the new unity more surely than any other issue the Mandela government has had to face.

The situation required urgent action. Davidson says a very different picture emerges when things are put in proper perspective. "The real issue is this: landowners have rights, so do homeless people. But nobody has the authority to go and dispossess somebody of land. If you give somebody that right, then you have the beginnings of anarchy."

Davidson claims there is evidence — accepted by ANC housing officials — that the invaders were organised by a squatter lord extorting money. Devland is a huge area where the council, together with the community (ANC, PAC, civic associations), formed a Section 21 company about four months ago with the sole purpose of creating a huge low-cost housing project. The plans are well in advance and the finance is in place.

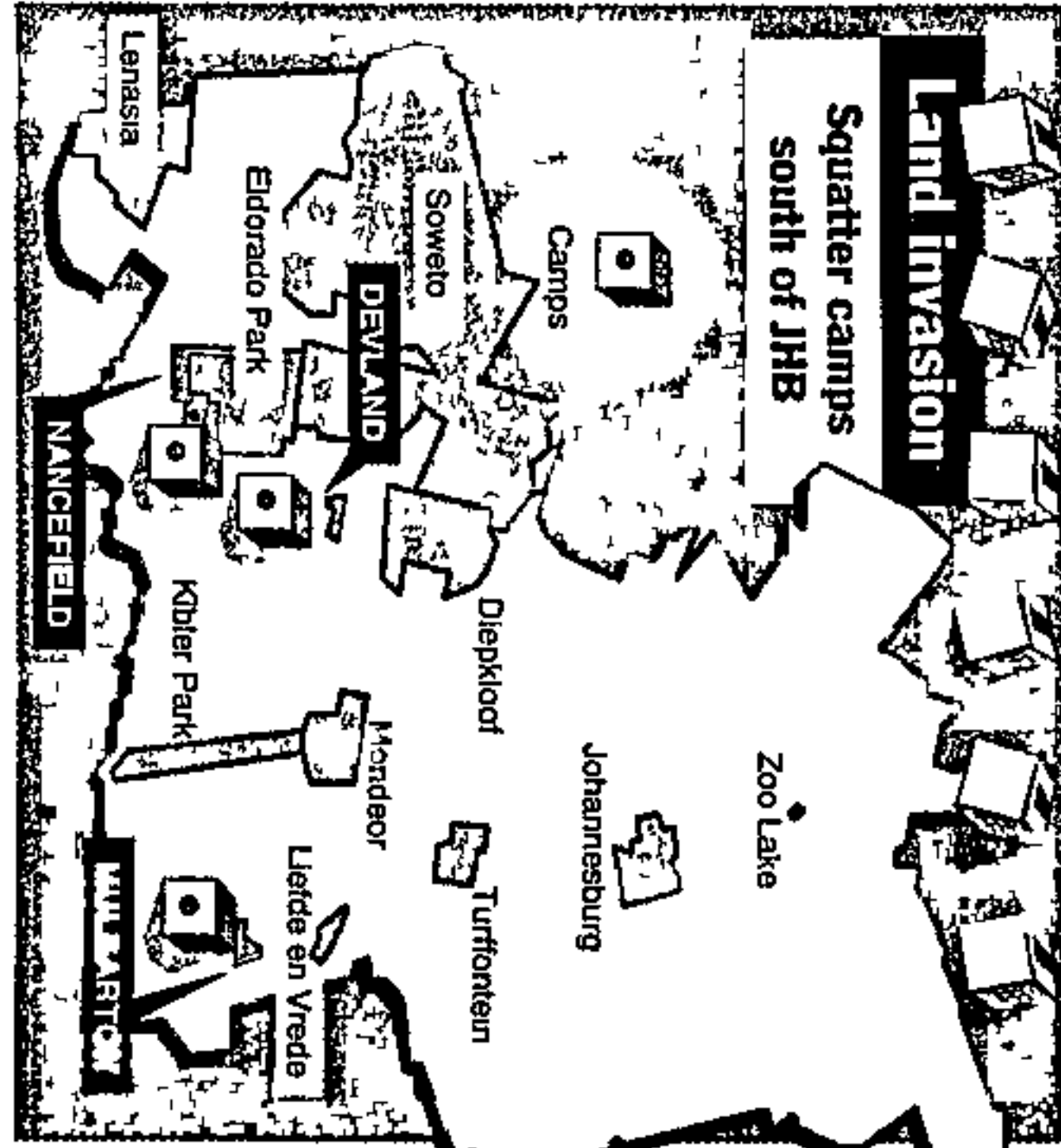
The first land invasion came several months ago, and was thought to have been organised by a man of no apparent political affiliation but who walks around with an

AK47 slung over his shoulder. The squatters are, at best wary of him. He apparently allocates lots to them, for a fee said to range between R150 and R300.

The council asked the squatters to move pointing out that they were jeopardising the entire scheme. In terms of the law, once somebody has invaded, it is difficult to get him off. Negotiations got nowhere. Court action resulted in an instruction to the council to provide alternative housing. The council set about doing precisely that, setting aside a large area as a temporary informal settlement site, with water sanitation and rubbish removal.

Then came the second wave of land invasion — last weekend. The council knew it would happen but not where. It occurred outside the designated squatting area. But the council went back to negotiations. The squatters weren't interested in moving. The council, says Davidson, then had to "move first, to ensure that we did not jeopardise the housing scheme but also to enforce its rights. From Devland today, it's Johannesburg's rights."

Then came the second wave of land invasion — last weekend. The council knew it would happen but not where. It occurred outside the designated squatting area. But the council went back to negotiations. The squatters weren't interested in moving. The council, says Davidson, then had to "move first, to ensure that we did not jeopardise the housing scheme but also to enforce its rights. From Devland today, it's Johannesburg's rights."



burgh's) Zoo Lake tomorrow and somebody's back garden the next day."

Virtually at the same time, land invasion occurred at Leide en Vrede (on council land). The same attempt to negotiate was tried but met steadfast refusal.

"The local community around Mulbarton, concerned about the value of its property, pressed the council to act, since some sites in Leide en Vrede have actually been sold. The locals had two bulldozers at the ready."

# Why the twin must meet

Fun 17/6/94

## Tough lessons for the young men running the PWV

There was also pressure from people who are on the housing waiting list (about 40 000). Part of the strategy behind land invasion is to enable people to jump the queue. For instance, the people from Leide en Vrede had to be accommodated temporarily, "but, in essence, to solve the problem, we are going to have to allocate land to them somewhere."

Davidson believes that the organisers of the invasion knew exactly what they were doing when they chose one of the coldest days to move. They could expect the maximum possible sympathy.

On those facts, does Sexwale endorse the removal? "I don't endorse Nazi methods," says Sexwale. "I turned down a meeting with the council because of those methods. Even the police refused to act because they had no court order to evict."

He doesn't like what they did. Yet Sexwale says he "understands" and adds that "we will never be party to land invasions."

Sexwale points out that PWV Housing Minister Dan Mofokeng had earlier warned squatters against invading land.

How then, would Sexwale have handled the problem? He tells the *FM* that the issue must be tackled "together" with the homeless. He extols the virtue of negotiation, employed so well at Codesa and the multiparty talks process. Sexwale is convinced he can sell a vision of hope to the homeless and urge them to be patient once his long-term strategy has been outlined.

But what if those involved are motivated less by the desire to house the homeless than to extract protection money? Or if the squatters refuse to move regardless of the offer of alternative land and services?

Would Sexwale take tough action if the moratorium on further land invasion is broken? A tough stand will be taken only when all else fails, he says. "We won't be *kragdadig*. Leaders must not be afraid to lead their people. I don't think we'll have a

problem (with the moratorium holding)." Sexwale agrees "unequivocally" that the principle of private property has to be respected and upheld "but the critical thing is to have good tactics. We are challenging the methods used."

Sexwale is planning a conference of all the major construction companies, along with black small contractors and the life insurers. "Ordinary people," including the unemployed, will be involved in building the houses, which will be proper brick and not makeshift structures.

Sexwale is aware that this kind of talk and vision gives "butterflies" to those with more modest and practical aspirations such as Housing Minister Joe Slovo.



Our impression is that Sexwale is impatient with such mundane matters as Devland. He comments "My task as Premier is to fire the imagination."

Davidson is a patient man of some charity. He insists that "Tokyo and I have a good working relationship."

And adds "I don't think there's a real difference. What caused the hiccup was that we had to act quickly to assert our rights."

The fact is, however, that the problem is really one for cities and provinces to address. As PWV Premier, Sexwale will need to do more than just fire the imagination.

He will at some stage have to take tough action — and this has been privately admitted to the *FM* by ANC housing officials in central government. There may be negotiations but ultimately law and order must prevail otherwise government's housing aspirations will be thwarted.

Says Davidson "You have to be transparent by telling people what you are doing and persuade them that the more they try to frustrate the system, the longer the process is going to take."

The key issue as the Urban Foundation's Ann Bernstein explains is a long-term strategy to pre-empt crises such as Devland from erupting. We are lucky there haven't been more, she says.

The pressure, she observes, is on the new city, provincial and national rulers to tell us what that strategy is so that the private sector can come in. The foundation's research endorses the need for a partnership involving the private sector, government and squatter communities.

"Only if people believe that something is worth waiting for will they be prepared to be patient. The homeless have to be given hope otherwise they invade," she says.

But that will not happen unless Sexwale provides the leadership and supports Davidson's attempts to have the council's writ run. For his part, Davidson needs to be sensitive to any public statement that Sexwale might imagine betrays him and insist, based on his own experience, that the inexperienced Premier face up to his responsibilities regardless of political inconvenience.

If any good comes out of this incident, it should be that both young men have learnt where their priorities lie and how essential it is for them to co-operate. And Sexwale needs to learn that statesmanship is more than having a pretty face and an adoring constituency. It requires courage, mature judgment, hard work and less publicity.



# Rent arrears scrapped

**By Dan Fuphe**

THE Daveyton Council on the East Rand has announced that it would scrap rent and service charges arrears totalling more than R80 million

Acting Daveyton town clerk Mr Robert Ramohope said this week the township's residents owed the council a staggering R80 636 996,47 for the period January to December last year

A further R27 870 928 recorded on the council's books for the current financial year ending in April showed that no meaningful payments were made by the residents since January

The scrapping of the arrears comes

less than three weeks after the Daveyton Civic Association had urged residents to intensify the rent boycott

## Expected

Ramohope said residents were only expected to start paying for services incurred since the beginning of January

All the money owed by individual householders would be reflected in this month's statements

The rent impasse follows many failed negotiations between the DCA, the Daveyton Interim Committee and the council

The cash-strapped council, dogged by rent boycotts since 1990, has also

been riddled by financial scandals over payments to some of its senior white officials

127  
Although those involved were dismissed, residents have remained adamant over the boycott issue

In a plea to residents this week for the "resuscitation of the culture of payment", Ramohope said the Daveyton Council was "a clean and transparent administration"

Attempts to get a comment from members of the Daveyton Civic Association were unsuccessful yesterday

Civic Association chairman Mr Mahlomola Skhosana was said to be overseas



### Super sportsman a murder fugitive

LOS ANGELES — Former football superstar O.J. Simpson was declared a fugitive yesterday after he failed to surrender as promised to face murder charges in the killing of his ex-wife and a male companion.

Police hoped to have Simpson in custody soon and that he was still in Los Angeles. Los Angeles television stations had widely reported yesterday morning that someone who appeared to be Simpson had left his Brentwood mansion in a car and was believed to be heading for police headquarters to surrender.

Simpson charged yesterday with the murder of his ex-wife and a male friend in one of America's sporting towns. He is charged in the killings of Nicole Brown Simpson (33) and Ronald Goldman (25) whose bodies were found outside Nicole's million-dollar townhouse in the exclusive Brentwood section of Los Angeles late on Sunday night.

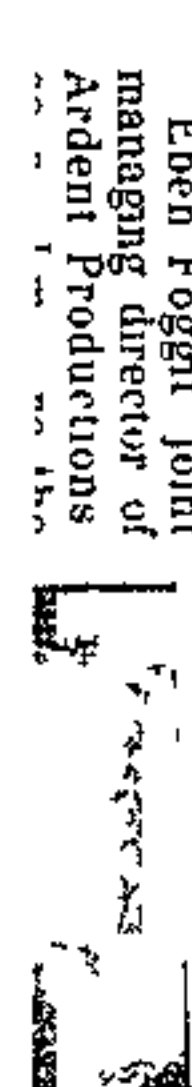
### Hutu super-killer

NAIROBI — The presence of a Hutu super-killer suspected of ork-hill along the murders of thousands of Tutsis has sparked riots and jeoparded food distribution at a Rwandan refugee camp in Tanzania, UN officials said yesterday.

Riots erupted on Wednesday as refugees angry that UN staff had ordered a notorious Hutu warlord out of the Benaco camp surrounded the UN compound in the camp brandishing machetes, clubs and stones, the UN World Food Programme said.

### Edward holds ace

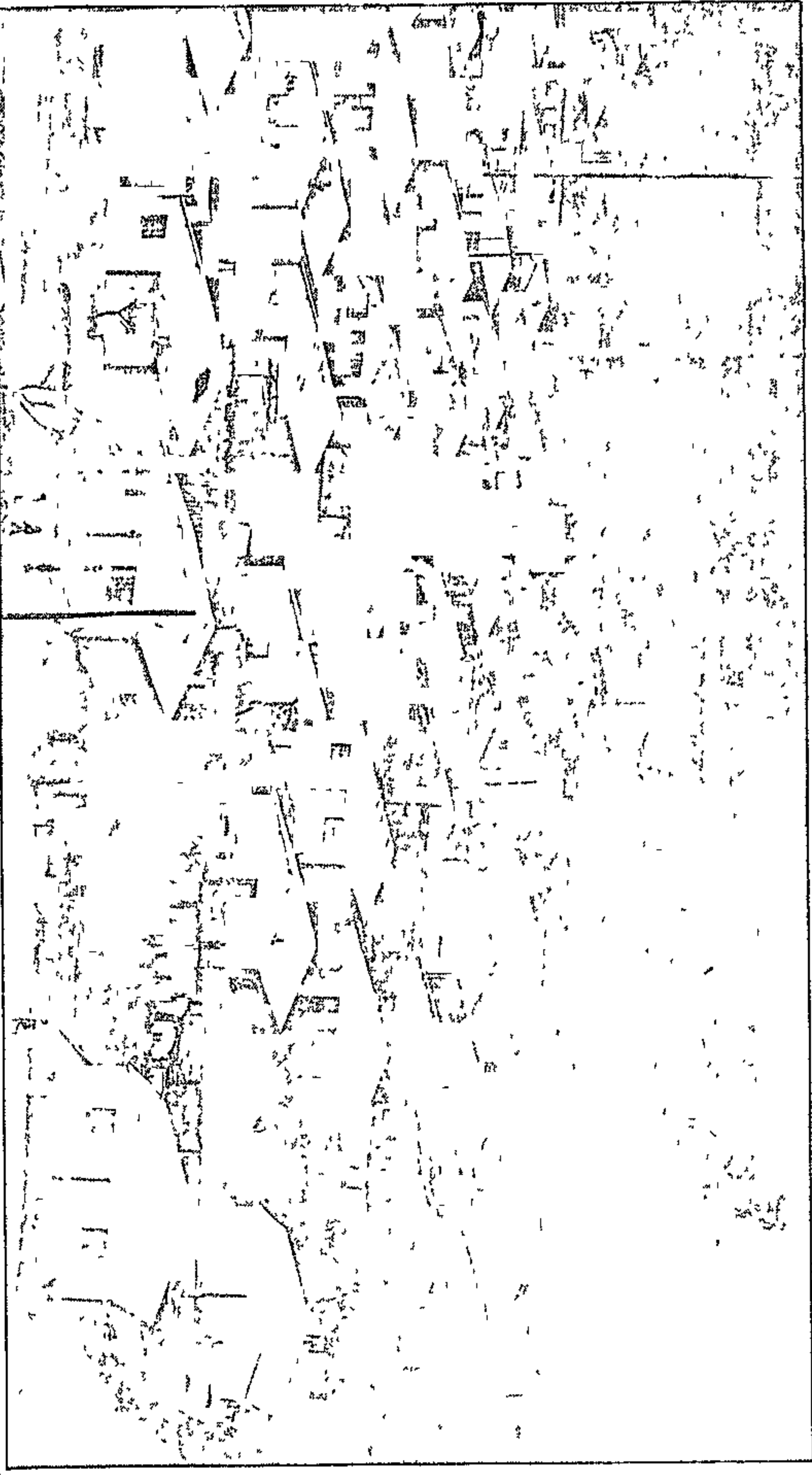
LONDON — Prince Edward (below) has been presented with a special opportunity to get his own back on the tabloid press. His television production company is to make a six-part series on the history of the media. But despite his recent battles over long-lens snatched photographs of him kissing girlfriend Sophie Rhys-Jones, it appeared in the tabloids colleagues deny there is anything personal in his decision to take on the job.



### Bid to break culture of getting it all for free

THE Soweto City Council has levied a service fee rental of R45 on homes in the township, but only about a quarter of residents are willing to pay. This means that the council is receiving only about R1 million from the levy when it should be getting R4 million. The Soweto Civic Association, which for years advocated a rent boycott as a political weapon against the apartheid government, has now embarked on a campaign to break the culture of non-payment. This has made it unpopular in some parts of its constituency, reports NEWTON KANHEMA

# Soweto faces up to debt



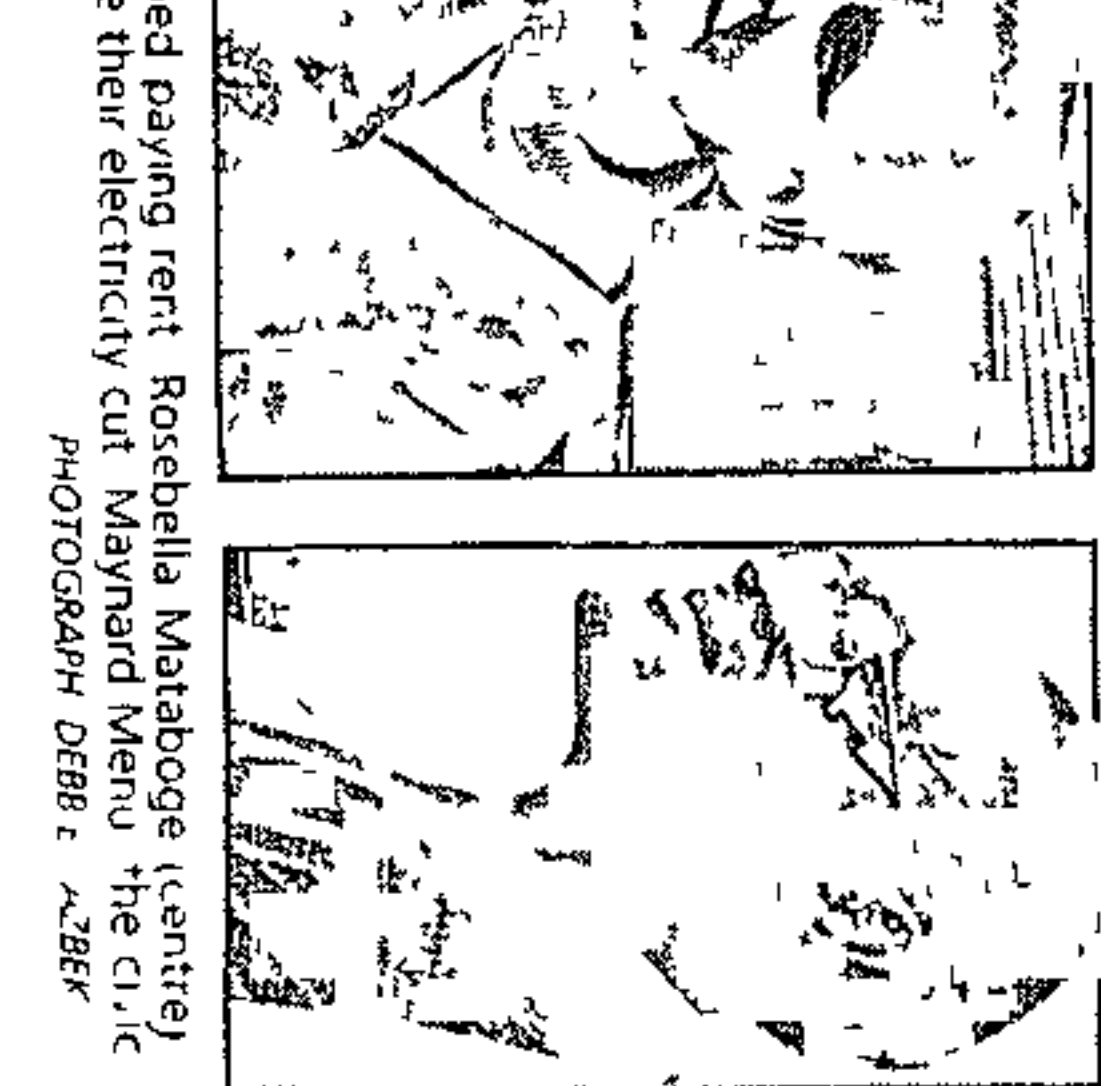
TROUBLED TERRITORY Tens of thousands of Soweto householders will not pay a basic service rental pegged at R45 after enjoying a rent holiday which started as a boycott during the apartheid years and which knows no end

JUSTICE Sebesho, a 57-year-old grandmotherly Sowetan, refuses to pay rent for her four-roomed house in Rockville Soweto. Sebesho says she will not pay the R45 rental levied by the Soweto City Council because nothing has changed.

We South Africans have the nerve not to pay rent for life. The money they are asking for is too much and we will see to it that it will not be paid. She says adding that the rent money paid by Sowetans during the era of apartheid was enough to cover all the future payments. The money we paid before the boycott

She is not the only one who feels this way. Other Sowetans feel there is no need to pay rent until they see significant improvements in their communities. Vincent Moepludi, Sebesho's neighbour in Parkville, says he has spent more than six years without paying anything to the council. And I am still not prepared to pay anything until they tar our roads and remove all that filth. During the rainy season this place is a real mess.

We have a small river in front of our gate and some days it is difficult to drive your car into your own yard. During the dry season the dust is unbelievable.



PAY UP WE SAY Go-dei Mohale (left) never stopped paying rent. Rosebella Mataboge (centre) says those who don't pay Eskom accounts should have their electricity cut. Maynard Meme, the Civic leader, says now is the time to pay

ship things) at the entrance. They asked me what I was going to do in the court offices and I told them. They said I was going to get sweet things down my house. I still preceded and paid all such a long time. In May I sent the children to pay and they were chased away by the same people. We know the same people but we cannot do anything if they threaten us. We are willing to pay but these threats are quite serious. She says she is not prepared to be harassed because she fears for her life.

Asked whether she had informed the Civic leaders, she said yes.

Eskom, says Rosebella Mataboge of Phumville. She says Sowetans should pay their rent and give the new administration a chance to show what it can do. Her sentiments are echoed by another resident of one neighbour in hood Lindi. Mhize, who says the R45 the council is asking for is a reasonable amount. We understand why other areas were on rent boycotts but they should understand that all improvements they expect if we don't pay, how can we improve services? This Civic



decision to take on the job. Even Foggit, joint managing director of Ardent Productions, says: "I'm sure the thought hasn't even entered his mind."

There will be an examination of the cases of the labrets, but there will be nothing personal about it. I handled a recent case which involved a classical music programme as it was too hard on the London Bureau.



### Thalidomide again!

LONDON — The anti-nausea drug Thalidomide which crippled a generation of children whose mothers had taken it in the Fifties, could now threaten a second generation. Dr William Al-Bride, the Australian who alerted the world to Thalidomide, has highlighted two malformed children born to Thaldomide victims, suggesting the genetic damage could be passed down — London Bureau.

### Tutu seeks debt moratorium

NEW YORK — Archbishop Desmond Tutu wants a six-month moratorium on African debt-servicing followed by cancellation of external financial obligations if conditions are met — Star Bureau.

cover all the future payments. The money we paid before the boycott.

**'We have no government at the moment. It will not be our government for the next five years. After five years we will have our own government.'**

was amused and we are not prepared to risk it again. And when reminded of the campaign which called for a boycott until a democratic government was in place, she replied: "We have no government at the moment. It will not be our government for the next five years. After five years we will have our own government."

Sebeso says she is prepared to pay for her electricity but not her rent.

days it is difficult to drive your car into your own yard.

During the dry season the dust is unbearable. For the past week we've not had water in this house. Sometimes I have to arrange with some friends in other areas to go and bath in their homes. What kind of life is that? We live like this and you want us to pay for what? asks Moephah.

The deputy president of the Soweto (Twe) Association (N.A.) Maxnard Meme believes Sowetans who are reluctant to pay rent are being grossly unfairly to the new administration.

They are being unrealistic. If they want improvement to the facilities in their communities, then they have to start paying to find out what we can do for them.

"They should give us a chance if they don't pay for their services, how are we expected to improve the services? We need time as the civic association we have given the people the best deals of their lives."

Was it unfair that we have negotiated transfer of their houses without paying them? Very soon we will be giving all people little deeds of the houses they are occupying. We need to be given a chance.

We are not asking them to pay for the rubbish which they are not paying for. We are asking them to pay for the water and electricity which they are not paying for. We are asking them to pay for the rent which they are not paying for. We are asking them to pay for the services which they are not paying for. We are asking them to pay for the improvements which they are not paying for. We are asking them to pay for the betterment which they are not paying for. We are asking them to pay for the progress which they are not paying for. We are asking them to pay for the development which they are not paying for. We are asking them to pay for the growth which they are not paying for. We are asking them to pay for the success which they are not paying for. We are asking them to pay for the happiness which they are not paying for. We are asking them to pay for the peace which they are not paying for. We are asking them to pay for the justice which they are not paying for. We are asking them to pay for the freedom which they are not paying for. We are asking them to pay for the equality which they are not paying for. We are asking them to pay for the dignity which they are not paying for. We are asking them to pay for the respect which they are not paying for. We are asking them to pay for the love which they are not paying for. We are asking them to pay for the kindness which they are not paying for. We are asking them to pay for the generosity which they are not paying for. We are asking them to pay for the compassion which they are not paying for. We are asking them to pay for the mercy which they are not paying for. We are asking them to pay for the grace which they are not paying for. We are asking them to pay for the favor which they are not paying for. We are asking them to pay for the blessing which they are not paying for. We are asking them to pay for the peace which they are not paying for. We are asking them to pay for the joy which they are not paying for. We are asking them to pay for the happiness which they are not paying for. We are asking them to pay for the well-being which they are not paying for. We are asking them to pay for the prosperity which they are not paying for. We are asking them to pay for the abundance which they are not paying for. We are asking them to pay for the fulfillment which they are not paying for. We are asking them to pay for the completion which they are not paying for. We are asking them to pay for the perfection which they are not paying for. We are asking them to pay for the excellence which they are not paying for. We are asking them to pay for the greatness which they are not paying for. We are asking them to pay for the magnificence which they are not paying for. We are asking them to pay for the splendor which they are not paying for. We are asking them to pay for the glory which they are not paying for. We are asking them to pay for the honor which they are not paying for. We are asking them to pay for the praise which they are not paying for. We are asking them to pay for the fame which they are not paying for. We are asking them to pay for the recognition which they are not paying for. We are asking them to pay for the appreciation which they are not paying for. We are asking them to pay for the acknowledgment which they are not paying for. We are asking them to pay for the thanksgiving which they are not paying for. We are asking them to pay for the gratitude which they are not paying for. We are asking them to pay for the praise which they are not paying for. We are asking them to pay for the honor which they are not paying for. We are asking them to pay for the glory which they are not paying for. We are asking them to pay for the fame which they are not paying for. We are asking them to pay for the recognition which they are not paying for. We are asking them to pay for the appreciation which they are not paying for. We are asking them to pay for the acknowledgment which they are not paying for. We are asking them to pay for the thanksgiving which they are not paying for. We are asking them to pay for the gratitude which they are not paying for.

PHOTOGRAPH: DEBBIE YAZBEK

## Improvements promised soon

NEWTON KANHEMA

The acting town clerk of the Soweto City Council Louis Geldenhuys says Sowetans will see a significant improvement in their communities over the next two months.

"We would like to see improvement in Soweto but the residents need to show that they are committed to see improvement by paying the service fees. You will see some action soon," says Geldenhuys.

He says the council's goal is to make significant improvements to structures and services.

Service fee payments have risen from 5 percent in December to 23 percent in the first two weeks of June, he adds.

There are 120,000 formal houses in Greater Soweto and all are expected to pay R45 a month for services.

"We are grateful that people are coming forward to co-operate with the council. I believe it's slow, but people are coming along. I don't see any reason why we should fail," says Geldenhuys.

The civic campaign is also facing resistance from youths who are threatening residents willing to pay rent.

"The night thing is to try to give us a chance and see what we can do for them. They can't start judging us harshly a month after we got into power," says the civic leader.

Asked whether she had informed the civic leaders she replied: "Who can you trust these days? Some of these people are very dangerous."

The acting town clerk of the Soweto City Council Louis Geldenhuys says it is possible that certain elements are trying to prevent people from paying their rent. We will have to investigate the matter.

A snap survey by the week-endStar found that people in some areas had never embarked on rent payments and they expressed bitterness that some had not been paying for years.

"I have paid all along and I feel that all people should now pay their rent because we have a new government. How long can we go on without paying? I think it is grossly unfair that we have to pay for others. I think those who don't pay for their electricity should be cut off by

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**One Star**

**'If we don't pay, how can we improve services? This civic association has given these people the best deals of their lives.'**

need money and that money should come from the residents.

There is nothing for *inhabita* (writing) in this world. We need the money to generate improvements," says Alhazze.

Some residents of Soweto who do not own houses believe that they are being exploited by their landlords.

Yes, there are those who have *inhabita* (shacks) in their backyards and collect up to R500 a month but still they don't pay any rent to the council. Yes, we have many people like that, that says one resident in Diepkloof Zone Six.

But Moephahdi insists that there is nothing exploitative about that situation.

It is my house and I do what I like. You cannot

**'I've paid all along and I feel that all those people should now pay their rent because we have a new government. How long can we go on without paying?'**

rent to my house and I pay for it. And I cannot tolerate a lodger to tell me to pay the landlord.

Eskom recently launched a massive campaign to encourage people to pay for electricity. The response seems positive with all the people who spoke to Week-endStar pledging their support for the campaign.

Eskom people have been reliable. We have not had any disruptions and remember, electricity is very important in our lives," says Gordon Vothale.

The civic association ANC and Eskom recently signed an agreement whereby Eskom will spread arrears on electricity bills over a period of 22 months.



# Clearing landmines a gold mine

A CONSORTIUM including a subsidiary of local arms maker Denel has landed a lucrative contract to remove landmines from Mozambique. However, this has sparked an outcry from human rights groups. **RODNEY VICTOR reports**

SOUTH Africa could win a number of massive international contracts to clear landmines in former war zones all over the world according to military conglomerate Denel.

Denel spokesman Paul Holtzhausen says the company's research arm Michem has spent more than 20 years developing the technology to detect and lift landmines. It is currently the world leader in this field.

Last month the United Nations awarded a \$5 million (about R18 million) contract to Michem in collaboration with British companies Lantoro and Royal Ordnance to clear landmines from a 2,000 km of roads in central Mozambique.

Work is expected to start within weeks and other contracts could flow once it has been completed, Holtzhausen says.

The Mozambique contract has drawn fire from human rights groups which object to arms manufacturers — who have already benefited from sales of landmines — winning further lucrative contracts to remove them.

The profits from such contracts could also be used to develop even deadlier means of killing people they say.

## Humanitarian issue

However, Holtzhausen says none of the landmines to be lifted in Mozambique are of South African origin.

We stopped making landmines years ago because Faskem (the contract) were flooding the market at prices we could not afford to compete with he says.

Instead we turned to developing the technology to detect and lift landmines which is why we are now world leaders in this area.

The director general of the South African Red Cross Keith Graver says it is unfortunate that only military conglomerates like Denel have the expertise to lift landmines.

We are very concerned about landmines because of the humanitarian issue. Landmines go on killing civilians long after the military conflicts that spawned them cease.

Another area where South Africa is hoping to win landmine-clearing contracts is the former Yugoslavia, which is heavily mined.

Other contracts worth between R110 million and R145 million are expected for additional work in Mozambique and Angola.

The United Nations is believed to be rethinking the wisdom of awarding further demining contracts to arms manufacturers. A senior United Nations humanitarian official in New York told Britain's The Independent newspaper this month that the organisation had learnt its lesson.

We should have thought about the companies (on the landmine issue) in the first place. I am sure that we will be able to do this.



**FROM NIRVANA TO HELL** Standard 10 pupils of Lenasia's Nirvana Secondary School have embarked on a campaign to assist victims of war torn Rwanda. They will hand over items collected to the Rhema Church in Randburg, which is co-ordinating the national collection drive.

## Silicone implants: harmful or harmless?

**RODNEY VICTOR**

THE fact that American manufacturers of breast implants have established a \$4.35 billion (about R15.5 billion) fund to settle claims pending against them indicates that they do not have much confidence in their defence say two Johannesburg experts in natural healing methods.

The charge is however denied by plastic surgeons who say the manufacturers have done this only because it would have been even more expensive to fight a

the fund has been established for legal and financial reasons rather than on medical grounds. The president of the South African Association of Plastic and Reconstructive Surgeons Dr Warwick Morris says he has never come across a woman who has suffered problems arising from a breast implant.

While it is true that there have been cases where certain medical conditions have cleared up after the implants have been removed there have also been cases where the conditions

the symptoms. We believe breast augmentation and post-mastectomy reconstruction using implants are safe and worthwhile operations, Morris says.

However nutritional consultant and author Mary-Ann Shearer says it is only for the plastic surgeons that the operations are safe and worthwhile — safe because doctors here don't get sued like they do in America and worthwhile because they provide good holiday's every year.

The women did not recover even though they underwent thorough detoxification programmes she adds. The only remedy was to have the implants removed.

Life Science health practitioner Dr Charlotte Proulx-Jones also believes that breast implants are health threatening. I've been re-searching this for three years and 98 percent of the women I've seen who've had implants develop serious immune-deficiency problems. The surgeons' association is

## Actor's screen cruelty upsets handicapped

**DUNCAN GUY**

ACTOR Jonathan Rands has found that he might have stepped out of line when his caring-dad image took a surprise turn in the television series *Milk and Honey*.

Playing the role of a married Grant Metcalf, he and his wife, played by Terry Norton, saw no future for their baby suffering from spinaclera, a mental handicap caused by a spinal dislocation. So they killed it, they themselves.

This embused mentally handicapped people at the television's Avril Fitzgibbon Home who eagerly watched the star in the series.

They had got to know him in an advertisement to raise money for their home. In the ad Rands holds a young sister Rudi and says: It's not this patient who is the tragedy but those on the waiting list.

Rands realised he had made a mistake in accepting the role especially after receiving a letter from the home on how his screen actions had upset the mentally handicapped residents.

I visited them myself and explained that Grant Metcalf was dead. But I am Jonathan Rands and I am alive and I am here. I take the role as an actor and I am terribly sorry if I have offended people he says.

My feelings towards handicapped children have not changed. Once you connect yourself to people like that un-



**DOUBLE ROLES** Actor Jonathan Rands

less you are an incredibly insensitive person it has an incredible impact on you.

Rands says he is particularly concerned about what Avril Fitzgibbon donors might feel let down and might decide to stop funding the home.

The home's director of education and therapy (Mrs Boy) says the matter has been resolved since Rands visited the home after receiving the letter. Seeing Jonathan in the flesh and seeing his reaction has calmed them greatly, she says. I know Jonathan has great empathy for the mentally handicapped.

## Bid for local govt deal

**LOUISE MARSLAND**

THE Central Witwatersrand Metropolitan Chamber has formed a committee to finalise the establishment of a transitional metropolitan council (TMC) and new transitional town councils for the region by next week.

The committee which is made up of 11 members from the ANC alliance and civic associations and nine members from affected municipalities will work through the weekend under the chairmanship of Frederick Van Zyl Slabbert to try to reach agreement on several controversial issues.

The positions of the town councils

At stake is the size and power of the future municipalities in the greater Johannesburg and Soweto region and the timing of the process.

The town councils feel there should be about eight new towns, each with 400 000 people whereas the ANC alliance wants only 200 000 people in a municipality.

The alliance and civic organisations want stronger metropolitan government but the municipalities propose that future town councils retain many of their existing powers.

The municipalities want the TMC and the new town councils up and running simultaneously while the alliance fears

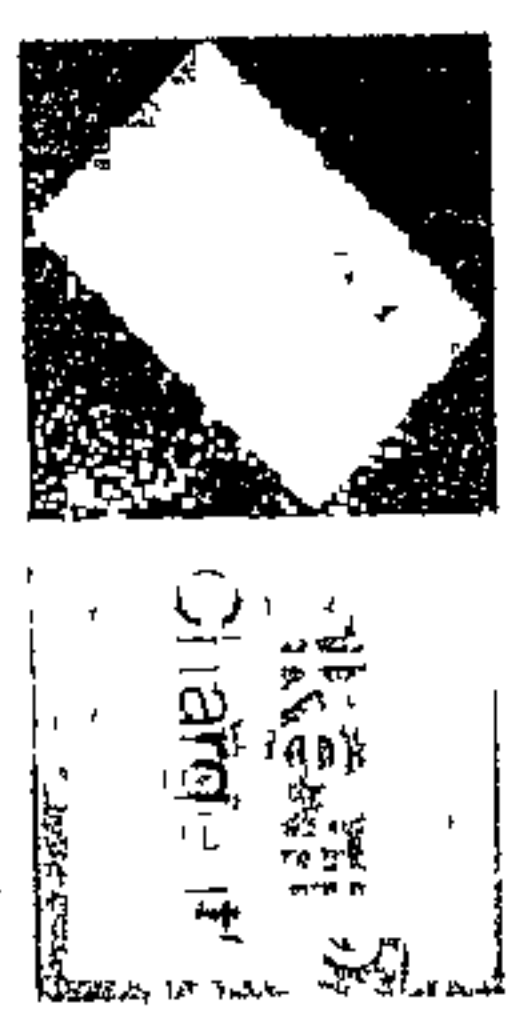




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**WEST RAND** Evictions moratorium extended to June

# Shackdwellers get new lease of life

Sowetan

2/16/94

**M**ORE THAN 700 families living under constant threat of eviction in the Randburg area will be relocated to Zandspruit and Lanseria

The PWV government yesterday said it was agreed that about 500 families would be relocated to two Zandspruit holdings and the rest to Lanseria. It hoped this would be an adequate interim measure until areas for affordable housing had been identified. (30) (127)

A moratorium on evictions of the 700

families from their present dwellings had been extended to June 30 this year.

Mr Nico Kriek, chairman of the sub-committee that recommended the move, said both sites had the potential to be developed into permanent settlements.

## Representatives

The sub-committee headed by Kriek was initiated in March by the Transitional Executive Council. It comprised representatives of the Transvaal Provincial Administration, town councils, the police, residents' associations, town

planners and estate agents

The PWV government said discussions were still under way with the owner of the site identified at Lanseria for the provision of a temporary supply of water and the treatment of sewerage.

At Zandspruit holdings 71 and 74 the water supply would have to be supplemented but there were "in principle" no problems with sewerage.

The statement said the Randburg Town Council would help with the cost of transit areas, but additional money would be needed. — Sapa





PWV housing minister Daniel Mofokeng and heads of major construction companies at a meeting in Johannesburg yesterday to outline development plans Picture ROBERT BOTHA

## Red tape slowing house delivery to be cut away

PWV housing minister Daniel Mofokeng told top construction company chiefs yesterday that red tape hindering the speedy delivery of homes would be scrapped

Mofokeng said excessive legislation had to be done away with if PWV premier Tokyo Sexwale's plans to build 150 000 homes in a year were to succeed

"This relates to the red tape and bottlenecks in existing legislation such as town planning acts, the registration of bonds and the establishment of townships," he said

His announcement tied in with the development facilitation Bill being negotiated at national level between the Housing and Land departments and the reconstruction and development office. The Bill would provide simplified procedures to speed up the development process.

Mofokeng said his meeting with top-level management from LTA, Grinaker, Murray & Roberts and Basil Read was part of a process to

consult with business before housing plans were announced.

"Discussions are planned with financial institutions, small and medium-sized businesses and a number of community-based organisations," he added

"We emphasised the acute shortage of housing in the PWV and the mushrooming of informal settlements which are potential long-term headaches for the region"

The PWV cabinet wished to link housing to job creation

He said there were more than 190 000 sites around the PWV which could be freed immediately for the construction of affordable housing

"We have ordered a review of existing land in the region, but it is not a critical issue as there appears to be a surplus. Much of the land is linked to existing infrastructure and the bulk of this is in the hands of the Johannesburg City Council," he said

By Day 23/10/94  
ROBYN CHALMERS

## Govt presses ahead with housing plan

BIDAY 24/6/94

WILSON ZWANE

PWV local government and housing MEC Dan Mofokeng yesterday unveiled parts of his government's plan to build 150 000 houses within a year, including the repeal of legislation governing tender procedures and bond registration

Speaking after a meeting with at least 110 representatives from the building industry in Johannesburg yesterday, Mofokeng said his government would not entertain excuses which would delay housing delivery in the province

Since existing laws governing governing bond registration, land acquisition, tender procedures and

town planning were inhibiting the speedy delivery of houses, his government would review them with a view to replacing them with enabling legislation.

Mofokeng also revealed that his government would unveil technology to speed up the manufacture of building materials such as bricks within three weeks

He said he had held discussions with SA Prisoners' Organisation for Human Rights leader Golden Mles Bhudu yesterday about the involvement in the plan of ex-prisoners skilled in car-

, bricklaying, plumbing and other relevant skills

He said his government would not employ the ex-prisoners but would facilitate their absorption by the building industry

A source close to the prisoners' organisation said a meeting would be sought with Minister Without Portfolio Jay Naidoo to discuss the involvement of skilled ex-prisoners in the reconstruction and development programme

Full details of his government's housing plan were expected to be announced within three weeks (127)

# Land identified for PWV low-cost housing project

BIDAY 27-16/94  
ROBYN CHALMERS

A huge tract of vacant land around greater Johannesburg roughly nine times the size of Soweto could be used immediately to develop affordable housing, PWV housing minister Daniel Mofokeng announced last week.

Mofokeng said recent studies had shown that there was up to 80 000ha of serviced and undeveloped land available for housing

Consultants said such areas included the Kliprivier basin, regions between Midrand and Modderfontein, Sandton and Roodeport, eastern suburbs between the CBD and Observatory, and about 2 000ha within the mining belt.

The bulk of the land was owned by the Johannesburg City Council, with a portion in private hands

Mofokeng said the PWV cabinet planned to build showhouses on nine plots within the identified area before constructing a proposed 150 000 affordable houses in a year.

This would take place once Cabinet had concluded discussions with a wide range of business and community leaders.

John Rosmarin of Plan Africa, the consultancy firm which helped con-

duct the Central Witwatersrand Metropolitan Chamber's 1992 land availability study, agreed there was sufficient land to meet short-term housing needs

Much of the land in the mining belt was, however, privately owned and Rosmarin said "urgent attention must be given to an acceptable method of land acquisition" so that planning for housing delivery could begin

He said Soweto and Alexandra desperately needed a comprehensive renewal and upgrading programme Both had enormous potential for redevelopment.

The Project Facilitation Group's Tshepiso Mashinini estimated that between 40 000ha and 60 000ha of vacant land was strategically well-located for the development of low-cost housing.

"This is land which is close to employment areas and transport links, and also has the bulk infrastructure, such as waste water, to service housing developments"

Meanwhile, Sapa reports Perm properties division MD Dennis Creighton said on Saturday banks

needed guarantees such as a mortgage indemnity scheme before they "advance mortgage loans across the spectrum" (127)

Speaking at a Sanco workshop in Midrand, Creighton said the scheme would remove the lenders' non-commercial risk.

"Many loans in default are the result of economic factors such as the borrower losing his job. . . He then refuses to vacate the property after it has been repossessed and stays on, paying little or no rent," he said.

Lending criteria included repayments not exceeding 25% of gross income, home owners needing to pay between five and 10% deposit and a maximum loan to security ratio of 80%.

Banks had identified people with stable employment and a regular income which was above subsistence levels as their market Outside this group, lenders' risks were too great, he added

Creighton said banks did not extensively practise red-lining — not granting bonds in areas they consider too high a risk. Lenders may not advance loans in a particular area because of economic factors Rural areas must be urgently developed



**WEST RAND** Electricity supply restored after Rand Supreme C

# Soweto man wins case against Eskom

Sowetown 28/6/94

By Joshua Raboroko

**T**HE Rand Supreme Court has ordered Eskom and the Soweto Council to restore electricity supply to the house of a Soweto family after it was cut earlier this month.

Pimville pensioner Mr Robert Miyen had his electricity restored after his lawyers had reached an out-of-court settlement with the two parties. The settlement was later made a Supreme Court order.

A spokesman for the lawyers representing Miyen yesterday confirmed the settlement, saying electricity to Miyen's home had been restored following the agreement. The lawyers would not say whether the case

**COURT ORDER** Pensioner says Eskom

and council had no right to switch power off:

could set a precedent for thousands of residents whose electricity had been cut by Eskom as a result of the nonpayment of services in the townships.

In papers before the court, Miyen had argued that Eskom and the Soweto Council had no right to switch off his electricity supply.

He said the Johannesburg City Council had installed electricity in his house in 1977 but that the Soweto City Council had switched it off on May 18 1994 without notice.

He contended this action was a violation of his agreement with the Johannesburg City Council.

"I enjoyed the supply of electricity to my house without undue interruption of that supply. I had a peaceful and undisturbed possession of the supply to my house," he said.

After the supply was terminated, he notified Eskom and demanded that the supply be resumed but was unsuccessful.

"The outcome of the case may set an example for future fights against authorities," Miyen said.

Life insurers to finance new bank

# R4bn housing plan for PWV in the pipeline

BIDAY 4/7/94

PWV premier Tokyo Sexwale's promise to build 150 000 low-cost homes a year was based on a Stocks & Stocks-developed plan under which the life assurance and pension fund industries would pump R4,5bn into a new bank, sources disclosed at the weekend.

Discussions with financial institutions, construction firms and other interest groups were far advanced and a formal announcement was expected soon.

The scheme would see the creation of numerous small businesses around newly developed communities at a cost of about R1bn. The first homes should be delivered in four months while industries should come on stream within six months.

Sources said the project aimed to create 160 000 permanent new jobs in the PWV and a further 860 000 directly and indirectly in the construction industry.

Although changes to the plan may be made before it is formally announced later this month, it appears Sexwale and PWV housing minister Daniel Mofokeng have approved it in principle.

There are indications that the Free State and Eastern Transvaal governments could also adopt the scheme.

Sources said the communal bank would lend individual loans to end users for houses costing between R25 000 and R50 000 a unit. The loans would be extended on a stokvel-based system, where groups of borrowers provided limited cross-guarantees to each other.

Homes built would range from low-cost units to complete four- and five-bedroomed family homes. They would be constructed by a number of large construction

ROBYN CHALMERS

groups. The project was designed to create opportunities for small building contractors, sources said.

In return, participating companies would be expected to contribute a percentage of their turnover to the creation of industries around the housing projects.

Those industries would be involved in import replacement, exporting and meeting the increased demand created by the housing boom. The total investment in these industries would be about R1bn.

Local authorities would be called on to provide the bulk services to each node.

One source said although the details had not been finalised, it was assumed that government's housing subsidy scheme would form part of the overall funding.

Local developers said there were a number of issues which had to be clarified.

One of the most pressing queries was whether the regional government would be able to provide loan guarantees. Alternatively, central government could be called in to finance any shortfall.

A further problem could be that Housing Minister Joe Slovo had indicated that housing funds should be allocated equitably among SA's regions, and analysts said he was unlikely to approve a scheme which saw massive funding going to one region.

Sources also queried whether the new communal bank would be prepared to grant loans to the unemployed, on the basis that they would obtain employment at a future date. The capacity of the construction industry to gear up for such a massive project was called into question.

# PWV developers 'left out'

PWV premier Tokyo Sexwale's plan to build 150 000 homes a year through the creation of a new bank has raised the ire of small developers who believe they have been left out in the cold. **BIDAY**

But industry analysts and major construction companies believed the proposed scheme, initially developed by Stocks & Stocks, was highly innovative and would rejuvenate the economy of the PWV region should it come to fruition. **517194**

Gey van Pittius, Van der Merwe & Associates MD Gey van Pittius said a consortium of small developers had approached the PWV regional government with several schemes, but had "never gotten through the front door".

He said "Organisations such as Rabie, Township Realtors and RMP Developers

**ROBYN CHALMERS**

have been developing low-cost homes over the past few years and yet have not been allowed any input into Sexwale's scheme

"The project appears to be aimed at drawing in small builders operating in the informal sector, but the small private developer can basically move to Cape Town," he said. **(127)**

Council for Construction of SA (Cocosa) chairman Linda Nymebe said the organisation, which represented formal and informal construction groups, knew nothing of the scheme. He said Cocosa would be seeking a meeting with Sexwale.

PWV housing minister Daniel Mofokeng recently met major construction com-

**To Page 2**

## PWV **BIDAY 517194**

panies to outline the proposed project. Murray & Roberts subsidiary Amalgamated Construction MD Chris Cudmore said Mofokeng had called on the construction groups to devise schemes to assist in housing delivery. **(127)**

"Mofokeng stressed that consultation with communities and the incorporation of the informal building sector was important. We will meet him on Thursday to further discuss housing plans," he said.

The Life Offices' Association's investment development unit MD Peter Barbe said he had held talks with Sexwale on his scheme. The unit had outlined criteria with

**From Page 1**

which a project had to comply before the organisation recommended it to life insurers for investment.

"A project should be community orientated, the capital should be secure and investors should achieve a market-related return. The scheme under discussion with Sexwale aims to achieve these objectives."

He said the unit was aiming to support a range of community-based projects, and had identified housing as a priority. It was considering schemes aimed at kickstarting PWV housing initiatives.

● **See Page 3**



## Small developers in PWV 'out in cold'

Own Correspondent

JOHANNESBURG — PWV Premier Mr Tokyo Sexwale's plan to build 150 000 homes a year through creating a new bank has angered small developers who believe they have been left out in the cold

But industry analysts and major construction companies believed the proposed scheme was highly innovative and would rejuvenate the economy of the PWV region if it came to fruition

Mr Gey van Pittius said a consortium of small developers who had been developing low-cost homes for the past few years had approached the PWV government with several schemes, but had "never got through the front door"

Only paperwork still to be done — Sexwale

## Housing and job scheme on track

Star 8/7/94

■ BY JO-ANNE COLLINGE

The PWV government has sewn up the vital deals which underpin its unprecedented scheme to provide 150 000 homes a year and generate hundreds of thousands of jobs, according to Premier Tokyo Sexwale

All that remained was "to tie up everything on paper", he said yesterday as he released details of a plan quite mind-boggling in complexity and in the frenzy of production it envisages

The Life Offices Association of South Africa has been asked to support the jobs-and-housing scheme by investing R4,5 billion in the planned PWV Regional Community Bank, which was pivotal to the financing of the scheme

"They have agreed to join," said Sexwale at a press conference in his Pretoria office suite

Expatriate banker Chris Ball was asked to become chief executive of the bank when he flew into Johannesburg a couple of

**PLAN to build 150 000 houses and create thousands of jobs comes together with major players on board**

days ago "And, before leaving, he had accepted the job," Sexwale announced (127)

The Government would be contributing R750 million for every 150 000 houses built. This amount would comprise subsidies of R5 000 a house and loan guarantees designed to protect the private sector lenders in this untested venture.

The grants of the construction industry had been invited to join the scheme and had held several rounds of talks. To be part of the venture "they will have to invest 5 percent of their turnover as equity", Sexwale explained. He said there was no time for tenders in this "war on poverty"

The major construction companies would be offered a role as project managers rather than as direct builders, Sexwale said "They are behind this plan"

Sexwale mentioned that the construction company Stocks & Stocks had originated the housing scheme and the province had merely adopted and modified it

The building work itself would be left to small, black building contractors who would draw their labour from homeless communities. Already the PWV government had met more than 100 such contractors

The bank would provide loan finance to prospective homeowners earning R1 500 or less at rates which would be below market rate, said Sexwale

Houses would range in size, up to four or five bedrooms, and in cost from R25 000 to R35 000. Emphasis would be on the outer shell. The estimated rate of bond repayment was R200 a month

► **Ball to head PWV bank - Page 5**

# Tokyo unveils housing plans

(127) CT 8/7/94

PRETORIA. — PWV Premier Mr Tokyo Sexwale yesterday unveiled details of his plan to build 150 000 houses in his first year in office, saying it entailed the creation of 900 000 job opportunities

Addressing a press conference he said the plan would go into effect within three weeks. It had the support of several large firms and required the involvement of communities across the province

Initially, 10 show houses would be erected in various areas to allow the public to choose the type they wanted

"The programme is to build the 150 000 houses at an average cost of R30 000 each," he said "This includes the cost of land, infrastructural services and funding costs"

The houses would be shell structures, complete outside but open-plan inside

"We envisage the mortgage payment for such a house to be around R200 a month"

Mr Sexwale said the houses would be funded by a combination of subsidies and guarantees

'150 000  
to be built  
in a year'

"For every 150 000 houses to be built we will need to draw on only R750 million of government funding

"These funds will be used as an initial deposit on the houses"

Mr Sexwale said the Life Offices Association of South Africa had been approached to put up R4,5 billion a year in guarantees to cover the balance of the building costs

"These funds will be placed into the PWV Regional Community Bank, a new funding structure which is being set up to finance our housing plan I have asked Chris Ball to head this bank and he has agreed"

Mr Sexwale said the bank

would grant loans to people earning less than R1 500 a month or to people who would receive employment through the building programme

"We are expecting the larger financial institutions to provide finance to those who already have jobs"

Large and small building companies would be involved in the programme, and the training of small builders was a vital part of the programme

"We will use existing training institutions as well as new ones incorporating on-site and off-site modular training programmes We anticipate about R175 million will be needed to support this

"The PWV, as the engine that drives the national economy, has to take a leading role in solving the national crisis Our plan places the government as the facilitator in drawing private enterprise into playing an active and meaningful role in setting the economy of this country on an unprecedented growth pace" — Sapa



# Small builders for big housing scheme

By **THEMBA KHUMALO**  
Political Reporter

SMALL black building contractors will be given preference over their white counterparts by the PWV Legislature to start building 150 000 houses in the province from next month, premier Tokyo Sexwale said this week

Unveiling an ambitious housing plan at a press conference in Pretoria, Sexwale said as part of the empowerment of small black businessmen his government would make sure that all the backyard building contractors were assigned to build the required houses

He said there were about 1 500 building contractors in the PWV alone, who had the capacity to build 30 000 houses a year. If they could do this, about 600 000 direct and indirect jobs would be created in the construction industry and 300 000 jobs in other sectors, Sexwale said

The big construction companies, almost exclusively white-owned, would be allowed to take part in the housing scheme after meeting certain criteria

10/7/94

One of these would be to invest five percent of their turnover in the housing programme as equity in the creation of permanent employment opportunities in partnership with individuals of new committees to be created soon

Each house would cost R30 000 and the government would pump R750 million into the scheme as either a guarantee or subsidies for home owners

People would have a choice of houses ranging from basic to four- and five-room dwellings, he said. The first houses would be built within the next three or four weeks. (127)

Sexwale said his government had already held discussions with senior representatives of the Independent Development Unit of the Life Offices Association of SA to ask them to support the housing programme in phases with R4,5 billion a year.

"These funds will be placed into the PWV Regional Community Bank, a new funding structure which is being set up to help finance our housing plan. I've asked Chris Ball to head this bank and he has agreed," he said

By RAY HARTLEY  
Political Reporter

**TWO OF the ANC's top leaders are engaged in a bitter power struggle over who controls housing in the country's most powerful province.**

At odds are PWV Premier Tokyo Sexwale and National Housing Minister Joe Slovo who have produced conflicting plans for delivering houses, identified by the ANC as the top priority in the Reconstruction and Development Programme.

Mr Sexwale rejects Mr Slovo's housing plan because, he says, it will provide only "corrugated iron shacks" for the homeless in the province.

And Mr Slovo yesterday criticised Mr Sexwale's housing plan for "chancing the housing future of the country in the hands of one construction company".

The two leaders and PWV Housing Minister Dan Mofokeng met at Mr Slovo's residence yesterday afternoon in an effort to iron out their differences. Mr Slovo declined to comment on the meeting.

However, he said before the discussions that he had commissioned a group of experts to evaluate Mr Sexwale's plan.

According to Mr Slovo's scheme, which was drafted in consultation with the National Housing Forum, the ANC, the South African National Civic Organisation (Sanco), Cosatu and the private sector, 50 000 houses would be built across the country this year.

The number of houses built would increase each year until 300 000 houses are constructed in the year 2001.

Mr Sexwale's scheme, drafted by Mr Bart Dorrestein of the major construction company Stocks and Stocks, proposes that R750-million of taxpayers' money and R45-billion from insurance houses be used to finance the building of 150 000 houses a year starting this year.

Mr Slovo said yesterday he only knew about Mr Sexwale's scheme from media reports, which wrongly suggested he had approved the plan. "To date there has been no consultation between the PWV and myself on the plan."

"The policy of the National Housing Ministry remains unchanged. We are not repeating the old serviced site approach. We are going to build proper houses," Mr Slovo said.

Mr Dorrestein said this weekend that Free State Premier Patrick Lekota and Eastern Transvaal Premier Mathews Phosa had also agreed to implement provincial housing schemes similar to that proposed by Mr Sexwale.

Money from the national housing budget for Mr Slovo's scheme was allocated to regional housing ministers yesterday afternoon, but Mr Mofokeng missed the crucial meeting.

The money allocated at the meeting was for 66 projects currently under consideration by the Transvaal Housing Board as part of Mr Slovo's scheme. No money was made available for Mr Sexwale's plan.

□ To Page 2

# TOKYO, SLOVO, SLOW POWER BATTLE OVER HOUSING

STimes

10/7/94

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P.T.O.

## Sexwale, Slovo 'at odds over PWV housing'

JOHANNESBURG. — Two top ANC officials are reported to be at odds over the control of housing plans in the PWV province.

A Sunday newspaper said PWV Premier Tokyo Sexwale and National Housing Minister Joe Slovo had produced con-

flicting plans for delivering houses. (127) AUG 11/74

The paper said Mr Sexwale had rejected Mr Slovo's plan, saying it would only provide "corrugated iron shacks" for the homeless in the PWV.

The paper said that Mr Slovo had slammed Mr Sexwale's plan as "chancing the housing

future of the country in the hands of one construction company". He had commissioned a group of experts to evaluate Mr Sexwale's plan.

The paper quoted Mr Sexwale as saying nothing would stop him from going ahead with the plan. — Reuter.



**OPINION** Sexwale needs all the help he can get for housing plan

11/7/94 Soweto

# Implement Local Act

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**P**REMIER SEXWALE'S ANNOUNCEMENT about the imminent implementation of a massive housing plan in the PWV area is great news.

South Africa has come through a transition towards democracy which has solved the crisis of legitimacy with breathtaking success. Now, we face the even greater crisis — the crisis of delivery. Briefly put, this has to do with demonstrably improving the quality of life of the vast majority of people who have suffered under the old era. This means better housing, health, education and more jobs. Sexwale's announcement falls squarely in this field and can be seen as his personal commitment to giving substance to the promises of the Reconstruction and Development Programme.

There is one level that will critically determine whether Sexwale's plan will succeed or fail. That is successful constitutional transition at the local-metropolitan level of government.

It is at this level where a home dweller, however humble or wealthy, receives water, electricity, sewerage, refuse removal, maintenance of parks and other community facilities such as cemeteries, libraries etc.

It is not only the responsibility of local-metropolitan government to provide these services but to see to it that they are paid for in some way.

Sexwale's statement says "The programme is to build the 150 000 houses at an average cost of R30 000 each. This includes the cost of land, infrastructural services and funding costs."

The provision of "infrastructural services" and their continued maintenance and payment is what stable and well functioning local government is all about.

We have come through a national and regional constitutional transition with considerable success given the odds stacked against us. But we still do not know what is going to happen with Soweto and Johannesburg, Alexandra and Sandton, Dobsonville and Roodepoort.

## Services

Who will provide water, refuse removal, sewerage, maintenance of parks, libraries, cemeteries, school grounds? Who will maintain and upgrade these services?

The most important legal instrument we have to address this problem is the Local Government Transition Act. It is this Act that has to be implemented and bring about new local-metropolitan authorities which will be responsible for "infrastructural services" on which any housing plan is going to depend.

What does this Act in effect say? Let us concentrate, for the sake of argument, on the area covered by the Regional Services Council of the Greater Witwatersrand.

1. Johannesburg, Sandton, Randburg and Roodepoort as local city councils will disappear. This means the authority vested presently in them, as well as the billions of rands of assets controlled or owned by them will be transferred to as yet to be negotiated new local authority.

2. The old Local Authorities in Soweto, Dobsonville, Diepmeadow, Alexandra, Ennerdale, Eldorado Park, Westbury and Lenasia will similarly disappear and be replaced by the same as yet to be negotiated local authorities.

4. The Act stipulates that (a) A Negotiation Forum has to be established in this area to negotiate the area of the forum,

• The establishment of a Transitional Metropolitan Council (TMC),

• The establishment of Metropolitan Sub-structures (MSS) within the TMC,

In this article, Witwatersrand Metropolitan Chamber chairman **Dr Frederik Van Zyl Slabbert** reacts to the multimillion rand housing plan announced by PWV premier Mr Tokyo Sexwale:

- The finalisation of the area of the TMC as well as the number of MSSs and their areas,
  - The powers and duties of the TMC and MSSs in relation to one another, and
  - The number of people who will be appointed and serve on the TMC and MSS
- (b) The TMC and MSS will then, as appointed bodies, govern the area previously governed by all the old local authorities such as Johannesburg, Sandton, Roodepoort and Randburg. These TMC and MSSs will therefore now own and control all these assets and liabilities of these old authorities.
- (c) The TMC and MSS must help to prepare the area for local elections by defining wards and registering voters on a voters' roll.
- (d) All the above is known as the pre-interim phase of local government transition leading up to the interim phase, which will be heralded in by elections which will

then establish an elected TMC and MSSs.

Where are we now in the Metropolitan Area in the Witwatersrand? (which from all accounts, is the most advanced of the metropolitan areas in negotiating the Act?)

1. Nowhere near ready to have elections as scheduled for April 1995.

2. We have not yet negotiated the TMC and MSS which have to be implemented for the pre-interim phase.

3. It seems those responsible for negotiating the Act have abandoned negotiations at local level. The Act itself is the consequence of political compromise. Nobody tells us down there what that compromise entails.

Consequently, negotiators try to negotiate new compromises on old compromises, or simply undo old compromises.

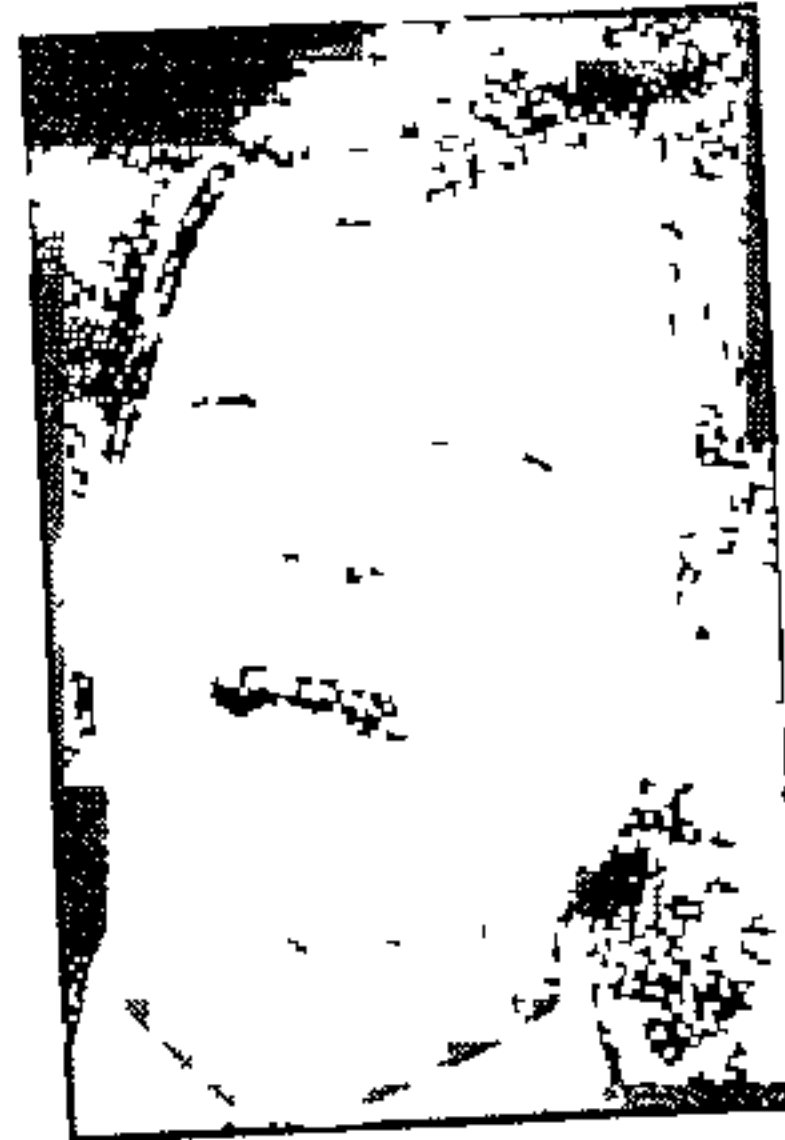
4. Those who govern at the national or regional level seem to assume that somehow things will "just come right" at the local level.

They won't. We face perhaps the greatest challenge to urbanisation on the African continent right here on Witwatersrand.

5. We are threatening to get bogged down in penny-pinching negotiations which somehow reflect a sense of urgency as if there is some magical *deus machina* at a higher level to come to our aid.

Instead of snooty comments, negotiations at the local level need desperate assistance. South Africa and FETAC came to a standstill to let national negotiations succeed.

The world almost came to a standstill to let our elections succeed. The time has again come for a concerted effort to let local transition succeed.



Dr Van Zyl Slabbert

It seems those responsible for negotiating the act have abandoned negotiations at local level.



# focus on housing

Sowetan 11/7/94

**T**HERE HAS BEEN much speculation in the past few weeks as to exactly how we intend to fulfil my pledge that we would build 150 000 houses in our first year in office

Today we plan to end that speculation by providing as much detail as possible about how we intend to reach that target

Firstly, though, four important points as background

- Our housing blueprint is based on a belief that we have to rebuild the family structure and provide permanent jobs for all South Africans

- We acknowledge that government cannot take on this momentous task alone. We have to solicit the help of the people who elected us into office. And, more importantly, we have to place power in the hands of those people

- In addition, we believe that, for communities to manage themselves, they should inherently be small — 1 000 to 2 000 houses a community. These communities will then break down into sub-communities who will assume limited co-responsibility for each other and set up their own internal management structures through homeowners' associations and local community management structures

- Lastly, we believe small business has a vital role to play in our programme. So in our drive to build 150 000 houses in the PWV a year, we have designed the programme in such a way that it ensures the involvement of smaller building contractors and the unemployed

So, how do we intend to proceed?

- The programme is to build the 150 000 houses at an average cost of R30 000. This includes the cost of land, infrastructural services and funding costs

- To maximise the opportunity and stretch each rand as far as possible, base houses are going to be completed on the outside and consist of shell space — including basic services — inside

- We envisage the mortgage payment for such a house to be around R200 a month

But what will our new communities look like?

They will be graded communities with houses ranging from basic to luxury four and five-bedroom dwellings. And, to enable our people to choose what kind of house they live in, we intend to immediately commission the development of nine or 10 "ideal home" types of show villages across the PWV which will enable people to see what is on offer

A key question in many people's minds is the question of finance

Our answer is as follows

- Our funding structure is based on a combination of subsidies and guarantees such that for every 150 000 houses to be built, we will need to draw on only R750-million of government funding

- These funds will be used as an initial

The PWV provincial government's housing master plan has run into a storm of controversy since it was announced on Thursday. Here is the abridged text of PWV premier Mr Tokyo Sexwale's speech in which he announced the project:



Tokyo Sexwale

deposit on the houses

- We have already held discussions with senior representatives of the Independent Development Unit of the Life Offices Association of South Africa, asking them to support our programme in phases to the tune of some R4,5 billion

- These funds will be placed into the PWV Regional Community Bank — a new funding structure which is being set up to help finance our housing plan. I have asked Chris Ball to head this bank and he has accepted

- The bank's objective will be to provide loans to people who earn less than R1 500 a month, or to people who are currently unemployed but will be achieving employment through this programme

- We are expecting the larger financial institutions to provide finance to those who already have jobs

We intend to involve both large and small companies in our housing programme

There are approximately 1 500 building contractors in the PWV at present with a capacity to produce some 30 000 houses per annum. Building 150 000 will, according to our figures, create some 600 000 direct and indirect jobs in the construction industry and another 300 000 jobs in other sectors

Industries supporting the construction indus-

try — involving participation by the communities we are creating — will also be established to meet the increased demand. Our target is to produce 1.8 billion bricks per annum in the PWV, as well as 20 million pockets of cement, 2 160 million cubic metres of concrete, 30 600 kilometres of roof truss timber, 750 000 door frames, and so on

Training is a vital part of our programme. We will use training institutions as well as new ones incorporating on-site and off-site modular training programmes. We anticipate some R175 million will be needed to support this

The large construction companies are obviously going to be involved in our programme. They will, however, have to meet certain criteria — the main one of which will be to invest five percent of their turnover in the housing programme as equity in the creation of permanent employment opportunities in partnership with individuals in the new committees we are creating

We've already received support for this from some of the major construction companies, including the Stocks Group

The Stocks Group are also the initial architects of the programme to create permanent employment around the new communities which will be formed as a result of this housing programme

In terms of the proposal, we hope to develop gainful, productive, permanent employment in a range of areas — including industry, tourism and farming

We believe it is critical that private enterprise assists in the creation of jobs. Our target is to create, directly or indirectly, one permanent job for every home built

**‘The programme is to build the 150 000 houses at an average cost of R30 000. This includes the cost of land, infrastructural services and funding costs’**

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# Sexwale sticks to

Sowetan 11/7/94

# his guns

By Sapa and Bongani Mavuso

**P**WV PREMIER TOKYO Sexwale yesterday defended his provincial government's multimillion rand plan to build 150 000 houses in the region. He said nothing would prevent the

provincial legislature from delivering low-cost housing to the homeless as outlined in his housing blueprint.

Sexwale's plan to build 150 000 houses at a total cost of about R750 million of taxpayers' money and R4,5 billion from insurance houses in his first year in office, has been embroiled in controversy.

The Life Offices Association, which represents assurance companies in the country, has reportedly denied that it will provide the R4,5 billion needed to fund the scheme.

Yesterday, Sexwale said LOA director Mr Jurie Wessels was "misinformed" when he said the organisation would not provide financial assistance to the PWV's housing project.

The PWV premier said the project would be financed by Government guarantees, subsidies and by unlocking private sector funds, including those of the LOA.

He said discussions with several major construction companies and about 100 medium-sized and small companies had attracted great interest.

The provincial government would rather fail in meeting its target of 150 000 units than not start

the project at all, Sexwale said.

A Sunday newspaper yesterday reported National Housing Minister Mr Joe Slovo had criticised the plan for "chancing the housing future of the country in the hands of one construction company" (127).

According to Slovo's housing scheme, drafted in consultation with the National Housing Forum, the SA Civic Organisation, Cosatu and the private sector, 50 000 houses would be built in South Africa this year.

"We wish to make it unambiguously apparent that nothing will deviate us from the plans that we have set about to deliver low-cost homes," Sexwale said.

Reacting to criticism of the plan, Sexwale said "We want to put to rest snipers, distorters and other people who only expressed negatives around this plan."

"In line with our policy of openness and transparency,

we have made public our plans and are inviting, not merely negative criticism but a constructive one."

The PWV government, he said, would start building the first of the houses within three or four weeks.

"This plan cannot and must not fail due to bureaucratic obstacles, unimaginative leadership and other obstacles. We shall not fail the people who elected us."

High-level discussions with the LOA were continuing and were very "positive".

● See reports on Page 8 and 9



Tokyo Sexwale



# Sexwale, Slovo to meet on housing

CT 11/7/94 (127)

JOHANNESBURG — PWV Premier Mr Tokyo Sexwale, National Housing Minister Mr Joe Slovo and PWV Housing Minister Mr Dan Mofokeng will meet this week to discuss the controversy around the proposed PWV housing project.

Sunday newspaper reports said the PWV premier and Mr Slovo were engaged in a bitter power struggle over who controlled housing in the PWV.

ANC spokesman Mr Ronnie Mamoepa said the three would meet "soon" to clarify the situation.

"We view it as not necessarily contradictory, but a healthy debate on how best to address the housing deadlock of our people as long as at the end of the day, it will ensure providing our people with houses," Mr Mamoepa said.

He said "at this stage we are not addressing the issue (the newspaper report) but we welcome the debate around it".

Meanwhile Mr Sexwale has reacted to reports quoting Life Office Association director Mr Jurie Wessels who apparently said the association would not provide R4,5bn a year towards the housing project. "He is misinformed and does not understand the simple figures his seniors understand," Mr Sexwale said.

The PWV premier on Thursday unveiled details of a plan to build 150 000 houses in his first year in office, saying it entailed the creation of 900 000 job opportunities. He said the project would be financed through the provision of government guarantees and subsidies and through unlocking funds from the private sector.

The premier said his government was fully aware of all the homeless and jobless people "sleeping in the open . . . and therefore no amount of negativism and bickering over this plan from people who have put forward no plan, will deter us from our targets".

# Housing plan queried

JOHANNESBURG — The Urban Foundation (UF) yesterday called for more clarity on the financing of the PWV's housing plan announced by Premier Mr Tokyo Sexwale

UF spokeswoman Ms Jill Strelitz said it was of great importance that the scheme be a success from the point of view of cost recovery

She said from available information it was not clear how a R30 000 house could be provided at a mortgage payment of about R200 a month,

when the usual repayment would be about R350 (127)

She said it was important to know how the additional costs would be absorbed and by whom

Ms Strelitz said the UF admired the PWV provincial legislature's vision to provide 150 000 houses in a year

She added that this was a good opportunity for the government to demonstrate its commitment to transparency — Sapa

# 'No struggle', says PWV government

(127) ET 12/7/94

JOHANNESBURG —

The PWV government yesterday rejected reports of a power struggle between provincial Premier Mr Tokyo Sexwale and National Housing Minister Mr Joe Slovo, saying the two would meet tomorrow to continue their constructive and healthy debate on housing.

"The meeting is part of a consultative process to mobilise support among the broadest sections of our communities to ensure the successful delivery of 150 000 housing units (in the province) within a year," Mr Sexwale's office said in a statement.

Mr Slovo has said 50 000 houses will be built nationally in the same period

"The (PWV) government unequivocally rejects suggestions that there are tensions between . . . Mr Sexwale and . . . Mr Slovo on the provincial housing plan

"The national and regional housing plans are not mutually exclusive and incompatible but must be seen as complimentary to one another

"The debate between Mr Slovo and

## Slovo launches first RDP housing scheme

JOHANNESBURG. — Housing Minister Mr Joe Slovo yesterday launched the Reconstruction and Development Programme's first housing project in Kutlwanong near Odendaalsrus in the Free State.

The project will be carried out jointly with the Anglo American Corporation.

Mr Slovo said that a partnership between the government, the private sector and the community was the only way to address the urgent housing needs in South Africa.

It was the duty of the private sector to accept its social responsibility and help solve the housing problems in the country, he added.

Phase one of the scheme will consist of 747 serviced stands. — Sapa

Mr Sexwale should be seen as constructive and healthy in the quest for identification of the best vehicle to address our housing backlog in the country"

Sunday newspaper reports said the premier and Mr Slovo were engaged in a power struggle over who controlled housing in the PWV.

PWV Housing Minister Mr Dan Mofokeng will also attend tomorrow's meeting in Pretoria. — Sapa



# R1,6bn scheme for home of PWV govt

Own Correspondent

JOHANNESBURG — Intersite is to proceed with a multimillion-rand housing, retail and commercial development, which could end up as the home of the PWV legislature

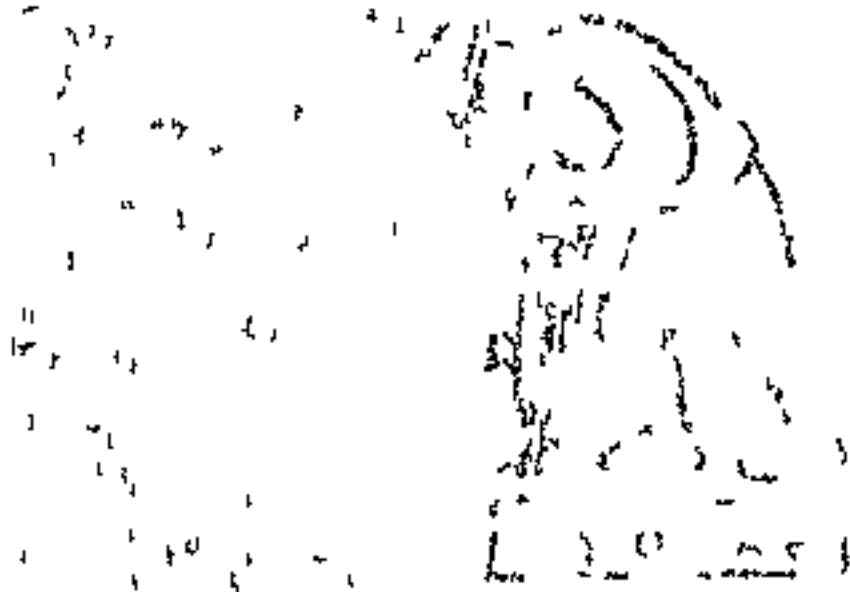
The so-called Park City scheme, which would link the CBDs of Johannesburg and Braamfontein, was originally submitted to the regional government committee considering proposals for the new capital

Intersite managing director Mr Dirk Ackerman said the proposal mooted the development of a "city-within-a-city" capital district

The plan was to link the CBDs into Park City through the consolidation of 550ha of land and buildings on state-controlled land in the vicinity of Park Station roughly between Rissik Street and the Queen Elizabeth Bridge

Sources estimated the entire project, once completed, could cost up to R1,6bn

The development was multi-functional and work had already begun on several components. These included a R30m transit centre for long-distance trains and luxury coaches, a commuter centre for rail commuters and a depot for long-distance buses and taxis



## Slovo and Sexwale compromise

# Best of both housing plans to be merged

HOUSING Minister Joe Slovo and PWV premier Tokyo Sexwale yesterday agreed to merge the controversial PWV housing scheme into a new national housing policy. (127)

A joint technical committee is to be set up to investigate this urgently.

Analysts said it meant the present national policy, negotiated with the National Housing Forum, could be altered significantly.

There were fears that the mass delivery of homes could be delayed while government sought to consult the myriad of interest groups on the new policy.

But forum chairman Eric Molobi said the move was a positive step towards clarifying policy issues and the direction being taken on housing issues.

"The forum is pleased that processes to incorporate regional perspectives into national policy have been initiated."

The meeting between Slovo and Sexwale took place after the two had a "difference of opinion" over the PWV plan to build 150 000 homes a year.

The plan envisaged that the life assurance and pension fund industries were going to pump R4,5bn into a new community bank that would be used to extend mortgage finance to the poor.

Slovo was confident that the joint technical committee would be able to assess the possibility of forging a new housing policy by August, when a White Paper would be published. This would culminate in the national housing summit meeting to be held towards the end of September.

"No policy is cast in stone. We need to open our minds to the development of a

new strategy, to find a way forward which will draw on the best of both plans and move us into the process of putting homes on the ground as soon as possible.

"We also have to take cognisance of the unique role of the PWV in the national economy and the extraordinary contribution it has to make towards resolving the national housing backlog," he said.

Although both Slovo and Sexwale maintained that the meeting was conducted in a "businesslike and extremely positive spirit", sources said the PWV premier had threatened to resign if a compromise was not reached on his housing plan.

Neither would be drawn on how the new policy would affect the national plan to build 50 000 homes a year, or on initiatives such as the mortgage indemnity scheme and the national housing bank.

On financing, PWV housing minister Daniel Mofokeng said a new policy could seek to tap into the resources of the life assurance and pension fund industries.

Sexwale said the private sector would be called on to make a significant input into any new national strategy, and the assurance and pension fund sector could put more than R4,5bn into housing initiatives.

Mofokeng said Sexwale would lay the first brick of a show house on Monday, an event timed to mark President Nelson Mandela's birthday.

Molobi said it was encouraging that existing initiatives being processed by regional housing boards would move ahead, as they would help alleviate "critical housing conditions on the ground".

BIDAY 14/7/94  
ROBYN CHALMERS

# PWV, national housing plans to merge

Own Correspondent

JOHANNESBURG — Housing Minister Mr Joe Slovo and PWV premier Mr Tokyo Sexwale agreed yesterday to merge the controversial PWV housing scheme into a new national housing policy.

A joint technical committee is to be set up to probe this urgently. Analysts said it meant the national policy, negotiated with the National Housing Forum, could be altered significantly.

Forum chairman Mr Eric Molobi said the move was a positive step to clarify policy.

The meeting between Mr Slovo and Mr Sexwale took place after the two had a "difference of opinion" over the PWV plan to build 150 000 homes a year.

The life assurance and pension fund industries were going to pump R4,5 billion into a new community bank and this would be used to extend mortgage finance to the poor.

Mr Slovo was confident the committee would be able to assess the possibility of forging a new housing policy by August, when a white paper would be published. This would culminate in the national housing summit to be held towards the end of September.

"No policy is cast in stone. We need to open our minds to the development of a new strategy, to find a way which will draw on the best of both plans and enable us to put homes on the ground as soon as possible," he said.

Although Mr Slovo and Mr Sexwale maintained the meeting was conducted in a "businesslike and extremely positive spirit", sources said the PWV premier had threatened to resign if a compromise was not reached on his housing plan.

Neither would be drawn on how the new policy would affect the national plan to build 50 000 homes a year, or on initiatives such as the mortgage indemnity scheme and the national housing bank.

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27/14/94



**Low-cost homes:** Can either the PWV's Tokyo Sexwale or Minister Joe Slovo put the house in order?

# Cracks appear in the rival housing plans

The PWV will be hard-pressed to construct 150 000 houses a year, reports **Drew Forrest**

**T**HE low-cost housing field has become a house divided since Tokyo Sexwale's PWV master plan was abruptly thrust into the public arena.

"Crazy" "Victorian Utopianism", "not a real plan at all" have been among the reactions of sceptics to the scheme which envisages the construction of 150 000 low-cost units in the PWV during the provincial government's first year in power. There have been suggestions that the "ambitious" regional premier, Sexwale, sees it as a stepping-stone to high national office.

Its potential implications commented one doubter, were large-scale defaulting on bond repayments, bond boycotts and the stigmatising of private business. This would nullify two years of negotiations in the National Housing Forum and torpedo the co-operative approach so central to the government's Reconstruction and Development Programme.

But the scheme has its backers who see Sexwale as a visionary keenly alive to his fretful constituency. Against the background of surging township expectations, swift movement on the RDP is vital, they argue. "A time bomb is ticking away out there," said Investment Development Unit managing director Peter Barbe, whose organisation is marshalling private sector finance for the Sexwale plan. "South Africa is in a completely new environment, we don't know what we can do till we test it."

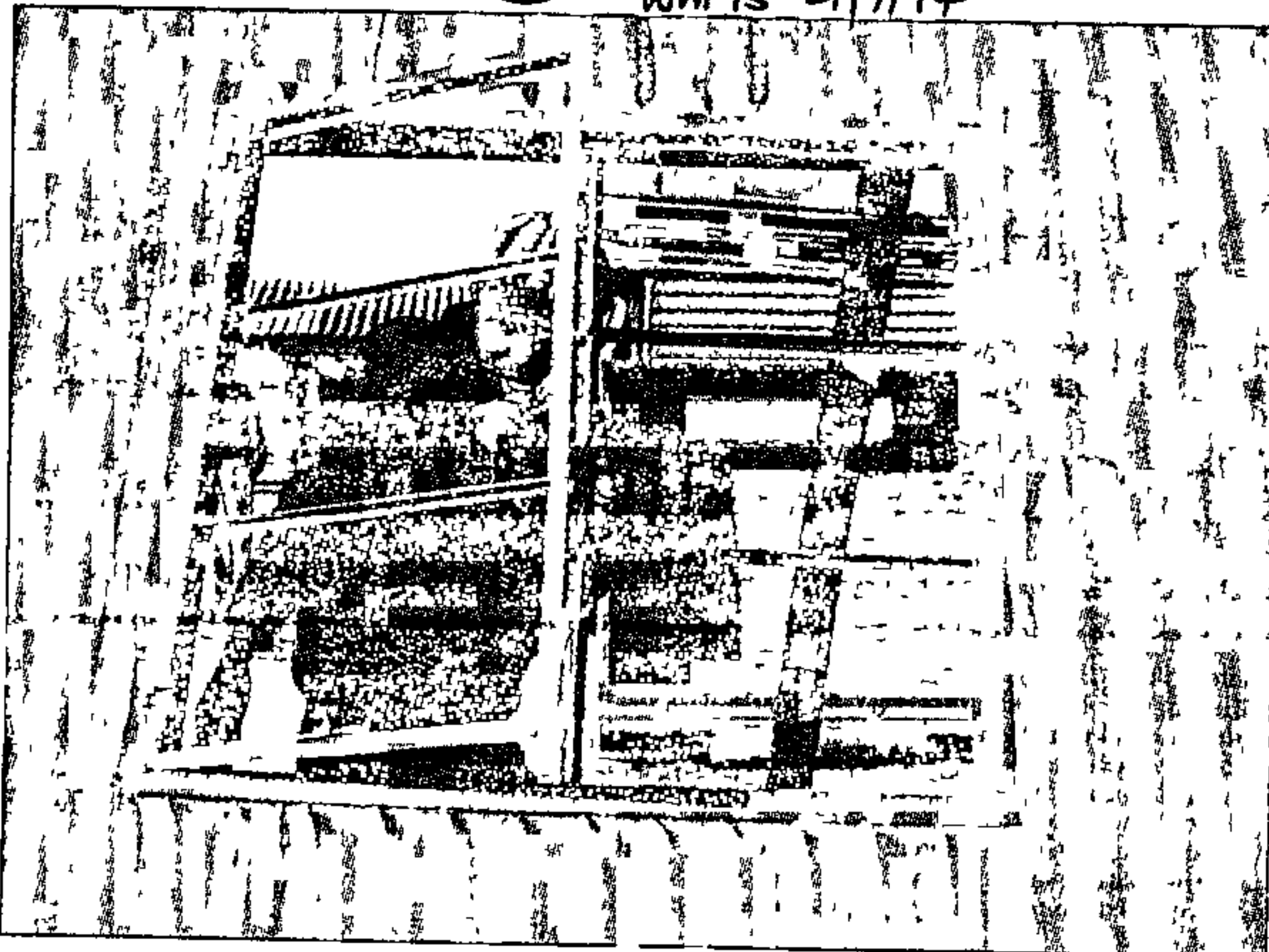
Many objections are not specific to the Sexwale plan and apply to any mass housing programme for impoverished black South Africans. Defenders stress "if you have a better plan let's see it," said Bart Dorrestein, deputy chairman of Stocks and Stocks Holdings.

**H**astily unveiled after a press leak, the Sexwale plan envisages a R4.5-billion outlay at R30 000 a house, financed through a package of state subsidies, state guarantees and private investment. Loans would be administered by a community bank reportedly under former FNB chief Chris Ball, and housing development would be organically tied to job creation bankrolled by participating contractors.

It has opened a rift between Sexwale and Housing Minister Joe Slovo who specifically questioned the spearhead role of Stocks and Stocks. Slovo's own subsidy programme envisages 50 000 new houses countrywide over a year, rising to 300 000 by the year 2001. At talks in Pretoria this week, the two men agreed a committee would assess whether the PWV master plan and national strategy could be married.

"Slovo has two problems," said one insider. "On the face of it, Sexwale's scheme means less financial exposure for the state, but if the state guarantees are called up, it will be much higher. And housing in the PWV must be matched by an equitable scale of delivery in other regions — Natal, for example, may deserve a bigger slice of the pie. That's just unworkable."

Driving home the point, Slovo this



**ABOVE.** Alternative housing A builder in Soweto provides prefabricated corrugated iron shacks

PHOTO: RUTH MOTAU

**RIGHT.** Stocks and Stocks' Bart Dorrestein

PHOTO: CARA VIERECKL

based on such criteria as provincial populations and the proportion of households earning under R3 500 a month. KwaZulu/Natal receives R291-million, against the PWV's R271 million.

One Sexwale partisan suggested resistance was coming principally "from the far right and the far left" — survivors from the old apartheid housing order and left-leaning service groups now becoming marginal.

But the NHF is known to have drafted an unfriendly assessment. And this week Building Industries Federation chief Ian Robinson remarked that "the PWV housing initiative could well be in conflict with national housing strategy."

"We should be spending the next three months getting our ducks in a row," he added. "It's vital that we don't unrealistically raise black hopes."

**A**s housing is a provincial function it would appear Sexwale could go it alone. But Slovo's trump card is section 157 of the interim constitution, which bars provinces from giving guarantees without the say-so of the central state's financial and fiscal commission.

In the absence of guarantees and a market rate of return, the life insurance industry and other targeted investors will not play ball. Life Offices' Association executive director Jurie Wessels was reported this week as rejecting the scheme.

Other doubts about the PWV initiative centre on the capacity of the enclaved construction trade, the lead time for the creation of a regional community bank, proposed communal mechanisms for ensuring bond repayments, estimated by Mofokeng at R200 a month, and the work creation component on which the scheme stands or falls.

The Urban Foundation's David Gardiner said UF research showed 30 000 to 50 000 new houses were a reachable target in the first year across the entire country — a third of Sexwale's target for the PWV alone — rising to 300 000 over six years



and was constrained by "finite managerial resources". Other constraints were materials, land release and a local government system in the throes of change.

A University of Natal study released this week insisted the building trade could only gear up turnover by 20 to 30 percent. "It will take at least three to five years before the industry can deliver housing on the scale proposed by the National Housing Forum and Department of National Housing."

The Sexwale scheme also envisages a system of collective suretyship, in terms of which small communal groups will provide mutual bond support. But the approach has been tried in Cape Town's African townships and found wanting. "Our experience is that it's an unsuitable

said Group Credit Company boss Christine Glover. "People run into cash problems, after about a year group cohesion starts to break down. Eventually it becomes more economic to stop paying."

Sources also stress that the scheme is pitched at the unemployed but employable as well as those with jobs — making work creation, to be funded by contractors to the tune of five percent of turnover, critical to its success. Large-scale repossession and the resurgence of township bond boycotts would be calamitous for the new regional government and the RDP.

"Nothing has been said about how these permanent jobs are to be created, which means the question of affordability remains unaddressed," said one expert. "Until we have the details there's no plan at all, just

## Putting his stock on the line

Drew Forrest

**B**ART DORRESTEIN is a true believer — and those who question his dream are "doubting Thomases".

It's a dream which extends beyond housing to "making South Africa an economically viable country" and even to the restoration of family values in black communities.

Interviewed at his corporate headquarters in Rivonia, the tall Stocks and Stocks Holdings deputy chairman is unshakably confident that the controversial PWV housing plan — which his firm spearheaded — will happen. "I feel inwardly calm about it," he says. "I am utterly and totally convinced that we can marshal the combined resources of all the participants in the construction industry."

"I'm going to harness the support of communities and watch them blossom and grow."

Asked if 150 000 houses in a year is a realistic target, he answers quietly in the affirmative. "Every sceptic in the country said we couldn't build Sun City in 17 months on virgin soil, with no services, no infrastructure, no planning and a zero skills base in the area. We did it in 17 months."

He has "no argument" with National Housing Minister Joe Slovo, who has accused the PWV of "putting the future of the country in the hands of one construction company". But he stresses "we must address the 65 to 70 percent who are considered credit risks by the banks because they do not have jobs or earn less than R1 500 a month. Unless we address their aspirations we won't have a country left."

Dorrestein agrees Stocks and Stocks "is not going to go poor" if the PWV initiative strikes root, but stresses that through it "the haves will help the have-nots pull themselves up by their bootstraps".

"Business must participate in creating permanent employment in partnership with the new communities emerging. Unless there is a drastic restructuring of the economy, big business will get bigger and the poor will remain poor."

"Against that security of permanent employment, we will go into the market and raise money."

The PWV scheme entailed R1.5-billion of cash exposure for the national government, as against the R3.8-billion earmarked for the central state's subsidy scheme. But exposure will occur "only if communities fail to rise to the challenge", Dorrestein argues. "The government will be saying: Thanks to your vote, you now have an opportunity to find employment with the pro-active help of private enterprise."

Does the potential for bond boycotts bother him? "This exists with conventional financing," he says. "But we want to create a new culture in which communities exercise responsibility rather than the banks. Communities must become accountable for themselves and to each other."

Stocks played a central role in devising the PWV plan but "no one has a monopoly on good ideas", Dorrestein concludes. "I have put a plan on the table — but if there's a better



## HOUSING PLAN

Fm 15/7/94  
127 ●

# Has enough homework been done?

**PWV premier** Tokyo Sexwale's plan to provide 150 000 new homes in the region over the next year is likely to be stillborn

Government's Housing Ministry maintains it could conflict with its proposal to get houses built under the State subsidy scheme. The contractual savings industry, whose constituents are supposedly responsible for putting up about R3,7bn to finance the project, claim that no agreement has yet been struck with it. And housing bodies such as the Urban Foundation worry about the cost of hidden subsidies.

Since it was announced last week, the scheme, mooted about four years ago by Stocks & Stocks deputy chairman Bart Dorrestein, is quickly becoming a PR nightmare.

Clearly, the announcement could not have been delayed any longer. News of it was already beginning to leak and, amid concern over implications in quarters not privy to it, clarification was needed. It came at the 11th hour as the provinces were due to sit down and approve the allocations from central government to the subsidy scheme.

There are still some who insist the scheme has merit. One objection is that it encompasses a combination of subsidy and guarantee (a R5 000 subsidy and R7 500 guarantee to be provided by government) — equivalent to the maximum R12 500 provided under government's housing subsidy scheme. The guarantee element, however, means that government actually lays down less money and relies more on the cash leveraging ability of the private sector. Theoretically, more houses could be built this way.

It appears the contractual savings industry has not made a binding commitment to the plan — only that its Investment Development Unit has been asked to support it. The unit is said to have been working on the plan since Sexwale came to office in April.

There is some scepticism of the scheme in the building and property industries — though it is tempered with relief that at least the authorities appear to be serious about tackling the housing problem. "At least a start has been made," says SA Property Owners' Association executive director Brian Kirchmann.

Dorrestein's scheme is premised on creating communities of 1 000, divided into sub-

communities of 20 households accountable to one another in the form of some kind of housing co-operative. Presumably, if any of them default, government will act as lender of last resort through the mortgage guarantee scheme. But that, in effect, means that taxpayers will ultimately be expected to pick up the tab.

Additional benefits, says Dorrestein, are that responsible communities are likely to be developed that could play a better role in local government leadership. There could well be spinoffs, too, in terms of the creation of new industries and jobs beginning with construction and allied sectors and moving on to others.

The proposed PWV Housing Community Bank, to be headed by former FNB CE Chris Ball, envisages the contractual savings industry and government investing in a ratio of 4:1. Thus, to build 150 000 houses at



Stocks & Stocks' Dorrestein and Eric Molefe

R30 000 each, amounting to R4,5bn, government would be asked to invest R750m (as opposed to say R12 500 times 150 000 houses) and the contractual savings industry R3,7bn.

It is unclear exactly how retail lending banks will interact with the community bank but one has gone on record as calling for such a tripartite arrangement whereby banks would provide their lending infrastructure, government the commercial guarantees and the contractual savings industry the funds. The scheme's promoters want to put up the first show houses on the East Rand in a few weeks but the proposed community bank is still to apply for a banking licence. According to some sources, this could take four to six weeks if it complies with all the provisions of the Banks Act or Mutual Banks Act.

It is possible that other regional housing Ministers could choose to follow the PWV's example and form their own regional com-

munity banks to help with housing. Each region has its own special circumstances and lending policies would have to be tailored.

How the National Housing Department and relevant Ministers will mesh the Sexwale/Dorrestein scheme with government's subsidy scheme, as well as provide the necessary guarantees, is unclear.

The issue of guarantees also raises constitutional questions about the powers of central and provincial governments to guarantee loans, if indeed the guarantees envisaged by the PWV plan fall within the ambit of loans as set out in Sections 188 (relating to central government) or 157 (provincial government) of the constitution. In terms of these sections, neither governmental tier can guarantee loans unless the guarantee complies with various requirements as set out in an Act of parliament. In addition, the newly formed Fiscal & Finance Commission would have to recommend that these requirements be met.

Dorrestein says the proposed community bank will be funded by the contractual savings industry at rates of return in line with the prevailing 12,5% on Eskom Stock. Large building contractors would be expected to contribute about 5% of turnover of any particular project (not of total turnover) to related industrial activities which should lead to additional jobs. The danger of course is that many might seek to recover this amount from the beneficiary through higher building costs. Dorrestein says the necessary checks and balances will be built in to prevent this.

What effect the contractual savings industry's contribution to the scheme's funding will have on the rates of return of ordinary policyholders is a question that is still to be answered. The Investment Development Unit — 50% held by the Life Offices Association, 25% by the Fund Managers' Association and 25% by the Institute of Retirement Funds — is still to work out the details.

Besides providing cheaper finance for loans, it is envisaged that the community bank will also provide credit for small building contractors to enable them to buy supplies at prices competitive with large contractors.

The tripartite financing scheme — government's R5 000 initial subsidy, the occupant's bond repayments and government's loan guarantee scheme — has been structured so that bond repayments on a R30 000 house amount to about R200 a month. Interest on the bond at 12,5% escalates at 75% of the rate of inflation over the 20-year life of the bond. Repayments start approaching those of a normal bond only after 12-14 years.

The fiscal implications for government as the backer of last resort to the tune of 25% of the total bond granted is of grave concern.

Star  
'Risk of PWV  
housing war'  
16/7/74

LOUISE MARSLAND

THE threat of "housing wars" in the PWV was a very real one as the provincial government would not be able to provide a home for everyone simultaneously, PWV provincial legislator Mohammed Dangor has warned.

Dangor, a member of the PWV housing sub-committee, will propose that a commission draw up criteria for the allocation of resources such as homes and land, to avoid fights over scarce resources. "There will be wars around the allocation of resources. We won't be able to deliver to all the people all the time.

"We don't need a repeat of the crisis in the Cape and Natal where people occupied vacant homes because they were afraid that they would not get houses." (127)

Unless there was transparency, there was the danger that similar incidents could take place in the PWV as people became impatient, he said.



# Sexwale promises displaced residents free house repairs

July 18 1994 (123)

The Argus Correspondent and Sapa

**JOHANNESBURG** — PWV premier Tokyo Sexwale has promised East Rand township residents displaced by violence that their houses will be repaired free

Mr Sexwale, who was addressing people during a walk-about in Tokoza yesterday, said engineers would move into Katlehong, Tokoza and Vosloorus from today to begin inspections

Mr Sexwale, PWV Minister for Public Safety and Security Jesse Duarte and PWV Minister for Housing Dan Mofokeng visited the area as part of a peace initiative which includes

## □ PWV premier tours East Rand

proposals to disband and disarm African National Congress-aligned Self-Defence Units (SDUs) and hostel-based Self-Protection Units (SPUs)

Ms Duarte said it would have to be established who owned the damaged houses before repair work was started

Mr Sexwale warned that people occupying abandoned houses illegally would be removed

He told an impromptu news conference during the tour that building contractors had agreed to share the cost of repairing homes

Labour would be provided by unemployed people

The visit by Mr Sexwale, who was warmly welcomed, came in the wake of last week's ceasefire agreement between warring Tokoza SDUs and the Inkatha Freedom Party

Mr Sexwale entered the townships in defiance of earlier threats by renegade SDU members opposed to his plans to upgrade hostels

Mr Sexwale urged youths in the SDUs to "go back to school"

He also hinted at an illegal weapons amnesty when he told SDU members that the handing over of weapons would "be very soon", but he declined to

elaborate saying it was "very sensitive".

A plan announced in May, suggests the integration of SDU and SPU members into the police reserve force, as well as a weapons amnesty.

"The guns that are killing people must come to an end. People must take the guns to the police," Mr Sexwale said

Ms Duarte told about 2 000 displaced people in Katlehong's Twala section that many satellite police stations would be established in the area, and SDUs would be included

Mr Sexwale said "The SDUs will be taking over the security situation with police legally"

He said the provincial government had also been discussing security with the SPUs

Star 18/7/94

## We'll fix houses - Sexwale

### ■ POLITICAL STAFF

PWV Premier Tokyo Sexwale has promised East Rand township residents displaced by violence that their houses will be repaired free of charge

Sexwale, who was addressing people during a walkabout in Tokoza yesterday, said engineers would move into Katlehong, Tokoza and Vosloorus

from today to begin inspections

PWV MEC for Public Safety and Security Jessie Duarte, who accompanied Sexwale, said it would have to be established who owned the damaged houses before any repair work could be started

(127)  
Sexwale entered the townships in defiance of threats by renegade SDU members

# MEC threatens imports to fight local price hikes

WILSON ZWANE. B/Day

PWV local government and housing MEC Dan Mofokeng says his administration will import building materials if local manufacturers raise prices when low-cost housing initiatives create a greater demand. 19/7/94

Mofokeng said yesterday his government would not allow manufacturers and suppliers of building materials to cause inflation by pushing prices up once the low-cost housing initiatives had been launched. (22) (127)

He said studies had been conducted which showed that certain building materials could be imported "at very fair price levels". While this would endanger thousands of jobs on the local market, he believed it was the way to go if manufacturers and suppliers did not keep prices at acceptable levels.

Mofokeng said his government would be documenting "what we have in this province" in the next 30 days to ensure it was considered in a White Paper on housing.

The scheme had job-creation as its key element. This would entail building factories which would make building materials and employ skilled people in the building projects.

Other spin-offs from the scheme would be the establishment of a furniture industry and jobs in areas such as education, health and social welfare. "We are not only going to build houses . . . there are going to be day care centres, schools, clinics and other things," he said.

All projects sanctioned by the province should take into account the need for affirmative action and high construction standards. A code of conduct for construction companies would be drawn up as a safeguard against shoddy construction.

He said his government would intervene soon to ensure that "minor differences", which were delaying the metropolitan government for the central Witwatersrand, were focused on.

A provincial demarcation board, chaired by Peter Smith of the Pretoria regional services council, had been established and it was expected to begin its work within three weeks.



# Sexwale gets his first house going

By Day 1917197

ROBYN CHALMERS

PWV premier Tokyo Sexwale yesterday confounded sceptics when he laid the first brick of prototype houses at Rookkop, near Vosloorus, thereby effectively kick-starting the PWV's housing scheme.

The multimillion-rand Rookkop project is situated on 230ha of land, one of nine sites in the region earmarked for the provincial government's housing scheme. Sexwale said the time had come "to carry forward the courage of our convictions".

Rookkop would ultimately provide 3 800 homes costing between R29 000 and R85 000 each, and a host of emerging contractors had been called in to assist in building the units.

The Rookkop scheme would provide sites for a range of houses, industrial erven for locally based employment generation, commercial sites to serve the community and erven for social and education facilities.

PWV housing and local government minister Daniel Mofokeng said the region's plan to build 150 000 homes a year was a vital component of the reconstruction and development programme.

Mofokeng said the region's seven-point housing plan would seek to boost the economy, create wealth to massive scale, create assets to transfer assets to the poor and train

the unemployed. The scheme also aimed to empower small, medium and large black contractors, mobilise the resources of major construction groups and financial institutions and ensure quality control of the highest housing standards.

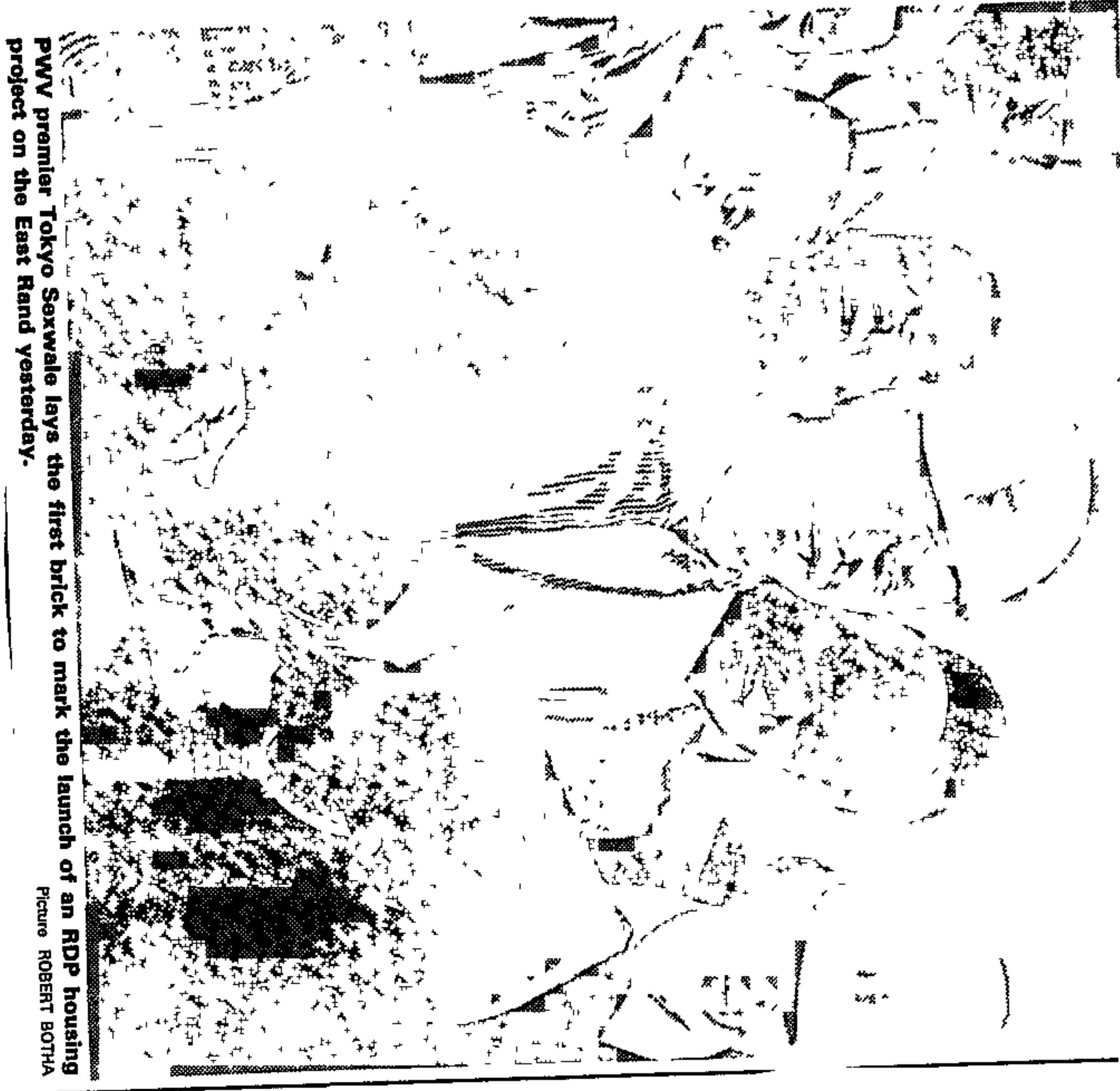
It was critical that the private sector assist in the creation of jobs, and regional government was looking to provide direct and indirect employment for every home built.

"In this regard, areas of focus include import replacement, exports, products to meet the increased demand generated by the housing plan, tourism and training."

Stocks & Stocks deputy chairman Bart Dorrestein said the laying of the first brick symbolised that Sexwale had begun his war on poverty.

"About 65% of SA's population cannot be financed (as they were too poor to obtain bonds through the formal banking industry), but now there is the opportunity of permanent employment," he said.

Stocks & Stocks was committed to assisting and developing community based jobs to serve the ongoing needs of communities. This was evident in the group's commitment to reinvest 5% of turnover from homebuilding into new business with local partners to further permanent job creation



PWV premier Tokyo Sexwale lays the first brick to mark the launch of an RDP housing project on the East Rand yesterday.

Picture ROBERT BOTHA

*Tokyo lays first brick of his dream*

# PWV's housing project launched

Star 19/7/94

■ BY MONTSHIWA MOROKE

PWV Premier Tokyo Sexwale yesterday put brick and mortar together to launch the province's ambitious "houses for all scheme" on the East Rand.

Sexwale laid the first brick of the prototype houses at Rooikop site, near Leondale, as part of the Government's Reconstruction and Development Programme (RDP)

The houses — dedicated to President Mandela on his 76th birthday — will range from basic to comfortable dwellings. They will be built in the Pretoria, Vaal, Johannesburg, Soweto and East and West Rand areas.

Sexwale said he was seeing the realisation of a dream.

Addressing leading businessmen, bank employees, local government officials and building contractors, PWV Local Government and Housing Minister Dan

## FIRST of ambitious 'houses for all' scheme gets off the ground amid high hopes at Rooikop, near Leondale

Mofokeng said the scheme was a "humble attempt" to address the massive housing backlog created by injustices of the past, the mushrooming of squatter camps and homelessness.

Mofokeng said the Government would continue to ensure participation of firms of all sizes in the construction industry in the development of the plan.

It was critical that the private sector assisted in the creation of direct and indirect jobs for every home built.

"However, mention must be made of powerful forces, both

within our region and the country, who seem bent on sabotage and derailment of the RDP," said Mofokeng.

"These forces include individuals — some in positions of trust — in a wide range of fields who have, for gain, been organising sectors of our people to undermine our plan.

"We challenge them to produce a plan that is motivated not by profit but by the desire to address our people's concerns and aspirations (127)

"The Government has no luxury of theorising about the suffering of our people," Mofokeng told the gathering.

Last week, Housing Minister Joe Slovo and Sexwale said they would appoint a joint technical committee to examine how the PWV's housing plan could be incorporated into the national housing policy which would be published soon.



# First brick

# paves way for homes

Sowetan 19th 194

## PERMANENT EMPLOYMENT

### New houses mean more jobs:

By Bongani Mavuso

**T**HE PROJECT to build about 3 800 homes on 230 hectares of land got under way in Rookop, East Rand, yesterday when PWV Premier Tokyo Sexwale symbolically laid the first brick to pave the way for the scheme

This project is in line with the Government's Reconstruction and Development Programme which envisages the building of 150 000 houses in the province

The Rookop project will provide, among other things, sites ranging from 240sq m to 500sq m for one-to-four bedroom houses, and adequate sites for community halls, crèches, schools and small businesses

The size of the sites would allow for the future extension of the homes

The price of the houses will range from R29 000 to R85 000 or more depending on the market forces

PWV MEC for local government and housing, Mr Dan Mofokeng, said sev-

ships, had been contracted to carry out work on the project

The projects would assist in creating permanent employment for many unemployed township residents and would also boost the economy (127)

Stocks and Stocks representative Mr Bart Dorenstein said the project was part of Sexwale's initiative to fight poverty in black communities

Stocks was one of the contractors involved in building the houses

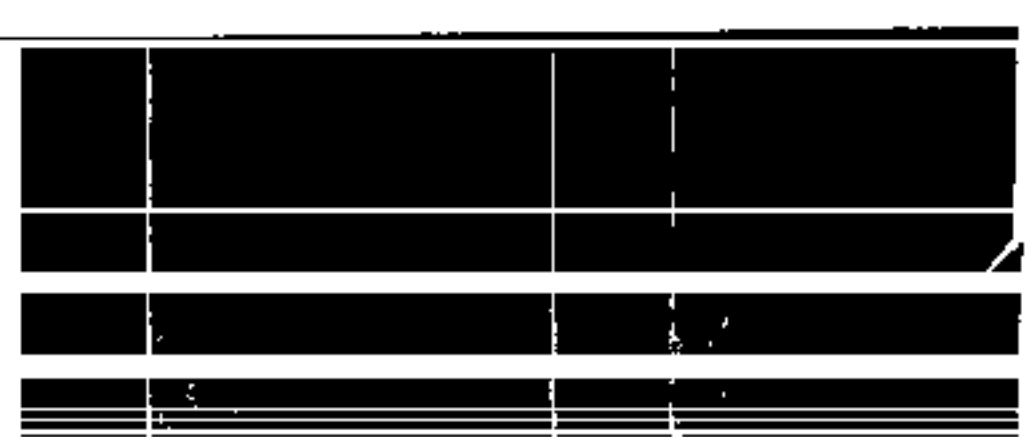
Dorenstein said by procuring well-located large-scale projects, his company could successfully address the critical housing shortage

"By using varied forms of urban design, economies are achieved which help to minimise costs and provide variations which improve the quality of urban fabric

"We contend that the basic premise to a stable society is the family and its traditional values. A prerequisite to the attainment of this is a job, a home and a quality community environment. All three of these pivotal issues have to be integrated into the creation of housing," Dorenstein said



Workers at Kent Instrument in Industria, Johannesburg, yesterday took to the streets to protest against management's eight percent salary increase offer. The workers demand a 12 percent across-the-board increase. PIC: LUCKY NXUMALO





# CP town sinks plan for black housing

SI Times

He ain't nothin' but a Benoni boykie



ELVIS is alive and well and living in Benoni, writes NICOLA KOZ  
 Afrikaans heart-throb Carl Erasmus, 20, on Friday rocked into Jan Smuts Airport after a whirlwind tour of Las Vegas.  
 The leather-clad hipster not only bears an uncanny resemblance to the late superstar, but sings like "The King" and moves like "The Pelvis".  
 The Benoni bopper received a royal welcome last weekend at the Imperial Palace Hotel where he performed for the first time in the

annual Elvis Performers Showcase Festival  
 His promoter, Iggle Louw, said "Carl's fresh looks and velvety voice stunned hundreds of Elvis impersonators, and promoters are already offering him contracts Carl was an absolute hit"  
 The local boy has been made an honorary member of Graceland and the Elvis Presley Impersonators International Association presented him with a certificate for "keeping the memory of Elvis alive"  
 "I'm thrilled", said Carl "I never

thought I would do so well but the audiences loved me  
 "The Americans saw me as the real thing One elderly woman jumped on to the stage and grabbed me She went wild"  
 Only two years ago, Carl was on the rugby field at the Hans Moore Technical High School He never thought he'd make a career out of Elvis as he wanted to be a farmer But for years his peers called him Elvis because of his looks

Picture CHRISTINE NESBITT

By NICOLA KOZ

A LOW-COST scheme to house 30 000 people in the Transvaal has been scuppered by right-wing town councillors who have bought the earmarked land for a "municipal airfield"

Plans by a property developer to turn the land, currently a private airfield, into a housing estate for squatters from the nearby Tamboville camp were thwarted when the CP-controlled Brakpan council secretly decided last week to buy the property for R1,4-million

There are several other airfields within minutes of the land

The deal has enraged local residents and the family of the late ANC leader Oliver Tambo, who were personally involved in the housing scheme

Officials involved in the deal and the landowner refused to talk to the Sunday Times yesterday But a member of the club that uses the airfield was more open

Said Mr Deon van Heerden We heard that Mrs Adelaide Tambo almost broke down the door when the agreement of sale was about to be signed She wanted to put a squatter camp on the land But they will not be able to now, because we have an 18-year lease from the council

The Tambo family had pinned their hopes on the project by property consultancy International Trade Link (ITL) ITL had established links with a West African property consultancy which was prepared to put up R3-million for the land

Said ITL managing director Christine Whittaker "The West Africans intended to develop more than 6 000 low cost houses, with schools and clinics, to accommodate 30 000 people Now they have to look elsewhere"

Mr Tambo's daughter, Tembi, said "On the day the West Africans were going to sign the deal, they were told the land had already been sold

"It's a disgrace that the council has been so irresponsible when there are thousands of people with nowhere to live"

She and members of the transitional local council are taking the matter up with Local Government Minister Dan Mofokeng, Housing Minister Joe Slovo and PWV Premier Tokyo Sexwale

"The Brakpan council will not get away with this We want the land and the people of the area deserve it," she said

Administrator of Brakpan's Tsakane township, Mr Jim Vining said the sale of the land to the council was "ridiculous"

"There are 1 000 families in Tsakane without drinking water or homes because Brakpan has no money to accommodate them Now the council has bought an airfield for a handful of elite people

"The entire deal is very suspicious I believe the owners wanted to maintain the airfield all along, but needed some financial help to do so Now the ratepayer will have to carry the costs"

A reliable source said the airfield was running at a loss and demands by the Directorate of Civil Aviation would "financially cripple" it

By buying the land, the council has committed itself to further expenses it will cost R400 000 to build a compulsory wall around the airfield R400 000 to upgrade the runway, and more than R200 000 a year to maintain it

Town clerk Thys Human uses the airfield to house his personal aircraft. Mayor

□ To Page 2

## Sixteen killed in minibus accident

Sunday Times Reporter  
 A HEAD-ON collision between an almost empty passenger bus and a crowded minibus taxi in the Eastern Cape left at least 16 people dead yesterday afternoon

Last night police spokesman Brigadier MV Genda said the minibus was hopelessly overladen and the bodies were so badly mangled under the vehicle that it was hopeless to try and identify them

"There was blood all over the place and even at this stage, hours after the accident, we are still trying to get some of the bodies from the wreckage

"The driver of the bus was shocked and uninjured but we have been unable to get a statement from him at this stage," he said

There were two survivors in the taxi, the driver and a 10-year-old child

and  
 in over



P.T.O.



110:314

*'People can't afford the rates any more'*

# Ratepayers owe council R210-m

BY PAULA FRAY  
CITY EDITOR

Johannesburg homeowners and businesses owe more than R210 million in outstanding rates and service charges, according to figures released by the Northern Areas Group.

According to NAG, outstanding domestic payments for Johannesburg — excluding Lenasia and the south-western townships — were already more than R86 million in February. At the same time, outstanding amounts for non-domestic accounts was R126 million.

NAG requested the figures through the capital and operating finances and services transitional working committee and has attributed the number of unpaid bills to an inability to pay rather than a resistance to payment.

"We have threatened to call for a boycott but we haven't," said NAG chairman Margrit Wolff, adding that rates had jumped dramatically with the issue of new property valuations three years ago.

"They increased the rates across the board except in cer-

Star 25/7/94

## THE STAR'S City Desk

Keeping you informed on the issues affecting Greater Johannesburg as it prepares to become the regional economic powerhouse.

(127)  
tain suburbs. In some areas, the rates went up by 600 percent.

"People just can't afford to pay that kind of money," said Wolff, adding that in some instances the valuation was far more than the homeowner would receive for the property.

"Our rates will end up being more than the bond repayments," she added.

Of the outstanding R86 million, R53 699 642 was for water, electricity and gas accounts, R17 729 078 was for assessment rates, R2 746 497 was for refuse collection and a further R6 549 235 for unpaid sewerage charges. Legal charges, VAT and footway maintenance costs made up the rest of the charges.

"We were told the money was desperately needed for the in-

corporation of Soweto into Johannesburg," said Wolff.

"I don't think one would object if the money was being spent to incorporate Soweto into Johannesburg and to maintain existing service levels in residential suburbs while upgrading services in disadvantaged communities.

"But the money was never spent on that. It was spent on grandiose schemes... Olympic bids, a civic centre which went way over budget and the appointment of all these executive directors," said Wolff.

Meanwhile, the city council has postponed the compilation of the new property valuations until July next year, despite the loss of additional income for the council. The roll should be open for public inspection in January.

City valuer George Nel said existing ordinance allowed for the roll to be made every four years although it had previously been done every three years.

ANC councillor Clive Gilbert said the postponement of the valuation roll meant that the new local government structures would be saddled with the unpopular responsibility of levying the much higher rates.

## Housing board promises 64 500 units

PRETORIA — The Transvaal regional housing board said yesterday 64 500 housing units would be built in the PWV, Eastern Transvaal, North-west and Northern Transvaal in the 1994/95 financial year *Biday*

The board recently approved applications for housing subsidies in the first tranche of a three-year programme which would cost R671m.

It would construct 52 000 houses in

the PWV, 8 000 in the Eastern Transvaal, 4 000 in the Northwest and 500 in the Northern Transvaal.

*27/7/94 (127)*  
The housing needs of the provinces had not been reflected accurately by the limited number of applications received. Board chairman Boet van Straden said although the number of units approved fell short of the target, it was at least a start. — Sapa



# 'Fix up Soweto homes'

JOHANNESBURG — Claims of shoddy workmanship in low-cost housing are adding to PWV Premier Mr Tokyo Sexwale's housing policy problems

The latest problems are in Meadowlands, Soweto, where houses have been hit by serious cracking, water seepage and faulty demarcations

Residents living in 97 homes in Zone 9 have written to Housing Minister Mr Joe Slovo saying the homes of tens of

(127) CT 1/8/94  
thousands of people had been poorly built

"It is for this reason that many bond boycotts have been launched"

They said SA Bureau of Standards valuations had shown that damage caused to the homes was more than R10 000 to each property examined

It is understood the builder of the homes went to ground after changing his company's name several times

# Sexwale faces row over homes of poor quality

B1 Day 11/8/96

GRETA STEYN

CLAIMS of shoddy workmanship in low-cost housing are adding to PWV premier Tokyo Sexwale's housing policy problems.

Frustrated residents who have been battling for years are hoping his government can help solve the problem of defective homes, which in some cases triggered bond boycotts.

Sexwale already faces criticism that his plans to build 150 000 houses are too ambitious.

The latest problems are in Meadowlands, Soweto, where houses have been hit by serious cracking, water seepage and faulty demarcations.

Residents living in 97 homes in Zone 9 have written to Housing Minister Joe Slovo saying "We believe what we are experiencing is shared by tens of thousands of people who received bonds on houses which were very poorly built."

"It is for this reason that many bond boycotts have been launched."

Slovo said the PWV government had to deal with the problem. PWV reconstruction co-ordinator Ben Turok said Sexwale's office was looking at ways to deal with it.

The residents are asking that the banks force the developer to pay for their problems or reduce their bonds by the amount of damage.

They said SA Bureau of Standards valuations had shown that damage caused to homes was more than R10 000 to each property examined.

But bankers said that their product was financing and not housing, and they could not be expected to do quality control.

It is understood the builder of the homes went to ground after changing his company's name several times.

The Meadowlands complaints coincide with problems over East Rand homes developed by Rabie and built by Stocks & Stocks.

Rabie chairman John Rabie said he and Stocks MD Bart Dorrestein were holding talks on the issue.

Dorrestein said Stocks had built the houses to the developer's specifications, but if it was proved the builder was at fault, Stocks would rectify the situation.

He said that in some cases the problem appeared to be with maintenance by local government. A leaking sewer had caused collapse of the soil structure at Othandweni.

Rabie said an independent arbiter should be called in to determine responsibility. He said the company had used a reputable firm of engineers to arrive at a soil report.

Lawyers for Human Rights housing rights unit director Brian Leveson has called for quality control to be built into home building.

He said state subsidies could be linked to formal quality control, and warned that neglect of consumer protection could cause the housing delivery machine to come to a standstill.

"Everyone is arguing over the need to build thousands of homes, but little is said about making sure we do not repeat the problems of the past. The building industry should commit itself to guaranteeing minimum standards of quality."

Several recommendations were being made to government, including that building contracts should be set out in writing and that deposits should be held in trust.

■ BY JO-ANNE COLLINGE

The reconstruction effort needed to restore homes destroyed by political violence in Tokoza and Katlehong will be nearly three times the scale initially estimated, says PWV MEC for Housing Dan Mofokeng.

Recent inspections had shown that about 2 000 homes would

## E Rand housing needs underrated

Star 21/8/90

have to be repaired or rebuilt, rather than the expected 700, Mofokeng told a press conference in Alberton yesterday.

He urged that the job "receive top priority if we are to meet the challenge by our premier, Tokyo

Sexwale, to ensure that the affected families are returned to their homes by Christmas".

Mofokeng said a major announcement on central government financing of the reconstruction project was expected

shortly

But a number of companies in the private sector had already pledged support. Construction companies had promised free labour, a transport company had come forward with an offer to

help relocate families, and a large furniture chain was offering a quantity of household goods.

Mofokeng stressed that the PWV government was concerned about displaced families throughout the province and would address the issue in Alexandra, the Vaal Triangle and the West Rand.

(127)



## Upgrading initiatives in Soweto show progress

Star

5/8/94

### ■ CITY REPORTER

Soweto Services Crisis Committee (SCC) moves to have visible servicing in Greater Soweto are beginning to bear fruit

This week, SCC delegates approved the use of R59 000 from Diepmeadow "kick-start" funds in order to complete emergency repairs to the Diepkloof Hall. They also approved the granting of a R109 000 tender for the emergency repairs.

Pensioner payment facilities are also expected to be improved after the approval of R18 900 for this matter.

Presenting a progress report, Greater Soweto manager Howard Veale said the project to remove refuse in Diepmeadow under the management of the Johannesburg City Council had been completed in June.

The Johannesburg City Coun-

cil was also assisting with the serious backlog of sewer blockages and the replacement of damaged pipes, he said.

Veale said the private contractors were particularly effective. "In a 10-day period in July they cleared 103 manhole blockages and swept the sewer lines in the vicinity of the blockages."

Other short-term visible projects undertaken include

- Repairing of potholes
- The completion of the re-gravelling of Soweto roads
- The initiation of grass-cutting along main arterial routes, cemeteries and public areas.
- The levelling and paving — almost 4 000 sq m — of certain key areas by local contractors
- Emergency repairs to Diepkloof Hall. (127)

Work has also begun on various roads



**FUTURE UNCERTAIN:** Paster Nkosi, with his wife Cynthia and baby Amanda, in their Argyle Court flat from which they face eviction unless a bid to save the building succeeds

tion notices, in a few weeks they will be forced on to the streets

"It's ironic that as one form of apartheid dies, so another raises its head," says Odette Geldenhuys, a lawyer with the Legal Resources Centre who is acting for the tenants "It seems that poor people don't have rights about where they can live particularly in the city. Here, they have homes, jobs, transport, an existing infrastructure and ways of generating capital into the city. But in terms of the Government's housing schemes, the poor will be forced to live outside the city centres where they work, with only rudimentary services at their disposal, simply because of their income levels"

But the fight is far from over Says Nkosi. "We are determined

to go to the highest levels to expose our plight. If that doesn't work we'll embark on mass action, even if it means erecting shacks around the city"

But where exactly does the city council stand in relation to the crisis? A spokesman from the planning department says the council is powerless to do anything "Eighteen months ago, we were approached by the SBP to set up a working group on the project. But we realised that the whole scheme does not make good business sense, and that is the last we've had to do with it. We feel that we are playing our part by sitting on the CJP"

Tenants, landlords and lawyers disagree. They say that the council is afraid to set a precedent and is embarrassed to attend meet-

ings of the SBP.

"The city council is the villain in this piece," says Gorfil "For years they have methodically and consistently sucked up every bit of money for inner city development. Now the only choice left is to brick up the buildings"

If this happens, the seven buildings will be left to decay, while property values plummet in the area. They might eventually be bought by property developers who will refurbish them and sell them for sums way beyond the reach of the present occupants. Or they might simply be razed, creating another open wound in an already blighted urban landscape, while the 450 families who once lived there are forced on to the streets



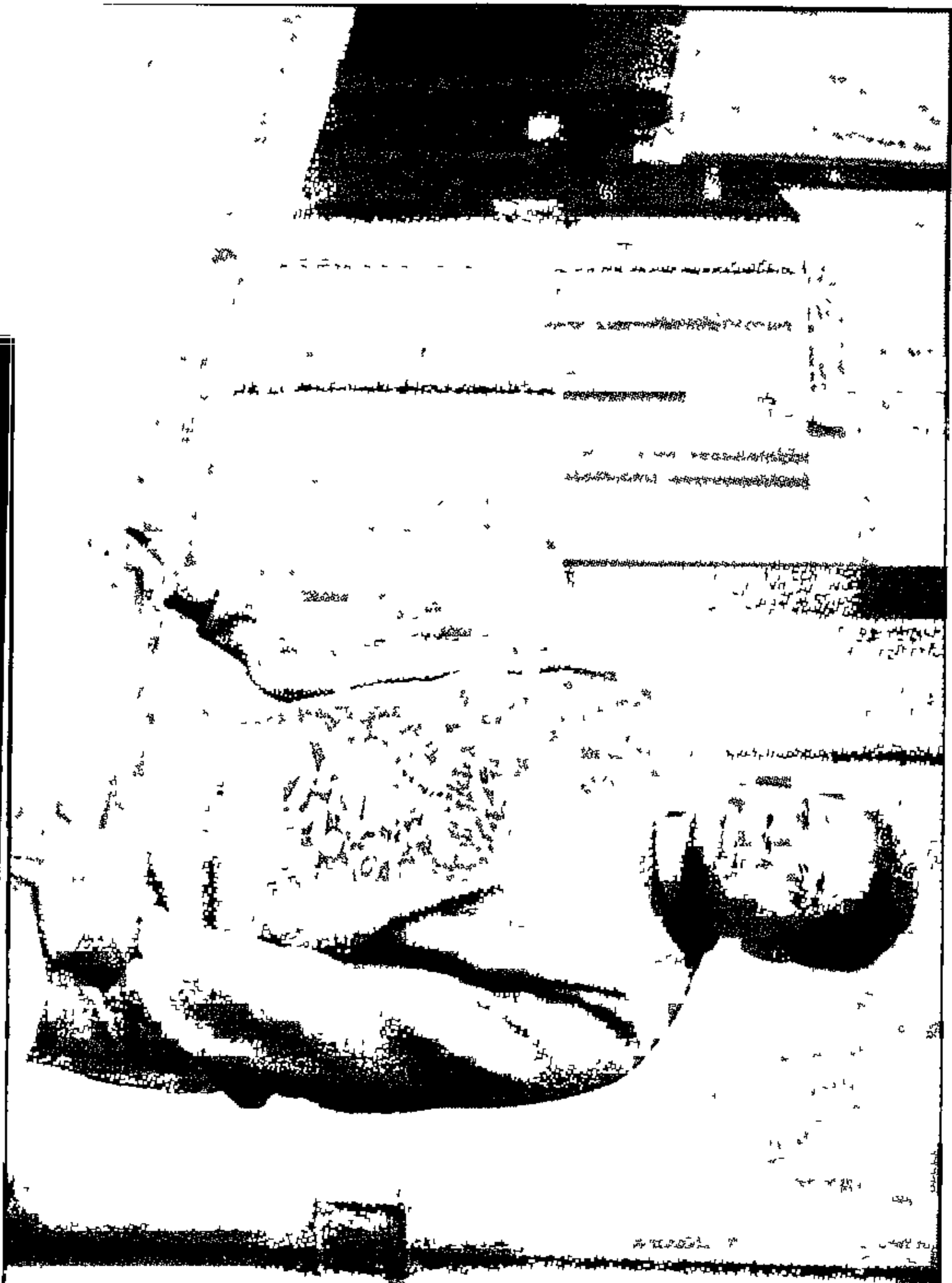
# 450 families face life on the street

Star 6/8/94

BY ALL accounts, Argyle Court at night is a treacherous place. Once you've woven your way past the "outhes" (hobos) hanging out on the sidewalk, you've got to negotiate your way up a freezing, narrow, dark stairway — the lift, along with other services, hasn't worked in years — groping blindly ahead and hoping you don't miss your step or collide with traffic coming from the opposite direction.

Tonight the traffic is particularly heavy, as tenants from six buildings in the area converge on the flat of Pressage Nkosi, chairman of the Seven Buildings Project (SBP). Like the other flats in the building, the interior of Nkosi's home provides a stark contrast to the dereliction outside. Pretty lace curtains frame the windows, doilies decorate the couches, and bright posters hide cracked and peeling walls.

"We've tried to turn these places into decent homes," he says. "But soon we might be forced to join the homeless outside." Nkosi, along with 450 families who belong to the SBP, faces



ed through the Inner City Housing Trust if the loans were approved. Most of the banks have refused to comment on why the applications were rejected.

In the past 18 months, the tenants of the SBP have radically reduced the amounts required for purchasing their flats. To reach the price of R6 million requested by Gorfil, they require, on average, R13 328 per flat. Of that amount, R12 500 constitutes the subsidy and R728 the bond surplus. In addition, repairs will be done in an incremental fashion, with Gorfil contributing an initial sum and the tenants putting in a certain amount each month.

Overall, the SBP's subsidy request amounts to a sliver of the R500 million allocated in 1993 by the National Housing Forum towards solving the country's housing debacle. But the rules provide for subsidies only to individual owners, and not to co-operative schemes. The SBP therefore does not qualify for housing assistance. Although there has been talk of altering the subsidy rules, to date nothing has been done. And last week, the Regional Housing

Downward bound: the tenants.



seven buildings. The SBP — a scheme that began with optimism — has been reduced to despair.

Tenants have been pushed from pillar to post, their applications dismissed by banks, fobbed off by the city council and rejected by the Regional Housing Board.

Had the project succeeded, it would have resulted in South Africa's first inner city co-operative housing scheme, with tenants owning their own homes. It would also have created a ripple effect around Johannesburg's inner city, encouraging residents to take charge of their lives and contrib-

**Tenants have been pushed from pillar to post, their applications dismissed by banks, fobbed off by the city council and rejected by the Regional Housing Board.**

ute to the revival of an urban slum. But it has become a story of bureaucratic logjams, indecision and lost opportunity. Now, only a miracle can save an entire inner city community from being thrown into the streets.

Says Nkosi, who has called a planning meeting in a last-ditch effort to salvage the project: "The National Housing Forum has

**PULLING UP THE PILLAR** . . . Message Nkosi, Chairman of the SBP, has had a long, hard fight trying to save flats in the area

PHOTOGRAPHS MYKEL NICOLAOU

# Flat dwellers in last-ditch bid to save their homes

failed us, the banks have rejected us and even the city council — despite its preaching about urban renewal and community upliftment — doesn't want to know our troubles."

It has been a long, hard fight that began way before the formation of the SBP in 1991. It is also a story of neglect and abuse suffered by the city after the Group Areas Act broke down. Banks regarded it as a no-loan area and greedy companies operating under sectional title took over, while the city council simply sat back and watched. The buildings around the Hillbrow-Joubert Park area became grossly overcrowded and tenants were forced to contend with exorbitant rentals, a lack of building maintenance, and corrupt managing committees who had leased the buildings from their original owners.

By the late 1980s the tenants of seven of these buildings took action by embarking on a rent boycott. Finally, they met David Gor-

**A GROUP of Johannesburg tenants, eager to fashion out a better living for themselves, come across more than one brick wall in their bid to take charge of their lives and contribute to the revival of an urban slum, reports HAZEL FRIEDMAN.**

fil, owner of the buildings, who undertook to rectify the problem.

Together, landlord and tenants negotiated a rental arrangement which resulted, according to both parties, in a constructive relationship. But in 1991, Gorfil, who had been running the buildings at a loss — partly due to council charges for water and sewerage which exceeded rentals — was

forced to contemplate closing them down. He agreed, however, to grant the tenants time to come up with an alternative plan. This resulted in the formation of the SBP, a tenant scheme aimed at purchasing all the buildings.

"Obviously we were not in a financial position to buy the flats, and there was no way that the banks would grant us individual loans," says Sandile Ngdiana, treasurer of the SBP. "Also, land is expensive and the buildings were in drastic need of repairs. We got support from local civic organisations on running a professional co-operative, and we thought we could make the banks look at this as a profitable venture, not a charitable one."

But the banks — among them Nedcor, Standard and the Development Bank of South Africa (DBSA) — were reluctant to grant loans to red-lined areas, despite assurances from the Central Johannesburg Partnership (CJP) that guarantees would be provided.

application. Although no one from the housing board was "officially" available for comment, a spokesman, who wishes to remain anonymous, explained that the housing bodies "have to tread very carefully. We're afraid that if we change the clause we will be setting a risky precedent." He also pointed out that the subsidy was geared primarily towards the homeless.

This means, ironically, that while the tenants of the SBP still have a roof over their heads, they are ineligible for government assistance. Only when they lose

**Had the project succeeded, it would have resulted in South Africa's first inner city co-operative housing scheme, with tenants owning their own homes.**

their homes will they qualify for aid on an individual basis. In short, they are not poor enough for housing subsidies, but not rich enough for bank loans.

And time is running out. Although they are still paying rent, the tenants do not have leases and are therefore illegally occupying the buildings. Because they have already defied previous evic-



*tuwmtjedep siy rof suelpd big*

# Housing crisis eased

By Joshua Raboroko

THE Government of National Unity has announced plans to solve the housing crisis

Residents of Noordgesig, near Soweto, were told yesterday that the homes they have occupied for decades will soon be transferred to them for as little as R1 000

Chairman of the civic association Mr Basil Douglas said they were going to own their homes. The transfers were confirmed by a spokesman for the Johannesburg City Council

*Sowetan*  
The announcement came barely a day after defiant pensioners occupied the local municipal offices, demanding they pay a monthly rental of R30

Noordgesig residents joined other communities in a march to the offices of PWV premier Mr Tokyo Sexwale where they presented a memorandum demanding, among other things, better homes

*(127)*  
In another development, over the next year 100 000 houses in the Eastern Cape will be handed to people who are renting them, regional housing minister Mr Max Mamase an-

*12/8/94*  
nounced yesterday

Mamase said that within a year they would transfer 100 000 houses by converting "the rental system to ownership"

The state would charge R350 for the transfer. A total R150 would go towards administration charges and R200 for conveyance fees

There were 200 000 houses in the region which needed to be transferred, Mamase said

Meanwhile Minister of Housing Mr Joe Slovo said work on housing projects of R750 million would start within two months



NEWS FEATURE Landlords play a crucial role in the degeneration of the inner city

Sowetan 18/9/94

# Inside of inner-city slums

## COMPLEX PROBLEM Influx

of blacks is not sole cause of problem. (127)

By Tyrone August

**I** JUST TAKES A casual walk through Hillbrow to see people hanging about idly on balconies, hoboes curled up in drunken stupors on the pavements or snot-nosed children sniffing glue

If you are lucky, you will notice the patches of urine in the streets in time to step over them

That is generally what high-rise areas in Johannesburg look like today. And, as usual, the degeneration of these areas is blamed on black people

Owen Crankshaw and Caroline White, two researchers at the Centre for Policy Studies, took a closer look at this stereotyped view

"According to popular perception, the racial desegregation of the high-rise districts of Johannesburg was accompanied by a general decline in civilised standards," they say in their study

"The general picture conveyed by Press reports was that the law-abiding, middle-class whites who had lived in the inner city for generations were being replaced by ignorant newcomers"

These newcomers, according to reports in the late 1980s and early 1990s, came from the rural areas and were unemployed "lower-class, lawless vandals"

As a result, the Johannesburg City Council commissioned the CPS to in-

vestigate this. The CPS interviewed 576 people in Berea, Hillbrow, Joubert Park and parts of the Central Business District

The results showed that 24 percent of apartments in these areas were overcrowded and that there was a "strong association" between overcrowding and a breakdown of basic services

Crankshaw and White accuse the owners of such buildings of not providing maintenance and security

"Landlords complained they were unable to maintain their buildings because African tenants refused to pay economic rentals and overcrowded the apartments," say the researchers

### Overcrowd their apartments

On the other hand, tenants say they overcrowd their apartments because of exorbitant rentals

Crankshaw and White argue that the answer to this question has important policy implications

"If slum conditions were caused by the immigration of Africans into the inner city, then we can expect that slum conditions will spread as the inner city becomes more racially integrated

"However, if slums were caused by unscrupulous landlords, then the persistence of slums will depend more upon the conditions which govern the behaviour of landlords"

Crankshaw and White agree that there is a link between the racial de-



FALLING APART ... Street children sleeping off the effects of glue-sniffing on a Hillbrow pavement.

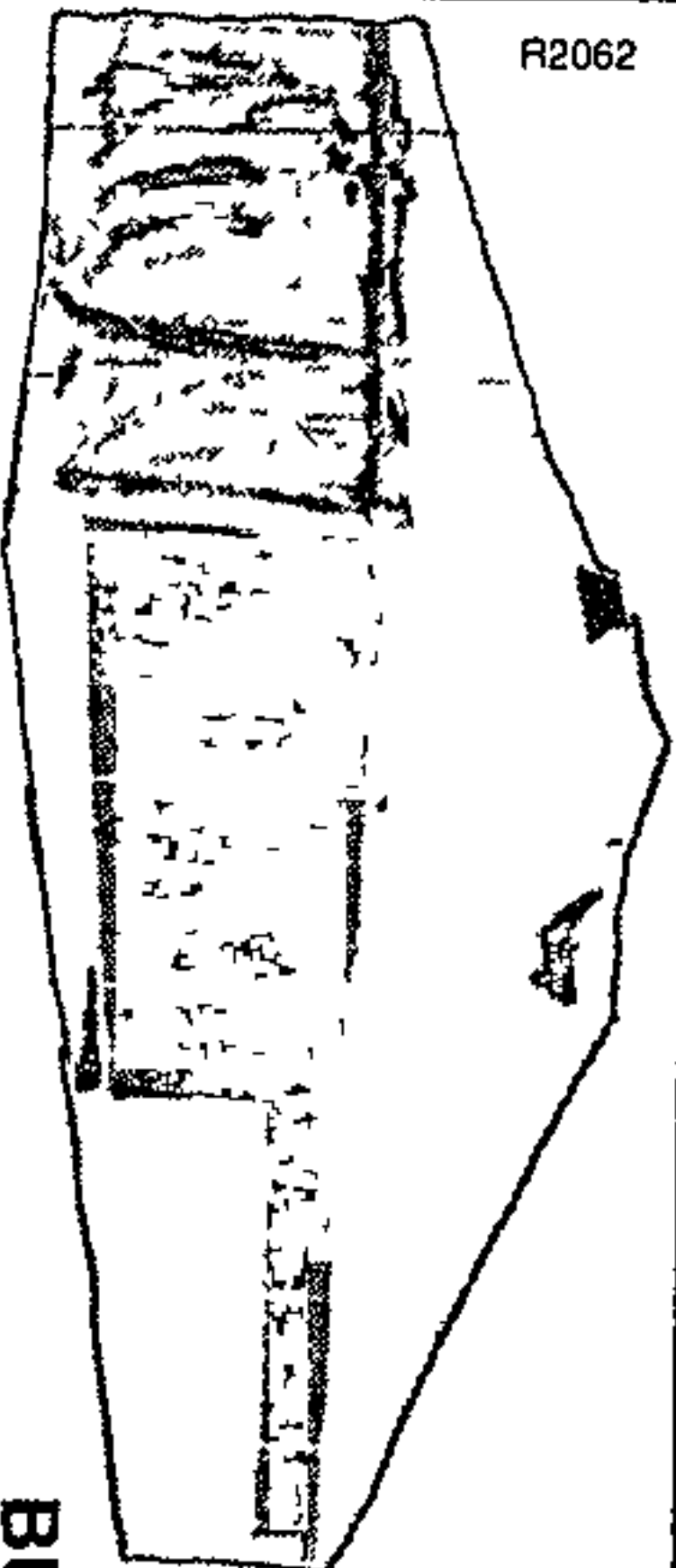
segregation of the inner city and the rise of slum conditions

"However, (this) relationship is not a simple one of deracialisaton leading to inner city decay," they caution "The relationship is complex and requires careful analysis"

They single out the economic status of the newer inhabitants as part of the reason for the decay

They say some African residents were "significantly poorer" than white residents

They put the household income of Africans as "more likely" to be less than R2 000 a month "Since these poor residents earned



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# Slovo doubts housing plan

ET 17/8/94

(123) (127)

Own Correspondent

JOHANNESBURG — Housing Minister Mr Joe Slovo had grave doubts about housing plans proposed by PWV premier Mr Tokyo Sexwale, and was likely to bury the proposals while limiting the damage to Mr Sexwale's public image, government sources said yesterday

Sources said the ministry believed the plan — in which Mr Sexwale has vowed to build 150 000 PWV homes within a year — was unworkable

The building industry could not gear up for the increased demand, there were insufficient skilled workers available and doubts remained about funding

Roughly 51 houses would have to be built every hour if Mr Sexwale was to keep his promise. To date, one unit — a showhouse at the East Rand's Rookop site — has been built since Mr Sexwale's scheme, dreamed up by Stocks & Stocks vice-chairman Mr Bart Dorrestein, was unveiled in July.

Though Mr Slovo plans to establish a joint technical committee to investigate merging PWV plans with the national housing programme to build 50 000 homes a year, sources said this was more a face-saving exercise for Mr Sexwale.

Mr Slovo and Mr Sexwale met in July to discuss the PWV scheme, when they announced that a "committee to carry out the assessment (would be appointed) as a matter of urgency".

The committee's report was to

be presented for discussion in a White Paper by August. The committee's personnel has still to be announced, but a housing ministry spokesman was adamant the committee would be established.

Sources said certain concessions were likely to be made to the PWV premier. This was due to the importance of the PWV to the national economy, the contribution it could make towards solving SA's growing housing backlog and the need to ensure the credibility of the ANC in the region remained intact.

But Mr Sexwale's plan appears to be far from finalised. Life assurance and pension fund companies which are being asked to invest R4,5bn in the creation of a new bank have yet to see the completed scheme.

Slovo 'likely to bury proposals'

# PWV housing plan deemed unworkable

B/Day 17/8/94

HOUSING Minister Joe Slovo had grave doubts about the housing plans proposed by PWV premier Tokyo Sexwale and was likely to bury the proposals while limiting the damage to Sexwale's public image, government sources said yesterday.

They said the ministry believed the plan — in which Sexwale vowed to build 150 000 PWV homes within a year — was unworkable. The building industry could not gear up for the increased demand, there were insufficient skilled workers and doubts remained about funding.

About 51 houses would have to be built every hour if Sexwale was to keep his promise. To date, one unit — a show house at the East Rand's Rooikop site — has been built since the scheme, initiated by Stocks & Stocks vice-chairman Bart Dorrestein, was unveiled last month.

Although Slovo planned to establish a joint technical committee to investigate merging PWV plans with the national housing programme to build 50 000 homes a year, sources said this was essentially a face-saving exercise for Sexwale.

Slovo and Sexwale met last month to discuss the PWV scheme, and announced that a committee would be appointed to carry out an urgent assessment.

The committee's report was due to be presented for discussion in a White Paper this month. However the committee has not yet been appointed. A ministry spokesman said it would be appointed soon.

Sources said some concessions would probably be made to Sexwale, in recognition of the PWV's importance to the

ROBYN CHALMERS

national economy, the contribution it could make towards solving SA's growing housing backlog and the need to keep intact the ANC's credibility in the region.

But Sexwale's plan appears to be far from finalised. Life assurance and pension fund companies, which are being asked to invest R4,5bn in the creation of a new bank, have yet to see the completed scheme.

There is growing frustration among bodies integral to the programme's success. The Council for Construction in SA and the Council of Southern African Banks have not been able to discuss the plan with Sexwale.

The Urban Foundation and the National Housing Forum also recently reported that the building industry was unlikely to be able to gear up for the massive number of houses planned.

The forum said the five-year recession had severely impaired the construction industry's ability to gear up for the delivery of houses, schools and hospitals needed in the reconstruction and development programme. "It is unlikely that the capacity of the industry can be rebuilt in a short time, and we will see sustained growth only in the next two to five years."

African Builders' Association president Cyril Gwala also added his voice to the sceptics. He told a housing and construction conference yesterday that SA did not have trained workers who could produce the envisaged number of homes in a year.

"The training and development of peo-

□ To Page 2

## Housing

ple is a process, not an event. This is one of the reasons I feel that the PWV premier's vision of 150 000 houses this year is not possible," he said.

The challenge facing the building industry to produce the national target of 1-million units in five years would stretch its resources. "A tall order indeed if you consider that our industry produced just over 30 000 units in the past financial year," Gwala said.

Meanwhile, PWV housing minister Daniel Mofokeng said a committee had been set up to marry housing projects initiated under the previous government with those being developed by the PWV legislature.

The 12-member committee would be made up of members of regional government, the regional housing board, development agency Newhco, Stocks & Stocks, the SA Housing Trust and contractors.

● See Pages 3 and 7

From Page 1

## PWV govt

# warns of blitz Star 17/8/94 on squatters

The PWV government yesterday threatened to clamp down on squatters, saying it had been given a mandate "to take firm action against land invasions".

This would enable the provincial government to implement Premier Tokyo Sexwale's plan to build 150 000 low-cost houses in 12 months.

MEC for Housing Dan Mofokeng, who held a meeting with the Transvaal Housing Board, developers and government officials, said: "The government was mandated to take firm action against land invasions, and developers undertook not to promote invasion of vacant land."

Stipulations of the provincial housing plan would be adopted by the housing board, which was handling projects worth some R217 million.

"Our major concern is to ensure that houses which are built in the PWV will satisfy consumers... there is no point in building houses which people refuse to live in," Mofokeng said.

"The developers will go ahead with the first phase while we look at ways to increase the size of homes and explore ways of accessing funding."

It was reported earlier that only one of the promised 150 000 units, a showhouse, had been built — Sapa.



## Slovo 'not about to bury Sexwale plans'

THE Housing Ministry yesterday strongly denied reports that Housing Minister Mr Joe Slovo would "bury the PWV's housing plans" (127)

Recent reports quoted government "sources" as saying Mr Slovo had grave doubts about housing plans proposed by PWV Premier Mr Tokyo Sexwale and would "bury" the proposals while limiting damage to Mr Sexwale's public image

The Housing Ministry said in a statement Mr Slovo was committed to the process agreed with Mr Sexwale, which would investigate merging national and PWV provincial housing plans

The statement said Mr Slovo and the nine regional MECs for housing, who met last Friday, remained committed to rapid progress in creating a sustainable framework for mass housing delivery.

"The ministry rejects attempts to sow division between provincial and national governments." — Sapa

ACT 18/8/94

## Slovo committed to PWV scheme

ROBYN CHALMERS

HOUSING Minister Joe Slovo yesterday reaffirmed his commitment to investigate merging the national housing plan with PWV premier Tokyo Sexwale's scheme to build 150 000 homes in a year.

This followed reports that the joint technical committee being set up to look at merger possibilities was effectively a face-saving exercise for Sexwale, as the Housing Ministry had grave doubts about the PWV scheme. *BIDAY*

Slovo said the committee was expected to have completed its work by next Thursday. "The National Housing Department is therefore not in a position to assess and comment on the PWV plan in detail."

He and the nine regional housing ministers met last week and agreed on a common goal to rapidly create a sustainable framework for mass housing delivery, especially for the poorest South Africans.

PWV housing minister Daniel Mofokeng welcomed Slovo's commitment to discussing the region's plans. He said technical committees from the PWV ministry would meet Slovo's committee next week.

Meanwhile the KwaZulu/Natal government has unveiled a modest housing scheme to build 250 000 low-cost homes in five years at a cost of R8bn, increasing to 1-million units within a decade. *18/12/94*

KwaZulu/Natal local government and housing minister Peter Miller said the province would allocate R4bn of the funding over the initial five-year period, and would look to the private sector to match this input rand for rand. *(1270-1280)*

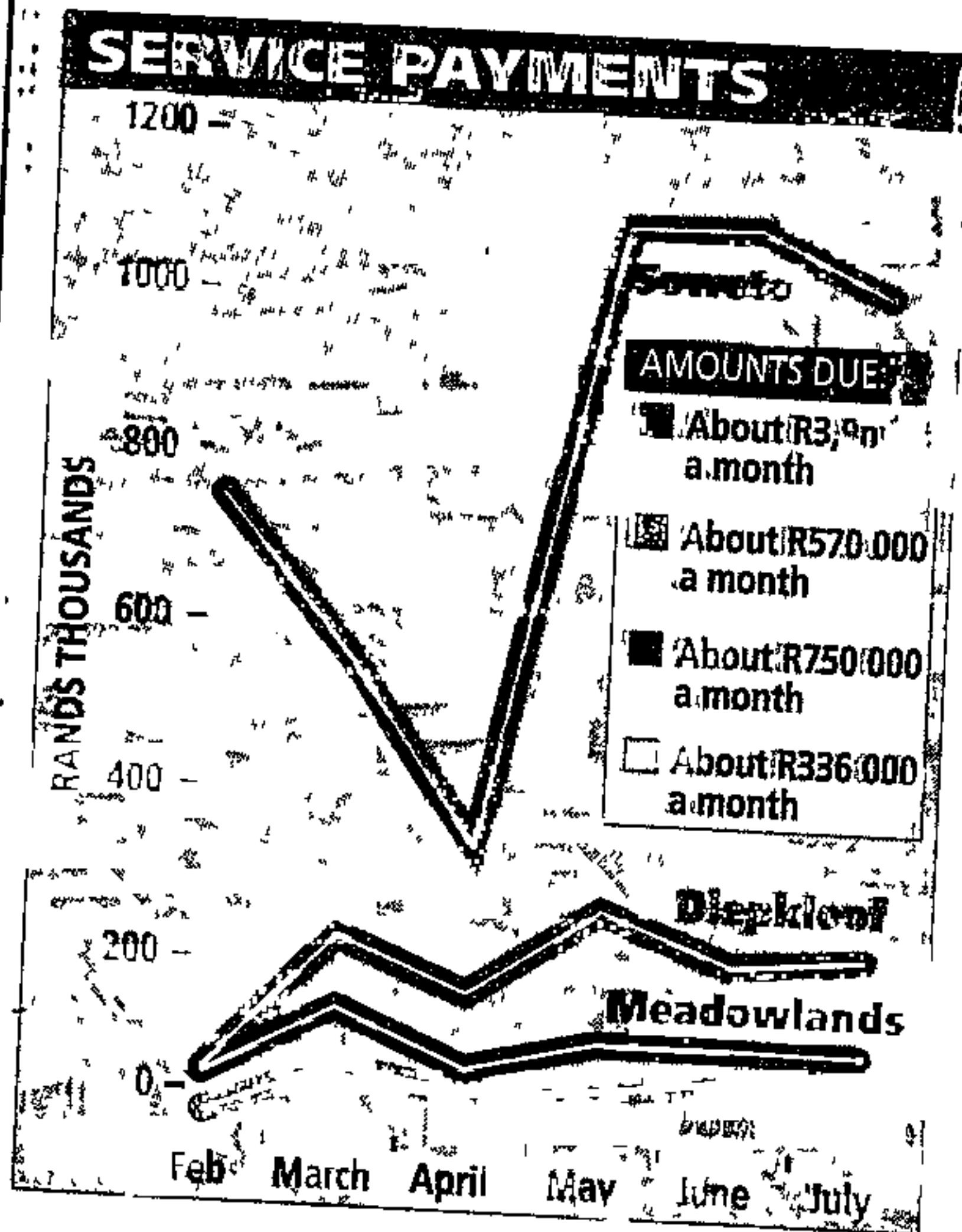
In his first allocation of housing funds to the nine provinces, Slovo gave the highest amount — R291,3m — to KwaZulu/Natal, followed by the PWV with R271,9m.

# Soweto payments up but still low

Star

19/8/94

BY PAULA FRAY  
CITY EDITOR



Service charge payments in Greater Soweto have improved but remain low, with residents in various suburbs paying only between 13 and 40 percent of the total bill

Greater Soweto city manager Howard Veale told delegates at this week's Soweto Services Crisis Committee meeting that the payment of interim charges was imperative in view of the need to use all possible funds towards the Reconstruction and Development Programme (127)

Last month, a mere 13,24 percent — only R99 412 of an expected R751 140 — was paid by Meadowlands residents.

However, in neighbour-

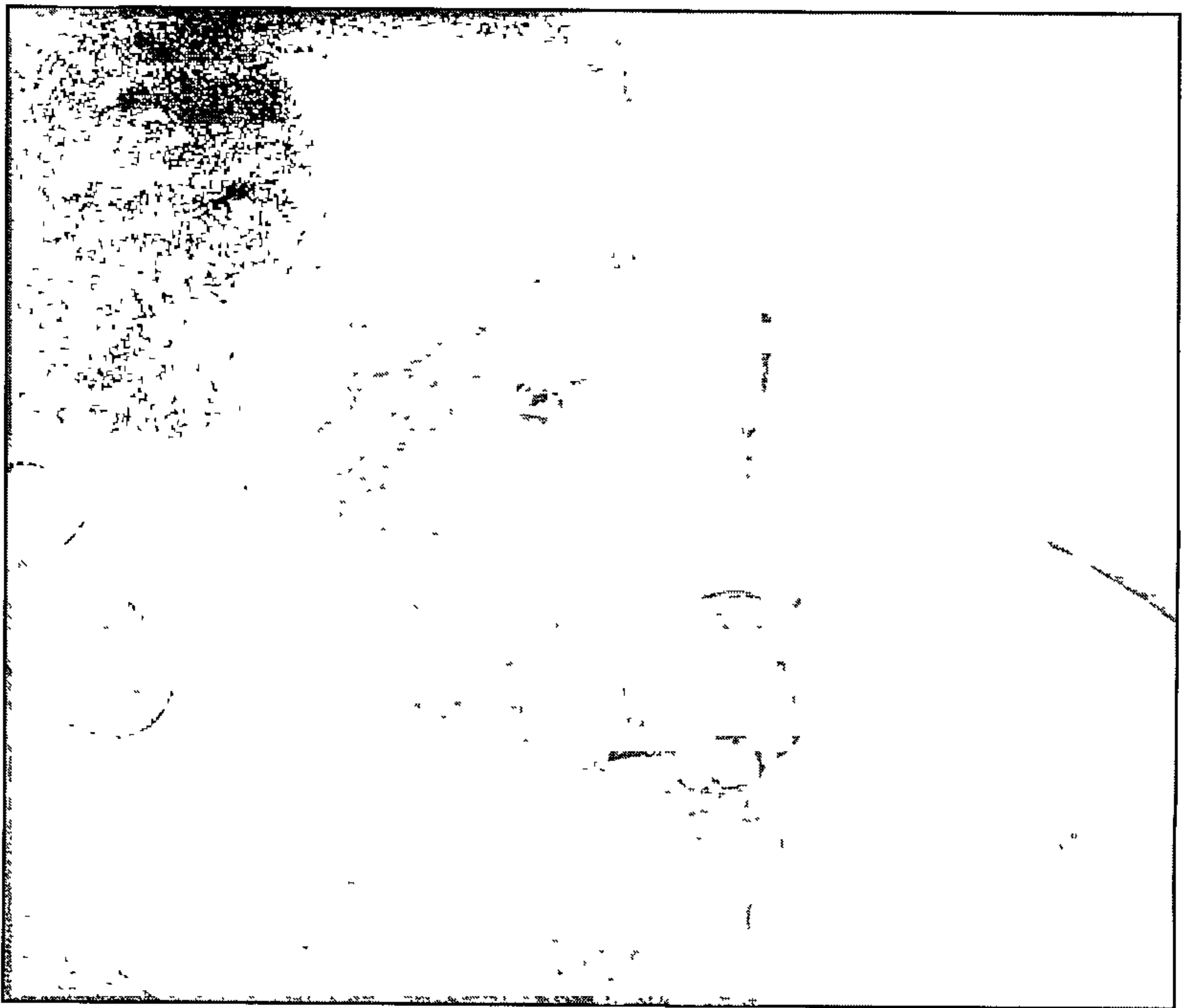
ing Diepkloof R231 270 of an expected R570 105 was paid — 40,47 percent of the total bill

At the same time only a total of 26,16 percent (R1 021 300) of Soweto's R3 904 000 and only 35,12 percent (R117 957) of Dobsonville's R335 850 account was paid

Payments dipped dramatically during the uncertainty of the election month of April when only 7 percent of Meadowlands residents, 8,94 percent of Soweto residents, 30,45 percent of Diepkloof residents and 25,42 percent of Dobsonville residents paid their bills.

Veale proposed that an extended communication programme be delayed until new, legitimate structures — were in place.





Tokyo Sexwale ... energy and enthusiasm.

# Keeping a finger on PWV heartbeat

By Mathatha Tsedu  
Political Editor

*Sowetan 22/8/94*  
**MAMMOTH TASK** Sexwale is determined to build 150 000 houses:

**P**WV PREMIER MR Tokyo Sexwale is a man who bristles with energy and enthusiasm

At the head of the country's most important province, Sexwale is faced with the task of ensuring that the climate in the country is conducive to economic growth

With the Stock Exchange situated in his capital city of Johannesburg, whatever happens in his province affects the economic barometers immediately, sometimes with disastrous effects

He is fully aware of the responsibilities that rest on his shoulders, he told *Sowetan* in a wide-ranging interview at his "other office" in Pretoria last Friday

"When the violence and crime spiral, the notches at the Johannesburg Stock Exchange go down. And that is a disaster. That is why, when we were inaugurated, we set ourselves the task of lowering the heartbeat of the region

"That is why we went out to celebrate the victory in Phola Park, visited hostels, and mingled with our own people in our areas. And you can see it for yourself now how relaxed things are

## Heartbeat has relaxed

"The heartbeat has relaxed, and except for the crime element, we have curbed political violence. This gives us space to implement programmes to uplift our people," Sexwale said

He identified housing as the major issue facing his government, saying 150 000 houses were needed in the province each year. It was for this reason that he had said he expected to build those houses this year

But with only one house standing alone on the East Rand since he came to power over 100 days ago, did he think it was still feasible to meet the target, we asked

"I have not said when that year starts

We presently have no money, no power to decide and allocate resources. Once Central Government hands over power to us, which should happen soon, we will then start. But even if we build only 100 000 houses this year, we will declare that and still say the target is 150 000," he replied (127)

Sexwale said the tendency to judge his government over performance in the first 100 days was "holus-bolus. I think it was wrong even for us to give an impression that we could undo the damage of 300 years in 100 days"

Responding to allegations that black builders were being sidelined with contracts granted to major companies, Sexwale said this was not so

"All the houses we are talking about will be built by the people themselves and black builders. Any white companies that want in will have to donate five percent of their annual gross income to the Community Bank before they are allowed in

"But black builders will not have to do that. We are discriminating in their favour and that is why white newspapers are attacking me for taxing the big white companies. They accuse me of bringing socialism into the programme," he added

He said six show villages had been identified in various parts of the province, including the East Rand, Soweto, Pretoria, the Vaal and West Rand. Stocks and Stocks had only been given a contract to build the show village, he said

These villages would comprise samples of houses that people can then choose from. Once this is done, the house will then be built on the site of the individual concerned

Land was being identified, Sexwale said, and this included private and State

land. Finance was the major obstacle, he said, as half of the homeless people who needed houses did not even have jobs

"To alleviate that, we have two approaches. The first one deals with those who are employed and who earn at least R1 500. For these people, the government will provide guarantees to the financial institutions and also provide the so-called 12,5 percent subsidy

"For the unemployed, we will provide the guarantees to the banks, and provide jobs in the building of the houses themselves. Everything related to the houses will be done on site. Bricks will be made there from 75 plants costing R38 million, windows and door frames will also be made on site, thus creating more than 1 million jobs in five years in this gigantic and historic programme," he said

The materials used in the building will be purchased through a Buyers Cooperative run by the Community Bank, under the chairmanship of former FNB boss Mr Chris Ball

The houses will thus be bought by the owners, and the government will not hand out any free houses, he said

## Devolution of power

But all these plans will await the devolution of power and the finance needed to kick start the programme

The PWV government has thus put a moratorium on land occupation as this interfered with planning. "When people erect shacks, they use their last cents to do that. When you want to provide services and develop the areas you find that you have to demolish these structures and this is not right

"That is why we say people should hang on where they are and give us an opportunity to plan and lay the infrastructure," Sexwale said

# Big contracts for black businesses

Sowetan 25/8/94

By Joshua Raboroko

**E**SKOM has granted big contracts to black businesses to install electricity meters in thousands of Soweto homes (Sowetan 127)

The decision follows an agreement between the company and residents that meters be moved off the streets and into individual properties

Eskom sales and customer service manager Mr Ken Green said yesterday that part of the project would be awarded to experienced larger contractors, and the rest to local contractors

The move was an effort to build the capacity of local business

The company intended providing

■ **ESKOM MOVE** Meters to be

moved off streets and into homes:

Part of the project would be awarded to experienced firms and the rest to local contractors

significant support to these contractors through training to develop skills in materials management, supervision and supplying tools

The first part of the project began towards the end of June and has given temporary work to more than 400 skilled, semi-skilled and unskilled Soweto residents

The work is expected to be completed by December

The second phase of the project is expected to be completed by June 1996

"We realise that we are asking our customers to wait a little longer for the meters to be moved, but we believe they will be patient," said Green

*Thousands will benefit as province races ahead in drive to build homes*

# PWV housing takes

SAEUB

20/8/94

# Off

**SUBSIDIES** for more than 53 000 units approved — and residents will start moving in within months

■ BY JO-ANNE COLLINGE

The PWV has raced ahead of other provinces in getting low-cost housing projects under way, and tens of thousands of local residents can look forward to moving into new homes between April next year and March 1996.

In spite of a crossing of wires between PWV Premier Tokyo Sexwale and national Housing Minister Joe Slovo earlier this year, statistics show that the PWV is certain to deliver earliest on its housing promises.

The province is forging ahead with just one piston of the Slovo/National Housing Forum (NHF) scheme pumping as yet — that is, the project subsidy scheme which offers up to R12 500 per unit

Subsidies for no fewer than 53 415 units in the PWV have been approved by the Transvaal Regional Housing Board

A third of these homes are scheduled to be ready and occupied within eight months and another 60 percent by March 1996.

The PWV quota constitutes no less than 83 percent of the 64 595 subsidised units approved by the board for the whole of the former Transvaal province. And the Transvaal board is certainly outpacing the other three boards in processing applications

According to the NHF, by

► To Page 3

R.T.O.



# NEW HOUSES FOR THE PWV

HOUSING SCHEMES APPROVED BY TRANSVAAL REGIONAL HOUSING BOARD

**Mamelodi** Ext 10 - 1389  
Mamelodi Ext 11 - 1000  
Penaarpoort - 962  
Mahobe Valley - 1218  
Zandfontein - 1200

**Ebony Park** 2700

**Carletonville**: 1579  
(Khutsong - 400, Wedala - 1179)

**Greater Soweto**: 5460  
(Protea Glen - 2400, Protea North Ext 11 - 463, Dobsonville - 509, Soweto Ext 20 - 2088)

**Johannesburg**: 2030 (Leppestown - 230, Bertrams - 28, Goldenvale - 1432, Riverlea Ext - 340)  
**Alexandra**. 2469 (On far east bank)

**Boksburg**: 3360 (Villa Liza - 1260, Vosloorus - 2100)  
**Germiston**: 4336 (Rooikop - 3536, Waderville - 800)  
**Alberton**: 4880 (Mphilisweni, Tokoza - 560, Phola Park, Tokoza - 4320)  
**Brakpan**: 4870 (Tsakane Ext 5 - 503, Tsakane Ext 15 - 1658, Vlakfontein - 1994, Rietfontein - 715)  
**Benoni**: 1128 (in Watville)  
**Kempton Park**: 4897 (Tembisa - 288, Tembisa, Esiziba, Esangweni - 197, Mooifontein - 4412)  
**Springs**: 446 (in Rietfontein)  
**Nigel**: 1524 (Bluegumview, Duduza - 828, Duduza Ext 2/3 - 696)

**Zithobeni** 26

**Evaton**: 4500  
**Sebokeng**: 1100 (in Ext 20)  
**Tshepiso**: 2341 (Between Sebokeng and Boipatong)

**OFFICE GOVERNMENT OF THE HOUSING BOARD**

Frithville 175  
Brits 600  
Rustenburg 2100

Ogies 190  
Midburg 4030  
Lindrina 7517  
Melpurit 1100

Massima 518  
GR

## PWV delivers on promises

◀ From Page 1

the end of July the Cape Regional Housing Board had received applications to subsidise 40 projects. But it had approved only one project, for the supply of 339 homes in Worcester.

The Natal board had received requests to finance 209 projects, but was due to consider these applications only in mid-September. The Free State board had approved seven projects, which would see a total of 2 500 housing units put in place at a cost of R37,2 million.

None of the former homelands or independent territories was covered by the mid-year allocation of housing funds by the central Government. However, the North West province this week announced that it planned to use R50 million of its budget for housing.

Transvaal Housing Board chairman Boet van Straaten said there had been an excess of appropriate applications for the PWV area and the province's initial allocation of R272 million from national housing funds had already been used up. This has

not occurred in any other province, and their unused funds will be carried forward.

Van Straaten pointed out that the coffers in the PWV and elsewhere were about to be replenished. Slovo had allocated only 50 percent of the 1994/5 budget so far and was consulting the provincial MECs for housing to establish acceptable criteria for sharing out the remaining funds.

Van Straaten also noted that not all the subsidies already approved would be paid from the 1994/5 budget.

Subsidies were payable only upon completion of the project and handover of individual units to their owners.

Tafy Adler, head of the NHP's subsidy task team, said a combination of factors accounted for the rapid start in the PWV.

"Both communities and developers are most familiar with the processes here and have been doing this work for some time," he commented.

In contrast, in many other parts of the country "historical neglect" had resulted in a lack of capacity to deliver housing.

Sherrill Nel/8/94

# Full steam ahead for housing in PWV

Stca 29/8/94

■ BY JO-ANNE COLLINGE

PWV Minister of Housing Dan Mofokeng says the Government's confidence in its controversial housing plan has been vindicated and his department can now work without constraint towards its goal of 150 000 homes a year.

Mofokeng was reacting to weekend press reports that a joint technical committee, appointed by the central Government and the province, had effectively given the plan the green light.

The committee concluded that the PWV housing plan was essentially compatible with the emerging national housing policy. It fell squarely within the vision spelt out in a record of understanding negotiated at national level between the Government and the National Housing Forum.

The report forms a closing comment on the supposed row in which Housing Minister Joe Slovo was said to have rejected the innovative

and ambitious housing plan proposed by PWV Premier Tokyo Sexwale.

Slovo and Sexwale admitted they had differences but said they were not sure how serious these were. They appointed a joint technical committee to judge the matter.

## Reports

Yesterday, Mofokeng said he was going only on newspaper reports on the "confidential" report of the technical team. But if these reports were correct, then "we in the PWV can go ahead without any hassles".

He acknowledged that there had been a "slow-down" in negotiations for implementing the plan in the six weeks since the agreement to set up the technical team.

While he and other top housing officials continued to discuss the plan with developers and builders, he said, there was uncertainty about what the committee

would conclude.

The eight-person committee applauded the PWV plan for innovations in relation to linking job creation to housing; instituting ways of making monthly payments on housing loans more affordable, and creating new mechanisms for providing finance to would-be home-owners.

But it also took issue with a number of financial provisions in the Sexwale plan.

It expressed a preference for setting up a national rather than a regional non-commercial housing bank. Sexwale had proposed a regional housing bank to be headed by expatriate banker Chris Ball (127).

The report suggested that Ball should participate in national negotiations on the creation of housing institutions.

The joint committee also warned against using government guarantees to mobilise private financial institutions into lending to lower-income groups.





**Wired . . . children tip-toe across live electricity wires snaking across roads in old Kagiso, where they are illegally connected to homes.**

PICTURE GARY BERNARD

BY PAULA FRAY

The electrification of old Kagiso — where unserved residents embarked on a widespread campaign to "light up" the township with illegal connections — moves into a new phase today when the last official wiring is laid

Already 3 500 of the 5 000 households have requested, and paid R40 for, the official connection, Eskom's Randfontein sales and customer service manager Johan Swanepoel said

The company will also embark on a major drive to encourage residents to buy electricity and Swanepoel expects 95 percent of the township not previously electrified to be lit up by year-end.

## Old Kagiso lights up legally and safely at last

The company has already started a campaign to highlight the safe and economical use of electricity.

This will be a far cry from the situation last year, when residents in old Kagiso embarked on Operation Khanyisa (meaning to provide light in Zulu) (127)

Then, the township was covered in a web of wires as residents simply bought cable and connected these to overhead powerlines. In the streets, children dined with death as cables criss-crossed roads before being rigged up to a house or shack.

Eskom took over providing power to the residents last year and, in October, began an electrification programme. However, there are still a number of houses illegally connected to several wires attached to township substations

Residents surveyed by The Star yesterday all agreed. "It's dangerous"

But most added: "We all pulled from the street"

For Tsholofa Masoba the danger also brings comfort. In her home, her fridge, television, stove and lights are all used be-

cause of Operation Khanyisa.

Her neighbour Lebang Jonas is especially concerned about her children who play in the streets, unaware of the dangers. "We are all worried about it."

They add that just last month there were reports of a child being killed.

There have been unconfirmed reports of several deaths during the past few years, especially when power was still in the hands of the local authorities, according to Swanepoel. He said illegal connection brought with it the danger of electrocution, overloading and subsequent fires

However, he added, all the illegal connections would be removed by mid-September.



# PWV housing 'can get going'

THE PWV's massive housing plan could now proceed unhindered as all uncertainties had been removed, PWV Local Government and Housing MEC Dan Mofokeng said yesterday.

Mofokeng said in Johannesburg that the plan was not ambitious, but was "scientific and workable".

The housing plan - which the PWV government intends should deliver 150 000 houses annually - has been approved by a Joint Technical Committee appointed by PWV Premier Tokyo Sexwale and Housing Minister Joe Slovo.

Mofokeng said his ministry would establish a provincial housing board within one month.

As a first step, show houses would be built in all six sub-regions of the PWV. These houses would be completed before the end of October.

New approaches to housing finance would be examined. Plans to establish a national community bank would be explored further.

Mofokeng expressed the hope that construction of the first houses would begin sometime after October.

The government believed the plan could only succeed if the government, the private sector, communities, labour and the media worked together.

Mofokeng said the houses would sell for between R25 000 and R30 000, and buyers would repay about R200 a month to service their loans. About 80 percent of applicants were earning less than R1 400 a month.

Quality control would be ensured throughout the building of the houses to prevent the sort of criticism levelled at past building projects. The plan was a government one and no construction company had been given the tender to build the houses - Sapa.

# Uncertainty hangs over financing of houses

A QUESTION mark hangs over the financing of the PWV's housing plan to build 150 000 homes within a year following the recommendation by a joint technical committee that government should avoid putting up guarantees. *Biday*

PWV housing minister Daniel Mofokeng said at the weekend the housing scheme could proceed as the committee, set up by PWV premier Tokyo Sexwale and Housing Minister Joe Slovo, had approved the plan.

But no official comment has been forthcoming from the National Housing Department on the report, and it is believed that senior department officials are still examining the committee's recommendations.

The report welcomed the PWV scheme, but said government should avoid putting up R750m in guarantees to mobilise private sector finance. *6/19/94*

It also talked of the need to set up a national financing organisation rather than the regional bank envisaged in the PWV scheme.

The national financing entity is being considered by a joint technical committee set up by the National Housing Forum and government.

Committee joint co-ordinator Johan de Ridder said a workshop would be held this week to discuss the formation of a "utility corporation" rather than another national retail bank. *(127)*

The original PWV plan called on life insurers and pension fund companies to invest R4,5bn in the formation of a new regional bank with government guaran-

ROBYN CHALMERS

tees underpinning the investment.

Life Offices' Association investment development unit MD Peter Barbe said the organisation was still holding discussions with the PWV on the question of the life industry providing finance for the plan. No decision had yet been taken, he said.

Analysts described the committee's report on merging the national and PWV housing schemes as a workable compromise which, they said, would allow government to get on with the task of housing the country's masses.

BMI building research strategy consulting unit MD Llewellyn Lewis said a recent survey of the formal and emerging construction industries had shown support for the PWV scheme, although many believed it was unrealistic.

Respondents said they believed 35 500 low cost homes could be built this year, increasing to 133 000 by 1998.

"The building industry is taking Sexwale's housing plans seriously, even though respondents don't believe he will achieve his target of 150 000 homes in a year."

"What is indicated in this response is that a phased programme of housing delivery is regarded as feasible."

"It is the first concrete realisation by the industry that government and the provincial premiers are serious about delivering on the housing promises made in the reconstruction and development programme."

# Housing may be delayed — Sexwale

Biday 7/19/94

NOMAVENDA MATHIANE

PWV premier Tokyo Sexwale yesterday backed down from his assertion that 150 000 houses would be built in the province within a year and said construction would be undertaken when the necessary funding became available (127)

The houses would have to be built eventually, but it would not matter whether they were all completed within a year, he said in reply to a question during yesterday's sitting of the PWV parliament.

Sexwale launched another attack on the Press during question time, saying he was opposed to "gutter" journalism of the type that vilified Trade and Industry Minister Trevor Manuel for taking a transatlantic

Concorde flight when Finance Minister Derek Keys had also been on the plane

He also criticised Sowetan editor Aggrey Klaaste for saying he (Sexwale) had awarded the PWV housing contract to Stocks & Stocks when all he had done was ask the company to draw up a formula to tackle the housing problem. This formula was approved by the provincial cabinet.

He said contracts to build houses in the province would be awarded to small building contractors who were in the past unable to tender for such large undertakings

□ To Page 2

## Sexwale

Biday 7/19/94

□ From Page 1

On the question of the feasibility of the scheme, he said if the past government could build 40 000 houses in 18 months for white veterans returning from the Second World War, his government would employ 80 000 people to lay bricks daily. (127)

He also said companies which dealt with building material such as steel and cement would have to sell to the contractors at "international prices".

"No one will make profit on people earning below R1 500," he said.

Other issues discussed by the parliament included a new name for the PWV region. A committee led by the PAC's Bennie

Alexander was told to produce a name that would unite and identify the province's people.

This committee would have to consult the community and report back to the assembly by October 31.

Another committee led by Juliana Coetzer (NP) was mandated to look into the provincial language policy.

Education minister Mary Metcalfe said the language policy was about the rights of speakers of languages. Every government department had a responsibility to ensure that all information regarding its activities was accessible to the public.



# Blockade by 500 follows cutting off of electricity

Star 7/9/94

BY ANNA LOUW  
EAST RAND BUREAU

About 500 residents blocked entrances to the township of Reiger Park this morning to protest against Boksburg municipality's decision to cut off electricity to anyone who has not paid their account.

Today is the deadline laid down by the municipality.

Police were called to the scene to restore order after electrical meter boxes were smashed and protesters went on the rampage.

A Boksburg fire department spokesman said two armoured rescue vehicles were dispatched to the scene.

However, at the time of going to press no reports of in-

juries had been received

Boksburg's acting town clerk, Robert van der Merwe, said his council had done everything in its power to accommodate people and allow them time pay off their water and lights accounts.

He added that the council had sympathy for the unemployed in all its communities. Nevertheless, "ratepayers are now saying that the issue is no longer political and if people in other communities do not pay their bills, why should they honour theirs?"

He emphasised that yesterday electricity supplies were also being cut off in some of the white suburbs where accounts had not been paid. Reiger Park has a population of around 30 000.

(127)

# Police, protesters hurt in skirmish

JOHANNESBURG — Protesters were injured yesterday when police fired teargas and rubber bullets outside the Reiger Park administration building

About 1 000 residents of the township were protesting against the Boksburg city council's decision to cut off the power supply of residents who were in arrears

Police said the demonstrators threw petrol bombs and stones at the building. Six members of the internal stability division were injured

The protesters marched on the building about 9am, causing damage of R7 000 when they broke down the fence. A minibus was also damaged

They barricaded a nearby road preventing people from

going to work, police said

Although the protest halted the cut-off planned for yesterday, the council would cut their electricity supply today

"A few hundred other electricity consumers who had not paid up, had their electricity cut off yesterday in accordance the council's decision," acting town clerk Mr Robert van der Merwe said

Last night, PWV spokesman Mr Ronnie Mamoepa said a temporary halt to electricity cut-offs in Reiger Park had been agreed to in talks between the city council and PWV Housing Minister Mr Dan Mofokeng

However, Mr Van der Merwe said earlier yesterday he had not given an undertaking to stop the cut-offs — Sapa

CT 8/9/94

(127)



Residents flee for cover as police fire teargas and birdshot in Reiger Park.

## Ten injured in protest march

*Sowetan 8/19/94*

### **Sowetan Correspondent**

AT least 10 people were injured yesterday when police and angry Reiger Park residents clashed during a protest against threatened electricity cuts by the Boksburg Town Council

Police used rubber bullets and teargas outside the council offices where thousands of residents had gathered. Four of the injured were taken to hospital.

East Rand police spokesman Lieutenant Deon Peens said police were guarding the Reiger Park municipal offices after they were petrol bombed.

He confirmed police had fired rubber bullets and described the situation as volatile.

Negotiations began at the council offices

yesterday morning as the angry residents gathered. Two petrol bombs landed inside the offices and police on two occasions fired rubber bullets. At least one of the bombs exploded, but a small fire was extinguished.

Residents said the council had been overcharging them for electricity.

"I have had a R1 000 bill for lights," said Gail Speelman.

Boksburg's acting town clerk Mr Robert van der Merwe said he had received a call from NP MP Mr Jac Rabie, who indicated that he was prepared to fly from Cape Town to diffuse the situation.

"My council, however, is firm on the decision to carry out the cutting of electricity supplies to people who fail to pay their accounts," said Van der Merwe.

(127)



# The builder who came up against a **BRICK WALL**

SI Times

11/9/94

(127)



**HIGH-RISK HOME** .. Themba Sibande's shack at Thembalihle, an area threatened by sinkholes Picture: JAMES SOULLIER

**Government wants  
to build houses.**

**KEVIN DAVIE profiles  
a builder who could  
build his own house,  
if only . . .**

**T**HEMBA Sibande builds houses, but lives in a shack

Recommended as a builder by friends, he has done an expert job for me in renovating my outbuildings

So it was surprising to learn that Mr Sibande, who takes on up to three building jobs employing perhaps 15 people at a time, lives in a squatter settlement

The government has given housing provision major importance in the reconstruction and development programme (RDP), here is a man who does not need the government to build him a home, yet he stays in a shack

His story captures much of the challenge and frustration the government faces as it attempts to redress policies which were deliberately designed to keep blacks out of SA's urban areas

Mr Sibande moved to the PWV in the early 70s and has steadily worked his way up to a self-employed building contractor.

Until four years ago he was living in a Zozo hut in the backyard of an aunt in Meadowlands, Soweto

Then he moved (with Zozo hut) to the Thembalihle squatter camp which had sprung up in Lenasia, south of Johannesburg. He figured he was getting too old not to have a place of his own

The camp now houses 24 000 people and is well served by nearby schools, creches, a clinic, a hospital, postboxes, and payphones. But there is no refuse removal, toilets are a hole in the ground and while there is piped water, there are insufficient taps



raising expectations His private sector advisers — in a position to know better, yet who sold the pie-in-the-sky — have a lot to answer for

The underdevelopment problem is acute and glib "we will build 150 000 houses" promises do not help

Far better is to introduce maximum flexibility, identifying with communities their most pressing needs and fixing what can be fixed before moving to the next problem

One leading businessman tells me this approach has been successfully implemented in Mexico's RDP

Thembalihle residents support this approach They have worked out their own RDP which calls first for sites, then water and sewerage They will in the meantime start building using the numerous bricklayers, plumbers, carpenters and plasterers among the residents

Next comes the electricity, then the tarred roads, and so on

**T**HE community will agree beforehand on a choice of five or six house plans "We don't want the area to look like a rural slum," says Mr Bovu

There are also plans to create jobs through a brick-making plant, vegetable gardening, tarring roads and chicken farming

The residents want to upgrade the community centre A slogan on a wall of the centre, partly obscured by election posters, says "Liberation Now, Education Later"

The children are back at school and unemployed residents (about 40 percent have no work at all) tend their vegetable gardens

Mr Sibande says he could build two rooms almost immediately and the rest of a four-roomed house over the period of a year While some residents have already built brick homes, he is reluctant to start building before the status of the area is settled

Development at Thembalihle (meaning 'not to lose hope') appears ready to go, but for the urgent problem of the dolomite

Intraconsult's Mr Hall says the Thembalihle people should be encouraged to move He says the rains are coming, once again bringing an increased chance of sinkholes, which, in parts of this area, could be large enough to swallow several families at once

Father-of-five Themba Sibande says the high-risk dolomitic areas have been identified and he is on safe ground

But it is clear that he lives in no man's land, trapped between an unacceptable past and a better future which is yet to begin

**W**HILE some squatter camps have the status of "formal" informal settlement, Thembalihle is an illegal settlement In the past it would have been bulldozed, now the authorities assist by supplying water and (in cases) portable toilets

But Thembalihle's real problem is that it is on top of high-risk dolomite

A geotechnical survey in 1992 by Intraconsult found that less than 12 percent of the area was sufficiently stable for housing development

One part of the camp, zone four, was found to be sufficiently hazardous that sinkholes could form at any time

Shack dwellers were moved from zone four, but new inhabitants have taken up residence

The risk put Thembalihle residents in the front of the queue for alternative land After months of deliberation with authorities, nearby land at Devland was identified as suitable to relocate them

But the land was invaded earlier this year by other homeless people before they could move in, the invasions

getting much media coverage and creating a headache for local government

Thembalihle residents have now decided to stay put. The charismatic young chairman of the residents association, Dan Bovu, says discussions about the move took three years and came to nothing They want government subsidies and grants to develop the area

There is suspicion among residents that the geotechnical report is designed to make them move from hard-won land where many of the services they need are close at hand

The settlement is, after all, surrounded by upmarket Indian homes not more than a stone's throw from the shacks And, residents point out, the big rains came and went last year without any problem

But cracks have been developing in the area and, says one official, at least two potential sinkholes have been identified

I asked one consultant about the morality of housing people on dolomite He replied that there were more risks in crossing Eloff Street

Intraconsult's Graham Hall says he would not build a home for his family on this land. He says local authorities will also be reluctant to invest scarce funds in developing the area because of its potential instability

**A**ND, should the community develop sufficiently to potentially attract private sector money, there is little likelihood that banks would advance loans because of the high-risk dolomite

The community reaffirmed at meetings last week that they will stay put, and are in discussions with local authorities

The Transvaal Provincial Administration had jurisdiction until July 1 Now the PWV government is involved but only as a facilitator while it waits for central govern-

ment to devolve powers.

Rural and Urban Development Minister Sicele Shiceka has had meetings with the Thembalihle Homeless Residents' Association, but in a week of phoning and faxing I have not been able to get answers from Mr Shiceka

Thembalihle will fall under the jurisdiction of the Transitional Metropolitan Council (TMC) when it begins life later this year

Inquiries to this council were referred to the now-dissolved Central Witwatersrand Metropolitan Chamber (CWMC) The CWMC's Vic Milne says that while it had no real powers, the TMC will have full local government powers He expects the council will begin functioning on November 1

A spokesman for the PWV government says an official report on Thembalihle is being prepared for Mr Shiceka This report will be submitted to Mr Shiceka "soon"

PWV Premier Tokyo Sexwale finally backed down this week on his claim that 150 000

houses could be built in the PWV this year If the plan had been implemented Mr Sexwale could have met Thembalihle's housing needs in just 10 days

But, sad to say, the plan was never more than pie-in-the-sky, calling for R1-billion in guarantees from the PWV government alone The government just doesn't have this kind of money

But Mr Sexwale should not shoulder the blame alone for



# Eskom to pull plug on defaulters

Star 11/1/94

■ BY BONGIWE MLANGENI  
CITY REPORTER

Eskom is to resume electricity cut-offs to Soweto residents who have not paid their electricity bills since the boycott ended, the company announced yesterday

The cut-off is aimed at customers who never paid their monthly flat rate of R33,80 which

applied to customers until December last year, said Eskom sales and customer service manager Ken Green (127)

An agreement reached by Eskom, the ANC and the Soweto Civic Association had been only partially successful, said Green

SCA president Isaac Mogase said the association was still having discussions with Eskom and the ANC

# Last chance to settle electricity accounts

Soweto

13/9/94

SEPTEMBER DEADLINE Soweto

By Mongadi Mafata

## Residents face cuts by Eskom:

temporary three-month reprieve for June, July and August

But residents were required to pay the September account

Angry residents at the meeting said they wanted to pay a flat rate of R45 which they had been paying since Eskom had taken control of the electricity supply in Soweto.

However, Mogase told residents they had to pay for electricity they had consumed. He did acknowledge that residents had a problem with the exorbitant bills from Eskom (127) "We don't know how Eskom comes up with the figures because we have never seen meter

readers anywhere near the newly installed meters," he said.

Residents questioned the circumstances surrounding the situation at local schools following the "expulsion" of headmasters and principals last week

The secretary of the Diepkloof branch of the South African Democratic Teachers' Union, Mr Smit Maisepe, reassured parents that teaching would continue despite the absence of principals

He said the expelled principals had failed to account for money donated by several businesses and had not wanted to disclose the names of the companies.

**G**REATER Soweto residents have been warned to pay their September electricity bills, or face having their supplies cut off

The warning was made by Soweto Civic Association chairman Mr Isaac Mogase in his address to more than 1 000 people at a public meeting in the Diepkloof Hall at the weekend

Mogase said the civic association had negotiated a three-month reprieve for defaulters on electricity accounts with Eskom

Other matters on the agenda at the meeting were the high cost of electricity, the education crisis and the high crime rate in the sprawling township

Mogase said his association had negotiated a



**P**WV premier Tokyo Sexwale's recent admission that the region will not be able to build 150 000 homes within a year comes as no surprise — it has been widely acknowledged that this simply cannot be achieved. But Sexwale's concession is a critical one on a number of levels, and is indicative of the national negotiations under way.

Provincially, there have been growing reports that communities have been scrapping or postponing viable housing schemes — most financially backed by development agencies — as they believed Sexwale would deliver homes on a platter.

This was one of the biggest dangers engendered by the PWV housing scheme. It raised levels of expectation to such an extent that the failure to deliver to scale could have caused mass dissent and possibly violence.

Sexwale has tackled his task as premier of SA's most economically important region with energy and enthusiasm. But in the rush to get things done he probably did not research and consult quite as broadly as he should have.

He had a vision and a desire to house the PWV's homeless. But housing is a highly emotive and political issue — and Sexwale was an easy target when measured against the more conservative and realistic goals set by the politically seasoned Housing Minister Joe Slovo.

**T**he debate between Slovo and Sexwale over the PWV housing scheme has taken a number of interesting twists, not least of which is the report from the joint technical committee set up to ascertain the viability of merging the regional plan with the national one.

Both Sexwale and PWV housing minister Daniel Mofokeng have hailed the report as an affirmation of the validity of the PWV housing plan, and Mofokeng says show houses will go up in the PWV's six subregions.

Their interpretation is debatable. The report praised elements of the plan such as linking job creation to housing delivery. But it said government should not provide loan guarantees for this scheme as requested,

15/9/94  
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**A new housing vision gradually begins to emerge**

**ROBYN CHALMERS**

national scheme for financing low-cost housing.

Slovo's Housing Department has been silent on the issue, for a number of reasons. There are signs that it does not view the matter as the most pressing on its agenda and it is also clear that Slovo wishes any future tussles to take place behind closed doors.

The report has been described by analysts as a workable compromise. Committee members say it is a flexible document and negotiations are continuing, particularly on how the scheme will be financed now that government will not put up the requested R750m to fund loan guarantees, and a provincial community bank is no longer on the cards.

Members say a number of proposals are being considered, including a curious plan to fund the programme without government guarantees. This may not be as bizarre as it sounds — it relates to a method of splitting the national R12 500 individual subsidy so that a portion, say R5 500, is used as the basis of the guarantee.

Mofokeng will establish a provincial housing board this month, and national government subsidies will be used to finance the PWV scheme until another method is developed or international funding is secured.

The plan obviously cannot be implemented on the original scale

limited, and more than half the money available to provinces has already been allocated — another reason for Sexwale's scaling down of the number of homes.

Flexibility has become the order of the day in terms of housing. The national housing programme is in a state of flux, with Slovo's housing summit being shifted to October to

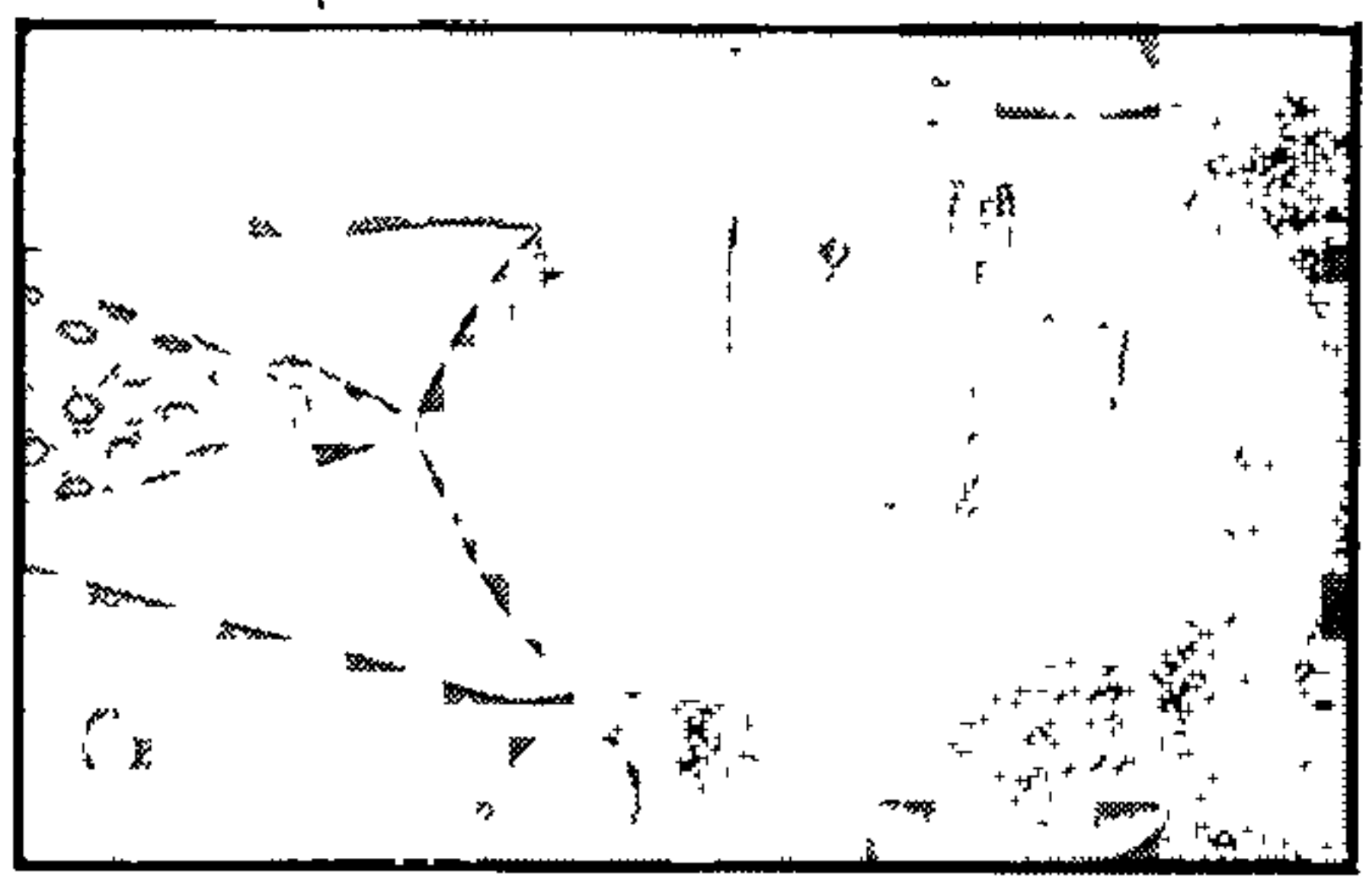
allow more time for consultation on policy matters. A new housing programme will probably be agreed on within weeks.

One of the biggest obstacles facing the national scheme was apparently overcome when agreement was reached at the end of last month on the provincial assignment of powers in the housing field. While sources say there is still much debate and infighting going on, they believe the powers will be assigned fairly soon.

Slovo has adopted a policy approach which revolves around "incremental housing" — involving a "starter home" which can be added to in stages.

Millions of South Africans are relying on government's housing subsidy, which is being expanded to become more flexible. Slovo wants to turn the necessarily meagre R12 500 subsidy into something which goes beyond site and service. He realises people living in poverty — more than 65% of the population — cannot afford a home of even 48m<sup>2</sup> to 50m<sup>2</sup>.

He will have to focus initially on those who can muster the resources for a starter home, and provide technical assistance to people when they can add to these houses. Incrementalism will need mechanisms to ensure that building materials remain affordable to these people, and this has taken the form of a social compact. While most major manufacturers have a need to the corn fact there



are worrying, new evidence reports that smaller companies are raising prices way above inflation levels.

The incremental approach is closely linked to Slovo's biggest problem now that the provincial issue seems to be dying down — drawing the banks back into the low-cost housing market and making available credit to poorer sectors of the population. For them, "incrementalism is going to be the only way out of the housing quagmire", he says.

Slovo is adamant there is enough private sector money in SA to finance housing, and that banks have a social responsibility in this field. The banks are willing to take the plunge, so long as they are not taking undue risks with shareholders' and depositors' money.

Slovo's negotiators are director general Billy Cobbett and Johan de Ridder, who is jointly heading up the National Housing Forum committee looking into establishing a national housing bank. Their talks with the Association of Mortgage Lenders are reportedly making some headway and a scheme tying savings to home loans is being discussed.

A new definition of bankability is being formulated, but there are potential problems with the banks' requirement that construction companies offer 10-year warranties. This would be to avoid loan defaults caused by owners' unhappiness with building quality.

Banks say they are no longer prepared to bear the brunt of this unhappiness, and it is time builders took responsibility for shoddy work. But builders maintain that 95% of defects appear in the first year, and are offering only a three-year warranty.

**A**lthough the housing programme is by no means complete, Slovo and his team are methodically eliminating the obstacles.

One worry for the banking industry and other interested parties on whom Slovo has made a strong and favourable impression is the state of Slovo's health. He is being treated for cancer.

If Cobbett and De Ridder can come to a compromise with the banking industry, and squabbles with the provinces are sorted out, SA could well have a new housing programme by next month in the form of a draft White Paper.



Looting, stone throwing and burning barricades

# Rioting in townships

Star 15/9/94

## STAFF REPORTERS

Thousands of angry residents of "coloured" townships around Johannesburg took to the streets today, setting up burning barricades, stoning peak-hour traffic and stopping people from going to work. Members of civic associations and residents who support them began the protest at about 4 am. They are demanding that their areas be given the same service concessions as Soweto.

The civics of Westbury, Newclare, Bosmont, Waverley, Eldorado Park and Noordgesig said coloured areas had been discriminated against, and demanded a flat rate for services and rent equivalent to that of Soweto — about R45 a month — and the scrapping of all electricity arrears. Noordgesig demanded that the area be merged with Soweto. Johannesburg Traffic Department spokesman Eric Hill said the protesters had blocked roads, set tyres alight

## CIVICS and angry residents demand same concessions as Soweto on services, rents and debts

and prevented people leaving certain areas. There had been several incidents of looting and stone-throwing, especially in the Maraisburg area. Main Road in Newlands was blocked by the traffic depart-

ment when residents began stoning peak-hour traffic. In Fuel Road, Westbury, burning barricades were set up and members of the Internal Stability Unit were stoned as they drove through in armoured vehicles. Teargas was used on several occasions to disperse crowds. The Rev Evelyn Naicker, speaking from the Westbury-Newclare recreation centre this morning, said the action was called for by civics. He said the situation was not com-

pletely out of control, but could be soon. Naicker said there was a large police presence outside, but they were keeping a low profile. He was gathering all the leaders of all the different groups together to try and reach some agreement, and to try and convince the protesters to allow the movement of people in and out of the area. SAPS spokesman Lieutenant Jan Combrinck said the police "would not tolerate this behaviour. They are burning tyres,

erecting barriers, intimidating residents and throwing petrol bombs at police," he said. "They do not even have permission for a peaceful demonstration and we will arrest them if we have to." A resident of Noordgesig, afraid to identify himself, said that computers had been dragged from taxis and buses this morning. "We are being forced to support them even if we don't, and people are afraid to leave their homes."

127

# Housing move puts PWV well ahead

THE PWV is set to become the first province to establish a restructured housing board, which will put it even further ahead of its provincial counterparts in delivering homes

PWV housing and local government minister Dan Mofokeng will meet a wide range of interested parties today in a bid to establish a provincial housing board for the PWV.

The Housing Amendment Bill, tabled earlier this year, paved the way for the establishment of nine provincial housing boards to replace the existing four regional boards

Mofokeng advertised this week for nominations for the new board. In terms of the Housing Amendment Bill, the new board will consist of 18 members selected from three groups

These groups were suppliers of

ROBYN CHALMERS

housing, regulators or provincial political parties, and consumer interest organisations. Mofokeng said the session today would determine the process and timetable for the establishment of the board

Transvaal regional housing board chairman Boet van Straten welcomed the proposed establishment of the new board. He said the regional board had to date made significant progress in approving subsidies.

It had given the go-ahead for subsidies for 63 000 homes at a cost to the fiscus of R662m. A third of these homes should be built and occupied by April next year and the remainder were scheduled for completion in March 1996

(127)

# Protest at 'coloured discrimination'

JOHANNESBURG • — Residents of predominantly coloured suburbs here demonstrated yesterday against alleged discrimination by the government

They demanded that they be charged a flat rate of R45 a month for domestic services and that arrears be written off — as promised to Soweto

residents

While two protest meetings ended peacefully with prayers, a crowd in Westbury threw stones and erected burning barricades

The organiser of a rally at Newclare stadium, Mr Shahnem Ishmail, announced a rent boycott to start at the end of the month

About 400 Noordgesig protesters marched to Soweto to declare their solidarity with the people there

Meanwhile, Mr Ishmail led marchers to Coronation Hospital to press for the restoration of community clinics

In Westbury about 2 000 protesters threw stones at police

Police spokesman Captain Govindsamy Mariemuthoo said protesters opened fire on police about 6 30pm

Police had returned fire with birdshot, slightly wounding three people

PWV Safety and Security Minister Ms Jessie Duarte said the rent office in Westbury had been burnt

The ANC's PWV deputy general-secretary Mr Obed Bapela said coloureds had not been excluded from the plan to write off electricity account arrears

Regional Local Government and Housing Minister Mr Dan Mofokeng had been asked to negotiate a flat rate for all communities — Sapa

(127)

21/10/91



# ■ GROWING PAINS *People are angry*

*because there is no liberation dividend:*

(127)

By Anton Ferreira

**P**RESIDENT NELSON MANDELA'S African National Congress, long accustomed to leading protests against former white rulers, is now struggling to deal with protests against itself.

A sense of *deja vu* gripped South Africans last week as smoke billowed from burning barricades and public buildings in tense townships and police opened fire with birdshot to disperse violent demonstrators.

In mixed-race coloured areas around Johannesburg, residents were demanding the same concessions on rates and taxes that have been extended to blacks.

The demonstrations were the latest in a series of protests on a variety of issues that have included a truck blockade of major arteries, forced expulsion of headmasters from black schools and the taking of government officials as hostages.

"There's a myriad issues that are making people frustrated and upset," said Wim Boooyse.

Booyse is a policy analyst at the Northern Transvaal Chamber of Industries.

"The problem is that the ANC has a majority in Parliament but they don't have real power yet—they don't have control at local level.

"People on the ground are angry because they're still being treated as second-class citizens. It is a breeding ground for extremism."

## **Culture of governability**

*The Star* said in an editorial that a culture of ungovernability was becoming the order of the day.

"It is becoming a pattern which left unchecked might spread throughout the country and turn ours into a society of anarchists," it said.

"The Government should take the lead in telling the masses that the new times we live in demand new responses."

Mandela himself issued a warning over the weekend that his Government would

not tolerate protests that went too far.

"The setting alight of public property as we witnessed recently is an act which if not ceased forthwith, will prompt the Government to consider actions to ensure that this does not happen again," he said.

Mandela was speaking at a rally in the northern Cape town of Springbok.

"We have to stop looking at ourselves as the opposition.

Our militancy must be rededicated to improving production and the creation of more job opportunities," he said.

The ANC, which won South Africa's first all-race elections in April with 62 percent of the vote, called frequent general strikes and mass marches in the run-up to the poll.

Last week ANC officials condemned the same tactics when used by disgruntled coloureds, saying enemies of the Government were trying to undermine post-apartheid reconstruction.

*Business Day* said recent protests were symptoms of a deeper malaise.

## **Managing the expectations**

"Mandela's Government has so far done a reasonable job of managing the expectations aroused by its election but the belief of people in many sectors that they are due a liberation dividend is far from over," an editorial said.

"The miracle election which filled Parliament and provincial legislatures with new faces, new policies and new hopes has to some extent failed ordinary people because democracy must mean more than a vote every five years."

Booyse described the protests as the growing pains of democracy.

"We need to create middle ground between people's expectations and the ability of the Government to meet those expectations," he said.

Booyse said the perceptions of investors about South Africa's stability had improved dramatically since the elections.

"In terms of investment risk, South Africa has dropped from near the danger zone to somewhere close to the ideal zone," he said - *Sapa-Reuter*

**NEWS FEATURE** *Frustrated citizens use ANC's distablisising tactics to fight Government*



Some of the Westbury residents who heeded a stayaway in coloured townships around Johannesburg.  
PIC. LUCKY NXUMALO.

# Testing new democracy



# Police, protesters clash as stayaway turns violent

JACQUE GOLDING

THOUSANDS of residents from coloured suburbs southwest of Johannesburg confronted police at barricades erected during yesterday's one-day stayaway to press for a R45-a-month flat rate for municipal services.

Sapa reports that police last night reported five injuries in a clash between Westbury residents and police. Police spokesman Capt Govund-samy Marimuthoo said protesters opened fire on police at Robert Currie. Police returned fire with bird shot, wounding three people. Two policemen were injured.

Three people, including a child, were allegedly injured in other incidents, and a rent office was burnt down in Westbury.

The stayaway call, made by the Southwestern Joint Civics Association, received more support than expected, a spokesman said.

Areas affected included Westbury, Newclare, Bosmont, Waverley, Eldorado Park and Noordgesig.

In Eldorado Park, youths were seen rampaging through the streets, throwing bricks. In Coronationville, residents said police were seen shooting rubber bullets and had set their

Jessie Duarte said more police would be deployed in the affected areas. She said Westbury was tense but other areas were calm.

The NP blamed the PWV government for the protests, accusing it of tardiness in addressing complaints.

ANC Eldorado Park chairman Weizmann Hamilton in turn accused the NP of planning the protests to undermine central government's efforts to unite the country.

The civics association spokesman said coloured people were being discriminated against. He hoped the stayaway would lead government to take residents' demands seriously.

He asked why coloured residents were being denied the privilege of paying R45 for services when Soweto residents were allowed to. The association also demanded that residents' electricity arrears be written off.

Noordgesig residents also demanded that their area be merged with Soweto in a bid to secure the R45 flat rate. About 400 Noordgesig residents marched into Soweto to declare their allegiance to the community there.

At a rally in Newclare, protest organisers called for a rent boycott to start at the end of the month. PWV safety and security minister

Police were investigating claims of intimidation by protest organisers as well as claims that some policemen and traffic officers had colluded with protesters.

Duarte called on Federal Party member Shaheen Ishmail, a civics official involved in the protest, to resign from the local community polling forum, saying he had reneged his forum position.

PWV ANC deputy general secretary Obad Bapela said the issue of flat rate payments was not a matter to be decided by local government, but should be negotiated by communities and their local authorities.

Bapela said PWV local government and housing minister Dan Mofokeng had been approached to negotiate a flat rate system that would be applicable to all communities in the PWV. It was hoped this would be finalised by December. If a flat rate was negotiated, it would be a temporary measure.



Newclare residents remove a road blockade after protests in the area yesterday.

Picture: ROBERT BOTHA

## Business unhappy with extra public holiday

GOVERNMENT'S announcement of March 21 as a public holiday — Human

ERICA JANKOWITZ

### SAPS 'needs

WASHINGTON — SA would not be able to control the flow of illegal drugs across its borders without a major overhaul of its police, President Bill Clinton's chief drug policy co-



**NEWS FEATURE** *Protests against living conditions could spread to other so-called 'coloured' areas*

# Legitimate gripes 'ethnified'

## ■ UGLY SCENES

*Frustrations lead to explosion of anger:*

by Tyrone August

**T**HERE were ugly scenes of violence in many south-western townships in Johannesburg last week. Frustration about living conditions in these areas resulted in a frightening explosion of anger.

This outburst prompted several questions, especially because Newclare, Westbury, Coronationville, Klipspruit, Eldorado Park and Noordgesig were formerly "coloured" group areas.

"Coloured people have justifiable grievances," said Mr Chris van Wyk, a writer who lives in Riverlea. "But the Government has shown little empathy."

As a result, people in those areas feel resentful. He believes that the "huge salaries" being paid to those in Government further fuelled the anger and frustration.

He added that attending to the housing problems of the protesting communities was also more important than refurbishing deputy president Mr Thabo Mbeki's official residence in Cape Town.

However, Van Wyk also pointed out that coloured communities never fought the National Party government.

"They were divorced from it," he said. "When they did fight, they never fought with such determination."

Van Wyk found this disconcerting. "It might be a racial outburst against a black government."

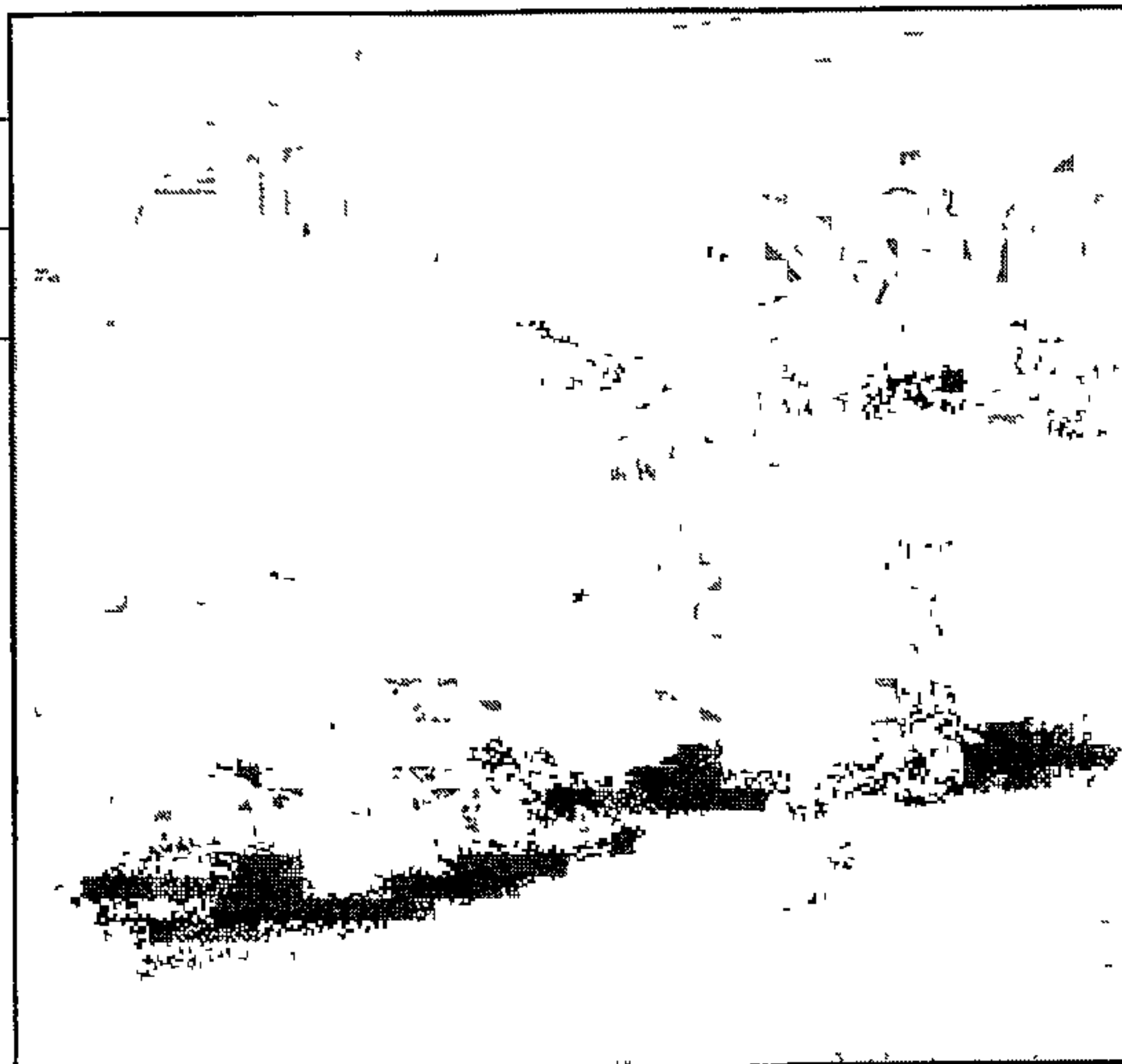
"Coloured people are fighting for real issues, but they should have been fighting for these all along."

Protesting residents last week demanded that their rent and service arrears be scrapped, and that in future they should pay a flat rate — as is the case in Soweto and other black townships.

Van Wyk added: "We can't keep blaming apartheid for the problems we have today."

"By the same token, we must stop finding excuses for racism among coloured people. It's time they stop being racist."

Professor Hein Willemsse, a lecturer at the University of Western Cape, partly blames the ANC for encouraging people to see themselves as ethnically different



**FLASHBACK: Protesters stand behind barricades in Westbury.**

For example, he said, they encouraged people to see themselves as separate ethnic communities during the April election campaign. "People were mobilised along ethnic lines," he said.

"And I don't think the ANC's policies help much either. They continue to speak about national groups, this reinforces differentiation."

Willemsse said subsequent appointments to the Cabinet also seemed to be consciously along ethnic lines. "It may just be problematic in future," he said.

### Constructed Identity

He also cautioned that a "coloured" identity was a constructed identity. "There is not a certain kind of history or traits," said Willemsse.

"Coloured people aren't necessarily the same. They are from disparate extractions."

But because of apartheid, he said, "coloured" people were encouraged to think of themselves as a group "in between the ruling apartheid order and Africans".

To assist this process, they were given certain benefits, especially during the last 40 years. "A lot of people accepted that measure of construction," says Willemsse.

"They feel they are an intermediate group. They don't have a sense of being

ment needs to address this consciously and with the necessary urgency."

"Coloured" people, for example, have also complained about being neglected in affirmative action programmes. Willemsse blamed the private sector for this more than the Government.

"But this will increasingly alienate people from the State," he said. "We cannot afford this ethnification of legitimate concerns and problems."

Dr Roy du Pre, a history lecturer at the University of Transkei, put a lot of the blame for this on the National Party.

He said the notion of a "coloured" identity was artificial and manufactured, and was forcibly created out of different groups.

"They have always been a minority, and feel threatened that they will be swamped by the African majority," said Du Pre. "With the election, the NP continued to stir up these fears."

### Panic and fear

However, he said, they were now realising that the NP misled them and cannot protect them. "It has hit them with full force that they are alone. Their reaction is panic and fear."

In the past, Du Pre said, the ANC was portrayed to "coloured" people as a bogeyman. "But they feel they should now stand with the oppressed."

However, he added that 87 percent of the people who were classified "coloured" speak Afrikaans.

"Most of them want to gravitate to the white Afrikaner," he said. "In cultural terms, they are Afrikaners." But white Afrikaners do not want to accept them.

As a result, many Afrikaans-speaking "coloured" people regard themselves as being in the middle, and want to continue clinging to a "coloured" identity.

Du Pre expects protests to spread to "coloured" areas in other parts of the country as well because of the fear and panic that exists.

Azapo leader Mr Strim Moodley also warned about the threat posed by this problem. "We need to look more closely at the extent to which racism has impacted psychologically on all of us. We need to look seriously at how black people — so-called coloured, Indian and African people — relate to each other."

"All black communities must eliminate the stereotypes which have been drummed into their subconscious." Moodley said another reason for the protests was that nothing has changed since the elections. "At the heart of these protests is a concern that nothing has really changed."

But, he stressed, an attempt must be made to understand the problem rather than apportion blame.

"The programme of divide-and-rule of the (apartheid) regime has had a debilitating effect on all of us," said Moodley. "We must search for constructive answers."

# Protesters 'racist'

BOKSBURG — PWV Premier Mr Tokyo Sexwale yesterday tore into the organisers of last week's coloured community protests, saying their motives were racist and made him "vomit"

Speaking in Dawn Park on the East Rand, where he spoke in honour of assassinated Communist Party chief Mr Chris Han, Mr Sexwale said racism had always needed an excuse "Before in this country it was the Bible This week it was the R45 flat rate"

Protesters from Johannesburg's south-western coloured communities styling themselves the "real revolutionaries" on Thursday accused the new government of perpetuating apartheid Angry crowds demanded a flat R45 a month rent/rates charge, and for electricity tariff arrears to be com-



**MOTIVES RACIST**  
Tokyo Sexwale

pletely written off — the same treatment, they said, given to

their black neighbours in Soweto

Mr Sexwale said he knew racism when he saw it The protesters had "long tails and talons"

"We therefore vomit when others try to use (our) legitimate grievances and hide their tails between their legs"

The premier said the ANC had in the past erected barricades because negotiation doors were closed "Now the doors are open Our telephone numbers are public knowledge"

The government did not want to use force "but if they want to play games we will respond, and it won't be nice"

Mr Sexwale said he did not believe Deputy President F W de Klerk or his party as a whole had been behind the protests

(127)

19/9/94



Star 20/9/94

# Sexwale to act on rent arrears

■ BY ZINGISA MKHUMA

PWV Premier Tokyo Sexwale spent more than an hour last night reassuring the coloured community of Johannesburg's Coronationville that they were not being neglected and that his government was searching for ways of dealing with rent arrears

Sexwale said, amid heckling and applause, that the PWV government had decided that council houses were paid for "over, and over, and over again" and it was very clear that the people could not continue paying for them

"We cannot remove arrears in Soweto and not in Coronationville," Sexwale said. But he warned that a premier could not

"wake up one morning and say scrap the arrears"

"There is a Parliament which would discuss ways of taking away arrears and at the moment we are trying to find the quickest way of doing that," he said

The meeting was at times very tense and a preacher was shouted down while praying. A heavy police presence was visible in and outside the partly burnt hall which had been surrounded with barbed wire. At one stage two heavily built men were called into the crowded hall to remove rowdy elements. (127)

Despite all the interruptions, Sexwale moved to dispel fears that the Government was neglecting coloured communities. "Who can leave the coloured community behind when I live

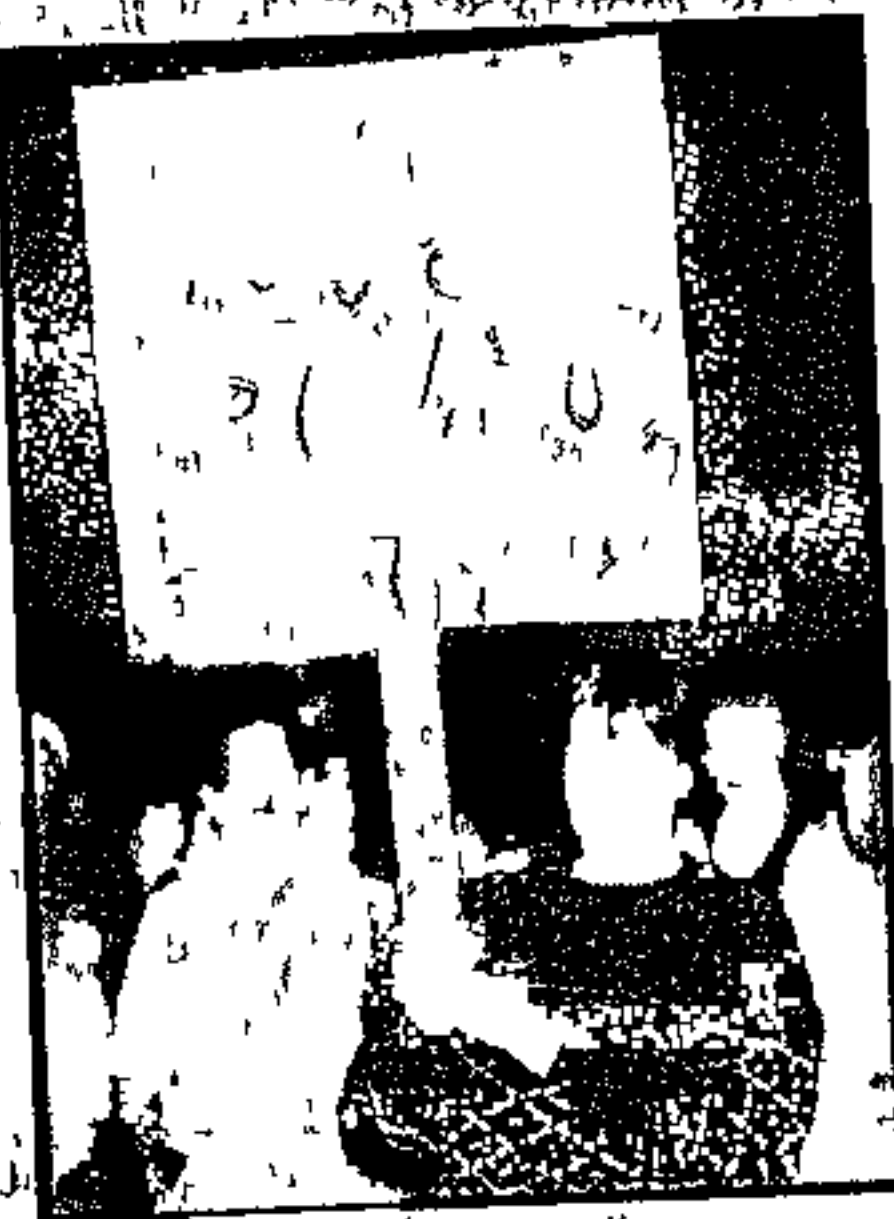
with coloureds in my own house," he said, referring to his two young children

■ Montshiwa Moroke reports that residents of Alrapark, near Nigel, observed a stayaway call and marched to the Nigel Civic Centre where a memorandum was handed to town clerk Johan van Rensburg

They are dissatisfied with the state of newly built "matchbox" houses in Alpark Extension 2. The houses have no electricity or ceilings

Other demands included a flat rate of R50 per month, that rent, rates and taxes arrears in Alrapark and McKenzieville be written off, and the immediate disbandment of both management committees





We won't pay . . . Louna Hearn was one of the marchers demanding a R45 flat rate for rates and taxes.

PICTURE MARTIN FRAIN

## Ratepayers in Benoni join protest

Star 21/9/94

BY MARTIN FRAIN

The only thing missing was the toyi-toyi, the chants and the placards were there when a crowd of about 3 000 irate Benoni ratepayers marched on the city's council chambers last night to demand a monthly flat rate of R45 for rates and taxes.

The march comes in the wake of several marches in coloured communities on the Reef — notably Westbury, Coronationville, Eldorado Park, Alrapark, McKenzieville and Reiger Park — also to demanded flat rates of between R45 and R50 as well as the writing off of electricity arrears.

The Benoni marchers' hopes of handing their demands over to the town clerk were dashed when they found the building locked up.

"They knew we were coming, they even gave us permission for the march — but they won't listen to us," said Helmut Lachmayer, organiser of the protest.

The marchers were threatening to boycott their rate and taxes and were demanding a R45 flat rate for all rates and services.

# Rent arrears to be scrapped

JOHANNESBURG — Rent and service charge arrears owed by residents in coloured townships in the PWV will be written off, Minister for Local Government and Housing Mr Dan Mofokeng said yesterday

Addressing residents of Riverlea, he said homes owned by the former House of Delegates would become the property of the present occupants

Regulation 74 of the financial registration for villages and town councils empowered the provincial government to scrap the owed monies, he said Riverlea residents alone owe R3,9 million.

Regarding a flat rate for services set at R45 a month in nearby Soweto, Mr Mofokeng said the PWV government was preparing laws to enable it to introduce "acceptable" rates throughout Johannesburg

Protests to demand a flat rate in coloured areas caused chaos last week when police stepped in to control demonstrators who had turned violent

Later at the same gathering PWV Minister for Safety and Security Ms Jesse Duarte received a cool reception when a large group of disgruntled residents left the hall in protest against police action during last week's protests

The minister stood her ground. If protests turned violent, "the police have a job to do", she said —

Sapa (127) CT 22/9/94

# Camp residents plan protest

Star 22/11/94



■ BY PAULA FRAY

Randburg council is using Zandspruit transit camp as a "dumping ground" for the homeless, residents of the camp claim.

Despite Randburg management committee chairman Gary Cooney's assertion yesterday that there was no dispute with the residents, they have complained to The Star that they are unhappy with the overcrowding and lack of facilities.

They plan to march to the council offices in Randburg at the weekend and have refused to pay the R70 rent until "all the council's promises have been met".

Cooney said yesterday that the camp was closed to further occupation, and that the council would address residents' complaints.

He emphasised that the camp had always been earmarked as temporary with the possibility of being upgraded into affordable housing. "The council has spent nearly R5 million we don't have unlimited funds," Cooney said.

Residents say the council's attitude until now has been "take it or leave it" and they have appealed to the PWV legislature to upgrade the status of the camp.

Renamed Asiyindawo, the camp was to house 550 families but now houses 820 and the condition of water, sewerage and road facilities is worsening, residents claim.

"This is not what we expected. We were told sites would be 200 sq m. This is now a dumping ground," said ANC security official Percy Makhuba.

Lanseria ANC member Norma Sharples said residents in the area had bent over backwards to make a success of the camp but met with bureaucratic opposition.

"These people are not squatters. They have paid rent and are willing to pay rent again," said Sharples. "This isn't what we worked so hard for. We wanted something which we could be proud of. What we've done is create a township of squalor."

Dreading the rains Elizabeth Kunene and her month-old baby share their home of blue plastic sheeting with seven other family members. The sheeting offers no protection. PICTURE: GARY BERNARD



# Coloureds

'still  
(127)

**'Racist'**  
25/1/94

**JOHANNESBURG**

Coloured people treated the new government with disrespect because they had not yet moved away from racist thinking, PWV Safety and Security Minister Ms Jesse P marle said yesterday.

Addressing a meeting in Reiger Park, one of the suburbs affected by violent protests to demand lower rent and service payments, she warned police would take action if this was repeated.

She lashed out at those who shouted down PWV housing Minister Mr Dan Motokeng recently.

## Open door

"It was painful coming to Reiger Park because residents refused to allow Mr Motokeng to speak. In your hearts you have not moved from a racial perspective.

"If our doors were closed then you could behave the way you did."

The PWV would never build houses, schools, clinics or roads for specific population groups. Cities would be developed for all.

Ms Duarte warned people the government would act decisively.

"We will not allow you to burn down buildings or hurt people. I will not apologise for the police presence. Let me say this clearly: We are not being kragdadig, but we will protect people if they are being hurt." — Sapa

**CAN'T PAY** . . Pensioner Mrs Hajira van Boom, 69, of Bonteheuwel with a R482 unpaid council rent slip, part of R1 000 she says she owes but cannot pay while supporting two children and three grandchildren, one of whom is disabled

Picture BENNY GOOL



# Coloureds

'Still  
(127)

'Racist'  
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## Open door

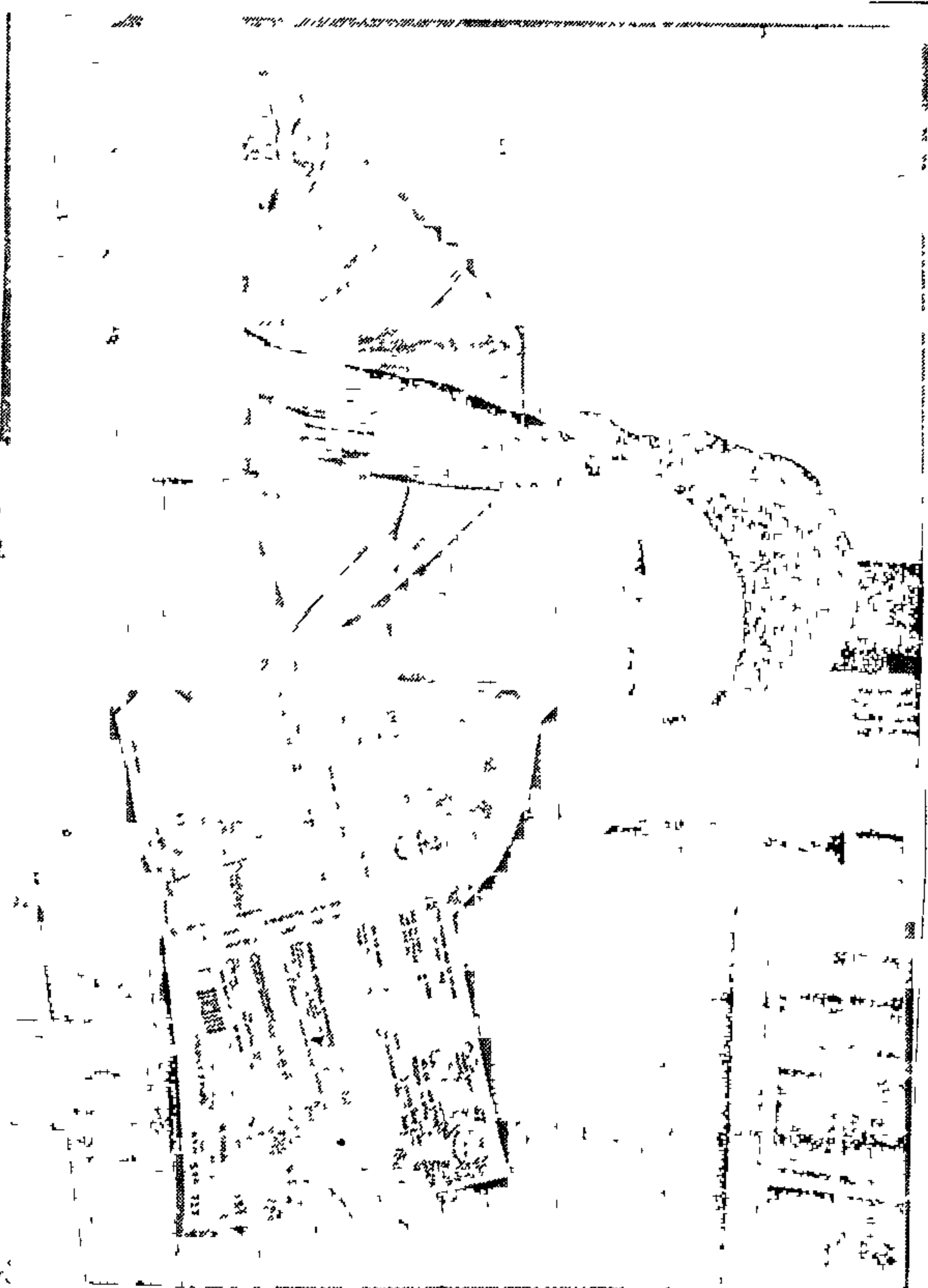
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**CAN'T PAY . . .** Pensioner Mrs Hajira van Boom, 69, of Bonteheuwel with a R482 unpaid council rent slip, part of R1 000 she says she owes but cannot pay while supporting two children and three grandchildren, one of whom is disabled

Picture BENNY GOOL

# PWV arrears written off

■ BIG OCTOBER HANDOUT Central

Sowetan 23/9/94

government to finance the scrapping:

## Sowetan Correspondent

**T**HE GOVERNMENT IS to write off more than R1,4-billion in rent and services arrears owed by PWV residents. Blacks, coloureds and Indians will benefit from the scrapping of the debt

This was announced yesterday by the PWV MEC for local government and housing Mr Dan Mofokeng

Mofokeng said the process of scrapping the arrears, which was agreed on in January, would begin on October 1 when his department convened a local summit on the issue.

Mofokeng denied the announcement was a concession to any group, although the news comes a week after widespread unrest — in which two people died — by coloured residents in and around the Witwatersrand

In Boksburg's Reiger Park, residents went to the extent of pelting the rent office building with petrol bombs to make their voice heard

Asked whether a flat rate for services was being considered, Mofokeng said his department was looking at affordable rates for communities

While he was sympathetic, he said, it was important to consider what effect a fixed rate would have on the services being rendered

Mofokeng said funding for the writing off of the arrears in the former black, coloured and Indian townships countrywide would come from central government.

The January agreement signed by then State President FW de Klerk and ANC leader Mr Nelson Mandela "marked the successful conclusion of years of struggle by township residents who objected to the hopelessly inadequate services rendered by the apartheid regime", said Mofokeng

However, an official in the Department of Provincial Affairs, Cape Town, said it was unclear what agreement Mofokeng was referring to

Mofokeng gave the credit to the South African National Civic Association which, he said, had campaigned for the scrapping of arrears during the past five years. "If anyone deserves credit for the fact that arrears have been scrapped it is Sanco — not the popcorn civics which have appeared out of nowhere in the last few months"

However, the South Western Joint Civics Association (Sowejoca) chairman, Mr Basil Douglas, said the concession was what residents had fought for

Although elated, Douglas greeted the news with mixed feelings "People have died it wasn't necessary to wait before making this announcement"

Sowejoca still wanted a R45 flat rate for services and for Coronationville Hospital to be restored to its previous status "The hospital has basically been reduced to a clinic and people are being transferred to JG Strijdom Hospital," said Douglas. Even though JG Strijdom was only one kilometre away, this was an added expense for pensioners



DP—'more action, less talk'

# Rent arrears to go from October 1

Sowetan 23/9/94

## FLAT RATE PWV ministry to work out affordable rent for communities:

By Sowetan Correspondent

**A**BOUT R1,4 BILLION IN RENT and service charges arrears owed by PWV residents will be scrapped, PWV MEC for local government and housing Dan Mofokeng said yesterday.

Mofokeng said the process of scrapping the arrears, agreed to in January, would begin on October 1 when the ministry convenes a summit on the issue.

He denied the announcement was a concession to any group, although the news comes exactly one week after widespread unrest, in which two people died, in "coloured" townships around Johannesburg. Boksburg's Reiger Park township was also the scene of confrontations.

Asked whether a flat rate for services was being considered, Mofokeng said the ministry was looking at affordable rates for communities. While he was sympathetic to residents, it was important to con-

sider what effect a flat rate would have on the services being rendered, he said.

Mofokeng said funding for the writing off of the arrears in the former African, "coloured" and Indian townships throughout South Africa — which amounted to about R1,463 billion in the PWV alone — would come from central Government.

The January agreement signed by NP leader FW de Klerk and President Nelson Mandela "marked the successful conclusion of years of struggle by African township residents who objected to the hopelessly inadequate services rendered by the apartheid regime", said Mofokeng.

However, an official in the Department of Provincial Affairs in Cape Town said it was unclear what agreement Mofokeng was referring to. (127)

Mofokeng gave credit for the move to the SA National Civic Association which he led before becoming a minister. However, the South Western Joint Civics Association chairman Basil Douglas said the concession was what residents had fought for.

## RENT PROTESTS

### Sauce for the goose

Fm 23/9/94

**Coloured community** perceptions of government bias (in deciding to write off the rent and service charge arrears of black defaulters only) are at the root of the protests which flared into violence in Johannesburg's coloured areas

Shooting from the hip, PWV Premier Tokyo Sexwale did not initially help matters by describing the protesters as racists with "tails and talons" — though he later made amends when he addressed restive Westbury and Coronationville residents at a public gathering on Monday night. Acrobatically, Sexwale promised that a flat-rated municipal levy would be addressed by parliament, and that the PWV legislature would examine the scrapping of coloured rent arrears as well. (127)

To Sexwale's charge of racism, spokesmen say. "We merely responded to what is a racist situation to begin with"

The Coronationville crowd's anger was, however, only partly mollified by Sexwale, since they refused to allow PWV housing chief Dan Mofokeng to speak. He is, unfairly, seen as the villain of the piece.

This goes back to a letter Mofokeng wrote to local councils on August 19. In it, Mofokeng mentions having received "a number of complaints regarding the debts of Indian and coloured consumers of local authorities," adding "I am aware that this is a sensitive issue since the national agreement (signed by then President FW de Klerk and Nelson Mandela on January 20, 1994) regarding Finance, Service and Service Rendering, provides that these debts be dealt with by forums"

In the critical part, Mofokeng notes that "Though not specifically indicated, the intention was the writing off with special reference to the consumers of Black Local Authorities who would not experience the same financial consequences as other local authorities." (Government, he said, is unable to fund the writing off)

FINANCIAL MAIL • SEPTEMBER • 23 • 1994 • 43

## CURRENT AFFAIRS

Fm 23/9/94

This is what triggered the present outcry in coloured areas, and it seems some Indian areas are set to join the bandwagon

The protest was in fact kicked off by the (formerly) coloured township of Reiger Park, outside Boksburg, on September 7, when a stayaway was called, enforced by blocking off roads to the area. This was organised by the Reiger Park crisis committee, a breakaway group from the area's more ANC-leaning civic organisation. But the local politics are factional and complex. Given its ANC links the civic, it seems, was expected to deal with long simmering housing and other grievances, including, later, the "distortion" over arrears, but apparently failed to deliver. (127)

This led to the formation of the crisis committee, which is said to be pro-National Party, though its co-ordinator, Lionel le Roux, says he is "sympathetic" to the ANC. The committee was formed at least partly with an eye on next year's local elections, and its "grassroots support is overwhelmingly NP," Le Roux concedes.

The problem relates partly to the complex restructuring of local government. Following the De Klerk/Mandela signing of the Local Government Negotiating Forum's agreement to scrap black rent arrears, the Wits Metropolitan Chamber decided in principle that this should apply to all areas. The chamber then asked the PWV government for money to fund the shortfall, and appointed a committee to investigate the position in coloured areas. But the committee collapsed in uproar at the same time that the chamber was disbanded on August 23. At its last meeting the chamber decided the matter should be taken up by the Transitional Metropolitan Council, only due to be established on November 1.

For all that, the protests smack of that culture of entitlement, fed by government dithering and kowtowing to hostage-takers and the like, when it should be drawing a line against being held to ransom.

The Institute of Race Relations says the protests come in the wake of 10 years of instability in urban areas, that began with the period of "ungovernability" started in September 1984. "This has seen rent and service charge boycotts, often accompanied by violence and coercion, both succeed and become entrenched. It is little wonder then that people should draw the obvious lesson that civil disobedience is rewarded and violent campaigns will succeed.

"In progressing towards a free and open society, government has a primary responsibility to reimpose the rule of law impartially and consistently" ■



# Slovo rejects PWV's rent arrears write-offs

Star 23/1/94

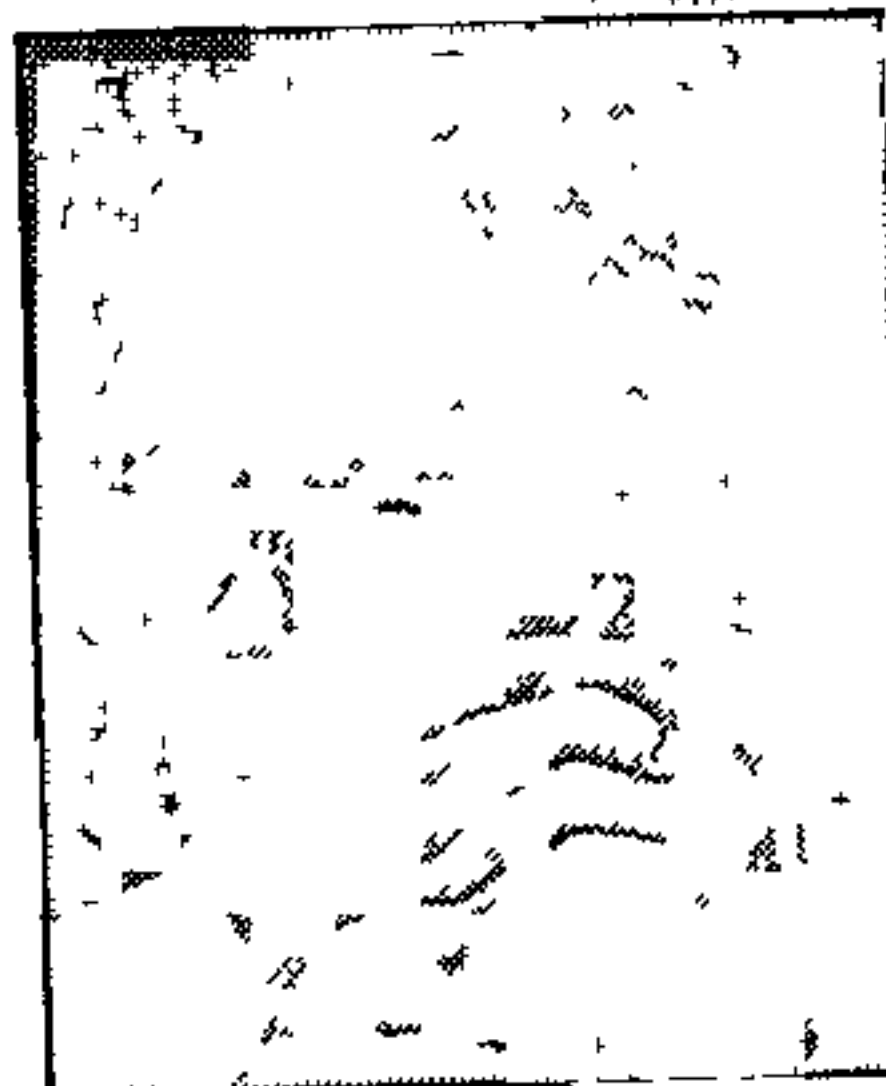
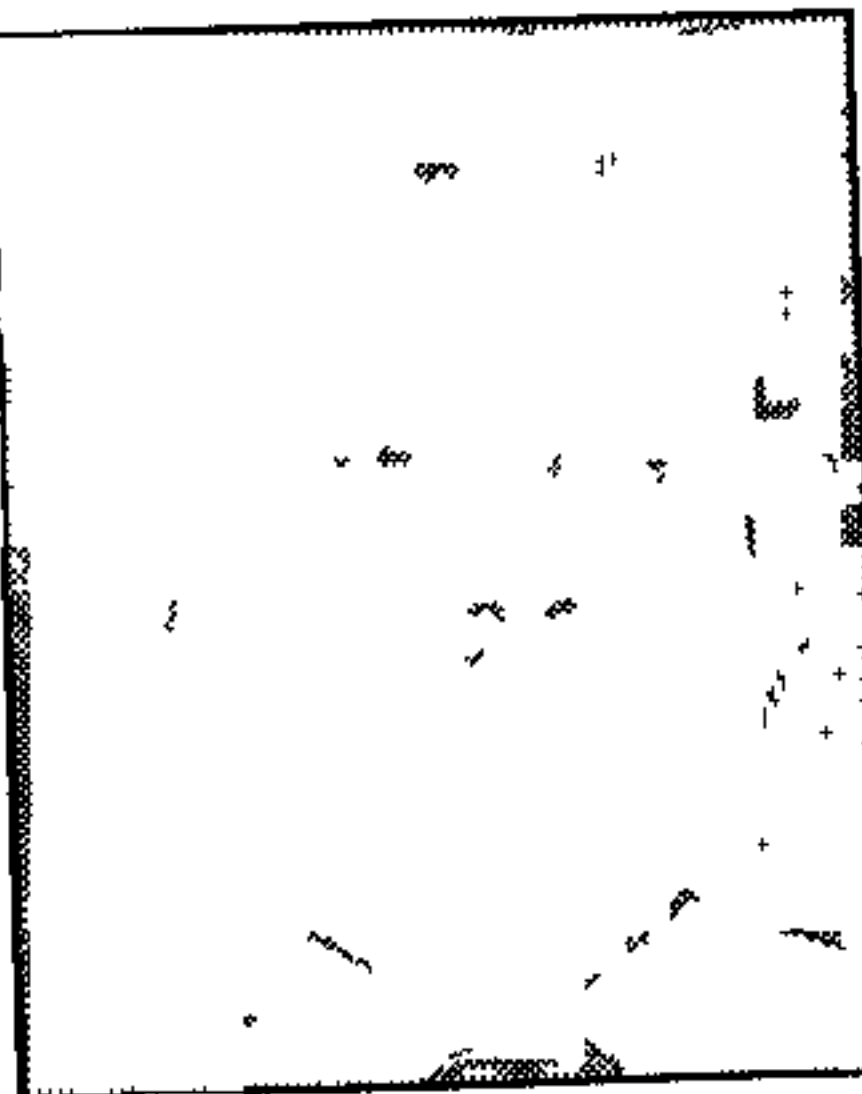
■ BY JO-ANNE COLLINGE and PAULA FRAY

Housing Minister Joe Slovo has challenged the power of PWV MEC Dan Mofokeng to carry out a blanket write-off of rent and service charge arrears in the province

Mofokeng, under pressure from communities where such arrears have not been written off, made it clear this week that he regarded residents of all former coloured and Indian areas, as well as black townships, as entitled to the cancellation of rent and service debts

The matter threatens to become a battle for jurisdiction between the central Government and the PWV province, while angry residents have vowed to continue campaigning until Mofokeng delivers the goods

Although the constitution gives provinces primary responsibility for housing and local government affairs, Slovo has branded Mofokeng's announcement as a graphic illustration of "the dangers inherent in trying to formulate housing policy at provincial level without reference to consequences in other provinces"



Mofokeng and Slovo . . . locked in struggle for jurisdiction between central and provincial government.

(127)

Warned Slovo "A nationwide wholesale write-off would have financial implications running into billions of rands and would be fiscally unsustainable"

Already Mofokeng's announcement has triggered demands by the NP in KwaZulu-Natal for similar measures in that province and Slovo said he was aware of such demands in the Western Cape

Mofokeng insisted that, in promising a general scrapping of arrears, he was simply interpreting the Agreement on Finance, Services and Service Rendering signed by hundreds of delegates to the Local Gov-

► To Page 3

## Slovo's 'no' to write-offs

Star 23/1/94

◀ From Page 1

ernment Summit in January "Our understanding of this agreement is that funding to cover the arrears — which amount to approximately R1,5 billion for the PWV — will come from central Government," said Mofokeng

He also announced at a meeting in Riverlea, near Johannesburg, that rental homes belonging to the former House of Delegates would be transferred, free of charge, to their tenants.

The NP government last year decided to give a fixed discount on most State housing. While in areas like Soweto this discount usually covers the entire cost of the house and facilitates "free transfer", this is seldom the case in former Indian and coloured areas where houses are newer and larger

But Slovo suggested that Mofokeng had gone well beyond the Agreement on Finance and Services, which does not refer to scrapping rental arrears and makes no mention of the free transfer of rental housing stock.

Slovo said the houses were not the PWV's to give away.

"The assets involved are at this time not at the disposal of the provinces, but are controlled by the National Housing Board on behalf of central Government"

PWV legislator Jack Bloom (DP) also objected to the inequity of writing off arrears indiscriminately

"There are some people, even in Soweto, who can afford to pay," he said

However, he said the arrears could be scrapped as a special cost of transition "so long as the correct culture of payment and sound financial principles are established for the future"

■ Reuter reports that the process of scrapping rent and service charge arrears amounting to about R1,4 billion in the PWV will begin on October 1 at a summit on housing.

"The summit will bring together all the major stakeholders and will look at the practical implementation of scrapping the arrears as well as the development of a social contract binding the different stakeholders to playing their part in building a new culture of payment for service," said Mofokeng

(127)



# Minister's R16-billion blunder on housing

S Times 25/9/94

127

By RAY HARTLEY  
Political Reporter

A PROMISE to hand over government housing stock to protesting residents of formerly coloured areas in the PWV could end up costing South Africa R16-billion, wrecking the government's national housing plans.

Housing Ministry officials said PWV Housing Minister Dan Mofokeng's "blunder" would instantly erase R9-billion in potential government revenue if implemented nationally. This could further undermine the payment of around R7-billion in commercial bank loans to low-income areas.

"The effect of this will be to reduce by 346 000 the number of houses built by government in the next five years," a grim-faced official told journalists at a briefing in Pretoria this weekend.

Late last night the housing drama was taken to the highest level when Housing Minister Joe Slovo met President Nelson Mandela.

The latest row comes amid growing government alarm at the fact that many arrears on service payments in black townships are again accumulating after the government paid out billions of rands in arrears in January this year.

The number of township households paying service and rent charges has in fact declined sharply since Mr Mandela appealed earlier this year for residents to resume payments.

At a meeting in Reiger Park on Thursday, Mr Mofokeng promised protesting residents that he would hand over government houses and write off rent and service arrears.

Mr Slovo said Mr Mofokeng's announcement went beyond his regional powers and had no force in law.

Mr Mofokeng, however, was adamant that he would not "back down or apologise to anyone".

But following the public trashing of his plans by two senior ministers and his provincial counterparts, there were signs at the weekend that Mr Mofokeng was beginning to change his tune.

After a stormy meeting with provincial local government ministers and Provincial Affairs Minister Roelf Meyer on Friday, Mr Mofokeng appeared to have finally wilted under the pressure.

He undertook to adhere to the findings of a task group on the matter, adding that he would be bound by "a position which doesn't necessarily exclude

□ To Page 2

P.T.O

# Whites call to scrap arrears

CT 26/9/94 (127)

JOHANNESBURG — Whites have joined the call for the scrapping of rates arrears

A petition demanding that arrears owing for electricity be written off and power be switched on "immediately", is to be handed to PWV Housing Minister Mr Dan Mofokeng today, by white residents of at least four suburbs to the west of Johannesburg

Residents' spokesman Mr Claudius Strydom said in a statement on Saturday, many of the people living in Montclare, Claremont, Newlands and Delarey were either unemployed or pensioners eking out an existence

Like many black and coloured people, they were in arrears with rent and service charges and wanted these written off

Mr Strydom said they also wanted pay meters introduced

## Petition to go to Minister

Should this not be possible, the Johannesburg City Council should supply 350 kilowatts of electricity and 10 kilolitres of water free every month

They were prepared to pay a maximum of R2 000 for the duplex and semi-detached houses they were presently renting

● The mainly-white Alberton ratepayers group has threatened to boycott payment of rates and services if the local council does not address their grievances

A spokesperson for the United Ratepayers Action Group threatened they would deposit payments for water and rates into a trust account until the problem was resolved

Residents marched on the town council on Saturday to deliver a petition signed by 6 000 residents to Alberton mayor, Mr "Doep" Dippenaar

The petition also demanded that unemployed residents and pensioners be allowed to pay a flat rate of R60 for services like their counterparts in Thokoza

● The Democratic Party yesterday challenged the PWV legislature to explain its policy on the writing-off of rent and service areas in coloured townships

In a statement, DP whip Mr Jack Bloom asked for a debate in the provincial legislature to take place tomorrow — Sapa

*Include us in deal, say residents*

# Arrears row spreads to more areas

Star 26/9/94

■ BY JUSTICE MALALA

Controversy surrounding PWV MEC for Local Government and Housing Dan Mofokeng's decision to scrap rent and service charges owed by residents grew at the weekend while several white communities demanded to be included in the deal.

Separate petitions demanding the scrapping of rent and service arrears of the mainly white Montclair, Claremont, Newlands and Delarey suburbs and another from formerly coloured areas are due to be handed to Mofokeng today and tomorrow.

Many of the people living in these areas were pensioners or unemployed, eking out an existence, residents' spokesman Claudius Strydom said on Saturday.

The decision to scrap the arrears has caused a heated public disagreement between Mofokeng and Housing Minister Joe Slovo, who said the scheme would be "fiscally unsustainable" if implemented nationally.

The Democratic Party yesterday challenged the PWV legislature to explain its policy on the writing-off of rent and service areas in coloured townships.

"We have yet another damaging clash between the national and provincial governments over an explosive housing issue, and we will be looking for answers from both the Nats and the ANC," DP spokesman Jack Bloom said.

Housing Ministry officials said on Saturday that Mofokeng's "blunder" in promising to hand over government housing stock to protesting communities could

**PETITIONS pour in from various communities demanding the scrapping of arrears**

end up costing the country R16 billion.

They said Mofokeng's announcement on Thursday, which came a week after widespread unrest in formerly coloured communities in which two people died, would erase R9 billion in potential government revenue if implemented nationally. The effect of this would be that houses built by the Government over the next five years would be reduced by 346 000, the officials said.

Alberton ratepayers have also threatened to boycott the payment of rates and services if the local council does not address their grievances with regard to high electricity accounts. (27)

Residents also demanded in a petition that, like their counterparts in Tokoza, unemployed residents and pensioners living in the town be allowed to pay a flat rate of R60 for services.

The South Western Joint Civic Association (Sowejoca), which led the campaign for the scrapping of the arrears in formerly coloured areas on the Reef, yesterday vowed to continue with its rent and service boycotts.

Sowejoca chairman Basil Douglas said rent and service boycotts would spread to coloured communities all over the PWV if Slovo did not "desist in blocking Mofokeng's progressive decision".



# Now poor whites want arrears written off (127)

ARG 26/9/94

## Political Correspondent

POOR and unemployed whites may soon have their rent and rates arrears written off

The implications are to be urgently investigated by an inter-departmental task team, the Minister of Provincial Affairs and Constitutional Development, Roelf Meyer, has announced

This follows the controversy over PWV housing minister

Dan Mofokeng's decision last week to write off arrears running into millions of rands

The politically embarrassing move — strongly criticised by national Housing Minister Joe Slovo — has led to calls from white residents' associations for similar relief in their communities

White communities in the PWV area have already petitioned Mr Mofokeng for relief

THESE ARE THE MAIN HEADLINES FROM THE NEWS PAPER

# No free houses — Mofokeng

BIDay 27/9/94

JACQUIE GOLDING

IN AN apparent retreat from his earlier statements, PWV local government and housing minister Dan Mofokeng yesterday denied having promised that state-owned homes in coloured areas would be handed over free of charge to their occupants.

He was guided by government policy drawn up last year that aimed at extending benefits to promote home ownership in terms of a capital discount of up to R7 500.

He apologised if his statements were misinterpreted by residents and said benefits in terms of the policy would be extended to those residents of "family housing units erected before July 1 1993".

Mofokeng said the handing over of houses as gifts was not his intention.

He referred to former Housing Minister Louis Shill's capital subsidy scheme on state-financed houses finalised last October and which was estimated to have cost

government R2bn. (127)

In terms of the scheme, if the house's selling price was R7 500 or less, the occupant could take ownership "without making a further capital contribution, but if the price exceeds R7 500 then the occupants would have to pay the excess".

Southwestern Joint Civic Association chairman Basil Douglas said the pressure on the PWV government would be intensified because residents expected handovers as promised and not a referral to Shill's policy, which they were already aware of.

"Residents have decided to embark on a peaceful process of boycotting all payments on municipal services," Douglas said. Westbury residents had already begun a boycott. It would continue until resi-

□ To Page 2

## Mofokeng

BIDay

27/9/94

□ From Page 1

dents in coloured areas received the "same write-off" as Soweto residents, as well as the houses promised by Mofokeng.

Douglas said residents were also demanding apologies from PWV public safety and security minister Jessie Duarte and PWV premier Toyko Sexwale. (127)

Duarte had to apologise for allowing police to fire at residents during a "peaceful" protest action by the civic earlier this month to press for a R45 flat rate. Sexwale also has to apologise for his racist statement on 'wanting to vomit' when coloured residents decided to protest.

Mofokeng said the province would begin scrapping service charge arrears next month after a housing summit meeting in Kimberley on Friday.

Reuter reports that he said only coloured, Indian and black areas qualified for the scrapping of service charge arrears in terms of an agreement signed by Nelson Mandela and then-President FW de Klerk.

"We have to address the imbalances of the past and only coloured, Indian and African communities are affected."

- Picture: Page 3
- Comment: Page 8





# PWV Minister denies promise

CT 27/9/94 (127)

Own Correspondent

**JOHANNESBURG** — In an apparent retreat from earlier statements, PWV Local Government and Housing Minister Mr Dan Mofokeng yesterday denied having promised that state-owned homes in coloured areas would be handed over free of charge to their occupants.

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aimed at extending benefits to promote home ownership in terms of a capital discount of up to R7 500

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Mr Mofokeng said handing over houses as gifts was not his intention

He referred to former housing minister Mr Louis Shill's capital subsidy scheme on state-financed houses finalised last October and which was estimated to have cost the government R2bn.

In terms of the scheme, if the

## Coloured protest for scrapping arrears

Municipal Reporter

**ABOUT 40** demonstrators from the Cape Areas Housing Action Committee (Cahac) demanded yesterday that all rent, water and electricity arrears in Western Cape coloured communities be scrapped

The protest, outside the Provincial Administration Building in Wale Street, ended in loud arguments with local ANC leader the Rev Chris Nissen over whether the demonstration itself was racist.

Cahac leader Mr Warren Morris said: "If they can do it (scrap arrears) in Soweto and Guguletu, they can do it in Lavender Hill and

Retreat," referring to an agreement reached in Kempton Park last year.

"The reality is that when coloured people have needs, the ANC says we are racist. They exclude us. We are sick of it. We don't want white domination to be replaced by black domination."

Mr Nissen agreed, but said local authorities rather than the province should bear the cost. In his view, the protest itself was racist.

● A separate group called the Interim Steering Committee in Tafelsig, Mitchells Plain, has called a meeting this evening about "rent, rates, arrears, water, electricity" and other matters.

house's selling price was R7 500 or less, the occupant could take ownership "without making a further capital contribution, but if the price exceeds R7 500 then the occupants would have to pay the excess"

South-western Joint Civic Association chairman Mr Basil Douglas said the pressure on the PWV government would be intensified because residents expected handovers as promised and not a referral to Mr Shill's policy, which they were aware of.

"Residents have decided to embark on a peaceful process of boycotting all payments on municipal services," Mr Douglas said

Westbury residents had already begun a boycott. It would continue until residents in coloured areas received the "same write-off" as Soweto residents, as well as the houses promised by Mr Mofokeng

Mr Mofokeng also said only coloured, Indian and black areas qualified for the scrapping of service charge arrears, in terms of an agreement signed by President Nelson Mandela and then-president Mr F W de Klerk.

The Freedom Front in the PWV said a uniform code of conduct should apply to all residents within a specific local authority.

## 'Corrupt' cops

**BLOEMFONTEIN** — Many former members of homeland police forces were guilty of corruption and would not be considered for inclusion in the Free State's new police service, Free State Premier Mr Patrick Lekota said yesterday. He said investigations into corruption were still in progress. Mr Lekota said some of the most experienced policemen and officers were involved. — Sapa

Pallo Jordan will present the re- cism from the Independent

## Farmers should be let off the hook — union

**PIETERSBURG** — Transvaal Agricultural Union president Mr Dries Bruwer said yesterday SA's cash-strapped farmers should also benefit from debt write-offs similar to those extended by town councils to residents unable to pay for services. Mr Bruwer said the national debt of the country's farmers — running into billions of rands — could not be redeemed in the current financial climate. If city and town councils could write off millions of rands for services rendered, and if neighbouring countries' debts could be set aside, then the agricultural sector should expect the same sympathetic approach, he said. — Sapa

Netshienzhe

## Arrears: Mofokeng 'opts out'

**JOHANNESBURG** — PWV Local Government Minister Mr Dan Mofokeng had opted for a way out of his plan to scrap all service and rent arrears in coloured and Indian suburbs, Provincial Affairs Minister Mr Roelf Meyer said here yesterday. He said Mr Mofokeng had been present at a meeting between himself and provincial ministers on Friday. "We didn't force him on it. We tried to create a way out

for him because his Wednesday statement was clearly totally unacceptable. "Instead of going back and trying to find a solution for the PWV only, we said let's rather address the problem on a nationwide basis." Mr Meyer said the ministers agreed to examine ways of spending a budgeted R709 million on supporting households' earnings less than R5 000 a year. "Through that we gave him a way out as well. So he gladly accepted." Mr Meyer described as incorrect Mr Mofokeng's claim that an agreement signed in January by ANC leader Mr Nelson Mandela and then-president Mr F.W. de Klerk allowed him to scrap all arrears. The agreement was applicable only to service charges in black local authorities which R238m had been budgeted for. Mr Meyer said. — Sapa

share your resources with the broader community"

... were also ...



# Council suspends power cuts

Star 29/9/94

■ BY PAULA FRAY

Alberton yesterday suspended electricity cut-offs in the former coloured township of Eden Park after angry residents marched on the council, demanding a flat service rate of R60.

The Alberton Town Council cut off electricity to more than 700 houses on Tuesday after a two-week publicity campaign urging residents to pay their current accounts. Residents who had not

paid their July accounts were sent a warning letter last week.

Alberton head of public relations John Welman emphasised that the decision had been reiterated by the Greater Alberton Transitional Local Council on Tuesday, despite the protests. (127)

Welman said residents had been urged since September 15 to pay their accounts. About 500 warnings were sent to Alberton residents and

1 500 to Eden Park.

By Tuesday, most Alberton residents had asked the council for leniency while only about 150 Eden Park residents had taken similar steps. Power to 710 homes was cut off before the council suspended the action, as workers could not enter the township and the council started negotiations with residents.

The council is also under pressure from white Alberton residents over high bills.



## Extra housing subsidies

4/11/94  
Samantha Sharpe

ADDITIONAL housing subsidies worth R338m had been awarded in the North-west and Eastern Transvaal, providing finance for the construction of a further 27 362 houses, the Transvaal Regional Housing Board said yesterday.

This would bring the total number of housing units subsidised by the board to about 90 000 since the start of August and represented a subsidy value of more than R1bn

Board chairman Boet van Straten said no projects had been considered for the PWV province, largely due to the PWV using up its budgetary allocation earlier this year

He said further allocations would be handled by

the established provincial housing boards and the regional housing boards' duty to allocate subsidies would fall away.

The PWV government was identifying and appointing members to the proposed provincial housing board, to be established later this month. (127)

Housing Minister Dan Mofokeng had requested the regional housing board not to proceed with the evaluation of new projects until the provincial housing board was in place

Van Straten said he was pleased with the board's progress and it was now up to the private sector and developers to deliver.

# Squatter camps seen as part of housing solution

THE development of informal settlements, rejected by government and private property owners as a threat to the reconstruction and development programme (RDP), should be seen as part of the solution to the housing crisis, Murray & Roberts group member Bernhardt Dunstan and Associates (BDA) said

Land invasions in the northern Johannesburg suburb of Houghton Estate — dubbed the "five-star squatter camp" — and in Durban's Cato Manor have upset residents

But BDA director Paul Hendler said informal settlements — developed on an orderly basis with the state, private sector and the communities all having a role — were an important component of "people-driven" development

Housing needs could be satisfied only if self-help projects were made a key component of national and regional housing policies

Hendler warned that there were

**SAMANTHA SHARPE**

severe constraints on the formal building construction industry's housing solution

"We should be far more flexible and look to demand-side solutions"

The recent allocation of housing subsidies by the Transvaal Regional Housing Board, which have brought to 90 000 the number of housing units subsidised since the start of July, were a far cry from the funds needed to support PWV premier Tokyo Sexwale's housing plans

A building industry capacity problem would probably result in actual delivery of only half of the houses subsidised, Hendler said

PWV housing minister Dan Mofokeng said recently that if people ignored government's appeal to stop land invasions, "other steps" would be taken

Mofokeng said while many people failed to understand the implications of invading land, government wanted to put its housing plan into action, not

react to unplanned events

But Hendler said the ad hoc invasion of land could only be stopped through alternative land being made available by the state and regional and local authorities

"In the absence of new local authorities, the regional governments should be empowered to make state land available rapidly for this purpose," he said

The central government needed to initiate legislation which clearly spelled out and protected the rights of existing land-owners, and the position of squatters occupying land in contravention of the law

"The planning of new settlements on land near to work opportunities should make provision for facilities," Hendler said

Local authorities would need to adopt building standards reflecting more closely the structures the urban poor could afford. The authorities should become involved in the upgrading process, to help ensure a continuous improvement of standards



## PWV Premier Tokyo Sex-wale's plan to provide 150 000 housing units a year over the next five years has focused attention on a crucial question: through what process will housing be provided for the homeless?

Sexwale has qualified his original plan because of end-user finance problems, but that does not alter the arguments stated here.

The shortage of houses in the PWV — estimated at about 500 000 units — far outstrips the current 30 000 units delivered through the formal housing industry.

The most rapid delivery of shelter is through "self-help": since the 1980s there has been a proliferation of informal settlements in the region. If Sexwale's original plan could succeed, 150 000 formal units a year would remove the need for shack settlements within five years.

While the ideal solution would be to provide as many houses as soon as possible, the question remains: is this a refreshing vision, or a real plan of action capable of meeting the goals it has set itself?

On the demand side, affordability remains a crucial problem: 50% to 60% of the inhabitants of the region earn less than R1 500 a month, the amount of income required to afford the payments on a minimally finished and serviced 40m<sup>2</sup> unit. Many of the targeted beneficiaries earn below R800 a month or are unemployed and would find it difficult to afford the cost of any type of formal housing at all.

**A**ttempts to circumvent the affordability problem by getting blocks of 20 families to mutually guarantee each other's bond repayments merely begs the question: why should anyone, in particular poor householders, guarantee 19 of their neighbours' loan instalments for 20 years?

The time required to gear up the formal supply-side capacity to deliver the units and make these affordable for the poor suggests the results of the Sexwale plan won't be visible for quite a number of years.

Therefore, it is likely that the erection of informal shelter will continue, on an ad hoc basis, often through illegal land invasions. This has been the pattern elsewhere in the world, and in SA we certainly do not have time to offer formal solutions for our rapidly growing and urbanising population.

# Politicians cannot dictate the pace of social development

PAUL HENDLER

B/200 12/10/90

(123)

Instead of focusing on a supply-side led recovery on the housing front, we should be far more flexible and look to demand-side solutions.

The lesson of the 1980s is that housing policy faces the challenge of involving the targeted beneficiaries in the provision of serviced sites and dwelling units. Without this community participation the best land plans will founder on the rocks of dissent, repayment boycotts and, ultimately, violent upheaval.

Recognising the crucial factor of community involvement, the state now demands "social compacts" before it will release subsidies and development funding.

Economic empowerment and community development do not, however, fit easily into the "bottom-line" time frames of private industry.

Empowerment requires at root an entrepreneurial spirit, which years of apartheid bureaucracy have stunted. A precondition for community development is that basic institutions (like the family) are in place and functioning, that there are legitimate forms of governance and that there is an ethic of support and trust which binds communities.

Reshaping the fabric of society requires time, new structures and modes of development need to be nurtured. The immediate delivery of housing on a mass scale — even if this was practically feasible — could destabilise communities which are not ready for this formal growth and development.



□ SEXWALE

Development can also impoverish a community unless the wealth generated by such development is captured within the community, so that the cycles of money flowing present new consolidation and growth opportunities. Often it is only a privileged few contractors who benefit while the rest of the labour force works for exceedingly low wages.

## LETTER

Central government needs to intervene legislation which clearly spells out and protects both the rights of existing land owners and those of squatters occupying land illegally.

Through supported self-help, informal settlements can become formal townships over 10 or 15 years with the state targeting financial assistance for the enablement of this process. The focus of housing policy should be the transformation of existing squatter camps into viable residential areas, provided they are close to work opportunities.

For the communities the process of upgrading and consolidating the settlements will yield greater economic empowerment — and ultimately sustainable townships. The role of the formal contracting industry must be defined in this context, probably mainly through infrastructure installation.

In the medium to long term, formal housing and the upgrading of existing high rise stock in the inner city should be undertaken with the necessary participative planning.

Caution needs to be exercised regarding the extent of participation in the delivery process.

During the 1980s, the private housing market failed to provide housing on the scale required. This led some policy strategists allied to the city movement to interpret community participation as a process freed from the market, profit-based cost structures and private tenure. Attempts to negate market forces through community development trusts or other structures could escalate costs and retard output, as happened in the PWV region during the 1980s and early 90s.

**W**hat is required is a synergy between the authorities and the communities on the one hand and individual suppliers and consumers on the other. The competitiveness of grassroots consumers should be nurtured and developed through strategically targeted interventions in an incremental housing delivery process.

In this way all will get completed houses — which is the state's intention — not immediately as a formal product but rather as the result of a process over time.

Hendler is director of corporate housing policy at Bernhard Dunstan & Associates. He recently completed a doctoral thesis on the delivery of low-cost housing in the PWV region during the 1980s.

There is no guarantee that Sexwale's intention to use 5% of contractors' turnover to fund small business opportunities will trap the wealth generated through house building in the targeted communities. What is required are structured joint venture business relationships and the time necessary for community development.

The timeframes of the housing plan need to be built around this imperative rather than the annual target numbers of housing units.

Sustainable community development requires its own pace and cannot be dictated by the objectives of politicians and the profit motives of developers and contractors.

Informal settlements, developed on a planned basis, should be seen as part of the solution to the housing crisis. Supported self-help schemes, in the upgrading and consolidation of which the state, the private sector and the communities each have a role, are an important component of "people-driven" development.

In some cases informal housing has been incorporated into the system of land ownership, and people have been given security of title — this needs to happen rapidly and across the board to include all informal settlements.

The ad hoc invasion of land can best be stopped through alternative land being made available by the state and regional and local authorities. In the absence of new local authorities, regional governments should be empowered to make state land available.



## Soweto power cuts resume

*Star 13/10/94*  
Eskom this week resumed switching off power supply to Soweto households that have not paid their electricity bills.

Tuesday's move came after only a few people responded positively to a 30-day moratorium during which civic associations campaigned for increased payments.

The electricity cut-offs were expected to continue for the next eight weeks until residents reached a workable agreement with the company, said Eskom sales and customer service manager Ken Green.

*(124)*  
He said residents were given a 30-day grace in September after civic groups agreed they would embark on an intensive campaign to encourage residents to settle their bills. "That period is over now and we did not have a good response from the public." — City Reporter

# Mofokeng outlines housing option

BIDAY 14/10/94

ROBYN CHALMERS

PWV housing minister Dan Mofokeng yesterday presented an alternative proposal to address the region's job and housing crises, involving the creation of about 70 000 zones for the temporary settlement of the homeless.

Mofokeng said that while the PWV accepted the proposed national housing strategy, it remained committed to building 600 000 homes over five years. This would be achieved by getting the private sector to put up R18bn over that period.

Mofokeng's presentation to the National Association of Home Builders came on the

eve of today's crucial meeting in the Eastern Cape between the National Housing Department and the nine provincial housing ministers. Sources said the biggest challenge facing the department was to win critical ministers over to its incremental housing approach (127)

Mofokeng said the PWV would have to move beyond the national housing strategy if it was to meet its people's needs This

To Page 2

## Mofokeng

BIDAY 14/10/94  From Page 1

involved the emergency provision of basic services to informal settlements and the immediate establishment of reconstruction and development zones

"We are planning to identify about 70 000 sites for these zones, and basic services will be provided to cater for health and hygiene. The zones will provide an alternative to those who are currently located in informal settlements which are preventing development. Illegal squatting and land invasion will be discouraged" (127)

The province would begin massive clean-up operations in impoverished areas,

and where services had been suspended. The emergency project would run concurrently with the PWV's housing programme, which would link job creation with the provision of formal homes

"We wish to build four-roomed houses of 50m<sup>2</sup> on plots of at least 500m<sup>2</sup>. Provision will be made in residential areas for schools and community facilities"

Land would also be set aside for industrial development. Mofokeng said about 12 076ha was needed in the PWV to achieve the region's aims

# Row over crumbling new houses

Star 19/10/94

BY BONGIWE MLANGENI  
CITY REPORTER

Lenasia residents fear their R35 000 homes will fall apart, especially during the coming heavy rains, as cracks continue to appear in the walls and foundations of the new houses built by a leading developer

But the developer said yesterday the homes had been built to specifications from the old House of Delegates, which had also subcontracted certain construction jobs. (123)

The homes, in the Lenasia South area called Dexinawere, were built by Stocks & Stocks three years ago, said residents, adding that they had had to repair walls more than five times during this year alone

Shanita Armugam said the foundation of her home was cracking and the windows were loose. "We have more problems than anyone who owns a properly built new home. And yet we are still expected to pay for the bond and rates," she said.

Armugam said other problems included poor electrification, leaking plumbing with water gushing from the geyser, a dripping roof, rattling windows and accessories which broke off

Residents claim there have been fires in two houses because of improper electrical installations

Stocks & Stocks managing director Mike Fullard said "If there are any faults with the houses, we stand by our product and we'll fix them, but the problem could be with the House of Delegates"

He added that the company had not received any complaints from government authorities

Officials from the Lenasia management committee could not be reached for comment yesterday



Cracking walls . . . Shanita Armugam had to cement the walls of her home three times this year and fears her home will fall apart in the coming heavy rains. She says the foundations of her home are faulty.

PICTURE RUVAN BOSHOFF



# 8 000 PWV houses built in 4 months

Star 20/10/94

■ BY ESTHER WAUGH

**Cape Town** — Almost R272 million has already been allocated to the PWV for housing

Housing Minister Joe Slovo said yesterday the distribution of R2,2 billion to the nine provinces for housing had been done in accordance with certain criteria

These criteria concentrated mainly on the population in each province as well as the number of households in the various income groups of the new housing subsidy scheme (127)

Almost 8 000 State-funded or State-assisted houses had been built between May and August and 14 279 families, who were

previously without formal housing, had benefited, Slovo said

Replying to DP MP Mike Ellis, he said the 7 637 houses were built at a cost of R131 634 526

In response to another question by Ellis, he said that last year there had been a total housing backlog of 1 448 476 houses. The PWV had been faced with a 561 873 backlog in 1993



profit Issues

**Cramped . . . three residents of the Wolhuter Hostel in Johannesburg relax in their single room, which houses eight men in small double bunks.** PICTURE DUIF DU TOIT

## IFP condemns hostel revamp

Star 2/10/94

■ BY CHARMEELA BHAGOWAT  
CITY REPORTER

The Inkatha Freedom Party's PWV leadership has rejected the upgrading of single-sex hostels in Johannesburg by the former Transvaal Provincial Administration as "inadequate" and "completely unacceptable"

IFP leaders Humphrey Ndlovu, a member of the PWV legislature, and Transitional Metropolitan Council nominee Felicia Buthelezi — accompanied by Soweto and Diepmeadow administrator Steve Burger — visited these hostels yesterday to determine whether similar upgrading measures could be taken at hostels in Soweto

At the Wolhuter Hostel on the western side of Johannesburg — before visiting the Jeppe, Den-

ver, MBA and George Goch hostels — Buthelezi condemned the hostels as "sardine cans" despite the upgrading

At this hostel — which is housing more than 3 100 people — there was little evidence of improved living conditions. Window sills and doors were being painted, but the stench of rotting garbage and the filthy exteriors have not been dealt with

In one of the small, overcrowded rooms, 12 men sleep on double metal bunks. Eight men share another room. Together they share a kitchen, two toilets and two showers at a nominal monthly rental of R27

Johan Joubert, assistant director of hostels in the Johannesburg area, said the budget of about R58 million was insufficient to upgrade the hostels

completely

Joubert said about 65 percent of the residents paid their rentals, and those who did not would be asked to leave after the upgrading process because beds would be lost to create more living space

Buthelezi and Ndlovu rejected the intention to evict people, saying other solutions would have to be found. "They learnt the culture of not paying from the townships," said Buthelezi

127

She said the IFP rejected suggestions that hostels should be demolished and would, if necessary, approach PWV Premier Tokyo Sexwale for more money to further upgrade the hostels, and would do a better job at Soweto's seven hostels, which house about 30 000 people.

# Eskom cuts many off in Soweto

CT 25/10/94

(127)

Own Correspondent

JOHANNESBURG — Eskom has cut off about 11 000 connections in Soweto in the past 10 days after the expiry of the bill payment deadline, agreed to by the power supplier, civic associations and political parties.

Sales and customer service manager Mr Paul Maré said yesterday there had been a "disappointing" number of payments, even though Eskom had kept its undertaking to improve its service.

In negotiations with the Soweto civics and political parties, Eskom agreed to improve supply and billing. In return, the civics had to persuade members to pay their bills.

Eskom had disconnected those residents who refused to pay their bills. The daily number of cut-offs had mushroomed from a "few hundred to a few thousand", he said.



RDP connections are unaffected

# Eskom cuts off thousands of defaulters

Bl Day 25/10/94

127

ESKOM has cut off about 11 000 connections in Soweto in the past 10 days after the expiry of the bill payment deadline, agreed to by the power supplier, civic associations and political parties.

Sales and customer service manager Paul Maré said yesterday there had been a "disappointing" number of bill payments, even though Eskom had kept its undertaking to improve its service.

In negotiations with the Soweto civics and political parties, which began when Eskom took over distribution in the township in March 1992, the utility agreed to improve supply and billing. In return, the civics had to persuade members to pay their bills.

Maré said Eskom had disconnected those residents who refused to pay their bills. The daily number of cut-offs had mushroomed from a "few hundred to a few thousand".

Eskom sources were confident of reaching a "workable solution" to the problem in the next two months. The measures would have to have the community's full backing.

One of the issues is Soweto's electricity price, generally more expensive than in Johannesburg.

National Electrification Forum chairman Ian McRae said "Many South Africans are not paying their bills because they did not see their local governments as

MUNGO SOGGOT

legitimate, or because of the quality and price of their electricity service."

In Soweto, Eskom had adjusted its service, but many residents' perceptions were still locked into the old order.

McRae said the forum's proposals — including setting up a national regulator to co-ordinate the electrification programme and the creation of a national tariff system to equalise electricity tariffs countrywide — would help put the old order to rest.

The Cabinet was expected to announce a national regulator this week. It would ensure distributors — either local authorities or Eskom — performed their task in the interests of the customer. If local governments were judged to be unequal to the task, their electricity supply work would be handed to another distributor.

The situation in Soweto, and similar situations elsewhere, would not affect the RDP electrification programme. The programme aims to make 500 000 connections a year to the national grid over the next five years at a cost of about R1bn a year.

Soweto Civic Association president Isaac Mogase said the association would comment on the negotiations only in a joint statement with the ANC, SACP and Cosatu.

Township arrears to Eskom stood at more than R874m and were increasing at a rate of R45m a month.

## Eskom cuts off 13 000 in Soweto

Star 26/10/94

### ■ CITY REPORTER

Eskom has cut off the electricity of about 13 000 of its 18 000 customers who have never paid their electricity bills in greater Soweto, Eskom sales and service manager Paul Maré confirmed yesterday.

Cut-offs resumed earlier this month after the expiry of the payment deadline agreed to by Eskom, civic associations and political parties in the area. The deadline was initially postponed while community groups sought to encourage people to pay.

"There was an improvement in payments but it was disappointingly low," said Maré, adding that Eskom had about 127 000 customers in greater Soweto.

The cut-offs, he said, were part of a process to normalise payment in the township. According to Maré, the cut-offs will start with clients who have never paid, then move to those who paid their accounts infrequently and finally deal with clients who were in arrears.

Cut-offs of clients who had never paid could be completed by the weekend, he said.

By mid-year, Eskom had had an accumulated debt from inception of about R874 million with monthly outstanding accounts of about R30 million.

# Eskom to cut power to 40 000

ESKOM will cut the electricity supply to about 40 000 consumers in Soweto in the next two months, the corporation said yesterday

District manager Mr Ken Green said the planned cuts follow the expiry of a payment deadline agreed to by Eskom, civic associations and

political parties more than two years ago

He said about 13 000 consumers had so far been cut off. However, about 4 000 had soon afterwards paid up

The electricity tariff charged in Soweto was slightly lower than that charged in Johannesburg, Green said

He said arrears by township consumers

throughout South Africa amounted to more than R874-million since Eskom's take-over in early 1992 and the figure was increasing by R45-million a month

When Eskom took over the distribution of electricity in Soweto it was agreed that civic associations would persuade residents to pay accounts — Sapa

Sowetan

26/10/94

127



PWV Local Government MEC Dan Mofokeng has urged Johannesburg north residents to review their plans for a rates boycott as the new structures would fail without financial support. (123)

The Parktown Association — which is affiliated to the Northern Areas Group (NAG) — began last week to canvass support for tactics to express their unhappiness with their "unfair" representation on transitional local structures

This week the residents voted to stage sit-ins, at negotiating forums next week and to organise a rates boycott

Anger is growing over the lack of representation afforded to ratepayers' federations on the transitional local councils. Ratepayers attending the annual general meeting of the Parktown Ratepayers' Association were enthusiastic in their support for a sit-in next week.

Their anger at being ignored by their former town councillors and sidelined by the process has spurred formerly passive residents to vote for mass action

All 350 households in Parktown — which include very influential people — have been polled about a rates boycott

The 100 people who attended the meeting on Thursday night unanimously voted for a trust fund to be set up to administer their rates money, and indications are that the suburb will vote to withhold their rates from the Transitional Metropolitan Council (TMC); due to be constituted before the year-end

If a suburb like Parktown takes such a step, it is likely that some of the other 20 ratepayers' associations representing 51 suburbs in the NAG ratepayers' federation could follow suit

The main complaint of ratepayers' federations in Johannesburg, Randburg and Roodepoort is that they have ended up with less than 8 percent of the 120 seats available to the former councils, political parties, and ratepayers on the seven new metropolitan sub-structures (MSSs)

### Not enough seats

The four ratepayers' federations have been allocated one seat each and the political parties have divided the rest up among themselves — nominating the same councillors who have not faced their electorate for six years on to the TMC and MSSs.

An association such as NAG, which has had its support base split between three of the new municipalities, does not have enough seats to allow it to represent its constituency on each of those three transitional councils

"We as ratepayers are faced with paying more and getting less. The decision to enter into a rates boycott was seen as a last resort," Parktown chairman Peter Rich told the meeting

Ratepayer activist Flo Bird said residents' associations were being sidelined by former councillors "We've never suggested a rates boycott before, but not one councillor met their election promises. I cannot think of any service that is efficiently run in this city, except maybe the library service

"And for that rubbish bunch to come back now and tell us that they are our representatives is unspeakable. The NP and DP councillors are taking two-thirds of the seats allocated to the statutory side. Did they get two-thirds of the vote in the last municipal election? The rates boycott is the only weapon we have left"

Said NAG executive member Mike McIllrath. "The amount of money we are withholding doesn't matter. It's the idea of a rates boycott from a normally civilly obedient group of people which will demonstrate our dissatisfaction"

# Rates furor grows

Up-in-arms ratepayers urged not to start boycott

Star 2/10/84



**Squatters:** Up to three quarters of a million people live in shantytowns sprawled on both sides of the road from Soweto to the Vaal

# The highway of zinc

WM 30/9-6/10/94 (127)

An explosion of shanty towns in the Vaal may force the PWV government to rethink its rejection of site and service schemes **Drew Forrest** looks at the growing blight along the Golden Highway

**D**RIVING south, it starts with Freedom Park and St Martin's Trust, rambling down a hillside opposite Eldorado. Across the toll road lies Mjazana, where residents draw water from a Red Cross pump open between 7 and 9pm.

Then, on the right, come Vlakfontein and Grasmere, lapping against the Ennerdale station. On the left is Sweetwaters, and the shack city of Orange Farm, with its 250 000 residents.

Dneziek 4, just four months old, sprawls across the way. Evaton North follows, and Ithoballen Ntshanyane of the Sebokeng hostel. Set back on the right is John Duoy, where Inkatha refugees from KwaMadala Hostel have fled.

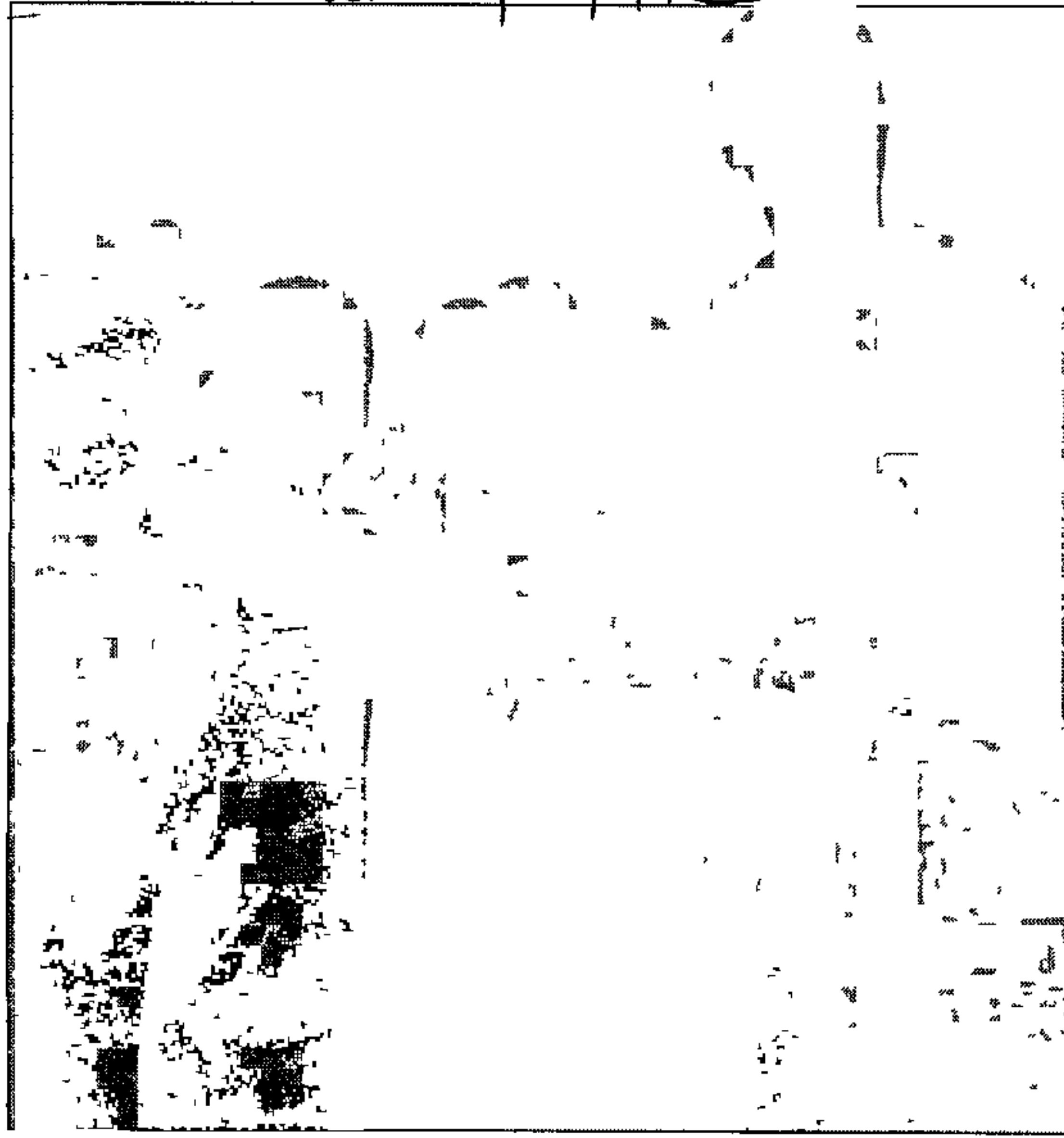
It's called "the Golden Highway". But the R553 from Soweto to the Vaal might be more aptly known as "the highway of zinc".

At an average of every 5km from Eldorado Park to Sebokeng, shantytowns sprawl on both sides of the road. Up to three quarters of a million people live under corrugated iron, sheet metal, scrap wood and polythene in at least 11 settlements, most of them without piped water, sewerage or electricity.

Since the election, four new settlements have sprung into existence, and residents of older towns unanimously report an accelerating influx from the crowded townships of the Vaal, from Soweto, from "the plots" and recession-hit local farms, from violence-plagued communities on the East and West Rand, from Mozambique and Zimbabwe.

From interviews with Vaal squatters this week, it became clear that long-hidden homelessness in the townships, rather than urban drift, underlies the shanty explosion. Recent settlers said they were no longer prepared to live with their parents, or to pay high rents on garages and backyard shacks. The election provided the trigger.

The Golden Highway gives context to the PWV government's urgent, often half-baked, attempts to get housing



Above: Residents of Ithoballen Ntshanyane happily use the first water tap in their settlement

Right: Johannes Nku entertains a friend in his shack. He left his family home in Small Farms because 'as a man I had to be independent'.

PHOTOGRAPHS THEMBA HADEBE

development off the ground. But it also raises serious questions about the 48 square metre four-bedroom brick house held up as the ideal by PWV Housing Minister Dan Mofokeng.

Twenty-three-year-old Johannes Nku is clear on his priorities: water, sewerage, roads — and then houses. One of about 2 000 people who have invaded Transvaal Provincial Administration land at Ithoballen Ntshanyane, next to Sebokeng's Zone 16, since April, Nku was raised in nearby Small Farms.

"I was staying at home with my family and I couldn't get a plot," he says as, shovel in hand, he levels the apron of shack number X389 for a vegetable garden. "I felt that as a man, I had to be independent."

As in all squatter towns, the tufted veld grass has been rooted out to expose the red earth — Nku fears that the summer rains will turn it into a quagmire. Residents have dug their own pit latrines. Water comes from two standpipes supplied under a lease arrangement from a private stand in Sebokeng and paid for by means of a R20 levy on all shack-owners, who

also bought the rubber piping and dug the 200m channel to lay it.

Plastic, the bane of settlements denied refuse removal, clings in rags to the barbed-wire fences enclosing the tiny plots.

Barefoot in a tattered red dress, Elizabeth Mokale (25) says she moved from Evaton because "my family said I can't stay". Like Nku she is single — a surprising number of squatters interviewed live alone — and has no job. To keep alive, she visits a Department of Social Welfare feeding scheme in Houtkop.

Five kilometres up the road lies Orange Farm, a five-year-old informal settlement of Brazilian proportions unofficially estimated to house 250 000 people. TV aerials grace the shacks — adopted by the TPA, it now has 30 000 serviced sites spread over seven extensions.

But the intensifying pressure on land is being felt here, too. Chris Rabaji, secretary of the ANC's Palestine branch — the intention is to rename Orange Farm because Palestinians are also homeless and marginal — explains that the established system of site allocation has broken down.

"To get on the TPA's waiting-list, you have to pay R64," he says. "But because of *gogo* (bribery), people are jumping the queue, sometimes they get double stands. Also, so-called street committees are appointing themselves in some sections and charging for sites."

Rabaji said uncontrolled squatting had started in Extension 6B. In Extension 4, 50 people living in a waterlogged area had been moved for health reasons — the vacant land had since been reoccupied. Ethnic feeling is also running high from the ANC branch's executive committee, "Palestine's" political vanguard, there are bitter complaints about Mashangaan (Mozambicans). "You must use your paper to tell them to go home," one man says.

The ANC's biggest headache is Dneziek 4, an area across the way from Orange Farm with 1 800 serviced sites. Because of queue-jumping, Rabaji said, mayhem had erupted when the area was opened for occupation and the allocation of sites had been suspended. Tensions between the ANC and the civic over who now controlled Dneziek had led to

"sjambokkings and reports of gunpointing".

But rivalry over who runs the area has not stemmed a steady flow of squatters — estimated at 3 000 since the election. "People are moving in here every hour," said Simo Morake, who moved from a backyard shack in Soweto in May. Like many squatters, he has an inventive approach to the lack of amenities — he has erected a solar panel on the roof of his shack to run his hi-fi and TV. But he is unequivocal about the state's responsibilities. "There's no electricity, no toilets, our new government must get very serious about giving us infrastructure in a short period."

Interviewed this week, PWV Housing Minister Mofokeng was adamant that the goal remained formal housing for all. "Site and service is not the solution. Once you have a squatter camp you're stuck with it," he said. Resistance to site and service schemes, steadily spearheaded by Sanco, partly rooted in the perception that belongs to the apartheid era.

But confronted with massive and growing need, and the fact that two-thirds of the homeless have neither capital nor access to credit, the national Housing Ministry is shifting its ground. Housing Minister Joe Slovo signalled as much in a recent speech to the National Housing forum. "A serviced site costs about R7 500 and 65 percent of the population has no access to credit to take them beyond the R12 500 state subsidy," stressed Slovo's spokesman, Silvio Laufer.

Traditional site and service schemes had been flawed by their distance from work and transport — some developments were standing empty — and the lack of state follow-up. The drift of ministerial thinking was towards "incremental housing" whereby individuals could upgrade their serviced sites over time with state help in the form of materials, depreciation and expert advice.

"We have to be creative," Laufer said. "Joe (Slovo) is saying that if we set our hearts on formal housing, we are telling the poorest of the poor 'we can't help you'."

## Shacks on golf courses

Drew Forrest

**T**HE number of shack dwellers in the Johannesburg municipal area has trebled in the past year, and the first shacks are starting to rise on golf courses and parkland in the city.

A year ago, according to Johannesburg's director of urbanisation, Cedric de Beer, there were 2 000 shacks in the city housing 8 000 people, concentrated on the south-western borders near Soweto and Eldorado Park.

Council statistics now report 10 000 structures in Greater Soweto alone, 4 000 in Thembalhe, south of Lenasia and 1 100 in Devland/Freedom Park, near Eldorado Park. Seventeen other shack settlements are listed, on state, church and private land.

In Johannesburg proper, shacks

have appeared in Jack Mincer Park in the CBD and on open ground in the affluent suburb of Houghton. Settlements providing hostel-dwellers with services ranging from sex to alcohol have attached themselves to the Denver and George Goch municipal hostels.

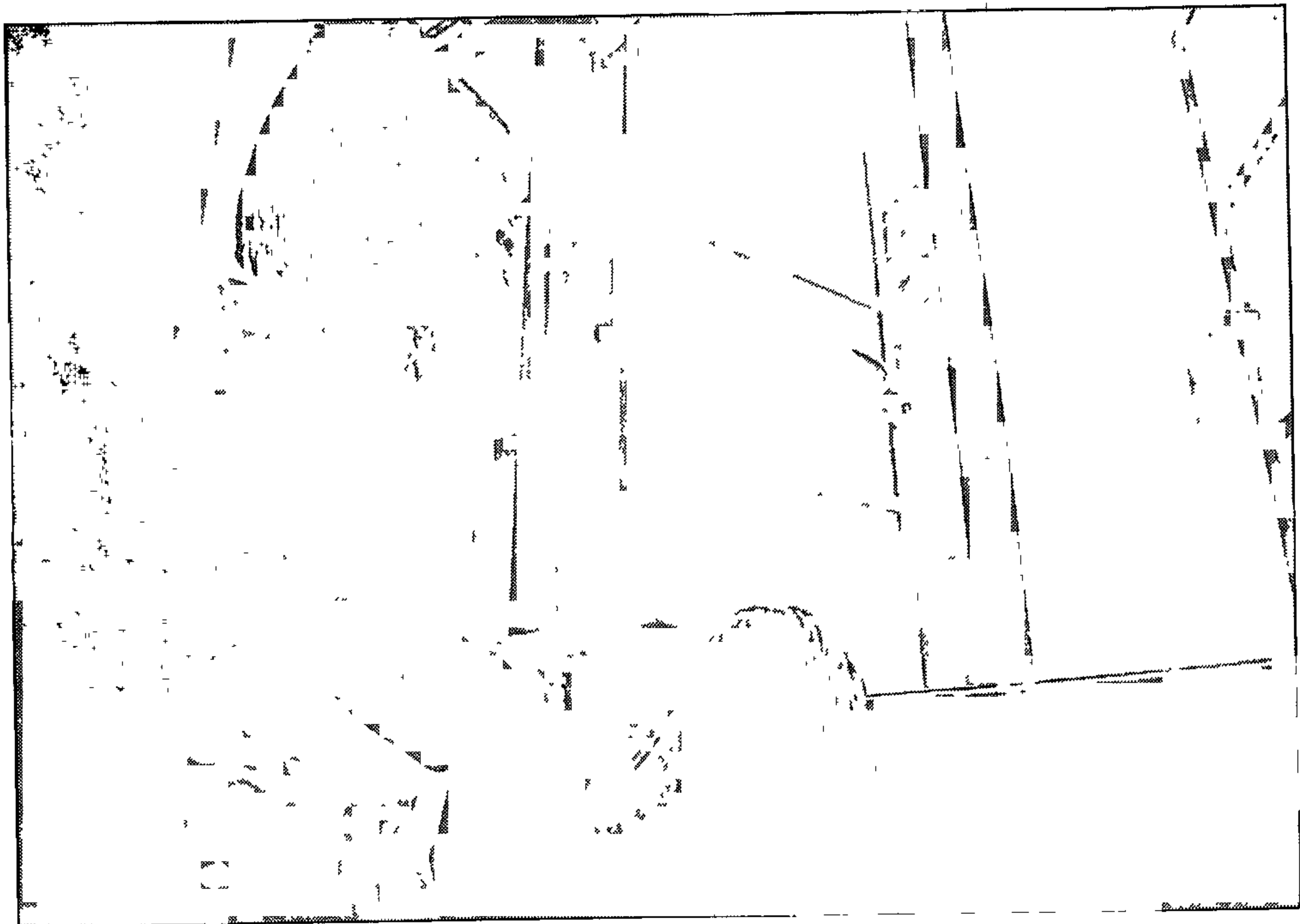
A further sign of rampant land hunger is the emergence of the Soweto Property Seekers Association, claiming 8 000 members, whose aim is to procure land for informal settlement.

Council officials say the great and growing pressure on land is clearly linked to political transition. "There's a sense that formal housing delivery is going to take time, and people are jumping the queue."

Concern at all levels of government is rising on the issue, they say.

The proof's in the roof, PAGE 12





A home at last . . . Thoko Hlatshwayo relaxes in a flat in Claridge Court, Johannesburg. She moved in on Saturday, saying she will not pay more than R250 rent a month. PICTURE ANTON HAMMERL

Star 31/10/94

# Homeless families occupy empty Jo'burg flats

■ BY BONGIWE MLANGENI  
CITY REPORTER

Johannesburg families who forced their way into a vacant block of flats as part of a campaign against high rentals and exploitation have accused the Government of neglecting the inner-city community

On Saturday about 42 families broke open a metal gate and invaded Claridge Court in Joubert Park, which has been standing vacant for four years

The families, who are members of the Johannesburg Ten-

ants' Association (Jota), said they intended invading three more unoccupied buildings

Jota spokesman Moses Moshoeshoe said this action showed their commitment to continue fighting for a flat rate of R250 rent for the low-income, inner-city tenants

Families in the Claridge flats were eagerly cleaning the rooms and corridors yesterday, and some were moving in their furniture

"We are already settling in but we don't know how the owners of the building will react

"We are waiting to see if any-

thing will happen," said a woman who gave her name as Patience

Some of the tenants said they came from Park Station Others claimed they had been evicted from nearby buildings because they could not keep up with the rent Some had lived in overcrowded flats

Moshoeshoe said tenants were faced with high levels of exploitation by landlords and estate agents who charged them steep rentals and high electricity bills He said the Government had ignored their pleas for a law that would protect inner-city tenants

"We demand that the Government attends to our problems and to initiate landlord-and-tenant legislation," he said

He said the Government was leaving the Reconstruction and Development Programme in the city centre to individual landlords and businessmen

Jota's demands include a direct payment of electricity to the council, and that the Sectional Title Act — formulated by an apartheid government "to protect white tenants and make it difficult for blacks to buy flats" — be changed to a social housing Act

(127)



*EU might help fund 4 000 units*

Star, 31/10/94

127

# Housing plan for inner city

■ **BY BONGIWE MLANGENI**  
CITY REPORTER

A R200 million housing scheme — submitted to the European Union for consideration last week — could lead to the construction of 4 000 affordable rental homes and the upgrading of existing accommodation in Johannesburg's inner city

"The scheme will undertake up to 80 housing projects in the inner city and create jobs for more than 1 000 people who will be trained with construction skills," Kagiso Trust director Eric Molobi said at the weekend

A conglomeration of non-governmental organisations — to be

called the Johannesburg Housing Association — will manage the scheme

The association will involve Kagiso Trust, the Building Industries Federation of South Africa, the South African Black Contractors Assistance Programme and the Civic Association of Johannesburg

Molobi said a feasibility study on the housing scheme was submitted to the EU last week for consideration

The EU has already committed R50 million in principle to the scheme and will make a final decision before the end of the year after considering the study, he said

Government subsidies and the private sector are expected to help fund the scheme

Molobi said there were efforts to obtain further equity investments from other stakeholders to enable the association to expand its programme beyond what it had initially envisaged

Kagiso Trust deputy projects director Nkululeko Sowazi said the scheme aimed at providing a model for low-income housing schemes "We are not saying we will solve the problem of housing, but this venture can be of much assistance to the community," he said

The PWV government and the Johannesburg City Council have acknowledged the initiative

**NEWS** Calls to prevent further illegal occupations ● Investigative reporter threatened

# Occupations to continue

■ BUILDINGS TARGETED Three

blocks of flats earmarked:

## Sowetan Correspondent

**A**BOUT 1 000 people have put their names on a waiting list for soon-to-be occupied vacant flat buildings in the inner city, according to Johannesburg Tenants Association spokesman Mr Moses Moshoeshe. Jota organised this weekend's illegal occupation of 40 unoccupied flats in Claridge Court, Joubert Park, and warn they have targeted three other buildings in the city. It has also threatened to occupy a recently built low income development in Troyeville which was initiated by the Johannesburg City Council.

The illegal occupation has been met with strong calls for decisive action to prevent further inner city invasion and to solve the city's housing problems. The council has condemned the inva-

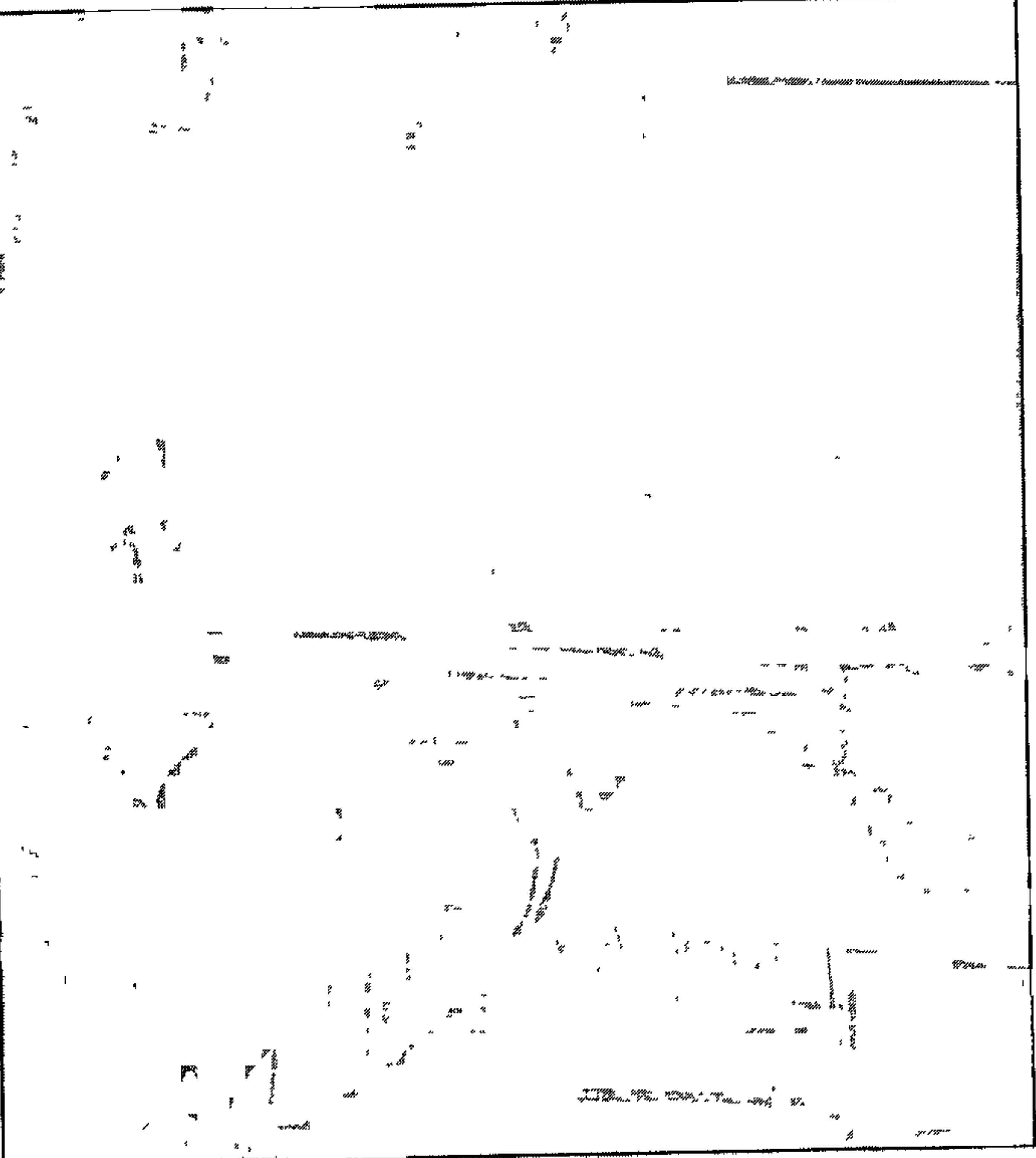
sion, but Moshoeshe dismissed remarks by Health and Housing Committee chairman Mrs Marietta Marx as "irresponsible".

However, the council's director of urbanisation, Mr Cedric de Beer, warned yesterday that any attempt to occupy low income houses would jeopardise future low cost housing developments.

Police said yesterday they had received no complaints from the landlord nor had they received any requests for assistance from the landlords of any of the targeted buildings.

Claridge Court landlord, believed to be Pietersburg businessman Mr David Phahadira, could not be reached for comment yesterday. Moshoeshe yesterday insisted Jota would continue to invade more flats until the council and the Government responded to their demands.

Actstop's Mr Cas Coovadia said yesterday it would be wrong for them to condemn the invasion although they did not believe it was the correct way to address the housing problem in the inner city.



Isaac Motau inspecting the house that caved in on Saturday night in Vosloorus, leaving the bedroom and sitting room submerged.

PICTURE BY SEBOKO

# Reiger Park paying flat rate

Residents of Reiger Park in Boksburg on Saturday started paying a flat rate of R35 for water and electricity as well as varying amounts for rates and taxes.

Reiger Park Crisis Committee chairman Kennedy Mosaie, who

monitored the payments at the Boksburg City Council offices yesterday, said residents demonstrated they were not subscribing to the culture of non-payment. (127)

"Our people have shown their willingness to pay reasonable rates

which they can afford, he said.

Before, some residents paid between R400 and R500 a month for water and electricity, he said

Mosaie said all arrears in the area had been frozen until further notice  
— Staff Reporter.



# Plan to invade inner city

BY PAULA FRAY and  
BONGIWE MLANGENI

About 1 000 people have put their names on a waiting list for soon-to-be-invaded vacant flats in the inner city, according to the Johannesburg Tenants' Association (Jota)

Jota organised the illegal occupation of 40 unoccupied flats in Claridge Court, Joubert Park, at the weekend, and warned it had targeted three other buildings in the city.

Jota has also threatened to occupy a recently built low-income development in Troyeville initiated by the Johannesburg City Council.

The illegal occupation has met with strong calls for decisive action to prevent further

inner-city invasion and for a solution to the city's housing problems.

The council has condemned the invasion.

City council director of urbanisation Cedric de Beer warned yesterday that any attempt to occupy low-income houses would jeopardise future low-cost housing developments

## Demands

The Claridge Court landlord, believed to be Pietersburg businessman David Phahladira, could not be reached for comment yesterday.

Moshoeshoe insisted Jota would continue to invade more flats until the council and the

Government responded to its demands.

"The city council has contributed a great deal to the inner-city decay

"They should see to it that they do something about it soon."

Jota spokesman Moses Moshoeshoe said Jota had been trying to contact Phahladira and wanted to negotiate the sale or the rental of the building.

Residents were willing to pay R250 rent, as well as water and electricity accounts directly to the council

Actstop's Cas Coovadia said yesterday that although it was immoral for flats to stand empty while people were

► To Page 3

## PERISCOPE

*'We will fix all that is broken'*

BY BONGIWE MLANGENI  
CITY REPORTER

On Saturday afternoon Getrude Ntaba waited impatiently in the rain outside a block of flats. She was ready to move into Claridge Court in Joubert Park and choose her new home.

Ntaba and her three children are among the 40 families — members of the Johannesburg Tenants' Association (Jota) — that forcibly broke into the building and took occupation of flats abandoned for four years.

She now stays in a bachelor flat which is tiled and has brightly painted walls, electricity and water. Apart from the built-in cupboards, the only other furniture is the kitchen sink.

"We have problems but we are prepared to fix all that is broken. For instance, we don't have hot water, the doors do not lock and the toilet does not flush," she said.

Ntaba said she used to share a flat with friends in the same neighbourhood. She could not take the overcrowding anymore.

"I decided to join Jota because I could not stand the frustration and fortunately I was at the top of the list of people who were desperately in need of a home," she said.

Needing a home was not her only reason for invading the flat. "This is one way of



Drawing attention to the urgency of inner-city problems. Getrude Ntaba invaded Claridge Court in Joubert Park to show the urgency of inner-city problems. PICTURE DEBBIE YAZBEK

showing the Government how bad the problem of housing is and how urgently they need to address the problems faced by inner-city residents."

She said that once everything was settled with the owner of the building, she would start paying R250 rent.

# Plan to invade more flats in inner city

Star 11/11/94  
(127) (28)

◀ From Page 1

sleeping on the pavements, the invasion was not the correct way to address the housing problem.

Coovadia said the invasions were a disservice to the homeless as they would simply be evicted.

The low-cost housing units being targeted had been built after an "intensive process of consultation" and it would be wrong to invade these houses when there were other needy people on the waiting list.

According to De Beer, most of the Troyeville units have been sold.

Coovadia said the major city players — in-

cluding the Central Johannesburg Partnership, the council, Actstop and Jota — should meet to try to solve the housing problem in the inner city.

Coovadia said the new Transitional Metropolitan Council needed to have a clear programme of action to deal with the problem: "The TMC needs to act quickly and assertively ... we must at all costs avoid a sustained strategy of occupation."

The threats of invasion come as the European Union studies a R200 million proposal which could lead to the construction of 4 000 affordable rental homes in the inner city.

# 1 000 on 'list' for illegally occupied flats

(127)

ARG 2/11/94

## The Argus Correspondent

JOHANNESBURG — About 1 000 people have put their names on a waiting list for soon-to-be occupied vacant flat buildings in the inner city, according to Johannesburg Tenants' Association (Jota) spokesman Moses Moshoeshoe.

Jota organised this weekend's illegal occupation of 40 unoccupied flats in Claridge Court, Joubert Park, and warns it has targeted three other buildings in the city. Jota has also threatened to occupy a recently built low income development in Troyeville which was initiated by the Johannesburg City Council.

The illegal occupation has been met with strong calls for decisive action to prevent further inner city invasion and to solve the city's housing problems.

The council has condemned the invasion, but Mr Moshoeshoe dismissed remarks by health and housing committee chairwoman Marietta Marx as "irresponsible".

However, city council director (urbanisation) Cedric de Beer warned that any attempt to occupy low income houses would jeopardise future low cost housing developments.

Police said they had received no complaints from the landlord nor had they received any requests for assistance from the landlords of any of the targeted buildings.

The Claridge Court landlord, believed to be Pietersburg businessman David Phahladira, could not be reached for comment.

Mr Moshoeshoe insisted Jota would continue to invade more flats until the council and the government responded to their demands. "The city council has contributed a great deal to the inner-city decay. They should see to it that they do something about it soon."

Mr Moshoeshoe said they had been trying to contact the landlord and

wanted to negotiate the sale or the rental of the building. Residents were willing to pay R250 rent and water and electricity accounts directly to the council.

Actstop's Cas Coovadia said it would be wrong for them to condemn the invasion although they did not believe it was the correct way to address the housing problem in the inner city. "While people are sleeping on the pavements, it is immoral for flats to stand empty."

But Mr Coovadia said the invasions were a disservice to the homeless as they would simply be evicted. The low cost housing units being targeted had been built after an "intensive process of consultation" and it would be wrong to invade these houses when there were other needy people on the waiting list.

According to Mr De Beer, most of the Troyeville units have already been sold to people who qualified.

Mr Coovadia said the major city players — including the Central Johannesburg Partnership, the council, Actstop and Jota — should meet and see what could be done to "bring about a sustainable solution to the problem of housing in the inner city."

Actstop hoped this was "not the start of sustained occupation."

Mr Coovadia said the new Transitional Metropolitan Council (TMC) needed to have a clear programme of action to deal with the problem. "The TMC needs to act quickly and assertively. We must at all costs avoid a sustained strategy of occupation," said Mr Coovadia.

The threats of invasion come as the European Union studies a R200 million proposal which could lead to the construction of 4 000 affordable rental homes and the upgrading of existing accommodation in Johannesburg's inner city.



# ANC to discuss rent payments

CT 7/11/94

(127)

## We're recharging, says Sexwale

**JOHANNESBURG** — The ANC PWV region yesterday resolved to call a provincial mass democratic movement conference to discuss rent and service charge payments.

ANC PWV secretary-general Mr Paul Mashatile said the conference would be convened later this month

Organisations which would attend included civics, churches, trade unions and provincial representatives

Other resolutions taken by the ANC's fifth congress — its first since the elections — included taxi violence, the Truth and Reconciliation Commission, crime, and the establishment of reconstruction and development local structures

Mr Mashatile said the ANC wanted the Truth Commission to be established urgently. He said the unknown could not be forgiven and any attempt to "water down" or delay proceedings should be condemned, Sapa reports

Condemning the country's taxi violence, the conference noted that the previous government had tried to steer the taxi industry towards failure. It resolved to call for more police at taxi ranks and for an "urgent holistic transport plan"

It also resolved that MK chiefs should provide political leadership during integration in the SA National Defence Force

President Nelson Mandela had condemned the SANDF top officers for the handling of integration

**JOHANNESBURG** — The process of resuscitating the African National Congress from its post-election fatigue had been successfully started, PWV Premier Mr Tokyo Sexwale said yesterday.

He was speaking at the fifth national congress of the ANC PWV region.

Addressing the media at the tail-end of the conference at a Johannesburg hotel, Mr Sexwale said the theme of the conference had been "Consolidating democracy for delivery".

"The ANC has to make sure it has a firm grip on the levers of governance ... within the context of the government of national unity, of course," said Mr Sexwale.

Unless it could ensure this and unless ANC structures could be "reshaped and recharged", the democracy that supporters had fought so long for would not be delivered, he told journalists.

"We think we travelled a long way at this conference," he said. — Sapa

process, ANC deputy president Mr Walter Sisulu told reporters

He claimed the process was being made worse by the placing of obstacles by defence force members who wanted the past status quo maintained. He accused them of bad faith

Mr Mashatile said the structures dealing with the integration should be representative of the population in SA

The congress resolved that everything possible should be done to increase resources to deal with crime and improve the conditions of the police

It said RDP councils would be created at local levels to represent the people

PWV regional leader Mr Tokyo Sexwale said the conference further resolved that the remaining political prisoners be released before Christmas

Mr Mashatile said last week no major changes were envisaged regarding ANC elections which are to be held next weekend

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# Jota occupies 3 Jouburg buildings

BY BONGIWE MLANGENI  
CITY REPORTER

Members of the Johannesburg Tenants' Association (Jota) invaded three more blocks of flats despite police attempts to prevent them from breaking into Milton Court in Pritchard Street yesterday.

Lieutenant Deon Peens said police were not supposed to interfere as "this is a civil case unless the landlord has asked them to protect the building".

The invasion of the Red Cross Building, Milton Court and Craddock Mansions in the inner city comes after a warning from the PWV government that it will

take action against those who violate a moratorium on illegal land invasions and building occupations.

Police arrived soon after Jota members invaded the vacant Red Cross Building in Quartz Street, which members decided only people living in the parks would occupy.

As Jota members marched to Milton Court, escorted by police, they found other policemen waiting outside the block of flats refusing them access to the building. But after about 20 minutes the police left without an explanation.

Jota members took over 43

flats at Milton Court, a three-storey building which has been vacant for three years and is without water, electricity, doors and windows and has three communal bathrooms and toilets on each floor.

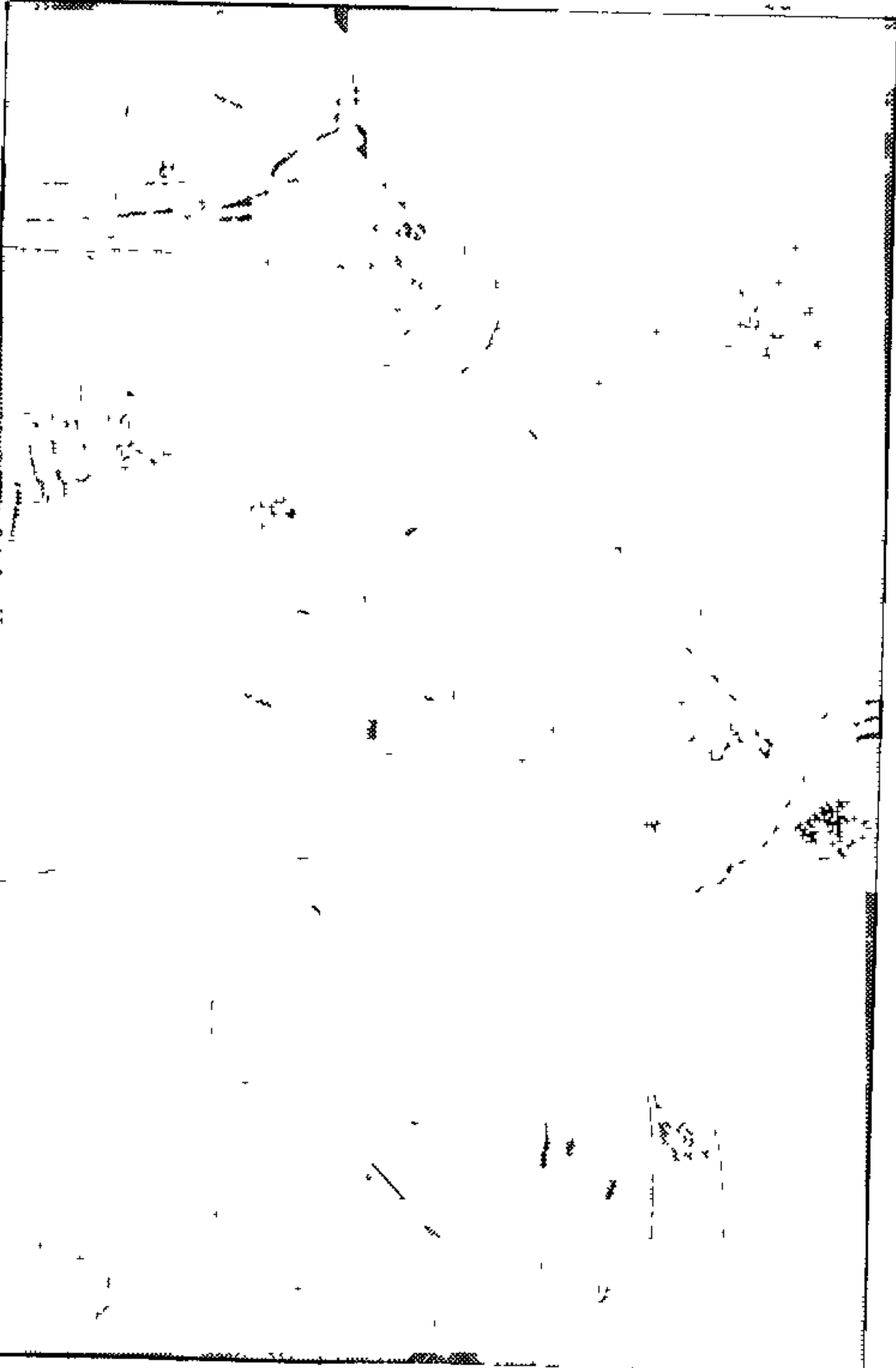
Jota president Moses Mashoeshe said they would raise funds to revamp the building.

"We're moving in even though the condition of the flats is bad. We will try and raise funds to renovate the building," he said.

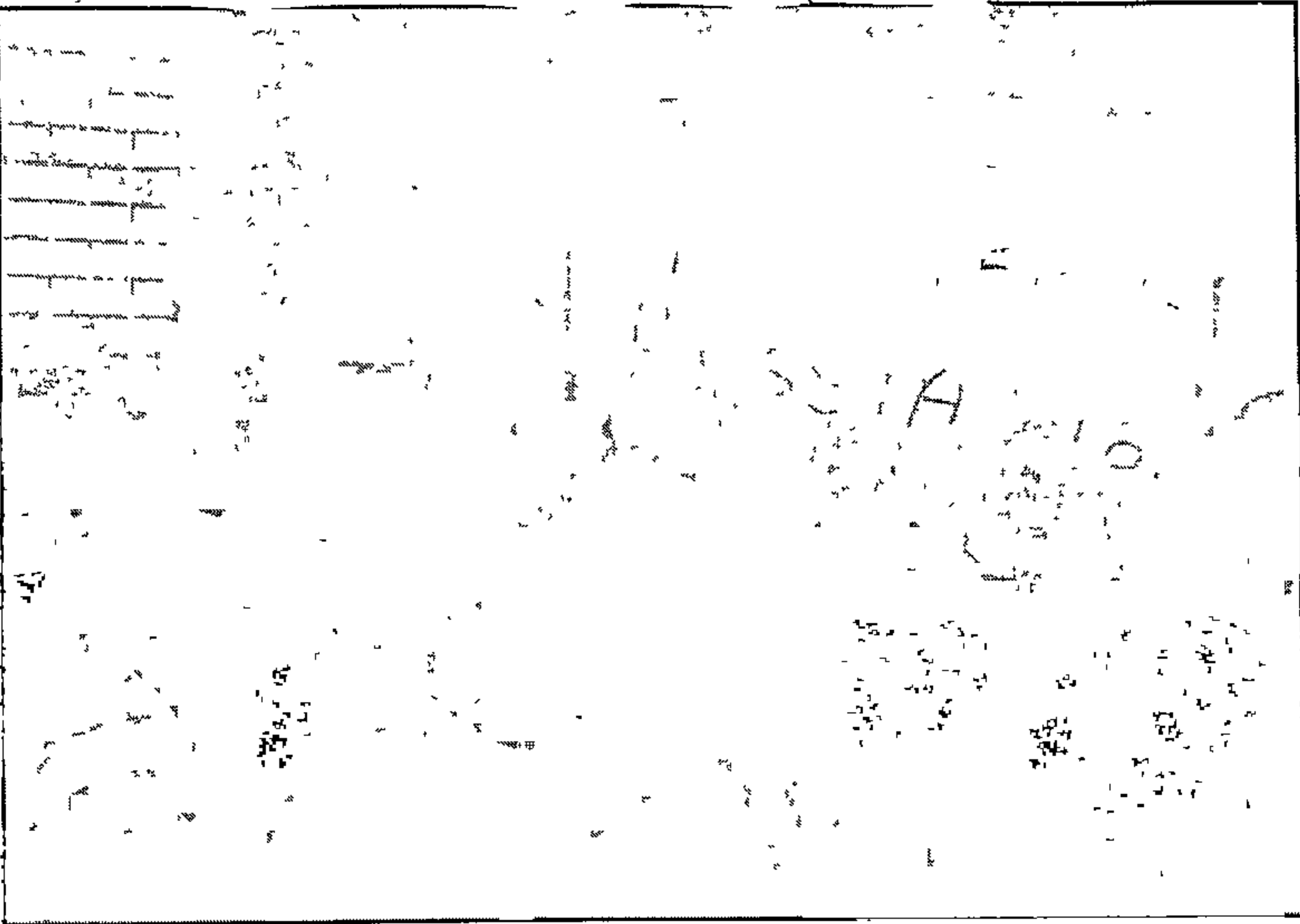
Mashoeshe said they would occupy the PWV parliament if the government did not attend to inner city problems.

About 17 flats were occupied at Craddock Mansions.

Confrontation . . . police try to stop Johannesburg Tenants Association members from invading Milton Court.



PICTURE JODI BIEBER



About 500 residents from coloured and Indian townships around Johannesburg yesterday marched on the offices of the PWV legislature to deliver a memorandum demanding the scrapping of arrears and a monthly fixed fee of R45 for rent.

# Seven-day strike threat

Sowetown 9/11/94

THE South-Western Joint CIVIL ASSOCIATION in Johannesburg yesterday demanded to meet President Nelson Mandela within seven days, failing which they would call for a seven-day stayaway

Addressing about 500 residents from coloured and Indian townships around Johannesburg after a march on the PWV legislature offices, Sowejoca chairman Mr Basil Douglas said Mandela should address their grievances

The protesters delivered a memorandum addressed to PWV premier Mr Tokyo Sexwale, demanding the scrapping of arrears, and a monthly

fixed fee of R45 for rent, electricity and rates

They also demanded a public apology from Sexwale for allegedly calling them "vomit" on national television

Sowejoca deputy chairman Mr Shaheem Ismael said the association would not call off the rent boycott in the townships until they had met Mandela. Douglas accused the Government of stopping "the struggle when the gravy train pulled out of the station" after the elections

PWV legislator Mr Robert McBride, who received the memorandum on behalf of Sexwale, was

jeered when he tried to explain the absence of Sexwale, said to be at another meeting in Kimberley

PWV spokesman Mr Ronnie Mamoepa said most of the grievances in the memorandum had been presented last month and were being addressed

"Hopefully a delegation from Sowejoca will soon meet (MEC for housing and local government) Mr Dan Mofokeng and McBride to discuss the issue"

They also demanded that the South African Broadcasting Corporation give them a television channel "for our people" — Sapa

(127)



# Eskom cuts off power to Soweto defaulters

ESKOM had in the past month cut off about 18 000 defaulters in Soweto who had never paid their electricity bills, and would cut off a similar number of defaulters who had paid their bills infrequently, the national power supplier said yesterday.

Sales and customer service manager Paul Maré said Eskom had cut off all those defaulters in the township who had refused to pay, and was now dealing with all those who had paid infrequently.

Maré said about half of those who had already been cut off had either paid all or some of their arrears, or had made arrangements to pay them.

"It is very encouraging that consumers are now reacting positively

MUNGO SOGGOT

to their obligations." *B/Dau*

Eskom started cutting off defaulters last month after the expiry of a bill repayment deadline agreed to by the power supplier, political parties and civic associations. *(127)*

In negotiations with the Soweto civics and political parties, which began when Eskom took over distribution in the township in March 1992, the utility agreed to improve supply and billing. In return, the civics had to persuade their members to pay their bills.

Soweto Civic Association president Isaac Mogase could not be reached for comment yesterday.

National electrification forum chairman Ian McRae said recently that the situation in the Soweto area, and similar situations elsewhere, would not affect the RDP's electrification programme. *17/11/94*

He said many South Africans were not paying their bills because they did not see their local governments as legitimate, or because of the quality and price of their service. The forum's proposals — including setting up a national regulator to coordinate the electrification programme and the creation of a national tariff system to equalise electricity tariffs countrywide — would help put this old order to rest.

# Eskom makes service pledge

ESKOM would not cut off defaulters until its service was up to scratch in areas where people either refused to pay their electricity bills or paid them intermittently, the national power supplier said yesterday.

Senior GM distribution John Bradbury said Eskom had started cutting off defaulters where it offered "normal service", such as Soweto.

Bradbury said that in Daveyton, the utility had recently cut off about 3 000 defaulters a month. About 800 of these had paid their arrears, while 2 000 had made arrangements to pay.

It had cut off about 500 of the 1 200 connections in Bekkersdal in the West Rand. Three quarters of those cut off had paid their arrears. There had been no cut-offs in Katlehong as Eskom was still organising records.

The utility had just started cutting off defaulters in the East Rand township of Vosloorus and was planning a major drive next month.

Eskom sales and customer service manager Paul Maré said last week about half of the 18 000 homes cut off

<sup>8/19/92</sup>  
MUNGO SOGGOT

in Soweto had since paid all or some of their arrears or had made arrangements to pay them.

Eskom was preparing to cut off a similar number of defaulters who had paid their bills intermittently.

Sapa reports Eskom is to take strict action against people reconnecting electricity supplies illegally.

Official Ken Green said it was not only illegal and dangerous for non-paying consumers to reconnect their electricity supplies, it caused financial hardship for paying customers.

Non-paying customers would have to pay R450 to have their supplies reconnected legally.

Eskom's action against Soweto's 18 000 defaulters followed the expiry of a bill payment deadline agreed on by the power supplier, Soweto civic associations and political parties.

Bradbury said since talks with Soweto civic associations and political parties began in March 1992 Eskom had been upgrading its service

# PWV owes R11m for water

**By Joshua Raboroko**

BLACK local authorities in the PWV owe the Rand Water Board about R11-million resulting from non-payment of water tariffs

The board's chief executive, Mr Vincent Bath, said yesterday there were no immediate plans to cut off water supplies to the townships

He warned, however, that there was a

need for consumers to pay for services, urging the Government to create an environment that would make defaulters start paying (127)

Meanwhile, the South African Housing Trust announced in its annual report yesterday that R333-million in new home loans had been held back because of boycotts

The SAHT's managing director, Mr Wallie Conradie, said about 22 000 blacks had been denied the opportunity

of owning their own homes

Moves to end rent and services boycotts have been supported by the PWV general-secretary of the South African National Civics Organisation, Mr Linda Mngomezulu, who said yesterday "We must get out of the culture of boycotts"

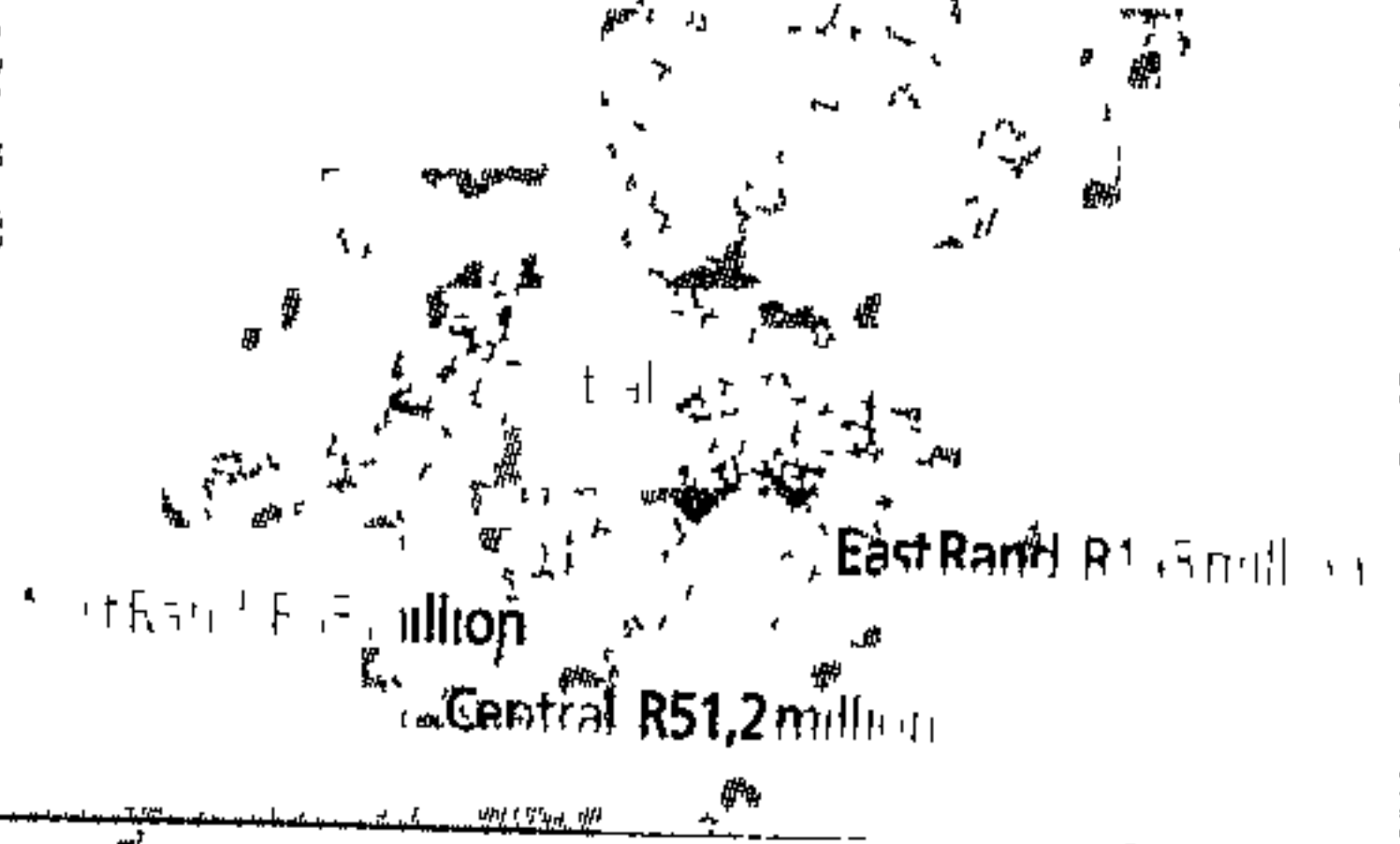
"Boycotts are no longer hitting apartheid but will affect the Government's RDP policy," he said



## PWV ARREARS

Since January 20

of R1,2 billion



# PWV considers what's owing

BY CHARMEELA BHAGOWAT

The issue of arrears owing to PWV local governments, which runs into hundreds of millions of rands, will be thrashed out at a summit between provincial and local authorities this weekend.

In addition to the R1 568 billion arrears owed by black residents to the end of January this year, the summit will have to come up with ways of dealing with another R324,8 million debt incurred by black residents in townships and informal settlements from January to October.

On January 20, then president F W de Klerk and ANC leader Nelson Mandela signed an agreement to scrap previous arrears.

While a decision to write off all debts is not

envisaged, a PWV official said delegates at the summit would be looking for workable solutions to the problem.

Latest statistics show that only 22 percent of black township residents in the PWV are paying their bills.

There are indications that the PWV government will request local authorities to transfer their share of the R1,5 billion debt into suspense accounts, effectively rolling the debt over.

It seems likely the PWV government will ask local authorities to allow payment of arrears up to October over an extended period.

"Nationally, there is agreement in principle that people should start paying and the PWV government holds this view, too," the official said.

# Moses is housing the masses

(127) WIM 25/11-1/12/94

Annie Mapoma

**M**OSSES MASHOESHOE, leader of the Johannesburg Tenants' Association (Jota), justifies Jota's invasions of vacant buildings as the only way to make the government understand the problems of inner-city residents

But political opponents say Mashoeshoe is a dangerous man who likes power

Mashoeshoe is frank about Jota's intentions to continue to invade any unoccupied building until its grievances are met by the government.

"We are not asking a lot from them. All we want is the government to attend to our problems and introduce landlord-and-tenants legislation," he said in an interview this week. "This will protect black tenants from eviction by the state."

Since the formation of Jota after the April elections, the organisation has occupied six blocks of flats in the inner city alone: the drill hall, a former public works building, Milton Court in Pritchard Street, the Red Cross building in Quartz Street, Claridge Court in Joubert Park, Cradock Mansion and Christief Mansion.

At the head of the invading crowds is Mashoeshoe, who breaks the locks on entrances and leads his followers cheering into the buildings.

Born 34 years ago in the Northern Transvaal, Mashoeshoe has worked in the client services division of Trust Bank and served as a shop steward for the South African Commercial and Catering Workers Union for 11 years.

However, it was his involvement with Actstop, an organisation formed to protect black tenants in white areas, that brought him into tenants' affairs — and this is where criticism of him originates.

One former Actstop member described Mashoeshoe as strong-minded but unrealistic. "He felt he knew it all and did not want to take advice from the others."



Moses Mashoeshoe: Accusing his accusers

PHOTO RUTH MOTAU

He said Mashoeshoe was also seen as politically naive and "shallow-minded." "He was also dangerous

"He would come up with ideas and encourage others to take action. But when he was confronted with the problem, he would be the first one to back down." He claimed when Mashoeshoe was arrested after one incident, he was ready to resign from Actstop.

Mashoeshoe's decision to form his own organisation does not surprise some former colleagues, who say he always wanted to be in control. They concede he is a good organiser. He did voluntary work as an organiser for the ANC's Joubert Park branch and was elected on to the executive.

Mashoeshoe this week denied the allegations of his former colleagues, saying all he was doing was trying to help the community.

"While I was still with Actstop, we spotted a few problems that the inner-city community was facing,

especially those encountered by the tenants. We tried to set up campaigns but they failed."

When tenants of one block were evicted because the building was in a bad state, he decided to form Jota.

"Our demands include tenants having control of their deposits, direct payment of electricity bills to the council and also for tenants to be included in the RDP in terms of housing in the inner city."

Mashoeshoe said Jota would choose vacant official buildings to house homeless people who could not pay rent, but that Jota members planned to pay "reasonable" rents in privately owned buildings.

He dismissed accusations that Jota is undemocratic, ascribing these to his unwillingness to deal with the ANC, and denied that he collects rent from members. He also dismissed allegations of anti-Semitism — Jota has emphasised that many inner-city buildings are Jewish-owned. He had not encouraged members to opt for violence, and Jota had nothing to do with the torching of a Berea building earlier this month after squatters had been evicted.

Accusing his accusers of intimidation, he said "People want to threaten us but we won't stop. In fact, we have spotted a few more vacant blocks which we will occupy soon."

He admitted that Jota members had ignored summonses to appear in court on charges arising out of the invasions, but denied that this showed a contempt for the law. "We don't have lawyers, so there would be no one to represent us in court. That's why we don't go."

Members of Jota, who are listed and then supplied with housing after an invasion, paid an initial membership fee of R5 and a monthly subscription of R2,50, he said. They did not pay rent to him and had not yet paid rent to landlords, as no landlord had come forward to collect it.

# PWV to write off service arrears

JOHANNESBURG. — The bulk of service charge arrears in the PWV are to be written off and council houses will be transferred to township residents, the provincial legislature announced here yesterday

The mechanics of the transfer of ownership, which will affect over 140 000 state-financed rental properties, will be debated at a PWV housing summit tomorrow.

ET 25/11/94  
row. At a news conference, PWV Housing Minister Mr Dan Mofokeng said the writing-off of the arrears will be discussed

He said massive service arrears were brought about as residents refused to pay because they were governed by illegitimate structures who provided poor quality services. But this had changed and residents now

had to pay

Mr Mofokeng said residents argued the rent money they had paid over the years more than covered the cost of a bond on their homes. "We will be able to give tenants full occupational rights."

The R1,6 billion in service arrears accumulated in the PWV before January 20 would be dealt with in terms of the agree-

ment signed that day for the writing off of arrears in black areas, he said

Options to handle the R330m accumulated between January 20 and October will be discussed at the conference.

These include allowing residents to negotiate terms of repayment with transitional local councils or to allow TLCs to write off the debt. — Sapa

(127)



# PWV to write off arrears

THE PWV government announced yesterday it was set to write off or suspend about R1,9bn in rent and service arrears, and transfer 140 000 houses to tenants after a "historic summit meeting" tomorrow. **BIDAY**

PWV housing and local government minister Dan Mofokeng said it was also possible that partial payments of the debts could be negotiated. The meeting would discuss transferring state-financed council houses to township residents. **25/11/94**

Civic associations, local authorities, parastatal organisations, political organisations and representatives of the business sector would attend. **(127)**

They would deal with three kinds of arrears:

Those accumulated before the signing of the January 20 agreement, when then president FW de Klerk and current Presi-

TIM COHEN

dent Nelson Mandela agreed to write off R1,6bn in arrears in an attempt to encourage residents to begin paying rent and service charges. These arrears would be dealt with as set out in the agreement,  About R330m in arrears accumulated between January and October. These would be written off by transitional local authorities, or the transitional authorities would be mandated to negotiate repayment, or meeting delegates could agree to suspend repayments until a later date, and  Service charges, which the PWV government would encourage people to pay immediately, although Mofokeng said new tariff structures would have to be negotiated. Residents owed the Rand Water Board

To Page 2

## Arrears

about R4m and Eskom about R700m

Mofokeng noted that Deputy-President Thabo Mbeki and Housing Minister Joe Slovo had made passionate calls for residents to start paying for services. The PWV government would echo those calls forcefully at the meeting. **(127)**

The province would adopt a "carrot and stick" approach, with the carrot being the establishment of legitimate forms of local government and the handing over of houses. The stick would be a new emphasis on the need for residents to take responsible decisions about paying for services.

There was a need for the more than 2 000 tariff structures for services to be made uniform according to principles that would be debated. But Mofokeng emphasised that residents should start paying accounts now. "The payment of services is vital if

we are to improve the quality of life for the people of our province."

The meeting would commit all stakeholders to an agreement that the culture of non-payment was coming to an end.

He said he was confident that as a past secretary-general of Sanco, he could convince the organisation, which was campaigning for blanket write-offs, of the need to improve the situation.

Mofokeng said the mechanics of the transfer of ownership of the rental properties would be debated at the meeting. Housing boards should be established to deal with applications from those who wanted to stake claims on the houses available. The criteria would include a requirement that only residents who had lived in the properties for long periods — up to 20 years — could apply for ownership.

From Page 1



*Mechanisms for house transfers to be explored*

# Summit over rent payments crisis

Star 25/11/94

■ BY CHARMEELA BHAGOWAT  
CITY REPORTER

Tomorrow's summit involving the PWV government, local authorities and community organisations follows the formal announcement of the transfer of more than 140 000 council houses to residents in the province by PWV MEC for Housing and Local Government Dan Mofokeng yesterday

In addition to resolving the massive service charge and rent arrears crisis, delegates to the summit would explore mechanisms for transferring the houses to their long-term tenants, said Mofokeng

He said the government intended creating housing bureaux to administrate and arbi-

trate in the process

Referring to the issue of arrears — which amounts to about R2 billion in the PWV alone — Mofokeng urged people to start paying up

## Resources

"Deputy President Thabo Mbeki and Housing Minister Joe Slovo made passionate calls on the community to start paying for services now. We in the PWV echo that call.

"The new transitional local councils and the transitional metropolitan councils will need financial resources to deliver services and effect programmes," he added

Mofokeng said black local authorities in the PWV had to contribute R608 million of their

R1,2 billion budget through revenue generated from residents, and it was important for people to start paying

He said the PWV government was talking to Eskom and Rand Water about arrears owed to them by local authorities and residents, and the institutions were prepared to consider transferring the arrears into suspense accounts until payments or other arrangements had been made.

Mofokeng said he was hoping for a compromise from the SA National Civic Organisation on the issue of arrears because Sanco was also interested in improving the level of payments

"If we don't experience a high level of payment, government will be unable to continue with its programmes," he said

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ARG 26-27/11/94

# 140 000 houses to be handed to PWV tenants

JOHANNESBURG — The PWV government would transfer more than 140 000 council houses to township residents and could suspend or scrap R1,9 billion in rent and service charge arrears at a summit today, said PWV Housing Minister Dan Mofokeng.

"We will be dealing with the transfer of council houses to township residents — a move which will ultimately affect over 140 000 state-financed rental properties in the province," said Mr Mofokeng.

"Today's summit will mark the formal announcement of the transfer of these houses and will look also at the mechanics of how this will take place."

(127) He said the meeting also would address the service-charges arrears affecting "most families living in townships around the province" and would "look at mechanisms for dealing with the arrears which have accumulated as a result of the boycott years".

Among the arrears to be dealt with are. Those accumulated before the signing of a January 20 agreement on service charges, an amount of about R1,6 billion in the PWV; those accumulated between January 20 and the end of October, an amount of about R330 million in the PWV, and those charges that are due now, which the PWV government "will actively encourage people to pay". — Reuter.

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# Decision to stop boycotts

By LINDA RULASHE

RESISTANCE politics would have to be replaced by the immediate payment of rents and services, it was agreed during a PWV summit in Boksburg yesterday.

"Every rand withheld for debt is R1 withheld for services," Housing Minister Joe Slovo told delegates from nearly 30 bodies comprising civic associations, local authorities, parastatals and political organisations

"We cannot afford the boycott one day longer. The time to begin paying again is now"

The organisations pledged to normalise the payment of service charges in their areas by signing a document of intent, to urgently communicate the document's contents to their constituents, and to ensure that people kept to the agreement

Arrears in all communities in the PWV up to January 31 1994 — totalling R1,5-billion — will effectively be written off

SIDE BY SIDE ... PWV Housing Minister Dan Mofokeng and his national counterpart, Joe Slovo

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# 'Our houses are flawed'

Sowetan

## ■ PROTEST MARCH Residents

threaten to suspend bond payments:

By Sibusiso Mabaso

**R**ATE SEBOKENG ZONE 16 residents marched on the offices of Khayaletu Home Loans in Vereeniging at the weekend to protest against poor quality houses

Residents threatened to embark on a rent boycott and suspend their bond payments if their damaged houses were not repaired immediately

They complained in a memorandum about defects caused by shabby infrastructure and the cheap building material used to build their houses

### Not surveyed

They claimed that the houses were not surveyed properly.

They accused Khayaletu Home Loans, a subsidiary of the South Afri-

can Housing Trust, of using delaying tactics whenever approached about the defects in their houses 29/11/94

They claimed the company's management was refusing to allow independent engineers and evaluators to investigate the quality of the houses

### Discuss grievances

Khayaletu representative Mr Giep Nel promised the marchers that his company would discuss their grievances at the company's next meeting to be held soon (127)

Nel, who promised to report back to residents, said his company was also concerned about the cracking of the houses and told residents that they would soon be busy with a rectification programme.

He denied that the cracks were as a result of inadequate foundations

*Delft houses to be sold off*

# Banks suspend loans to project

Star 2/12/94

■ BY CHARMEELA BHAGOWAT  
CITY REPORTER

Two major banking institutions have suspended the granting of home loans to Delft homeowners in Eldorado Park because of the bad publicity surrounding the housing scheme, according to the Johannesburg City Council

Last year the former House of Representatives gave the Johannesburg City Council R8 million to develop about 200 homes costing about R35 000 each in the former coloured suburb

The scheme allows private developers to build homes at pre-

determined prices  
The housing project has been steeped in controversy from the beginning, when residents claimed the houses in extensions 3 and 7 were of sub-standard quality

### Rent

Then a group of people illegally occupied some of the homes before their owners could move in

Applicants were approved subject to getting bonds and were asked by the council to pay occupational rents while their bond applications were being considered

After negotiations with the Perm, First National, Absa and Standard Bank, the institutions agreed to consider and finance the applicants

However, after bad publicity surrounding the Delft houses, two of the banks — Absa and Standard Bank — suspended the granting of loans, according to the council

Also — after paying occupational rents for more than a year — about 50 prospective buyers' bonds were turned down, resulting in a council resolution on Tuesday to sell the houses directly to them on a deed-of-sale basis.



# More squatters evicted in Jo'burg

*Biday* 7/12/94  
SQUATTERS were removed from a second Joubert Park building in Johannesburg yesterday, after a gun battle between illegal residents and police followed evictions at Claridge Court on Monday night.

Johannesburg Tenants' Association (Jota) spokesman Moses Moshoeshe said the Claridge Court squatters intended to reoccupy the building and would defend themselves against further police action.

One policeman was injured during the shoot-out on Monday night. Jota member Isaac Spier said a second group of residents was evicted from Christlucia Court when police arrived yesterday afternoon with a Supreme Court order.

WILSON ZWANE and LUCKY MADIKIZA

Squatters from both buildings sat on the pavements around the blocks with their belongings, and no further violence was reported. Some of them threatened to "turn Joubert Park into a squatter camp".

Crisis meetings were held yesterday to discuss homelessness and squatting in the inner city. The provincial government also raised the issue at its land crisis meeting in Sandton. PWV housing minister Dan Mofokeng said the newly constituted provincial housing board would meet tomorrow to tackle housing-related issues.

To Page 2

## Evictions

*Biday* From Page 1  
It would "address the problems in the inner-city" and a request for subsidies by Johannesburg's Seven Buildings Project.

PWV premier Tokyo Sexwale would meet Jota, which had organised several occupations in the city centre, including Claridge Court, to discuss the eviction of squatters in the inner city. Mofokeng said Jota had not attended a single meeting on the housing problem.

PWV finance minister Jabu Moleketi, addressing the PWV legislature, also promised a thorough investigation into Monday night's events.

Sapa reports that Mofokeng said the PWV government did not encourage invasion of land or buildings. "We have created forums to discuss problems surrounding housing."

Letting agents Johannesburg Property Services said Claridge Court's owners would work something out once the build-

ing was "completely ready for occupation" and peace had been restored.

PWV housing board chairman Martin Van Zyl said a task team would be set up at tomorrow's meeting to investigate all aspects of the Seven Buildings Project, a scheme whereby families staying in seven blocks of flats in Hillbrow, Berea, Joubert Park and central Johannesburg will buy the buildings through the acquisition of share blocks. The legal representative of the 450 families involved in the project, Trevor Bailey, said the matter was urgent as the owner of the seven buildings had instituted legal proceedings to evict tenants from three buildings.

THEO RAWANA reports that PWV safety and security minister Jessie Duarte said some homeowners had told her they feared going on holiday in case their houses were occupied by illegal tenants.

# Squatters vow: we'll <sup>Sowetans</sup> come back

By Sibusiso Mabaso 7/12/94

ILLEGAL tenants evicted from Claridge Court in Joubert Park, Johannesburg, said yesterday they would continue their struggle to occupy the building and not bow to pressure from the authorities and police.

The squatters were evicted on Monday by officials of the sheriff's office following a Supreme Court order.

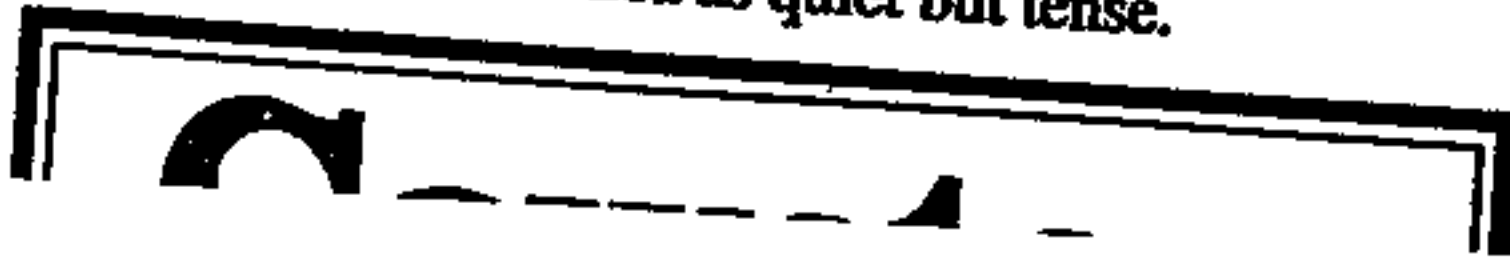
The same night a policeman was wounded in a shootout between snipers in the building and police who sought to prevent the squatters reoccupying the building. This came after the squatters had set the building alight.

Two other buildings were set alight on Monday night allegedly by angry squatters, causing damage estimated at thousands of rands. A furniture shop was completely destroyed by fire.

Witwatersrand police spokesman Lieutenant-Colonel Eugene Opperman said yesterday the injured policeman had been shot in the leg.

About 40 squatters had broken the metal gate to the building for the second time on Monday night and moved in in defiance of the court order.

Members of the Johannesburg Tenants' Association yesterday toyi-toyed in the street outside the building. Police described the area as quiet but tense.



# Alexandra residents threaten violence

127

079/12/94

JOHANNESBURG — About 3 500 Alexandra township families displaced from their homes by political violence nearly four years ago will take up arms if they don't get their houses back, Displacee Coordinating Committee chairman Mr Tsietsi Kungoane said yesterday

The threat came as President Nelson Mandela, on a visit to Orange Farm yesterday, asked residents of the informal settlement near Vereeniging to bear with the government's slow progress in meeting its election promises

Mr Kungoane said the former residents of the Sandton township's notorious "Beirut" section had been living in halls around the area

He told a news conference PWV Premier Tokyo Sexwale, Minister for Safety and Security Ms Jesse Duarte and Housing Minister Mr Dan Mofokeng appeared uninterested in the group's problem

## 'Prepared to die'

"Eventually Alexandra will be on fire if they (the PWV government) don't do it (return displaced people to Beirut)"

"We are prepared to die for Beirut if we have to" He said Alexandra should receive the same treatment as the East Rand townships of Thokoza, Katlehong and Vosloorus where houses were being restored, hostels upgraded and displaced people returned to their homes

Mr Kungoane said his group had met Mr Sexwale once and Ms Duarte twice Mr Sexwale had promised to evict the people, mostly IFP supporters, living in the displaced people's houses But appointments for further meetings had not materialised

Mr Mandela told more than 2 000 people at Orange Farm "The wheels of government grind very slowly and people should not expect miracles"

He said the slow progress was due to the budget inherited from the former government. — Sapa



CONFIDENTIAL ROLL . . . President Nelson Mandela watches a drum-perform for him during a visit to Orange Farm near Vereeniging today.

Picture AP

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THE WEEKLY MAIL & GUARDIAN  
December 9 to 14 1994

# Police, squatters swap bullets and blame

A video shows another side of this week's eviction of illegal squatters in central Johannesburg, reports **Mduuzi ka Harvey**

**A** VIDEO cassette in the possession of the *Weekly Mail & Guardian* strongly supports claims by squatters forcefully evicted from Claridge Court in central Johannesburg this week that police played a part in the trashing of their property.

While public attention has focused on the illegal occupation, as well as on snipers who shot at police carrying out legal evictions, this video, which was shot on the second day of the evictions, shows men throwing beds, music systems, furniture and other household appliances out of upstairs balconies on to the streets below. It also shows teargas being fired at the crowds.

Squatters claim that on Monday, the first day of the evictions, policemen entered the apartments and destroyed property, stole belongings and burned flats.

Squatter Ester Ngwenya said she returned from night duty to find her neighbours evicted and her television, video recorder and radio missing.

"None of the tenants could have taken them as they were busy salvaging their own things. I strongly



Matshidiso Mashigo is one of the squatters who occupied buildings in central Johannesburg — only to be evicted this week

She also claimed she saw police opening bags and starting a fire that destroyed two flats on the same night

Another squatter, Matshidiso Mashigo, echoed Ngenya's sentiments, saying "After being thrown out and having police take our money, we saw the flats burning. We told the police, but they did nothing. When we tried to enter the building to fight the fire, they said they would shoot anyone who tried to enter."

These allegations were denied by South African Police Services spokesman Lieutenant Colonel Eugene Opperman. He called on the squatters to make their statements under oath. He added that the police had been summoned by security guards after the building and three shops had been set alight.

Later on Monday evening, petrol bombing and gun battles ensued as snipers, barricaded into the flats, shot at police in the process of evicting squatters who had reoccupied flats. A policeman was shot in the leg during a shootout.

It was only after a two-hour search that a suspect was arrested, but police were fired upon by another sniper soon afterwards.

The clashes continued on Tuesday. Witnesses claim police arrived at about 9pm to re-evict squatters who had reoccupied the apartments.

After the evictions four armed policemen remained behind to prevent squatters from entering the flats.

But squatters claim the remaining policemen allowed another group of police, as well as members of a private security firm, into the flats. Within minutes, loud crashing sounds were heard from behind the building.

On investigation, these squatters claim, they

saw police throwing their property out of windows on the fourth floor. The video shows men walking up and down corridors, entering flats and throwing household items to the street below.

The squatters confronted the police at the entrance to the building, questioning them on who was inside.

On camera, one of the policemen says "There are no tenants inside. It is only captain and a few people who have come to collect their clothes."

**S**quatters claim that, when the people inside the building were about to leave through the main entrance, tear gas was fired at the crowds. Thus, they say, was a ploy to prevent them from identifying those responsible for damaging their property, as soon as the gas had subsided, the police left the scene.

Police spokesman Warrant Officer Andy Peke denied these claims. "Police were not under instruction to help in the evictions. They were not supposed to take part in the removal of items. If this did occur and the squatters can identify the police involved, they have the right to civil action," he said.

Peke added "We know residents are upset. They have levelled many allegations against us, they have a grudge against us, but we will continue to monitor the situation."

The actions of the police were

strongly criticised by the Johannesburg Tenants' Association (Jota), which condemned police shootings and called on the government to declare a moratorium on all evictions. But the government was equally unimpressed with the way Jota was handling the housing problem.

The MEC for Housing, Dan Mofokeng, came out strongly against Jota's actions this week, saying the government could not interfere with an eviction order issued by the supreme court. "If the squatters break the law and violate the rights of others, then the government must act."

Mofokeng also criticised Jota for failing to attend meetings aimed at solving the housing problem. He added that squatting was discouraging investment in Johannesburg, with people showing greater interest in investing in areas like Midrand.

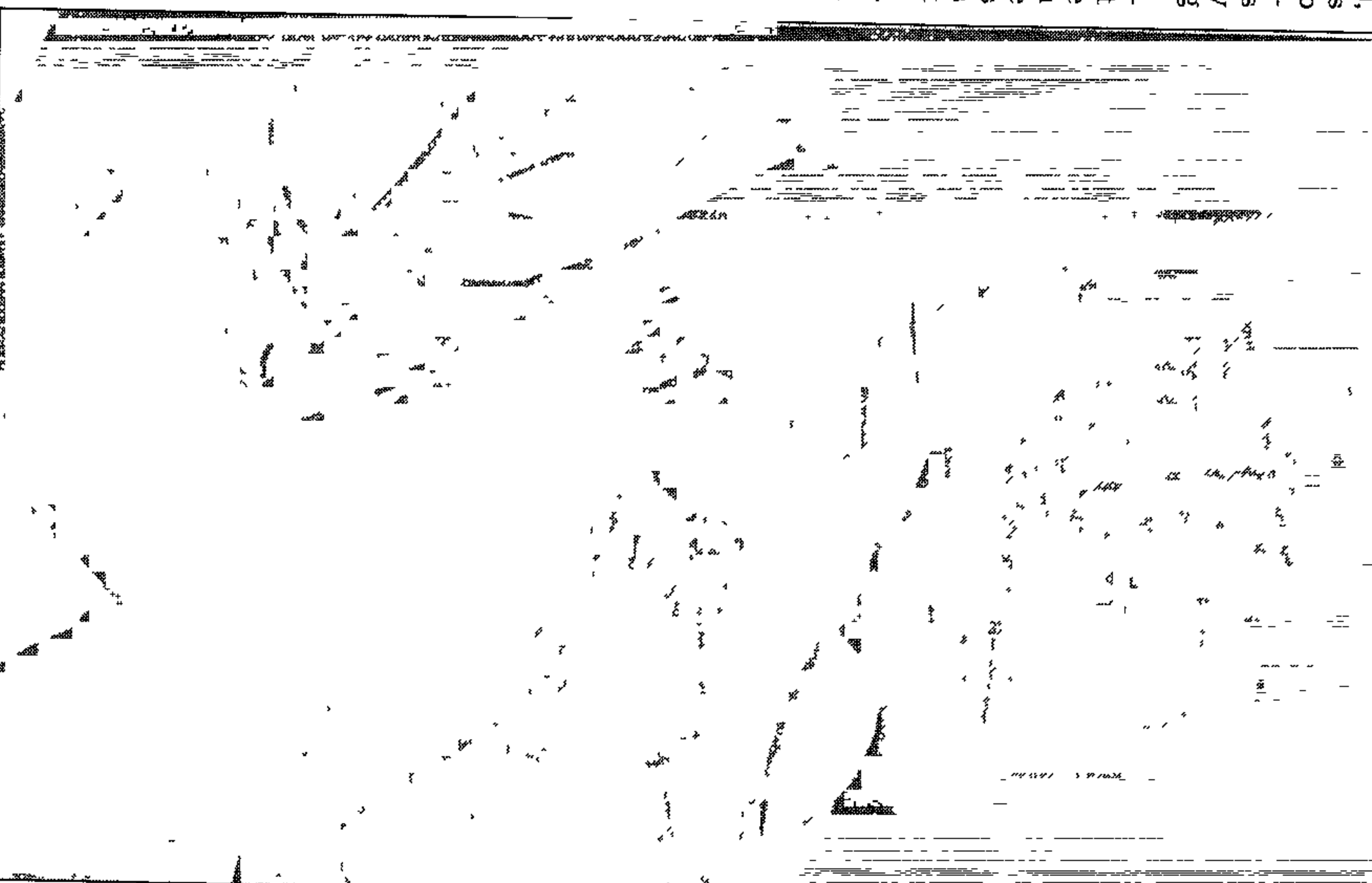
The squatters, on the other hand, said the government had been dragging its feet.

Squatter Matshidiso Mashigo said "We have been sleeping at Johannesburg station and in parks. Then we found this building which has been empty for the past four years."

"We took over, cleaning it, painting it and repairing toilets and sewage pipes, because the government was just talking and doing nothing."

She said the 42 families occupying the flats had each put aside R250 to pay for their lodgings. "We are not going to move from here until someone takes our problem seriously," she said.

An urgent meeting is being arranged between the premier of the PWV, Tokyo Sexwale, and Jota members to discuss the evictions.



No place to go. A despondent youth waits with his belongings after squatters were evicted by police after a supreme court order declared their occupation of various buildings illegal.

PHOTOGRAPH: RUTH MOTAU

**We found this building which has been empty for the past four years. We took over, cleaning it, painting it and repairing toilets and sewage pipes, because the government was just talking.**



LAW AND ORDER

Fri 9/12/94

# Invaders don't care a jot

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**Illegal tenants** clashing with police, gun-fights, petrol-bombs, toyi-toying and arson — the all-too familiar accoutrements of anarchy — broke out again in central Johannesburg this week

Once again the police were in the thick of it — reluctantly. And once again the politicians who could — and should — have prevented it were nowhere to be seen. So much for PWV Premier Tokyo Sexwale's threat last month to "get tough" with property invaders

For months the Johannesburg Tenants' Association (Jota), an activist splinter group formed after the April elections, has been leading the homeless and the poor in raiding parties to invade and occupy vacant apartment buildings across the city. The fact that the buildings are privately owned and that the invasions are totally illegal matters not a jot to Jota. Nor, judging by their muted response, do the responsible PWV leaders lose much sleep over it.

If landlords respond with eviction notices and police assistance, said Jota leader Moses Mashoeshoe recently, "we will resort to violent actions"

That is exactly what happened on Monday night, several hours after officials from the sheriff's office evicted a group of 42 families from Claridge Court in Joubert Park. The Rand Supreme Court had granted the eviction order on November 16, two weeks after the families occupied the empty building with Jota's assistance.

According to reports, the eviction was proceeding without incident until a Jota official tried to close the building's gate to prevent the families moving out, and a scuffle ensued. The mood turned nasty as angry squatters and residents from neighbouring buildings began toyi-toying in the street. Some threatened to return that night to burn the building down. One woman said as much in an interview broadcast that night on SABC TV news.

With so much forewarning, one might have expected the authorities to take preventive measures — meet with tenants, deploy police in a defensive role, lay down the law, talk tough.

Instead, the matter was left to fester and, true to their word, the squatters returned to Claridge Court. The police were called and when they arrived, they were attacked with stones and petrol bombs. "From out of the blue residents began throwing petrol bombs," says Jota's Mashoeshoe with an air of feigned bewilderment. Flames were soon billowing from several apartments and occupants of the building were hurling stones and abuse down on the police.

"We're the proverbial ham in the sand-

wich," commented police spokesman Lt-Col Eugene Opperman. It is not clear who started the shooting. But for several minutes shots were exchanged between members of the police Internal Stability Division and residents of Claridge Court and from a nearby block of flats. A policeman was wounded in the leg. One alleged sniper was arrested.

Safety & Security MEC Jessie Duarte was scheduled to address the issue as the *FM* was going to press. Attempts to elicit earlier comment were unsuccessful. Sexwale was quoted as saying on Monday night that Jota members' threats of violence were "unacceptable".

The fact is that Monday's shooting could

R600 and R1 200 a month. If landlords cannot earn a return on their investments, they will close down the buildings, as some have already done, and board them up.

Similarly, if property invasions are permitted to continue, the market will dry up and the inner city will die. Invasions are not defensible, as Mashoeshoe simplistically states, "because it is immoral to keep buildings empty while there are people who need a place to live". Owners don't keep buildings closed — economics do.

But above all, it is Jota's tactics that are at fault and they must be nipped in the bud. They impinge on the rights of the greater society just as do anarchic student revolts, political hostage-taking, violent picketing



**Property invaders** awaiting government action

have been prevented by firm action on the part of the authorities. More than that, it could have been prevented if the squatter issue, and Jota's tactics in particular, were dealt with under the law months ago.

This is not to say that Jota does not have some valid complaints. There is no doubt that some inner city landlords exploit their tenants and allow their premises to deteriorate into sordid slums. Jota also objects to landlords earning interest from tenants' deposits. It wants legislation to ensure the deposits are held in some kind of provident fund to benefit low-income tenants or upgrade inner city accommodation.

But Jota's demand for a R250 ceiling on rentals is simply not viable. Rentals for the 130 000 city apartments average between

and freeway blockades.

ANC leaders have been slow to act in all these instances. That may be understandable, given that those same leaders once used the same tactics when fighting apartheid. But now the shoe is on the other foot and the erstwhile activists face activist revolt. It's time they got over their identity crisis and began governing. ■

## PUBLIC SERVICE

### Clash in abeyance

**Discontent** in the public service is expected to smoulder into the new year but will need to be resolved fairly quickly in January to



## Housing board to take stock of assets, projects

WILSON ZWANE

BD 9/12/94

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THE PWV Housing Board was launched officially yesterday and its chairman, Martin van Zyl, said it had to take stock of its assets with a view to converting them into funds for development.

The 18-member board would also consider commitments made by the previous government and "evaluate their validity and acceptability within the policies of the reconstruction and development programme and the first democratically elected government".

"We do not have the money or capacity to waste on projects where no one will live and which will perpetuate the separation rather than the integration of our cities," Van Zyl said.

Applications for subsidies totalling R2,1bn had been received. The board would have to get funds with which to process these applications.

As a matter of priority the board had to identify "the nature and status" of its assets with a view to converting them into funds for development.

Van Zyl said "With the amalgamation of own affairs administrations and the former Transvaal Provincial Administration, the National Housing Board acquired a vast inventory of assets, including serviced and un-serviced land, blocks of flats and houses".

He said the board would also have to develop a plan of action, which would spell out clear targets, during the next four years.

# Residents protest threatened cut-off

By Mokgadi Pela

<sup>Sowetan</sup> <sup>13/12/94</sup>  
■ **IMPORTANT ISSUE** Threat of

no electricity over Christmas:

**R**ESIDENTS of Eden Park who face electricity cuts because of non-payment for services will this week submit a petition to the Alberton City Council as a protest. This was decided at a meeting in the East Rand township last week.

The meeting was to have been addressed by Gauteng MP Mr 'Khoisan X. Organisers seemed to be in the dark about X's whereabouts. They kept telling the audience that he would arrive to talk about the "important issue of non-payment for services".

Mrs Maud Jacobs told the meeting that the cut-off date was December 15.

"We have to act speedily to prevent the council from going ahead with this move. We should draw up a petition and submit it to the authorities before that

date. We can't hold endless meetings about this. If we keep delaying, we will spend Christmas without lights and you know the consequences," she said.

Supporting Jacobs, chairman of the meeting Mr Phillip de Lange said "It's time we took the initiative to solve our own problems. We cannot be hamstrung by the divisions in the community of Eden Park."

Alberton City Council treasurer Mr Raymond Muller confirmed December 15 as the due date for the payment for services. He said Eden Park residents, like their counterparts in Alberton, have to pay for their services.

"If they still don't pay, we will issue a written warning on December 20

which will be delivered to their homes by hand post."

Muller referred to the government notice which states that arrears accumulated before January 20 1994 would be written off. He said any arrears accumulated from January 20 would be reflected in future accounts. (27)

In October, Eden Park residents accused the Alberton City Council of "divide and rule" tactics. They said it was strange that the threatened electricity cut-off did not affect neighbouring townships of Phola Park and Thokoza.

"Those who have problems can arrange with the council to pay their accounts in instalments," council spokesman Mr John Welman said.

# Eskom's get tough policy bears fruit

Star 16/12/94

BY CHARMEELA BHAGOWAT  
CITY REPORTER

Eskom's harsh stance against Soweto defaulters has resulted in an almost 66 percent payment rate, the company's sales and customer services manager Ken Green said yesterday.

After Eskom had decided to get tough and apply "normal credit-control processes", such as cutting off electricity supplies, more residents started to pay their bills.

Of the 30 000 households disconnected in the past eight weeks, 20 000 had paid their bills and been reconnected, leaving about 10 000 without electricity during the festive season.

"The habits of non-payers are changing and even those people who were on the list to be cut off came in and paid," said Green.

Efforts by Eskom and the four-month-long civic organisation campaign to get people to start paying had had minimal effects on payments, he added.

If people wanted to avoid having their electricity cut off, they had to pay their current bills in full and pay a minimum of R40 towards their arrears, he said.

(127)



**T**amboville has style. Instead of slogans grown dull with over-use, bright murals cover the outer walls of communal toilets in this settlement, which was created four years ago when homeless people invaded some Benoni council land

Not the people of Tamboville and the surrounding township of Wattville live a sloganless existence "There shall be housing, security and comfort," runs the motto of the Wattville Concerned Residents Committee, the local "civic".

And, by launching the Wattville Housing Association, civic leaders have taken modest but real strides towards realising this goal of secure homes for families of limited means

They have found a kind of middle path through the housing morass — something cheaper than the houses typically built by commercial developers, and something better than the site-and-service solution

In Tamboville II, just behind the industrial area, there is a neat row of newly completed four-roomed brick homes. Eventually there will be 83 of them, with running water, sewerage and electricity. And the associa-

tion will have accomplished its first housing project

Each house cost R22 500. Occupants homes pay R150 a month to the housing association, plus a small amount for insurance. They will acquire their homes by deed of sale, taking full transfer when 50 percent of the loan has been paid

For most families it is little short of a miracle that they have a solid home at a price they can afford — and with some safeguards against becoming homeless if their economic situation should change for the worse

How did Wattville achieve this? Once more, it's largely a question of style "Affordability means very local and very close management," says Mike Schroeder of Planact, a non-governmental organisation which has worked alongside the residents' committee for the past five years

Necessity also served as a real incentive to find a way to provide affordable, formal housing. The company which held servitude rights on the land of Tamboville II was only prepared to waive these rights and allow the people to remain there if real houses — and not mere shacks — were built

So the civic leadership started talking to the prospective occupants of these "real" houses about the standards they required and the amounts they could afford to pay

"We didn't know what disposable income people had. So we simply asked them: What should the cost be for the kind of home you want?" Schroeder explains

The answer that came back was R150 a month. This would provide a return of about 10 percent on the loan made by the housing association to each family.

It was only workable because the association secured a R1,23 million grant from a French funding agency. This was used to set up a revolving fund which provides loans to "top up" the subsidies available from the Independent Development Trust and the State

The IDT grants ran to R7 500 a family, while the Government subsidies range from R5 000 to R15 000, depending on the recipient's income

One of the conditions of participation in a Wattville Housing Association scheme is that individuals may not simply dispose of their homes on the open market, the association has first op-

tion to buy

The association's organising secretary, Knox Morudu, says that this condition is an attempt to protect people from sinking back into homelessness and to ensure that benefits of the scheme are not diverted to the rich

"People here are actually struggling to eat and the first thing that they will do to get money is to sell their stand," he reckons. There is no lack of unscrupulous buyers around, says Morudu — people who would like to profit from shack farming or well-heeled entrepreneurs.

On the other hand, how do people keep up their payments to the housing association in a situation of joblessness? Even a housing payment of R150 a month demands some income.

Schroeder acknowledges that this problem has been tough. He says the association has developed some partial solutions

For instance, the building of the 83 houses has provided skills training and employment for a limited number of people. Construction teams consist of four skilled and four unskilled workers, all from the immediate community, and the unskilled learn a lot on the job. But beyond the project, work is not guaranteed

In addition, the civic — which has generally been opposed to backyard shacks — has agreed that each new home can have one backyard shack to generate income from rental

And finally, families in association homes will always have the option of switching to a serviced site elsewhere in Tamboville. Unlike defaulting mortgage bond owners who may lose everything through repossession, participants in the housing association scheme may recover the bulk of their payments by negotiating a "buy back" of the property with the association.

In the new year the association will be registered as a non-profit company. The idea is that directors will be drawn from both the residents committee and the local authority. In the process of legalising and servicing Tamboville, the civic has come to appreciate the value of sound relations with the council.

And then? If the Gauteng Housing Board approves subsidies for another 1 128 stands in Tamboville, it's full steam ahead to replicate the Tamboville II experiment on a significant scale

## Social housing comes to fore

... part of South African ...  
... is 'social ...

It's a concept that has been in use in other parts of the world — but which served no purpose here until political change ushered in the war on poverty.

Social housing is usually (but not necessarily) low cost housing — with a difference

The projects which qualify for the label are not identical but, according to Planact's general manager, Graeme Reid, and colleague Carlen Engelbrecht, they share key features.

■ There is a concern with standards. This is decent housing, acceptable to those who will live in it

■ There is secure tenure, which may take the form of direct, individual ownership or

may equally be a well managed rental arrangement

■ Security of tenure is underscored by ensuring that the housing is affordable to those who live in it. Innovative methods — such as "sweat equity" or self-maintenance — may be used to attain affordability

■ There are mechanisms to insulate or "delink" the housing from an inflationary market, thus ensuring that it remains affordable to its target consumer group over time. Often homes acquired under social housing schemes cannot be sold on the open market

■ The housing is usually controlled and managed by the community through a non profit organisation. Housing co-operatives, where occupants co-own the housing

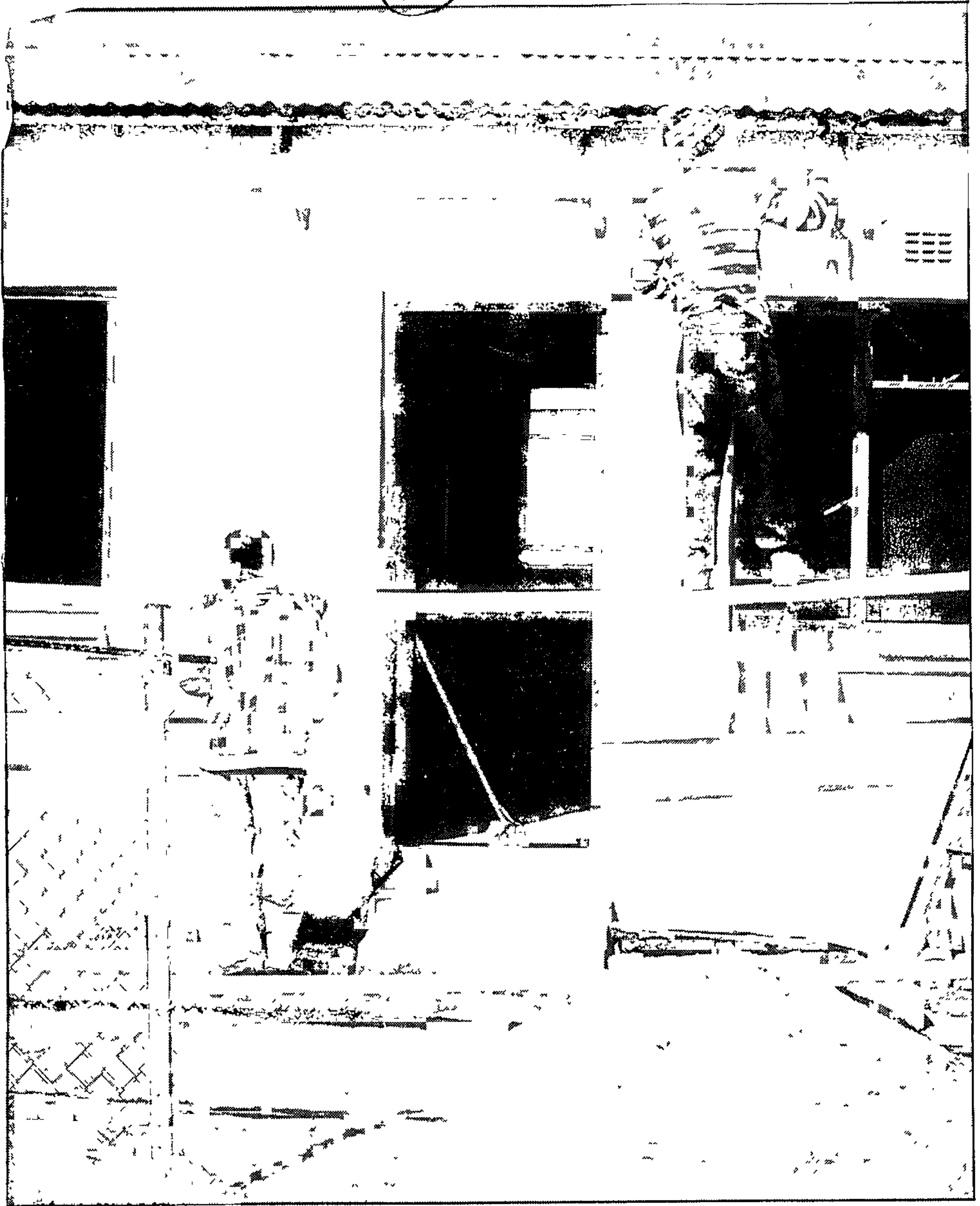
development, or housing associations are popular forms of organisation

■ These organisations can often access capital loans where individual members cannot, and can "on-lend" to members. In doing this, they can create loan conditions that are a little kinder, that allow just a bit more space for defaulters to recover. In the management of these schemes, there is a far closer relationship with individual tenants/lessees/owners than in conventional commercial ventures

In South Africa, housing associations and co-operatives are beginning to win support essentially because they provide a way into the housing market for people who would otherwise be excluded, says Engelbrecht



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**Building for the future . . . the social housing project gets off the ground and gives hope to many who were without it before. Here, willing workers help to build a house in Tamboville.**

PICTURE GARY BERNARD

**T**he Watville Housing Association has pioneered an alternative route to low-cost housing. Jo-Anne Collinge reports.

# Style replaces over-used slogans