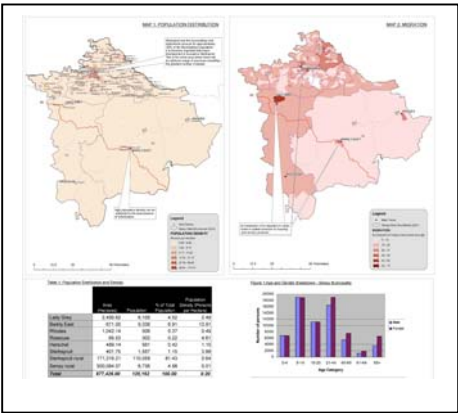
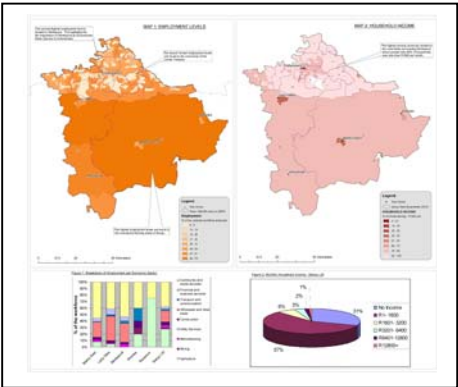


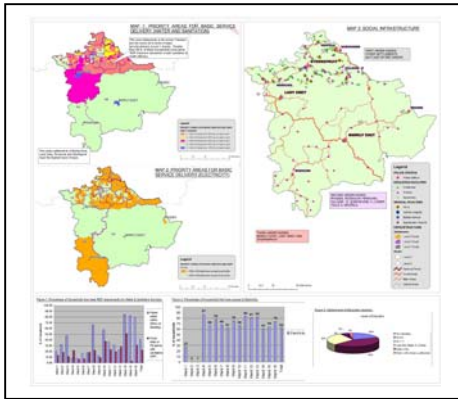
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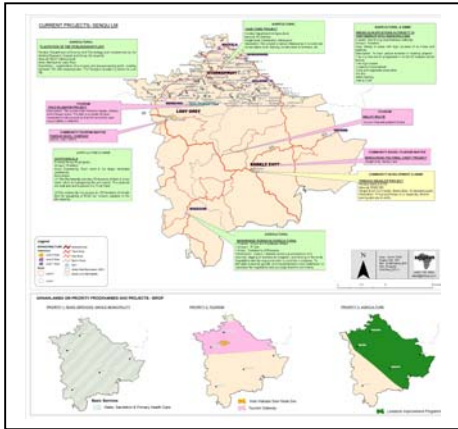
PLAN 1: DEMOGRAPHICS



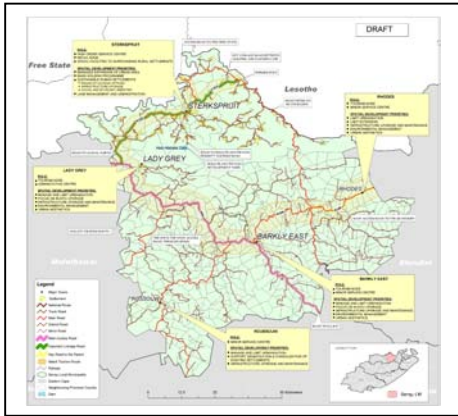
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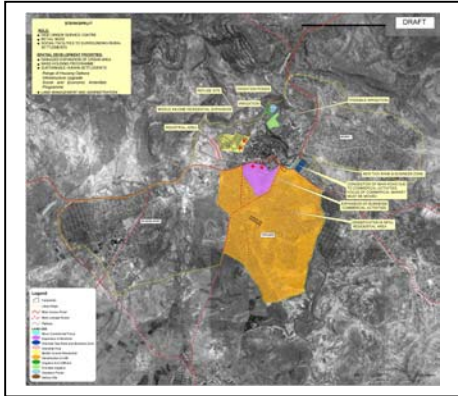
PLAN 3: LEVEL OF SERVICE AND INFRASTRUCTURE



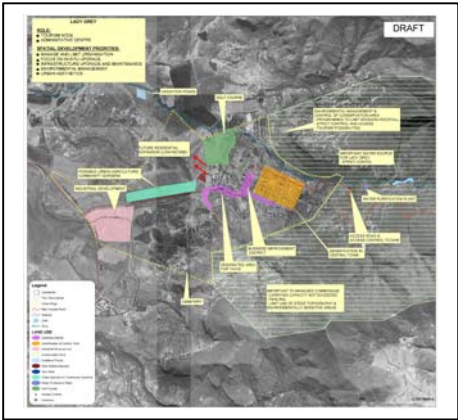
PLAN 4: IDP PRIORITIES



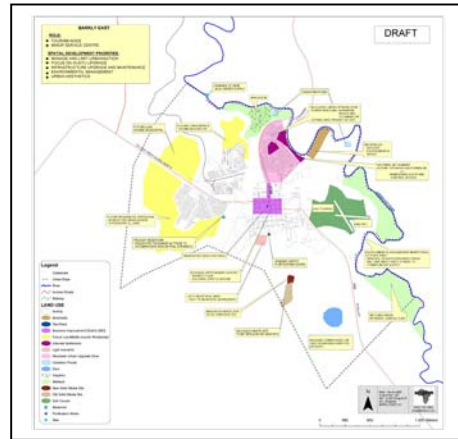
PLAN 5: SPATIAL PRIORITIES



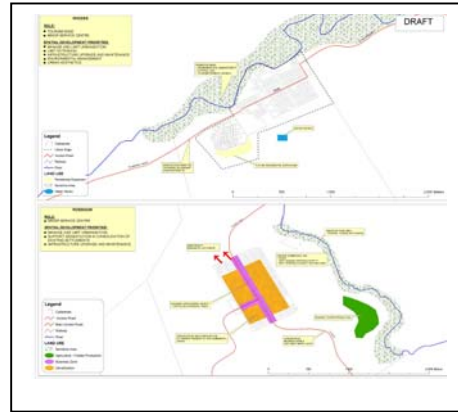
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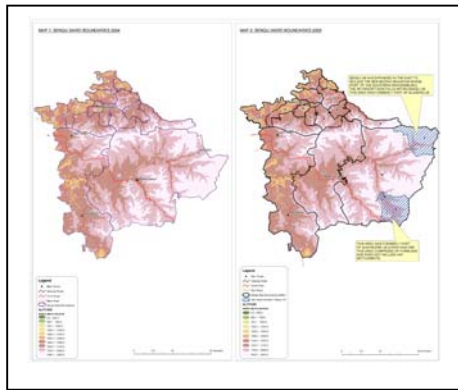
PLAN 7: LADY GREY



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INTRODUCTION

1. PURPOSE OF THIS DOCUMENT

In terms of Section 26 (e) of the Municipal Systems Act (Act no. 32 of 2000), the Spatial Development Framework is a legally required component of the IDP. It therefore has the status of a statutory plan, and serves to guide and inform all decisions made by the Municipal Council on spatial development and land use management in the Senqu Municipality.

This manual provides a visual representation of the current reality within Senqu Municipality, indicating spatial development guidelines.

In accordance with the Local Government Municipal Planning and Performance Management Regulations (R. 796 of 2001) made in terms of the Municipal Systems Act this Spatial Development Framework:

- Identifies the key spatial development features (trends and dynamics) currently applicable in the Senqu Municipality;
- Establishes clearly the objectives of the Senqu Municipality in relation to spatial development in its area of jurisdiction, with particular emphasis on clarifying the principles to be followed in the management of such spatial development in the area;
- Identifies the Municipality’s strategies and policies that are adopted to achieve its spatial development objectives. These focus on establishing a clear hierarchy of settlement and delineating Special Development Areas, which are: -

Areas where strategic development intervention is required (areas of particular development potential and/or areas where current development activities represent a development opportunity); and

Areas where priority spending is required (areas of special need)
- Illustrates the above information on maps; and
- Sets out basic guidelines for a land use management system in Senqu Municipality (i.e. how the Municipality anticipates that it will manage land use development and land use change over a five-year period).

2. KEY LEGAL AND POLICY INFORMANTS

This Spatial Development Framework has been compiled to support the development objectives and strategies identified in Senqu Municipality’s IDP, which in turn are informed by the following legislative and policy guidelines:

- The Vision Statement of the Senqu Municipality.
- The Principles for Land Development set out in Section 3 of Chapter 1 of the Development Facilitation Act (Act No. 67 of 1995). The application of these principles to the consideration of any land development (current or new) is mandatory in terms of the legislation.
- The draft Provincial Spatial Development Plan (Nov. 2001). This document has been drafted to apply the DFA General Principles and other policy guidelines formulated in the Green Paper on Development & Planning to the issues of spatial development within the Eastern Cape.

2.1 VISION STATEMENT

To be a Municipality that adheres to Integrated Development Planning and governs in an efficient, open and participative manner to promote local economic development as a priority, in order to facilitate the creation of a sustainable economic base and enable it to develop and maintain an acceptable basic level of services in both its urban and rural areas, thereby assisting to build a crime-free and better life for all.

2.2 PRINCIPLES OF THE DEVELOPMENT FACILITATION ACT

Summary of the Principles in Chapter One of the Development Facilitation Act,1995, applicable to development within Senqu Municipality:

All laws, policies and administrative practices affecting land development should:

- Facilitate the development of both new formal and existing informal settlements; there is therefore no bias in favour of any one sort of development and no individual community or group in an area can claim preferential treatment without a good reason.
- Discourage land invasions without ignoring the reality and history of informal land development processes.

- Promote efficient and integrated land development that, among other things: integrates rural and urban areas, integrates poor and rich, black and white areas in towns and cities, and integrates different land uses rather than keeping them strictly separate.
- Discourage urban sprawl and contribute to more compact cities.
- Make maximum use of all available resources and avoid duplicating existing infrastructure and services.
- Promote the development of housing and work opportunities near to each other, and encourage environmentally sustainable practices and processes.
- Be clear and easily understood – they should also provide guidance and information to people in or affected by the land development process, rather than simply trying to control the process and the people.
- Promote sustainable development that:
 - Is within the fiscal, institutional and administrative means of the country.
 - Establishes viable communities.
 - Protects the environment.
 - Meets the basic needs of all citizens in a viable way.
 - Ensures the safe use of land

2.3 PRINCIPLES OF THE PROVINCIAL SPATIAL DEVELOPMENT PLAN

The following principles outline the fundamental strategy promoted by the Eastern Cape Province, in the draft *Eastern Cape Provincial Spatial Plan*¹.

- The optimal organisation of space, such that services and resources are balanced against the level of service and resource needs of the settlement and surrounding areas.
- The meeting of basic human needs and constitutional rights of individuals.
- The building of capacity.
- The attraction of investment.

These suggest that at a Provincial level, the approach to development is one of ensuring that development occurs in those areas in which it will service the most people and allow for the most efficient maintenance of such resources. The challenge for the Senqu Municipality is, therefore, in creating the ability to use

these principles in the development of the region. As such, development that focuses on the following ought to be prioritised within the Municipal area:

- Development that promotes the creation of compact, spatially-unified urban entities.
- Development that ensures that all people living within the Municipality’s area of jurisdiction have access to resources.
- Development that ensures the optimal use of resources.
- Development that is based on principles of environmental sustainability, where *sustainability* is defined as: the management of resources in such a way as to ensure sufficient reserves for future generations.

3. THE STRATEGIC FRAMEWORK

3.1 PRIORITY SPATIAL DEVELOPMENT ISSUES

Senqu Municipality has identified the following broad or overarching objectives in relation to spatial development and land use management in its area: -

Priority Spatial Development Issue	Objective
1. Spatial Fragmentation	1. Manage land development to address historically distorted land development and land ownership patterns. 2. Promote higher density and mixed land use development in urban nodes.
2. Land Reform	1. Render appropriate support to all land reform initiatives in the Senqu Municipal area. 2. Develop appropriate land and services for communities requiring settlement assistance.
3. Integrated Land Use and Environmental Management	1. Ensure that all land development occurs in an environmentally sustainable manner.

3.2 LAND USE MANAGEMENT SYSTEM GUIDELINES

It is proposed that the Municipality would focus on the following actions: -

- ❑ Establishing appropriate land use management procedures to deal with all formal land development processes in the Urban Areas in terms of currently applicable Town Planning Schemes.
- ❑ Establishing appropriate land use management procedures to deal with all formal land development processes in the Rural Areas *excluding the former district of Herschel/Sterkspruit* in terms of the Land Use Planning Ordinance (Ordinance 15 of 1985) Section 8 Zoning Scheme.
- ❑ Within the former Transkei district of Herschel/Sterkspruit, engage in negotiations with the Departments of Land Affairs (National – DLA) and Agriculture and Land Affairs (Provincial – DALA) as well as bodies representing Traditional Authorities in the area, to establish clear procedures on land allocation and land use management within those areas.

3.3 ENVIRONMENTAL MANAGEMENT FRAMEWORK

Effective Environmental Management is critical to the survival of Tourism – the backbone of potential growth within the local economy. The focus of Environmental Management may be broken into two parts, namely:

- Acts of Prevention - ensuring that negative environmental practices (such as the establishment of cemeteries in flood plains; the dumping of hazardous waste and effluent; the burning of waste material; and the exploitation of natural resources) are avoided and stopped (where necessary); and
- Acts of Planning - ensuring that projects, facilities/infrastructure, etc are located in the most appropriate place.

The Environment Conservation Act provides several measures and tools by which the Environment can be managed including Strategic Environmental Impact Assessment and Environmental Impact Auditing procedures. In addition, regulations and municipal by-laws offer additional regulatory instruments to enforce the appropriate practices and protect the area from harmful activities.

4. IMPLEMENTATION PLAN

4.1 INSTITUTIONAL ARRANGEMENT

The Spatial Development Framework forms part of the Senqu Municipality’s Integrated Development Plan. As such, the institutional arrangements to implement the Spatial Development Framework’s land development principles and land use management guidelines are critical.

The responsibility of Town Planning currently falls under the Engineering Department. It is important the Town Planning function and leadership is formalized. This is needed in order for there to be effective lines of communication and responsibility and for the efficient implementation of planning projects. It is proposed that the spatial planning functions and the developmental functions of the Municipality’s key directorates be coordinated under the auspices of a **Spatial Co-Ordination Committee**, to be formed with representation of key officials of all relevant Directorates.

4.2 KEY SPATIAL PLANNING PROGRAMMES & PROJECTS

In order to give effect to the Spatial Development Framework, four spatial development programmes and related priority projects are identified. These are noted as: -

- ❑ The Forward Planning Programme;
- ❑ The Settlement Planning & Land Reform Programme;
- ❑ The Land Use Management Programme and
- ❑ Other Planning Programmes

4.2.1 The Forward Planning Programme

The **Forward Planning Programme** within the Spatial Development Framework is intended to provide the Senqu Municipality with a mechanism to identify, budget for and implement the formulation of more detailed, forward-looking spatial plans that may be needed to facilitate development in certain localities within the area.

Key Forward Planning Project

Project Title	Reason for Project’s Importance	Est. Cost (incl. VAT @ 14%) (ZAR)	2006/2007	2007/2008
1. Sterkspruit – CBD Rejuvenation Strategy	This project is needed to put in place a detailed framework for land development and traffic management in the Sterkspruit Central Business District	125,000		

4.2.2 The Settlement Planning & Land Reform Programme

The **Settlement Planning & Land Reform Programme** within the Spatial Development Framework is established to identify key projects relating to planning of new or existing settlements, and related land development needs.

Key Settlement Planning & Land Reform Projects

Project Title	Reason for Project's Importance	Est. Cost (incl. VAT @ 14%) (ZAR)	2006/2007	2007/2008
1. Follow-up Phases for Herschel/ Sterkspruit Settlement Planning & Upgrade Project (2,000 sites p/annum)	To accommodate lower income residents in the Herschel/ Sterkspruit area who currently reside in informal settlements. The project requires a phased approach dealing with issues such as, conceptual layout and detailed layout planning, and the Housing Subsidy Application.	1,500,000 ¹	1,500,000	
2. Upgrade the informal area of Nkululeko	To provide an acceptable level of accommodate to the residents currently residing in the informal settlement. Integrate the upgraded settlement into the new extension near the hospital.	300,000 ²	300,000	

4.2.3 The Land Use Management Programme

The **Land Use Management Programme** addresses the ongoing need for the Senqu Municipality to engage in proactive land use management in both urban and rural areas, in order to ensure that land development occurs in an orderly and sustainable manner.

An important activity underpinning this programme is the establishment of an integrated GIS-based dataset logging key information on land uses and, where applicable, cadastrally defined land use zones as per applicable Zoning Schemes and/or the Land Use Planning Ordinance Scheme Regulations.

The proposed key Land Use Management Projects are proposed below: -

¹This budget includes facilitation and land survey fees
²This budget is for spatial planning only and excludes land survey fees.

Key Land Use Management Projects

Project Title	Reason for Project's Importance	Est. Cost (incl. VAT @ 14%) (ZAR)	2006/2007	2007/2008
1. Establish Zoning plans in Barkly East, Lady Grey, Rhodes and Sterkspruit.	This project is needed to put in place Zoning Plans to enhance the Municipality's performance of its land use regulation role.	200,000	200,000	
2. Re-proclamation of Nkululeko township (Barkly East) and Sakhile township (Rhodes) in terms of Less Formal Townships Establishment Act (Act No. 113 of 1991)	To bring the township establishment conditions of Nkululeko and Sakhile into line with current norms and permit the issuing/upgrading of land rights to freehold.	75,000	75,000	

Re-proclamation would also enable the Senqu Municipality to administer land use management actions in the area in line with the Barkly and Rhodes Zone Scheme, and so ease the administrative burden

4.2.4 Other Planning Projects

Other Planning Projects

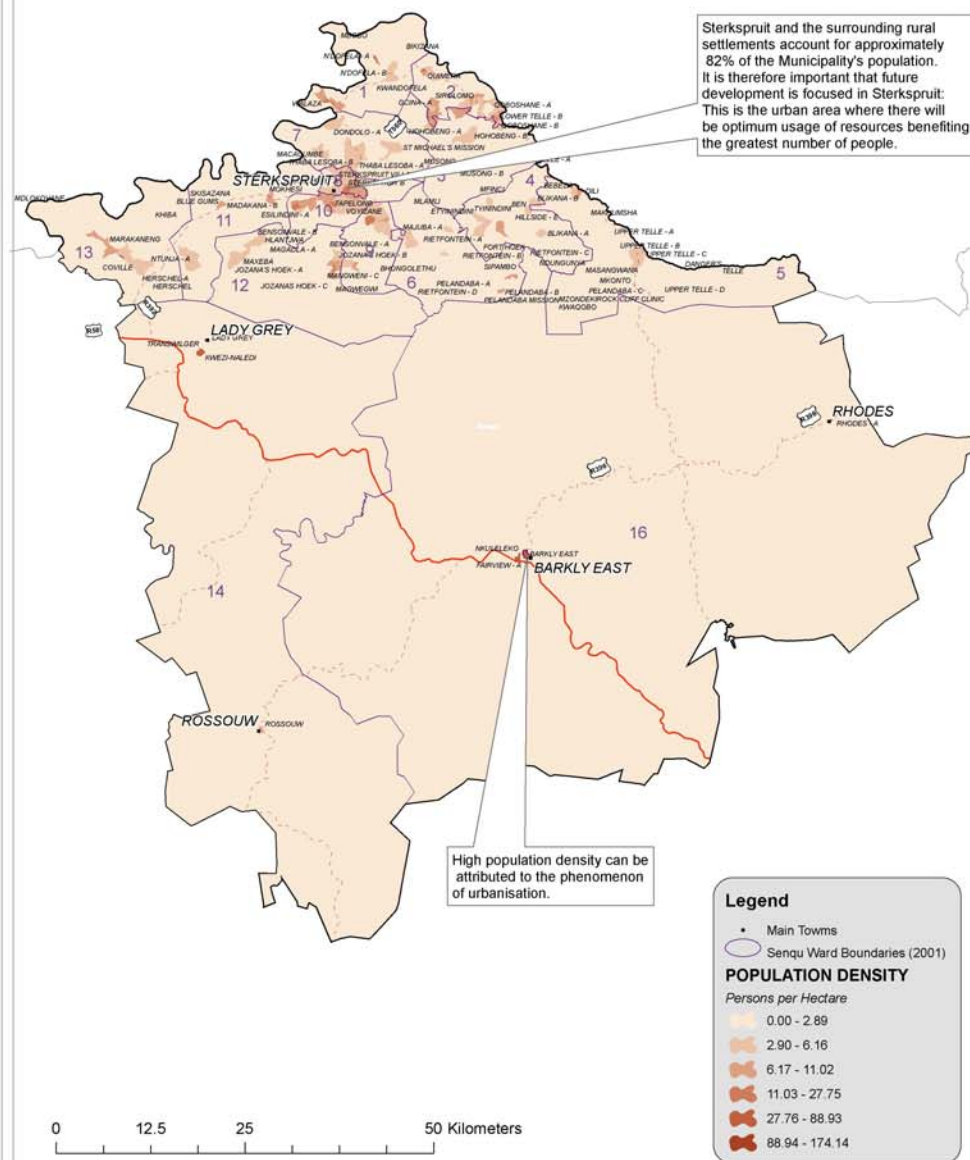
Project Title	Reason for Project's Importance	Est. Cost (incl. VAT @ 14%) (ZAR)	2006/2007	2007/2008
1. Establish a new cemetery in Barkly East	A new geologically and environmentally sound cemetery is needed in order to prevent the health and environmental risks posed by informal burial grounds being created as a result of the current cemetery in Barkly East reaching capacity. The project includes spatial planning and geotech study, and provides for a cemetery layout and management plan.	70,000	70,000	

5. HOW TO USE THIS MANUAL

For ease of reference, the collection of maps and tables that constitute this manual illustrate Senqu Municipality's Spatial Development Framework. The emphasis is on the interpretation of raw data, thus facilitating a closer understanding of spatial requirements and restraints within the IDP framework.

Relevant maps are easily located as they are colour coded. Additional information is provided in text boxes alongside each map

MAP 1: POPULATION DISTRIBUTION



MAP 2: MIGRATION

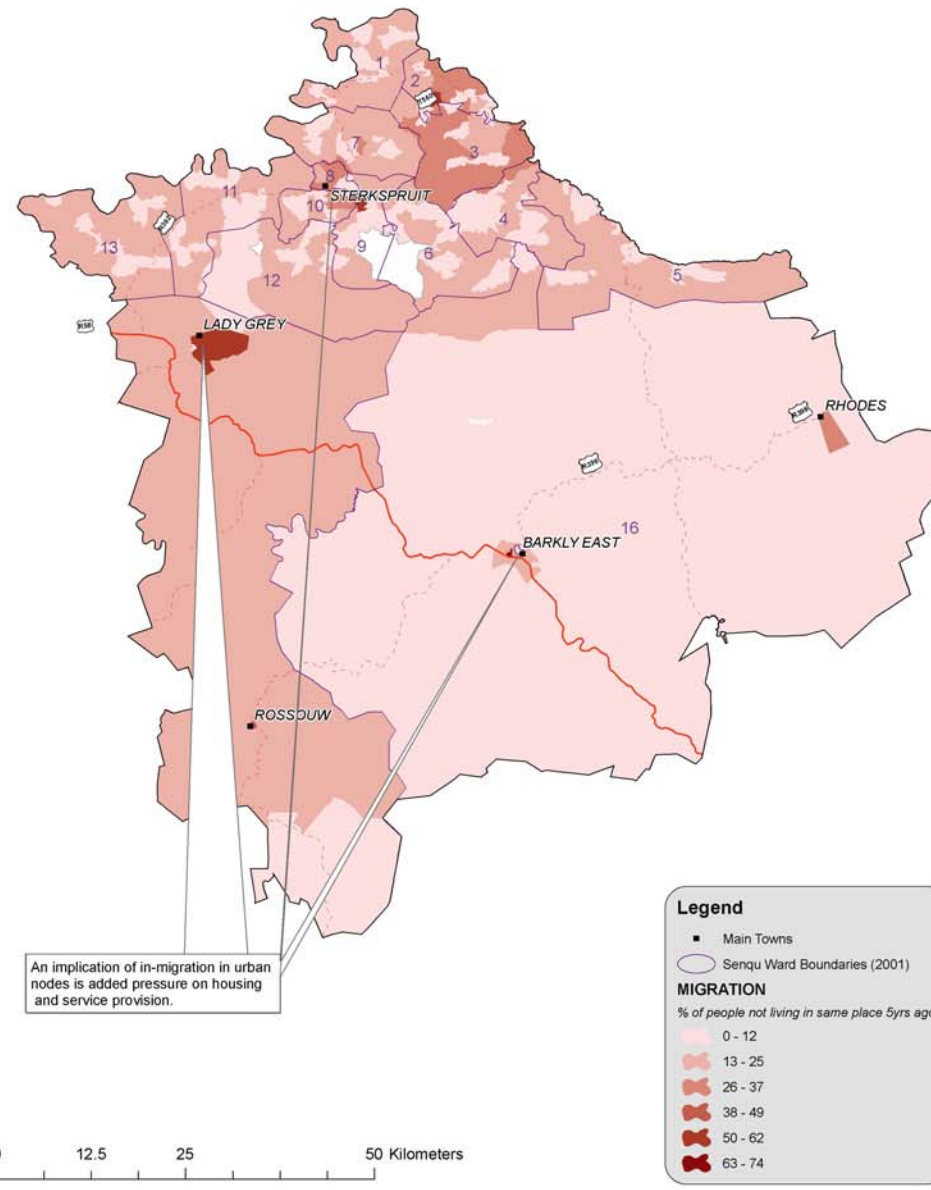
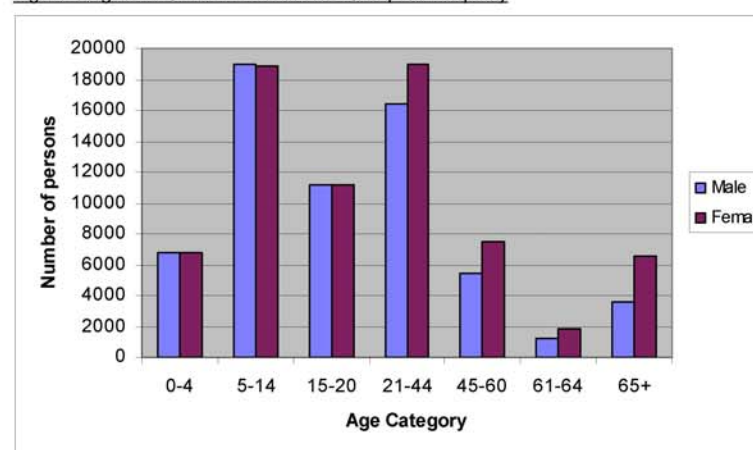


Table 1: Population Distribution and Density

	Area (Hectares)	Population	% of Total Population	Population Density (Persons per Hectare)
Lady Grey	2,456.62	6,105	4.52	2.49
Barkly East	671.00	9,336	6.91	13.91
Rhodes	1,042.14	506	0.37	0.49
Rossouw	65.53	302	0.22	4.61
Herschel	489.14	561	0.42	1.15
Sterkspruit	401.75	1,557	1.15	3.88
Sterkspruit rural	171,216.21	110,059	81.43	0.64
Senqu rural	500,084.07	6,736	4.98	0.01
Total	677,426.00	135,162	100.00	0.20

Figure 1: Age and Gender Breakdown - Senqu Municipality



SENQU LOCAL MUNICIPALITY

Spatial Development Framework

DEMOGRAPHICS

AGE STRUCTURE

The structure of the population in the Senqu Municipality reflects that of many developing countries, where the majority of the population falls into the youthful age categories i.e. 54% of the population is 20 years or younger (see figure 1). The implication of this is a demand for youth orientated facilities and infrastructure such as crèches, schools, sport/recreational facilities etc.

GENDER DISPARITY

Just more than half the population is female (53%). It is thus important that future development takes into account the needs of women.

POPULATION GROWTH

Calculating accurate population growth projections in the area is difficult as there are a number of variables that have to be taken into account, the two most influential being HIV/Aids and Urbanisation.

HIV/AIDS

HIV/Aids is likely to significantly alter the demographic profile of the Senqu population. The following key impacts are noted:

- >Decrease in productivity – due to the weakening of the body, workers infected with the HIV/Aids virus will experience a decline in the amount of work they are able to do. This will impact directly on the productivity of businesses and farms
- >Increase in need for healthcare and welfare – due to the increasing numbers of infected people, there will be an associated increased need for medical care. Furthermore, the increase in deaths amongst parents of young children will require society to develop a large network of welfare provision for orphans.
- >Change in consumer patterns – as household income decreases, as a result of death or disability of primary breadwinners, consumption of general goods and services will decrease. However, an increased need for affordable food and medication will become evident.

URBANISATION

The extent of informal settlements and the number of people living in a house, room or flatlet provide some indication of the level of housing shortages in an area, therefore the following points are noted:

- >Lady Grey and Barkly East have the largest informal settlement sectors, followed by Sterkspruit and Rhodes.
- >The development of the informal housing community is due, largely, to the perception that urban areas hold socio-economic opportunities which are unavailable in rural areas. Whilst this may be true, it is unlikely that any of these areas will be able to provide sufficient opportunities to accommodate the large numbers of people seeking employment and an improved quality of life.
- >The issues involved in the existence of informal settlements, and the associated poverty, are not primarily of a social (or housing) nature, but rather economic. Therefore, it is imperative that remedial action be sought in both the provision of shelter and the development of an entrepreneur-nurturing economy.

PRIORITY AREAS

In order to address the existing population growth and related needs, the following sectors should be addressed as matters of priority:

- >Economic opportunities (as opposed simply to "jobs") and development of related infrastructure/education;
- >Expansion of road and infrastructure networks, including bulk supplies;
- >Land use and settlement management based on the concerns of conserving and managing optimally available resources (sustainability).



Date : March 2005
Project Ref : 907
Ref : D:\907\SenquSDF
Arc_Projects
Plan2_1_Demographic
_Description



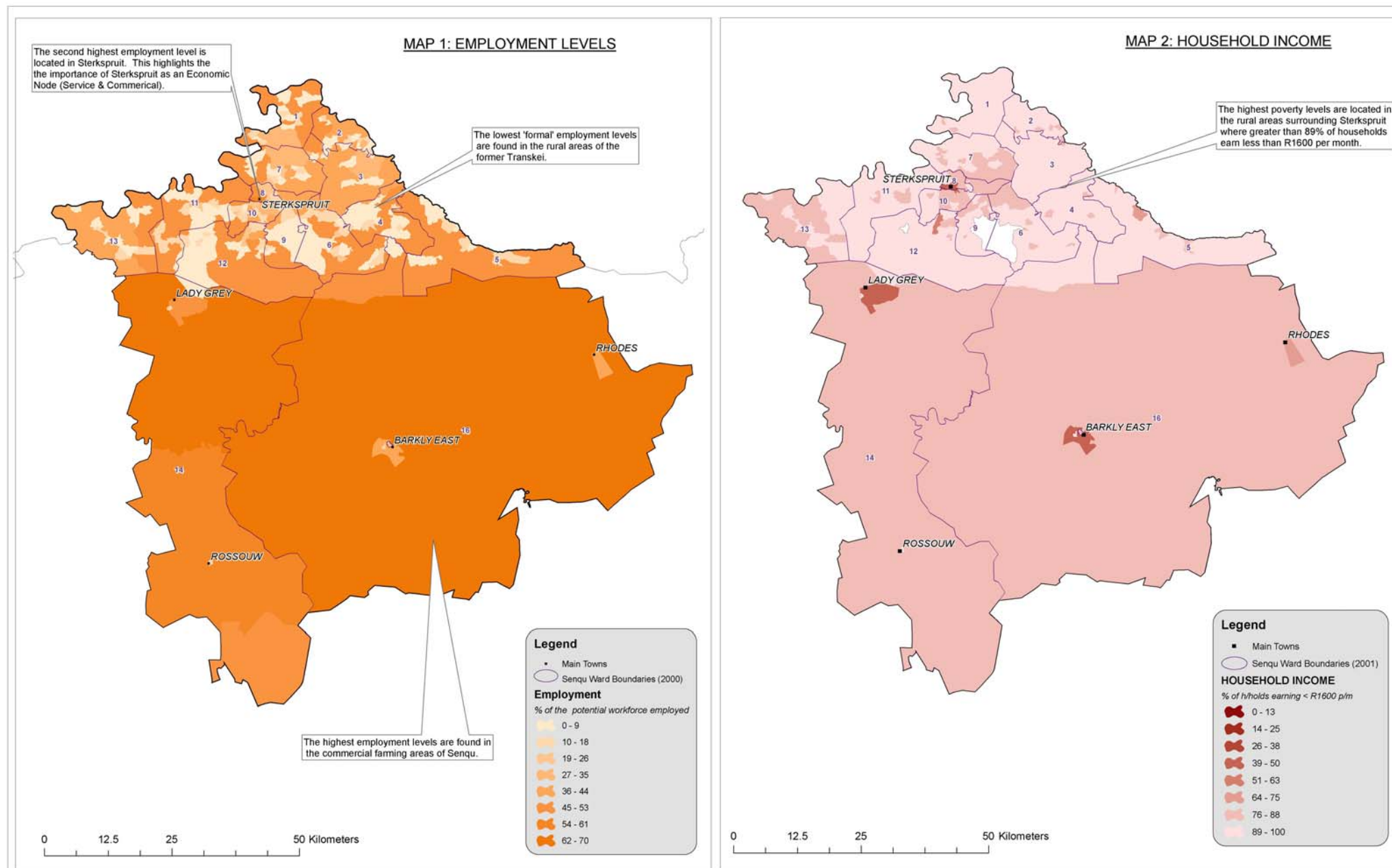


Figure 1: Breakdown of Employment per Economic Sector

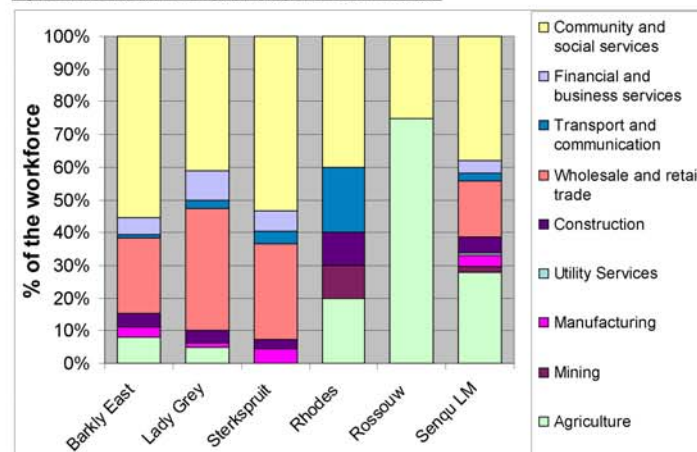
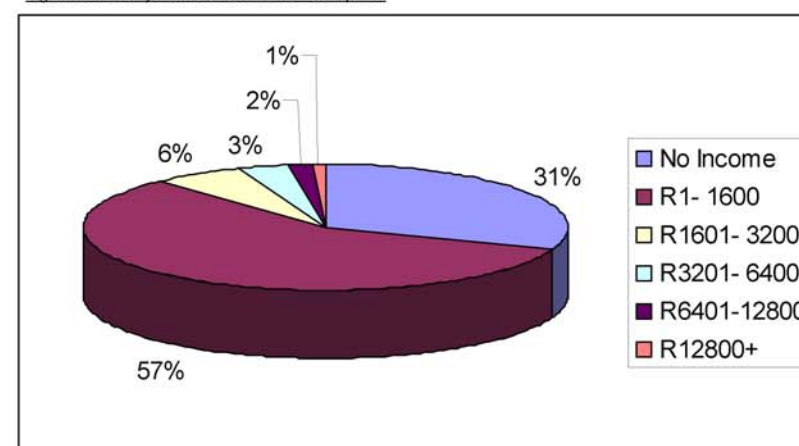


Figure 2: Monthly Household Income - Senqu LM



SENQU LOCAL MUNICIPALITY

Spatial Development Framework

SOCIO-ECONOMIC INDICATORS

ECONOMIC LINKAGES

Senqu relies heavily on external players for both services and markets. The closest large service node is Aliwal North. However, services and markets are also sought in Bloemfontein and East London.

It is likely that this trend will remain. However, the impact of the Tourism industry will also impact on economic, and hence functional, linkages.

KEY ECONOMIC SECTORS

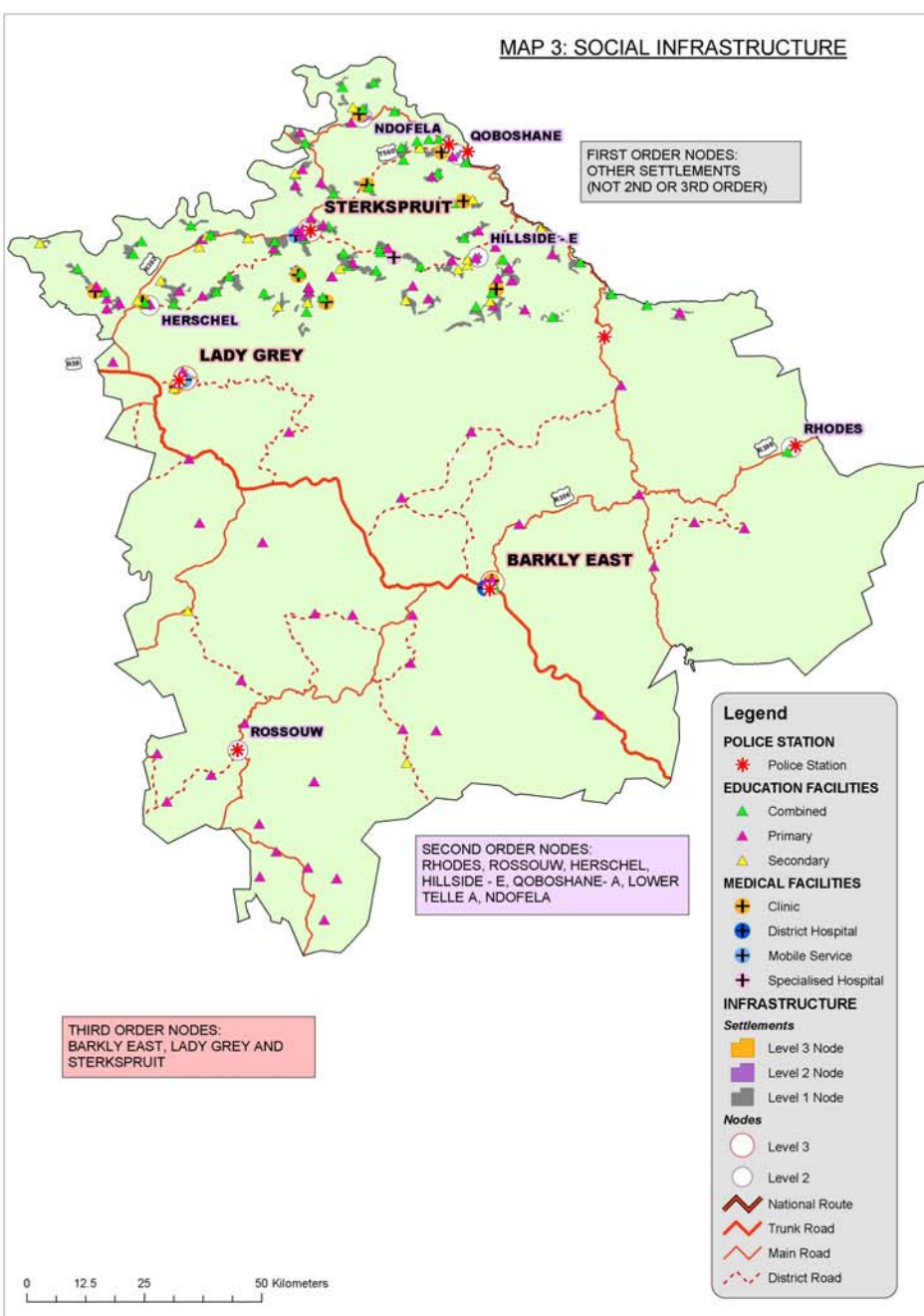
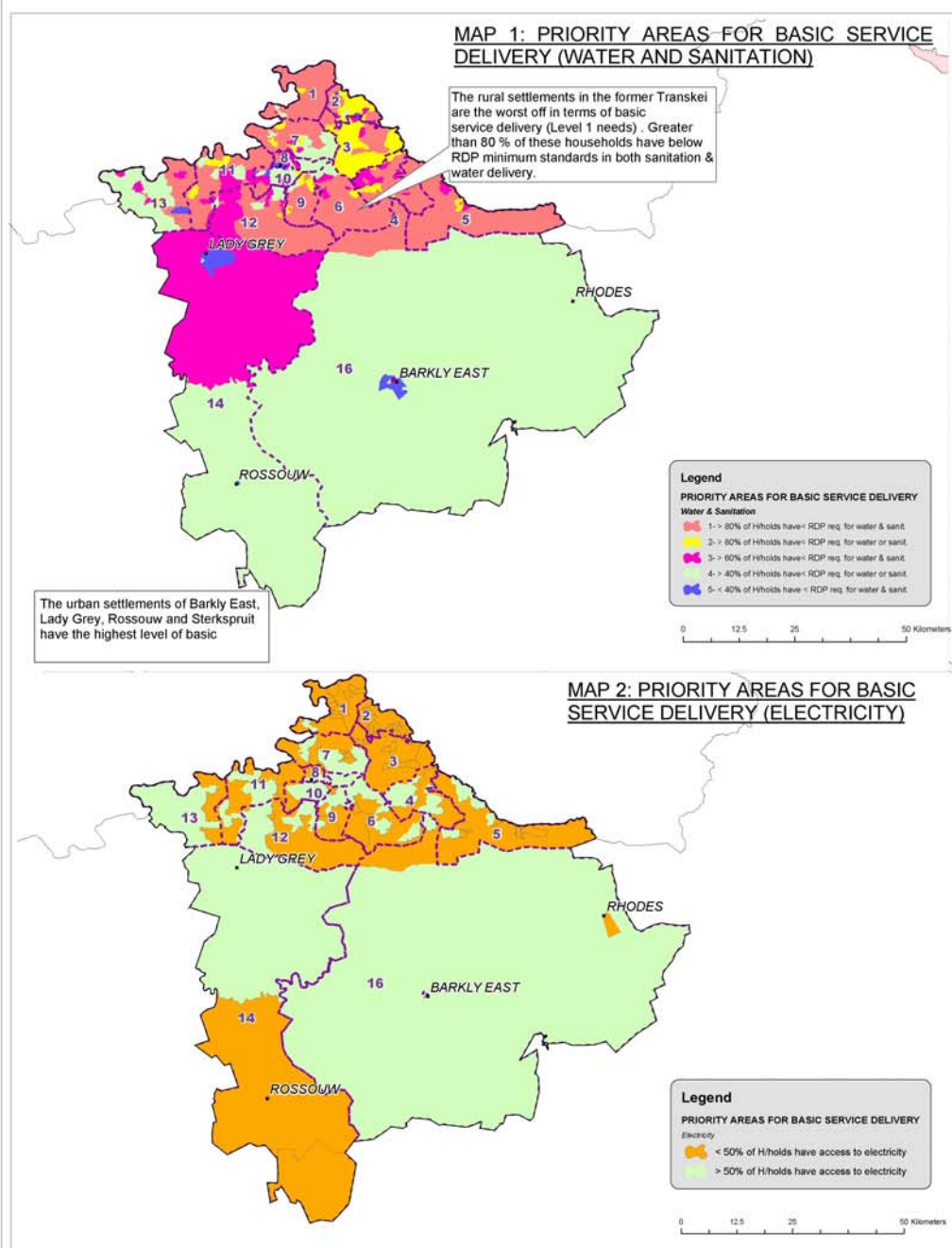
Figure 1 shows the relative prominence of the agricultural and social service sectors in the Municipal economy. The figure also illustrates the lack of diversification, with the wholesale and retail sector being the only other notable economic sector.

EMPLOYMENT

According to the 2001 Census, the average unemployment rate of the Senqu Municipal area is 32%. This figure only includes those individuals that are actively seeking employment. A total of 85% of the potential workforce in Senqu is inactive. It is therefore imperative that there are strategies to stimulate Local Economic Development.

INCOME

The data from the Census 2001 revealed that 88% of Households live below the poverty line (earning less than R1600 per month). These low levels of income result in low affordability levels in terms of service costs.



SENQU LOCAL MUNICIPALITY

Spatial Development Framework

LEVEL OF SERVICE & INFRASTRUCTURE

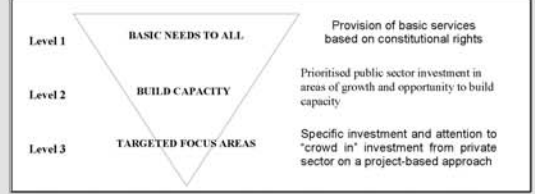
LEVEL OF SERVICE

Levels of service are categorised in the following way:

A) Targeted Focus Areas – this includes “non-essential” services, including stadiums, tertiary and specialised education facilities, etc

B) Build Capacity – this includes all other important services, infrastructure and needs (secondary schools, market places, taxi ranks, etc)

C) Basic Needs to All – this includes water, sanitation, housing, primary health care and primary school education



FRAMEWORK OF SETTLEMENTS

LEVEL 1 NODES– all Villages that are not Level 2 and 3 Nodes

These nodes will attract key government funding to ensure the provision of basic needs for all. These areas require the development of basic infrastructure such as access roads, water & sanitation. Emphasis should be on the provision of basic infrastructure to “unlock” the latent development potential in these areas by creating linkages and facilitating access to and from these areas.

LEVEL 2 NODES – Rhodes, Rossouw, Qoboshane-A/ Lower Telle-B, Hillside-E, Herschel, Ndofera

These nodes will attract prioritised public sector investment, in order to build capacity and develop these areas into service nodes. These are seen as higher order settlements, with higher population densities and where certain higher order facilities could be focused (e.g. infrastructure such as storage warehouses for agricultural produce, which would be transported on to market centres at regular intervals; secondary schools with hostels/boarding facilities; clinics etc.).

LEVEL 3 NODES – Barkly East, Sterkspruit, Lady Gray

These nodes will attract specific investment: the main urban service centres where higher order facilities such as tertiary education institutions, regional sports facilities, periodic markets, warehouses and facilities such as abattoirs and other processing plants etc. should be focused.

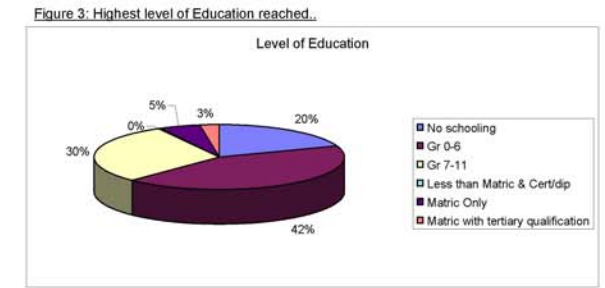
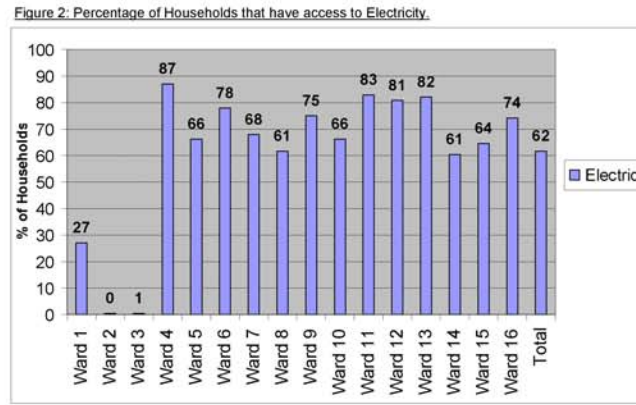
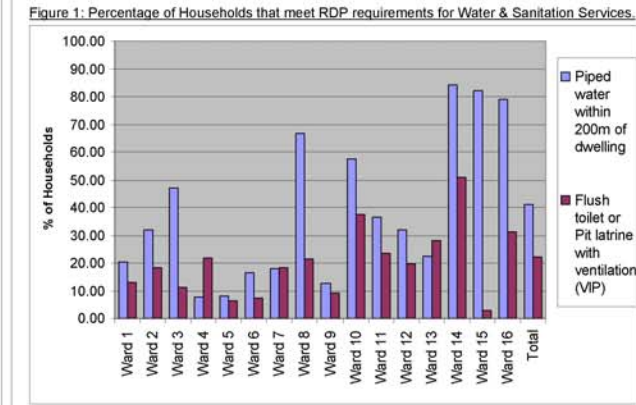
BASIC SANITATION

WATER

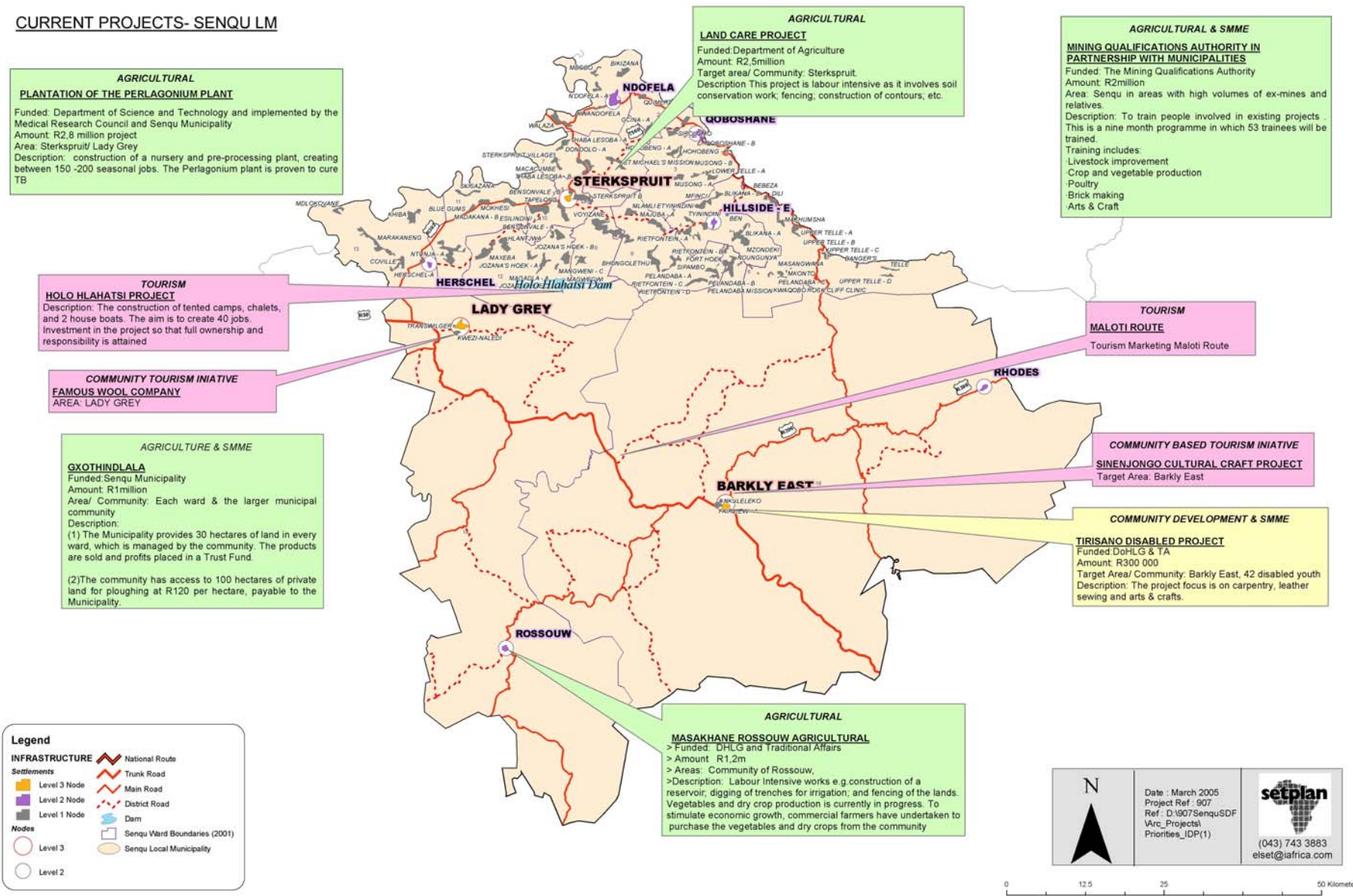
41% of households in Senqu Municipality have access to piped purified water within 200m of their dwelling. This figure is lower than both the Provincial figure of 50% and National figures of 75%. The main supply of water in the Senqu Municipality is from natural sources e.g. rivers, streams etc.

SANITATION

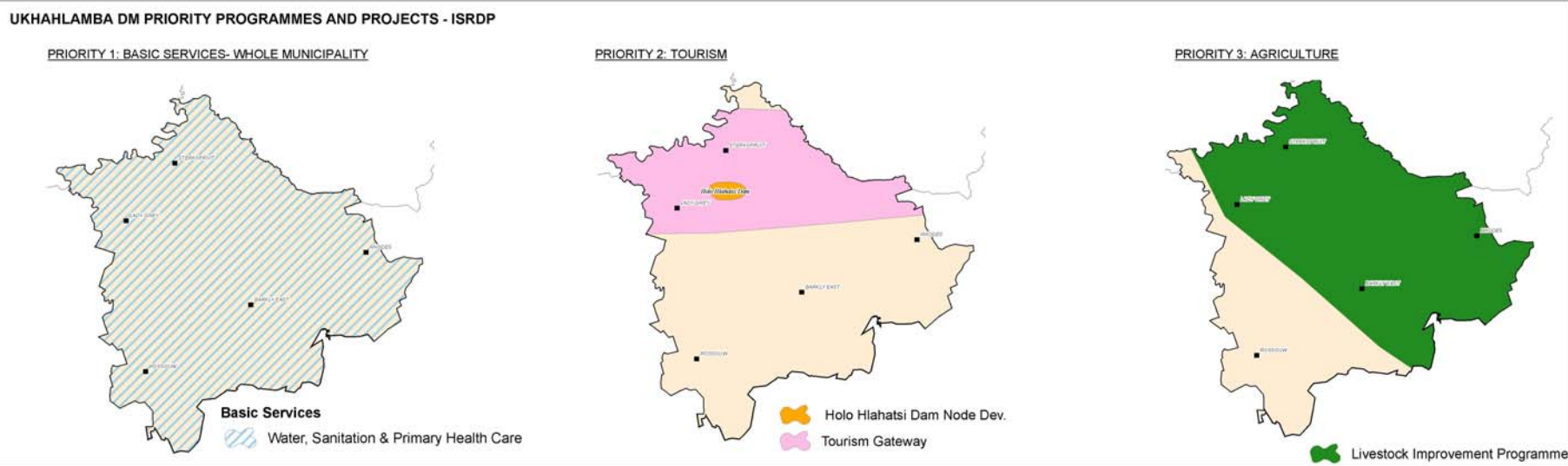
57% of households in the Senqu Municipal area have either pit latrines or flush toilets. This percentage is below both the Eastern Cape Provincial figure of 64% and National figure of 83%. There is disparity in service delivery: for example, 99% of households in Lady Grey have flush toilets. In contrast, 80% of households in Amaqwati have no form of sanitation at all.



CURRENT PROJECTS- SENQU LM



UKHAHLAMBA DM PRIORITY PROGRAMMES AND PROJECTS - ISRDP



SENQU LOCAL MUNICIPALITY
Spatial Development Framework
IDP PRIORITIES

IDP PRIORITIES:

All development that affects the way land is used, or which has an effect on the built environment, must be guided by a coherent set of policies and guidelines. These policies and guidelines are embodied in the Spatial Development Framework, which supports the development objectives and strategies identified in Senqu Municipality's IDP.

PRIORITY CLUSTERS INCLUDE:

UNEMPLOYMENT, POVERTY AND CRIME: to facilitate economic development.

TECHNICAL INFRASTRUCTURE: to ensure access to basic services for all members of society.

SOCIAL INFRASTRUCTURE: to provide adequate land for development and housing and to enable personal and social development.

MANAGEMENT: to ensure good governance and management, in order to effectively carry out the municipality's primary functions.

SPECIFIC OBJECTIVES AND STRATEGIES INCLUDE:

Objectives	Strategies
To support the increase in the economic growth of the area.	> Procurement policy to support skills transfer. > Office of the Mayor to manage Job Creation Programme. > Establishment of sustainable agricultural and tourism > Maximize natural resources. > Promotion of local employment. > Opening up economic opportunities. > Increase Public Private Partnership.
To develop skills base for the community of Senqu.	> Introduce Capacity Development Programmes. > Lowering the illiteracy rate. > Establish accessible ABET centre. > Support the Department of Education in their endeavors to > Training programmes to be biased towards women, youth > Training programmes on municipal projects are coordinated and have a special focus in the area of
To mobilize community for the reduction of crime and divert youth from criminal activities.	> Consolidation of community policing forums and mobilization of key role-players in crime prevention. > Support for diverse recreational and sport facilities. > Safety and security awareness programmes for the
To improve public access to social services.	> Lobby key service providers, especially banking, telephone, and television, transport and home affairs. > Improving the transportation system of the area.
To upgrade access roads and ensure that they are maintained sufficiently.	> Suitable storm water reticulation installed. > Accessible roads are constructed. > Maintenance and monitoring systems are developed and > Increase capacity of Senqu municipality to perform > Source funding in line with the roads function. > Purchasing of plant and equipment.
To provide clean water to all	> Lobby Water Services Authority.
To increase access to adequate sanitation to all residents.	> Lobby Water Services Authority.
To ensure that more households have access to reliable electrical	> Lobby ESCOM
To ensure that more than 15 000 inhabitants have access to formal housing by end of December 2006	> Registration of housing applications. > Utilization of government housing programmes. > Lobby Department of Land Affairs. > Coordinated service provision. > Ensure correct town planning and zoning procedures are
To ensure that all towns have access to registered solid waste	> Establish registered solid waste sites. > Develop solid waste management plan.
To increase access to health services to all residents.	> Lobby District Municipality to improve health facilities. > Engage the Provincial Government on the Provincial > Aids education in schools is improved through agreements with the Departments of Education and Health. > Aids education is also provided for people not at school through the use of trained and qualified local AIDS

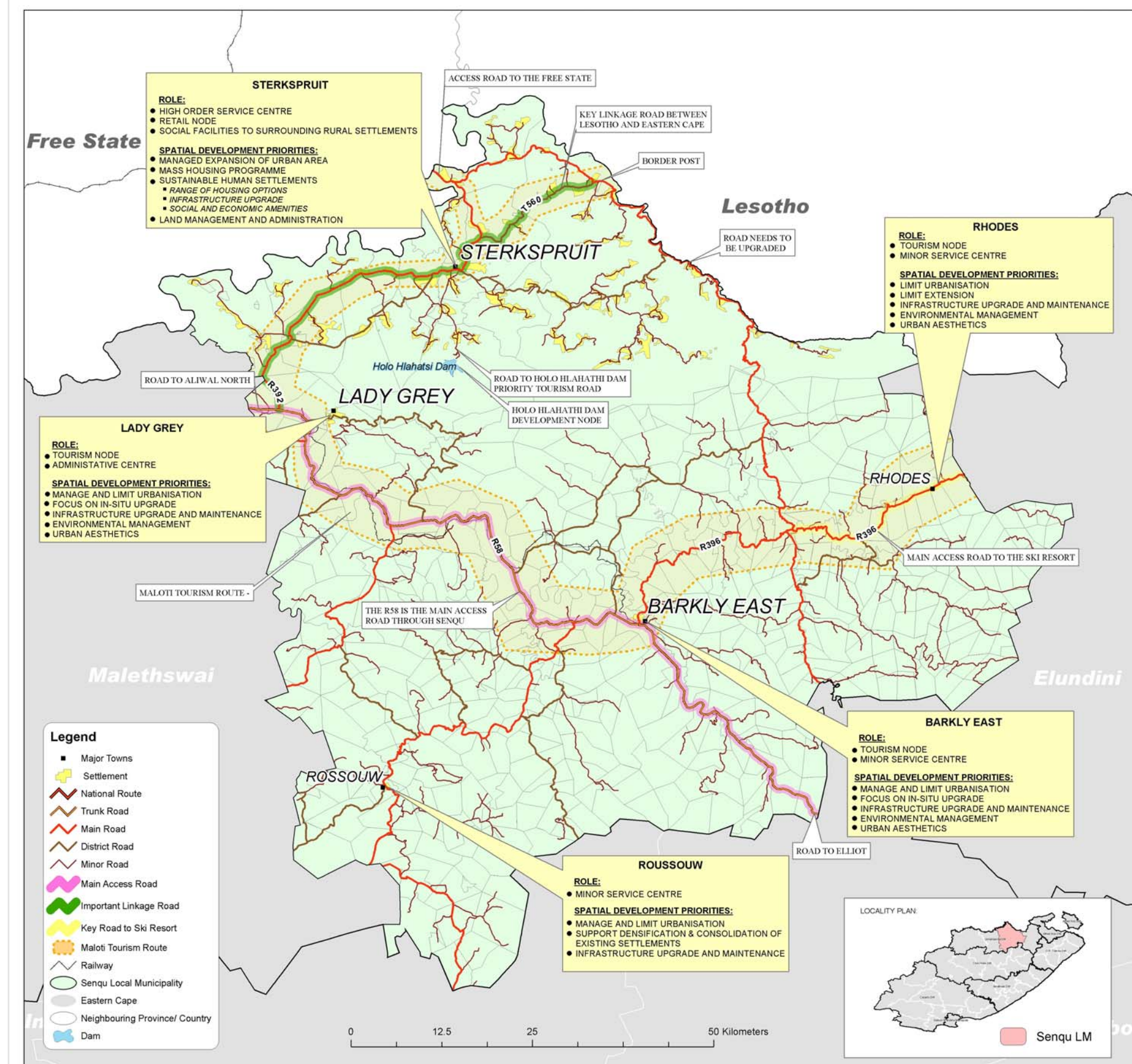
LED PROJECTS:

As driven by Senqu's IDP, the focus of Local Economic Development is to stimulate economic growth through, inter alia:

- > SMME development;
- > Capacity building;
- > Formulation of development strategy;
- > Facilitation and promotion of investments;
- > Mobilisation of development stakeholders;
- > Research and collection of development information; and
- > Job creation.

Several LED projects are underway, and include:

Holo Hlahatsi Tourism Project, Land Care Project, Agricultural and SMME Training Projects, Tirisano Disabled Project, Masakhane, Rossouw Agricultural Project, Perlagonium Project, Gxothindlala Agricultural Project



SENQU LOCAL MUNICIPALITY

Spatial Development Framework

SPATIAL PRIORITIES

NODES

STERKSPRUIT

Approximately 82% of the Municipal population reside in Sterkspruit and surrounding rural settlements. Sterkspruit therefore has an important role as both a **High Order Service Centre** and **Retail Node**, servicing both the urban centre and surrounding rural communities. Good linkages between the rural settlements and Sterkspruit are therefore important.

LADY GREY

Lady Grey functions as an **Administrative Node**, as it is the base of the Senqu Municipal Offices. The town is distanced from major industrial and/or commercial urban centres as well as major inter-provincial road linkages and its locational disadvantage has meant that it has not attracted much industrial investment or been a significant regional urbanisation focus. Consequently, Lady Grey has retained its historical function as a **Small Service Node** secondary to Aliwal North, within a largely rural sub-region. The scenic location of Lady Grey has resulted in its development as a **Tourist Node**.

BARKLY EAST

Barkly East's scenic beauty and niche tourism market opportunities, as well as its role for marketing and service support to regional eco-tourism, has resulted in Barkly East's role as a **Tourism Node**. The town also serves as a **Minor Commercial Service Centre** to its hinterland, housing small commercial businesses and financial services institutions such as banks and insurance companies. The headquarters of the Ukhahlamba District Municipality is based in Barkly East thus functioning as an **Administrative Node**.

RHODES

Rhodes functions as both an **Minor Service Centre** to the surrounding hinterland and as a **Tourism Node** due to its scenic surroundings and position as gateway to the Drakensburg.

ROSSOUW

Rossouw functions as a **Minor Service Node** to the rural hinterland.

OTHER NODES

The following settlements are classified as second order nodes: Herschel, Hillside- E, Qoboshane- A, Lower Telle A, Ndefela. These settlement are **Minor Service Nodes** to the surrounding communities. These are settlements where higher order infrastructure are located e.g. Police Station, Clinics, Libraries, storage facilities for agricultural produces etc.

FUNCTIONAL LINKAGES

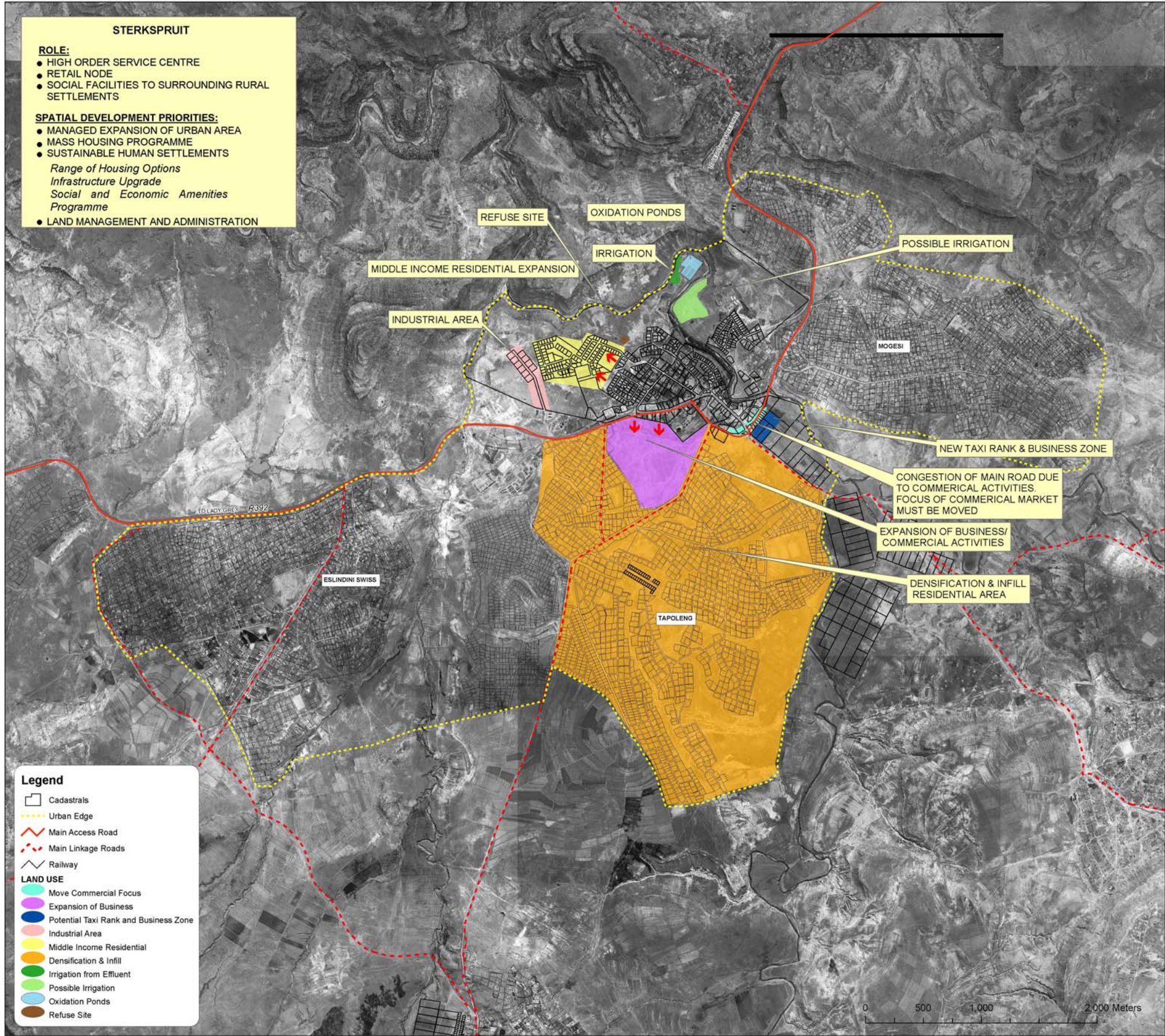
The Senqu Municipal area is located within the Ukhahlamba District Municipality. Lesotho lies to the north-west, and the Free State lies to the north-east.

No national routes pass through the Municipality, although the following key links are noted:

- > The road linking the Eastern Cape (South Africa) and Lesotho, via Telle Bridge. This is a significant link, which is increasingly utilised by tourists wanting to visit Lesotho (as it forms part of the Maloti Tourism Route).
- > The road linking Barkly East to Rhodes is also significant from a tourism perspective.
- > With regards to access to external markets and services, the road linking Aliwal North to Lady Grey is particularly significant.

ECONOMIC LINKAGES

Senqu relies heavily on external players for both services and markets. The closest large service node is Aliwal North. However, services and markets are also sought in Bloemfontein and East London. It is likely that this trend will remain. However, the impact of the Tourism industry will also impact on economic, and hence functional linkages.



SENQU LOCAL MUNICIPALITY
Spatial Development Framework
STERKSPRUIT

DEMOGRAPHICS
A growing town of more than 40 000 residents situated on the key road to Lesotho, Sterkspruit is the main economic centre in the region, servicing surrounding villages and providing jobs in both the commercial and service sectors.

SETTLEMENT PATTERN
Due to fragmented administration and superficial boundaries, there has been a lack of co-ordinated and properly managed settlement growth.

Urban settlement is characterised by historically fragmented patterns of spatial development, which mirror fragmented and unequal levels of service provision (social facilities and infrastructure), socio-economic well-being, and land tenure arrangements. Typically, land owned in the formerly designated White urban areas is held in terms of freehold tenure. Land occupied in the formerly designated Black urban areas is commonly held in terms of lesser forms of tenure (i.e. leasehold) or is informally occupied.

Scattered Peri-Urban and Rural settlements are characterised by dispersed villages that are predominantly residential in nature, with interspersed free-range grazing areas and, in certain cases, arable lands, which are usually allocated to individual residents. Land occupied in these settlements is commonly (although not always) held in terms of lesser forms of tenure (quitrent or Permission To Occupy) or is informally occupied.

ENVIRONMENTAL CONSIDERATIONS
FLOODLINE STUDIES
A floodline study needs to be undertaken to determine spatial and safety considerations.

RESIDENTIAL DEVELOPMENT
INFILL AND DENSIFICATION
The principle of infill and densification should be adopted to facilitate the efficient running of the urban centre. The provision of bulk services and the restriction of urban growth to within the urban edge will encourage this. The area of Tapoleng has been identified for infill and densification.

BUSINESS AND COMMERCIAL DEVELOPMENT
INFILL AND DENSIFICATION
To avoid urban sprawl, expansion of business and commercial activities should proceed southwards, incorporating the former woodlots of Tapoleng.

DECONGESTION OF THE MAIN ROAD(R392)
At present, commercial development and the clash of land use along the main road is hampering the flow of traffic and resulting in congestion. The target market of this commercial node is not passing trade and therefore commercial focus must be moved off the main road. The situation of the new taxi rank will pull the market away from the main road.

KEY DEVELOPMENTAL ISSUES
Sterkspruit is a Level 3 Urban Node i.e. a commercial and service node. As such it is a main urban service centre where higher order facilities such as tertiary education institutions, regional sports facilities, periodic markets, warehouses and facilities such as abattoirs and other processing plants etc. should be focused.

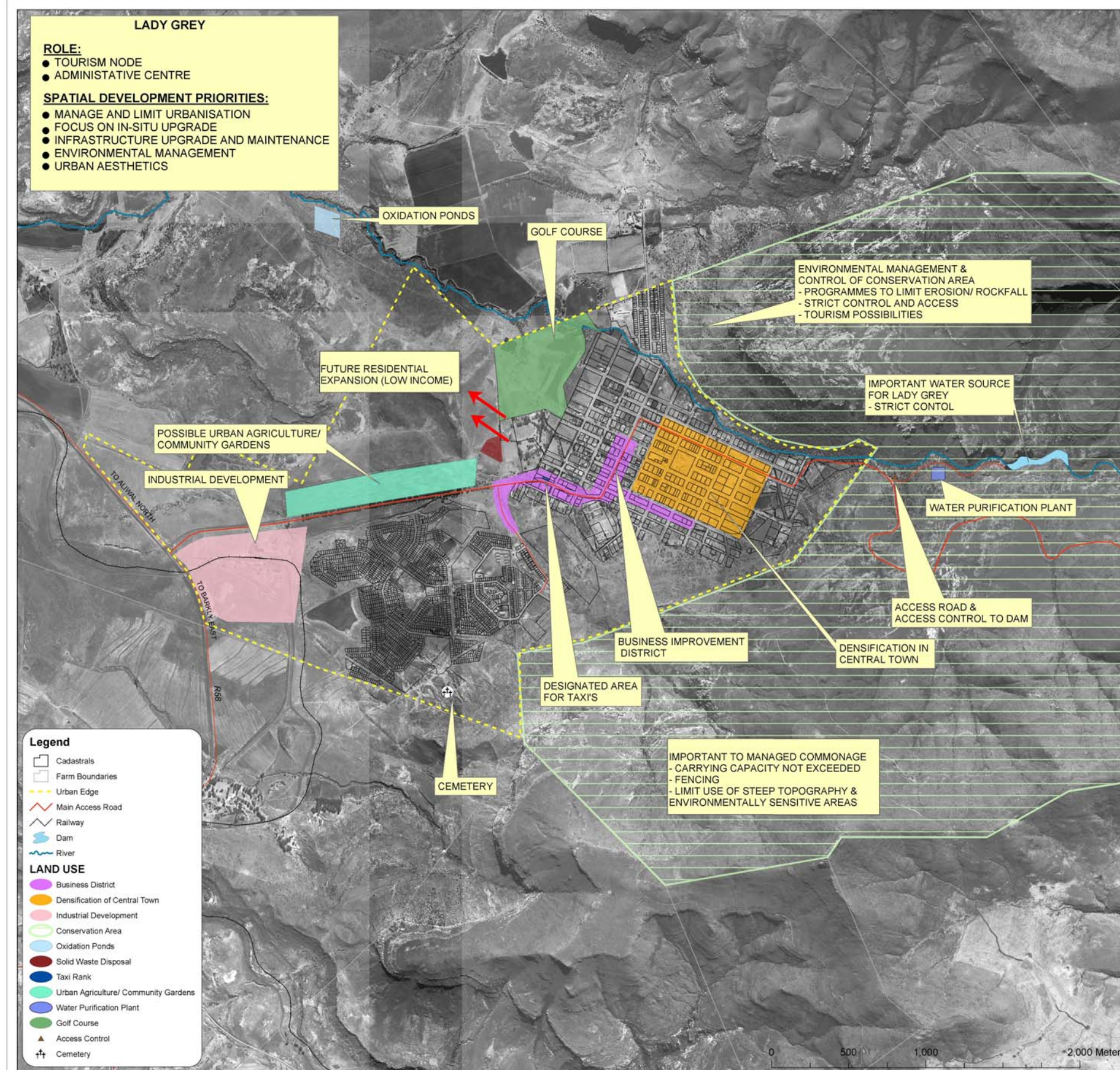
Land Management and Administration is a key Spatial Development Priority.

ROLE: SERVICE AND RETAIL NODE
Sterkspruit is the Service and Retail centre for the surrounding rural areas. It is therefore important that linkages to these rural areas facilitate easy flow of goods and people. In addition, although no national routes pass through Senqu Municipality, the road linking the Eastern Cape and Lesotho, via Telle Bridge, runs through Sterkspruit. It is a significant link, which is becoming increasingly utilised by tourists visiting Lesotho. Tarring of the T560 could result in a greater flow of people to Sterkspruit wanting to make use of its commercial and social facilities.

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SENQU LOCAL MUNICIPALITY

Spatial Development Framework

LADY GREY

DEMOGRAPHICS

Lady Grey is a small town with some 7,500 residents, situated in a relatively isolated geographic location, about 54km east of Aliwal North and 170km north of Queenstown.

HISTORIC CONTEXT

The town is distanced from major industrial and/or commercial urban centres as well as major inter-provincial road linkages. Locational disadvantage has meant that it has not attracted much industrial investment nor been a significant regional urbanisation focus. Lady Grey is experiencing a change from its traditional role of minor service centre to a predominantly rural farming community, as the town is now being required to accommodate a growing urbanising population who, in the main, are unable to afford the range of urban goods and services found here.

WATER CONSIDERATIONS

The key problem faced by Lady Grey is the lack of an adequate, assured supply of bulk water. Regular water shortages are experienced. This is an extremely restrictive condition, both in providing the necessary resources and services to the population, and in providing facilities for the development of tourism and other economic-growth industries. It has serious implications for the physical and socio-economic growth potential of the town. Careful management of the urbanisation process is therefore essential.

ENVIRONMENTAL CONSIDERATIONS

SOIL STABILITY

The proliferation of invader plant species on the mountain slopes above the town threatens indigenous plants and affects soil stability. The pine tree covered slopes pose a potential threat to residents in the form of rock and mud-slides.

INVADER SPECIES

Invader species and exotics such as the black wattle proliferate along the major watercourses in the town's main water catchment area and threaten the already meagre bulk water supply.

MANAGED COMMONAGE

Appropriate management of the commonage is essential for the sustainability of this resource. The managed commonage includes all undeveloped land within the area, including the dam. It is imperative that adequate access control be provided and facilities installed for public use. Environmental Development Strategies are to include proper veld management to prevent overgrazing and erosion.

RESIDENTIAL EXPANSION

Most of the area is mountainous and, therefore, un-developable. This limits possible new development to a westerly and/or north-westerly direction.

Kwezinaledi Residential Extension will develop westwards, almost parallel to the R58 to Aliwal North.

DESIGNATED AREA FOR TAXI'S

The Taxi Rank must be situated on the main road, preferably in close proximity to both the CBD and the residential areas. As a result, the proposed site lies between Kwezinaledi and Lady Grey, south of the R58.

KEY DEVELOPMENT ISSUES

It is vital to manage and limit urbanisation because:

- > Socio-economic indicators show that 48% of the population lives below the household subsistence level, whilst the influx of unemployed, poor people from the rural hinterland continues to increase this figure. The town does not have the potential to support a growing population.
- > The mountainous terrain hinders the consolidation of the urban fabric.
- > The sector with most economic growth potential is tourism, focusing on niche

ROLE: TOURISM NODE

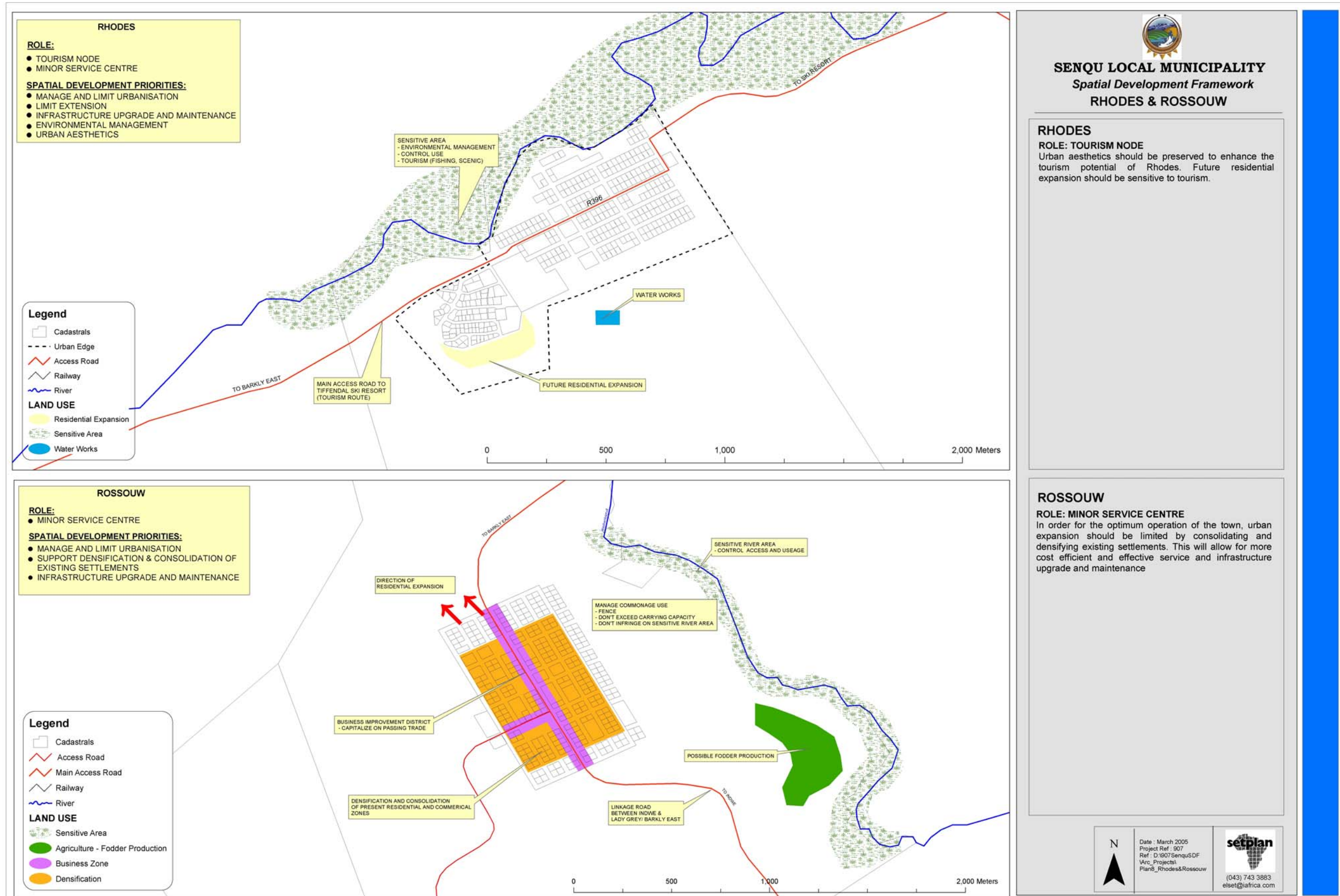
Whilst there are limited resources and access for commercial and industrial development, there is opportunity for tourism. The town enjoys a scenic setting and, along with Aliwal North, Barkly East and the Rhodes/Tiffindell area, forms part of a potential tourism node in the Eastern Cape. The likely focus of such a node would be in catering for niche markets such as eco-tourism (birding, fly-fishing etc.) and adventure tourism (hiking, biking, skiing etc.).



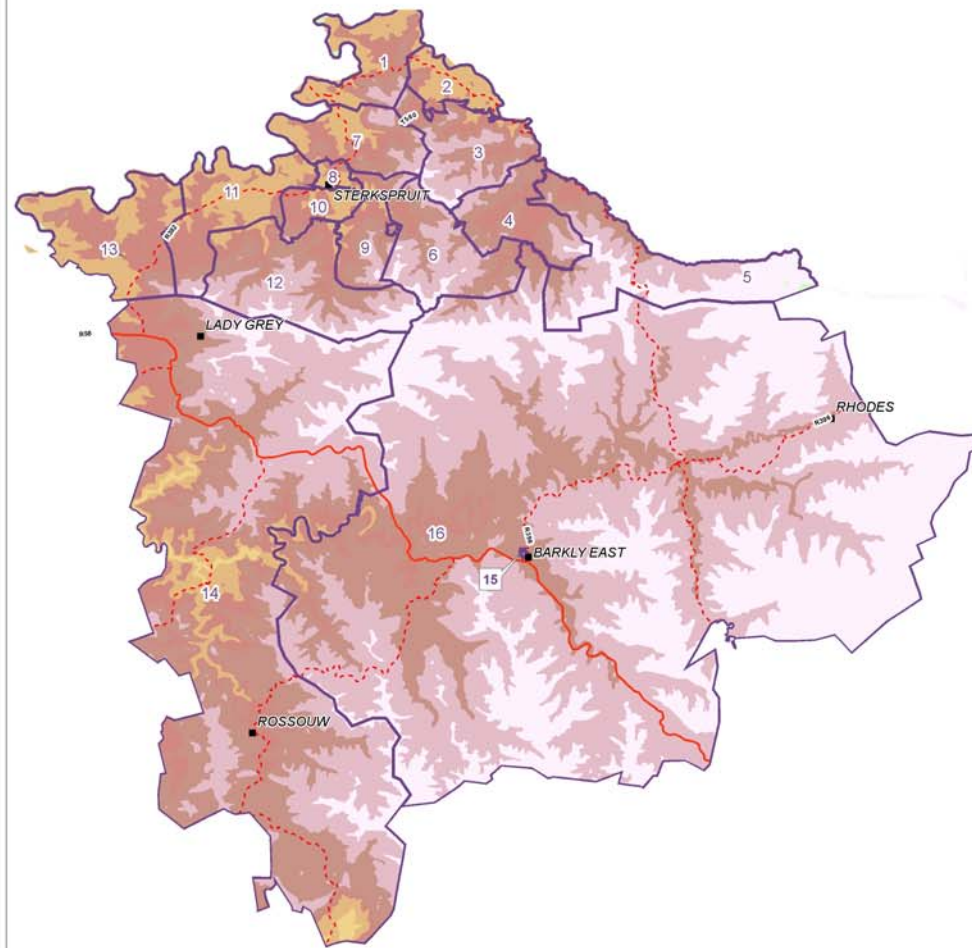
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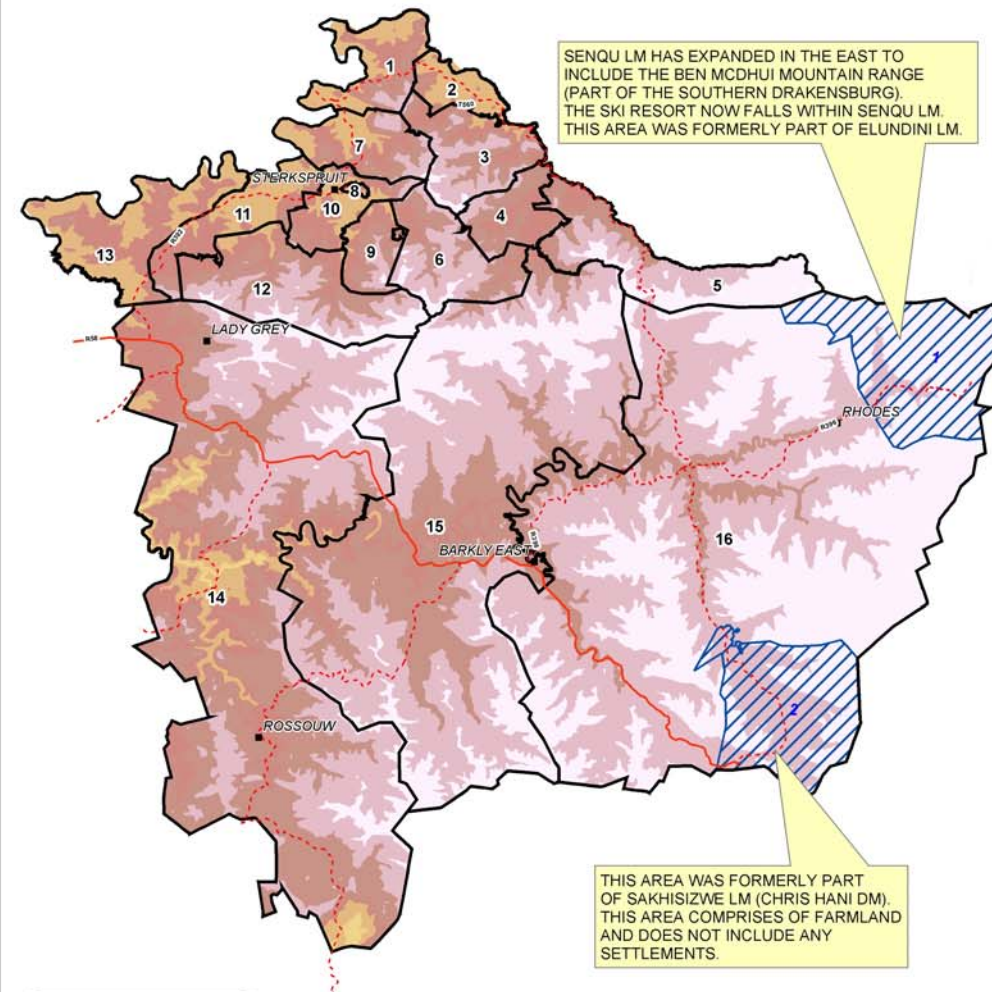


MAP 1: SENQU WARD BOUNDARIES 2004



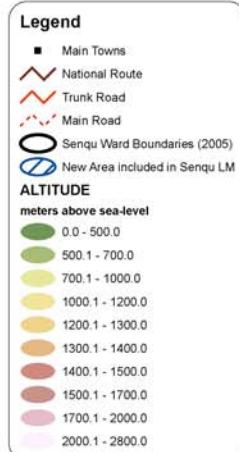
0 12.5 25 50 Kilometers

MAP 2: SENQU WARD BOUNDARIES 2005



SENQU LM HAS EXPANDED IN THE EAST TO INCLUDE THE BEN MCDHUI MOUNTAIN RANGE (PART OF THE SOUTHERN DRAKENSBURG). THE SKI RESORT NOW FALLS WITHIN SENQU LM. THIS AREA WAS FORMERLY PART OF ELUNDINI LM.

THIS AREA WAS FORMERLY PART OF SAKHISIZWE LM (CHRIS HANI DM). THIS AREA COMPRISES OF FARMLAND AND DOES NOT INCLUDE ANY SETTLEMENTS.



0 12.5 25 50 Kilometers



SENQU LOCAL MUNICIPALITY Spatial Development Framework BOUNDARY CHANGES

WARD BOUNDARY CHANGES

The 2005 ward boundaries changes have resulted in two additional land parcels being incorporated into Senqu Municipality. Map 1 illustrates the 2004 ward boundaries and Map 2 illustrates the changes to these boundaries. The greatest alignment changes are to wards 15 and 16.

DESCRIPTION OF ADDITIONAL AREA

Land Parcel 1: The area totals 290.04Km². It is steep, mountainous terrain (forms part of the Southern Drakensburg).

Land Parcel 2: The area totals 267.64Km² and forms part of the escarpment.

SPATIAL IMPLICATIONS OF THE BOUNDARY CHANGES

- > The surface area of Senqu has increased from 6771.36Km² to 7330.06Km².
- > The ski resort Tiffendal (major tourist attraction) falls within Senqu.
- > The additional land parcels are sparsely populated (no settlements or towns), therefore there are no changes to the spatial and development focus areas described in this document.



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