

# WESTERN CAPE PROPERTY DEVELOPMENT FORUM

12<sup>th</sup> Annual  
Conference **2025**

4 – 5 June 2025

Cape Town  
International  
Convention  
Centre

**RECALIBRATING**  
the development conversation

**CITRA**  
live different

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**WCPDF**  
WESTERN CAPE PROPERTY  
DEVELOPMENT FORUM



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For EXHIBITORS, please see page 48 onwards

### DELEGATE RESOURCES

All delegates will be able to access our post-conference resource page for the following:

- A list of 2025 delegates who have given us permission to share information
- A list of all CPD accreditations obtained
- Speaker presentations, where permission has been given to share.

[www.wcpdfconference.org.za/delegate-resources](http://www.wcpdfconference.org.za/delegate-resources)



## Contents

### WELCOME MESSAGES

Western Cape Premier Alan Winde .....	3
City of Cape Town Executive Mayor	
Geordin Hill-Lewis .....	5
Citra Co-Founder & CEO Joel Baur .....	7
WCPDF Chairperson Deon van Zyl .....	8

### CPD POINTS FOR THIS CONFERENCE ..... 6

### ABOUT THE WCPDF ..... 10

The WCPDF & Youth in Property Association .....	11
---	----

### CONFERENCE PROGRAMME DAY 1 ..... 13

Day 1 Speaker Profiles & Session Summaries .....	15
--	----

### CONFERENCE PROGRAMME DAY 2 ..... 33

Day 2 Speaker Profiles & Session Summaries .....	35
--	----

### EXHIBITORS ..... 48

### ACKNOWLEDGEMENTS ..... Outside Back Cover

### Conference etiquette

- For security reasons, delegates must wear name badges throughout the event.
- Please ensure that all phones are switched to silent during presentations.
- Please ensure you are on time so that presentations are not interrupted.
- While we prefer delegates not to leave before a presentation is completed, should you need to depart earlier, please sit at the end of a row closest to the exit.
- Dress code for all presentations is smart/casual (comfortable).
- Note that you are responsible for your own possessions during the conference. The CTICC, WCPDF and K.I.T. Group – African Agenda will not be held liable if anything goes missing. Laptop computers, cell phones and all other valuables should AT NO TIME be left unattended, including during refreshment and lunch breaks.



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## A MESSAGE FROM THE WESTERN CAPE PREMIER, **ALAN WINDE**

The WCPDF Annual Conference theme this year is “Recalibrating the development conversation” – this is very close to my heart.

How we engage with each other matters, particularly in a world – and year – of unexpected, enormous changes and challenges, both globally and locally.

This is the time to listen and respond to the most pressing needs of our residents, take personal responsibility and hold spaces in which difficult conversations can take place. This is the year in which we all step up; in which residents, the private sector, and our colleagues in government must work together towards our shared goal: to help drive an economy that will create more jobs.

In the past year, we have also seen the formation of the GNU. It may be imperfect, but we emerged from the 2024 general election a new country, with a partner in this government that has given us, as a country, reason to be optimistic and hopeful again. As the Western Cape Government, we believe the foundations are being laid that will change South Africa’s trajectory positively. The Western Cape has already set this trajectory and indeed set the track record in South Africa. We have over the years assiduously laid the foundation for breakout economic growth through our steadfast dedication to fiscal discipline, transparency, good governance and building partnerships.

As the Western Cape Government, among our most important priorities is growing our economy to create many more jobs and to equip our residents with the skills they need to get those jobs. It is as straightforward as that. But, of course, in reality we must overcome many formidable challenges, which can only be done if we join hands with partners who share our vision of a prosperous province where everyone can live with dignity and pride.

The immense potential of infrastructure development can never be understated. It is a vital economic driver and a critical catalyst for job creation.

Collaboration here is key because an enabling environment does not happen by accident. We must be smart, agile and relentless, and while others may choose to turn inwards in challenging times, we are turning outwards, hunting for those opportunities that will make the Western Cape the gateway to South Africa and Africa beyond.







Athlone Waste Water Treatment Works, 2022



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Calling Academy Stellenbosch, 2022



Cape Flats Aquifer Recharge Plant, 2024

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## A MESSAGE FROM THE EXECUTIVE MAYOR OF CAPE TOWN, **GEORDIN HILL-LEWIS**

It is a privilege for the City of Cape Town to once again participate in what is fast-becoming the premier property development and construction industry event in South Africa. This year's theme of "Recalibrating the development conversation" is critical at a time when partnerships between the public and private sector must align if Cape Town is to continue to grow and prosper.

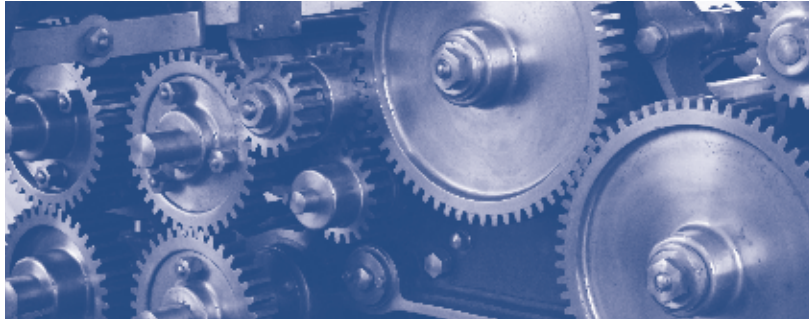
The credit rating upgrade which Cape Town recently received from Moody's speaks to the City's successful endeavours to stretch every rand further, and stay future-focused in a metro that is fast-expanding. It gives confidence to investors, it protects the values of all of our properties, and, importantly, it creates the jobs we need.

There are many more discussions to be had and many of them will be difficult. We recognise without question that the voice of all Capetonians must be included and heard, and conversations must be recalibrated. However, if we are to survive and thrive as a city, long-term planning must take precedence over short-term popularity, and leadership must take the lead.

This means tough discussions about the very foundations of our city: the urgency of upgrading and expanding ageing infrastructure; appropriate planning for the future in times of enormous and ever-increasing stress on all our resources, and a resultant life of hope, dignity and opportunity for all who live in our city. As the delegates attending this conference well know: the balance between development and affordability is a challenge that must be delicately approached to be accomplished.

This is why Cape Town must push hard, and while we still have a long road to travel, we have a strong start, and we must be well-prepared for the years that lie ahead. We look forward to and welcome the recalibration of the discussions we must have to future-proof this city we all love.





## CPD POINTS FOR THIS CONFERENCE

At the time of going to print on this Conference Booklet, Continuing Professional Development (CPD) accreditation has been granted for the WCPDF's 2025 Annual Conference by the following associations:



### **ECSA AND SACAP MEMBERS:**

The **South African Institute of Draughting** is a Recognised Voluntary Association of SACAP and an approved and verified Continuous Professional Development (CPD) Provider of ECSA. This activity has been assessed and validated by SAID as a Category One CPD Activity. The activity carries 2.0 CPD credits for the two-day conference.



### **ASAQS MEMBERS:**

**The Association of South African Quantity Surveyors (ASAQS)** has assessed and validated this CPD Activity: ASAQS Accreditation: 9 CPD hours in Category 1. This activity therefore carries 9 Category 1 CPD hours for the two-day conference; or 5 Category 1 CPD hours if attending on 4 June 2025 only and 4 Category 1 CPD hours if attending on 5 June 2025 only.

Attendees will need to complete a digital CPD register for each day attended by no later than within 14 days of the event. At the time of going to print, our CPD applications to SACPLAN and SACPCMP had not yet been approved. For updates, please access the website below.

 [www.wcpdfconference.org.za/delegate-resources](http://www.wcpdfconference.org.za/delegate-resources)

## A MESSAGE FROM JOEL BAUR, CO-FOUNDER & CEO OF CITRA

OFFICIAL SPONSOR OF THE 2025 WCPDF CONFERENCE BOOKLET



The role of the Western Cape Property Development Forum continues to grow in impact and, as Citra, we welcome the opportunity to once again be involved as a sponsor this year in acknowledgement of the work it does.

This year's theme, "Recalibrating the development conversation", is also core to the Citra brand as we continue to focus on the critical conversations needed to ensure a robust and inclusive housing market for all. We look forward to the important dialogue that will therefore happen at this year's conference – the results of which, we believe, will strengthen relationships in the Western Cape between the private and public sectors, especially when it comes to creating accessible and sustainable communities.

Conversations have always been central to Citra and, over the years, we have had the privilege of learning from and working with many gifted professionals in the field of design, urban planning, engineering and construction.

We understand that the homes people live in foster a sense of wellbeing and pride, even during hardship. A safe and secure home is the most natural way to empower every person.

Homes build conversations; they influence how we relate to our neighbourhoods and our communities, and their aim should always be to create a healthy social fabric. Citra remains committed to this by using innovation and technology to guide our designs and focus our own conversations towards a future where everyone has a place to call home.

We look forward to the engagements that will take place over the next two days, and re-establish the importance of having the right conversations at this point in time to ensure the future of the Western Cape.

  
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# WELCOME

FROM THE CHAIR, WCPDF

## Dear 2025 Conference Participant

*"No man ever steps in the same river twice" and "change is the only constant" according to ancient Greek philosopher Heraclitus.*

The past year has proven him correct. In South Africa, from national elections to the ebb and flow of the Government of National Unity, change has been the constant. Who knows what will happen between the print run of this conference booklet and when we all sit down for our 12th WCPDF Annual Conference?

The roller coaster of change is increased by what is happening on the international stage, with world leaders at one moment attacking each other publicly and the next kissing and making up like teenagers on the school ground. And yet, even with all the resulting market disruptions, profits are being made by those brave enough to take a punt. Others remain sitting on the fence, hedging their bets.

The only constant in South Africa seems to be the Reserve Bank remaining tight on the obvious need to drop interest rates. But, as they keep telling us, the world remains too unpredictable.

In an ever-changing investment environment, it is difficult to profit in the property industry. Our industry depends on at least a semblance of stability and predictability, reducing the risk of running for the hills to our clients, tenants and purchasers. As we all know, tenants and purchasers will run at the drop of a hat, leaving the developer to face the music.

Yet, dealing with change is the core of our industry. We do not only work in a changing environment; we are often the cause of change. We are the industry that causes NIMBYs to appear from the woodwork, and the industry that pushes the limits of the known. Cities and towns are inherently the product of change. American inventor and engineer Charles Kettering once said that: *"The world hates change, yet it is the only thing that has brought progress."* Urban development is a sign of progress.

South Africa in 2025 calls for a recalibration in our mindsets – change by creating investment confidence; change in creating employment; and change by moving from talking to doing.

Reflecting on the past year, the question remains: what keeps us from recalibrating the way we do things? Is it the institutionalised dogma of our political parties? There is no longer a majority party in the country.



Is it the lack of finance? We keep hearing that money is available for credible and feasible infrastructure and projects, but we don't see enough cranes on the horizon.

Is it the fear of the Auditor General and the threat of a qualified audit? More and more, we hear politicians acknowledging that you cannot eat a clean audit, yet a clean audit seems to be the only performance measurement of note.

Is it the lack of statutory approval? Our colleagues in the informal sector are showing us how to build an informal market.

Or is it our mindset? Is it because our economy has not grown for so long, we don't seem confident to grow? Is it because we have not invested in infrastructure for so long, we no longer seem to know how to implement projects? Is it because corruption has been prevalent for so long, we do not know how to deal with it?

Have we become so complacent in our suffering that we fear change more than the inevitable time bomb of the status quo? And are we blinded by the fact that it is so much better in the Western Cape, compared to the rest of the country, that we are happy to keep things the way they are?

Since its inception, the WCPDF has been a lobbyist organisation working to make the Western Cape investment friendly. We are proud of the province's good governance and that we are seen to have the best-governed municipalities in the country. But there remain challenges that need to be urgently addressed, and for which we need to recalibrate our mindset:

- Our land use management legislation, policies and procedures are not sufficiently forward thinking.
- Infrastructure provision remains in catch-up mode and housing provision remains severely lacking.
- The time it takes the authorities to consider changes or amendments remains slow.
- Tolerance for statutory duplication (think NHBRC and NBR), or environmental and heritage duplications, are causing delays and pricing inflation for end users.
- Our banking industry is still largely missing in action when it comes to financing new developments or new developers.

These are not new industry constraints. The only way to address them is for all parties to agree on the required changes and to implement them.

Ultimately, we need a positive mindset. We are living in times of uncertainty and, in those times, you need boldness. In these strange times, business needs to step up to the plate. It needs to strengthen its voice when conversing with government, and government needs to be clear of what it wants from business. The conversation needs to be recalibrated to focus on required and non-negotiable outcomes, and no longer on theoretical ideals.

Welcome to recalibrating the development conversation.

**DEON VAN ZYL**  
CHAIRPERSON

# ABOUT THE WCPDF

Improving the property development and construction industry for over 17 years

**Founded in 2008, the Western Cape Property Development Forum (WCPDF)** is a registered non-profit organisation (246-760 NPO).

**OUR VISION** is to create awareness, address the challenges that face the property development and construction industry, and to be the collective voice of the industry in the Western Cape. We focus on the full production line of private and public property projects and associated infrastructure provision.

**OUR MISSION** is to actively engage and lobby politicians and government representatives and provide detailed input, guidance and feedback on draft legislation and policy. We make the public sector aware of the ramifications that decision-making processes and service delivery have on property development and construction and, in turn, the economy and most importantly jobs. And while the industry is always impacted by national legislation, the most critical development issues tend to occur at ground level, and therefore our emphasis is on regional, because property is produced at municipal level.

## Our key focus areas:

- To be a representative body for the property development and construction industry in the Western Cape that is recognised by relevant authorities, especially in terms of the vital role our industry plays in the Provincial economy through investment and job creation.
- To promote the interests of the property development and construction industry.
- To interpret and facilitate understanding between the authorities and the industry.
- To inform our members of changes in legislation and policies.
- To create a public profile and understanding of our industry towards making the greater Western Cape — and, in turn, South Africa — sensitive to the need for property development.
- To actively engage in the education and transformation of our industry.

Representing the full spectrum of the property development and construction sectors, the WCPDF strives to create an enabling environment for investment. To this end, its membership ranges across the broadest spectrum of property role players and representative bodies from various professions and allied services, to allow the industry to speak with a united voice. The WCPDF prides itself on our association with various professional bodies, the following of which sit on our voluntary Management Committee:

Association of South African Quantity Surveyors (ASAQS) • Cape Chamber of Commerce & Industry • Cape Institute for Architects (CIa) • Construction Alliance South Africa (CASA) • Development Action Group (DAG) • Green Building Council South Africa (GBCSA) • Master Builders Association Western Cape (MBA WC) • South African Association of Consulting Professional Planners (SAACPP) • South African Council for the Project and Construction Management Professions (SACPCMP) • South African Council for Planners (SACPLAN) • South African Federation of Civil Engineers (SAFCEC) • South African Institution of Civil Engineering (SAICE) • South African Planning Institute (SAPI) • South African Property Owners Association (SAPOA) • Township Developers Forum Western Cape (TDF) • Urban Design Institute of South Africa (UDISA) • Wesgro • Youth in Property Association (YIPA)

For more information on the WCPDF, or to become a member, VISIT:

[www.wcpdf.org.za](http://www.wcpdf.org.za)



## MENTORING THE FUTURE TOGETHER WITH THE YOUTH IN PROPERTY ASSOCIATION (YIPA)

This important partnership between the WCPDF and YIPA started in 2017. Critical to our industry, it enables us to bring students in the built environment together with high school learners and professionals within our industry. The partnership was built to coach and steer youth from disadvantaged backgrounds toward careers in our industry, thus transforming our industry from youth upwards. This year saw us once again, in conjunction with the UCT 100UP initiative, run our **Job Shadow Programme**. In June, 100 Grade 12 learners attended a workshop with eight professionals from our industry, along with YIPA representatives. In September, 20 Grade 12 learners from the workshop, alongside seven YIPA students, spent two days on site and in the offices of companies engaged in the Western Cape built environment. With the Job Shadow Programme sponsored by the WCPDF, a huge thanks goes to all the companies and professionals who gave of their time this year to mentor these students and learners. While, sadly, the UCT 100UP programme is now in severe financial constraints, the WCPDF will do all we can to ensure that mentorship continues.





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MBAWC supports its members with the essential services and support needed to thrive in the construction industry.

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for more details on how to join!



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## DAY 1 PROGRAMME

WEDNESDAY 4 JUNE 2025

07h30 – 08h30	Registration and Refreshments   Barista Coffee Bars sponsored by EFG Engineers, Nedbank CIB and SVA International <b>EXHIBITION OPEN</b>
08h30 – 10h00	<b>WELCOME TO CONFERENCE, AND INTRODUCTION TO DAY 1 KEYNOTE ADDRESS, BY MC AND CONFERENCE FACILITATOR , Africa Melane</b> , Host of <i>Early Breakfast</i> , 702 and CapeTalk
08h40	<b>OPENING KEYNOTE ADDRESS: What does Western Cape Government expect from the property development and construction industry?</b> <b>Premier Alan Winde</b> , Western Cape Government <i>This Keynote enabled by Garden Cities NPC (RF)</i>
09h10	<b>INDUSTRY RESPONSE: Deon van Zyl</b> , Chairperson, Western Cape Property Development Forum (WCPDF) and Managing Director, VORTO
09h35	Q&A with Speakers, facilitated by <b>Africa Melane</b>
10h00 – 10h30	Refreshment Break   Barista Coffee Bars sponsored by EFG Engineers, Nedbank CIB and SVA International <b>EXHIBITION OPEN</b>
10h30 – 12h30	<b>SESSION 1: UNDERSTANDING WHO HAS SKIN IN THE GAME</b> Introduction to Session Facilitator, <b>Deon van Zyl</b> , WCPDF Chairperson and Managing Director, VORTO   <i>This Session is enabled by ASAQS</i>
10h45	<b>PRESENTATION: Professionalising built environment professionals Ben Peters</b> , Director of Corporate Project, Programme, and Portfolio Management, City of Cape Town
10h55	<b>PRESENTATION: Effectively cutting the Red Tape   Michelle Ellis</b> , Director: Western Cape Government Red Tape Unit
11h05	<b>PRESENTATION: Development collaboration and facilitation Geraldine Liebenberg</b> , Manager: Planning and Property Development Facilitation, Office of the Executive Director: Spatial Planning and Environment, City of Cape Town
11h15	<b>PRESENTATION: Skin in the game – A private sector perspective Ryan Ravens</b> , CEO, Accelerate Cape Town
11h25	Q&A between Facilitator and Panellists, followed by delegate Q&A
12h30 – 13h30	<b>Networking Buffet Lunch</b> sponsored by Growthpoint Properties <b>EXHIBITION OPEN</b>



# DAY 1 PROGRAMME

WEDNESDAY 4 JUNE 2025

13h30 - 15h30	<b>SESSION 2: RECALIBRATING SUSTAINABILITY TO SUSTAIN DEVELOPMENT</b>   <i>This Session is enabled by dhk Architects</i> Session facilitator: <b>Liezel Kruger-Fountain</b> , Principal Professional Officer – Urban Sustainability Unit, Urban Planning and Design, Spatial Planning and Environment Directorate, City of Cape Town <b>PRESENTATION: The Potsdam Sustainability Campus</b>
13h30	
13h40	<b>PRESENTATION: Working with municipalities</b>   <b>Gerhard Cronje</b> , CEO, Maskam Water
13h50	<b>PRESENTATION: The role of battery storage as part of an energy savings solution</b>   <b>Francois van Themaat</b> , Managing Director: Large Projects, Sustainable Power Solutions (SPS)
14h00	<b>PRESENTATION: V&amp;A Waterfront Wastewater Treatment Project</b> <b>Emma Muller</b> , Founder/CEO, Kaackai
14h10	<b>PRESENTATION: Maintaining the sustainability of the social construct</b> <b>Kirsten Wilkins</b> , Founder, ContestedSpaces
14h20	Q&A between Facilitator and Panellists followed by delegate Q&A
15h30 - 16h00	Refreshment Break   Barista Coffee Bars sponsored by EFG Engineers, Nedbank CIB and SVA International <b>EXHIBITION OPEN</b>
16h00 - 17h15	<b>SESSION 3: THE ROLE OF CITY IMPROVEMENT DISTRICTS IN CREATING INVESTOR-FRIENDLY CENTRES</b> Session Facilitator: <b>Simon Nicks</b> , Managing Member, CNDP africa
16h10	<b>PRESENTATION: Cape Town's CIDs and the Mayoral Urban Regeneration Programme</b>   <b>Executive Deputy Mayor Eddie Andrews</b> , Mayoral Committee Member for Spatial Planning and Environment, City of Cape Town
16h10 - 17h15	<b>VIEWPOINT 1: Facilitating investment in the Cape Town Central City</b> <b>Rob Kane</b> , Chairperson, Cape Town Central City Improvement District (CCID), and Founder/CEO, Boxwood Property Fund <b>VIEWPOINT 2: Facilitating investment in the Voortrekker Road Corridor</b> <b>Derek Bock</b> , Chief Operations Officer, Voortrekker Road Corridor Improvement District (VRCID) <b>VIEWPOINT 3: How CIDs establish investor confidence</b> <b>Gene Lohrentz</b> , Founder, Geocentric Services Q&A between Facilitator and Panellists followed by Delegate Q&A.
17h15	<b>CLOSING REMARKS: Deon van Zyl</b> and <b>Wrenelle Stander</b> , CEO, Wesgro
17h30 - 19h30	<b>DAY 1 NETWORKING EVENT</b> sponsored by Wesgro

# DAY 1 PROGRAMME (WEDNESDAY 4 JUNE)

## SPEAKER PROFILES

### WELCOME BY MASTER OF CEREMONIES & CONFERENCE FACILITATOR

**Africa Melane** is a renowned broadcaster who speaks to South African audiences every morning hosting *Early Breakfast* on 702 and CapeTalk and discussing the most topical issues of the day. A well-known Master of Ceremonies, he is an accountant by training and regularly facilitates workshops for businesses on planning and budgeting, for the health sector on HIV/Aids, and in diversity training and professional development. He chairs the Board of Cape Town City Ballet, is the Vice Chairperson of the Board of Cape Town Opera, and he also chairs the judging panel for the prestigious Fleur du Cap Theatre Awards.



**AFRICA MELANE**  
Host *Early Breakfast*  
on 702 and CapeTalk

### KEYNOTE ADDRESS What does Western Cape Government expect from the property development and construction industry? (08h40 – 09h10)

**Alan Winde** is a former Knysna businessman and, since 2019, Premier of the Western Cape. Determined to contribute positively to his home town, he became a councillor and then a member of the provincial parliament. In 2009, following the Democratic Alliance's provincial victory, he became the Provincial Minister of Finance, Economic Development and Tourism, with a firm focus on growth and jobs. This same focus drove his premiership campaign, centred on improving economic and household prosperity by getting the basics right, such as education and healthcare, and improving safety and public transport. He further committed to improving government service delivery through innovation, new technology and culture change. As Premier, he has implemented several programmes to achieve these goals, including lifestyle audits for his cabinet and launching a billion-rand safety plan with over 1300 officers deployed to high crime areas. He also oversaw the province's response to Covid-19, building an 862-bed hospital in a record six weeks. In 2022, he announced a major focus on infrastructure to help economic recovery post-Covid, including a new emphasis on improving public transport through a dedicated mobility department. Key focus areas for his current term include improving safety and growing the economy to create more jobs.



**PREMIER  
ALAN WINDE**  
Western Cape  
Government

*This Keynote  
Address is kindly  
enabled by  
Garden Cities  
NPC (RF)*



#### DEON VAN ZYL

Chairperson,  
Western Cape  
Property  
Development  
Forum (WCPDF);  
Managing Director  
VORTO

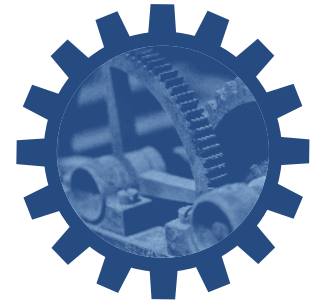
### INDUSTRY RESPONSE

**Deon van Zyl** holds a degree in Architecture from the University of the Free State, a Diploma in Project Management and a Master's Degree in Urban Design from the University of Cape Town. He cut his teeth in the redevelopment of brownfield land, with exposure to land remediation, and his passion lies in development facilitation through a multi-disciplinary approach. Van Zyl is the MD of VORTO, a specialist development management consultancy which is part of the AL&A group of companies focused on the built environment. He has been the Chairperson of the Western Cape Property Development Forum (WCPDF) since 2011 and is a regular industry commentator, informed by various development industry sub-sectors aligned with the WCPDF.

### SESSION 1 UNDERSTANDING WHO HAS SKIN IN THE GAME (10h30 – 12h30)

Understanding the current resource constraints on the public sector, how do we “State Proof” ourselves, and which national, regional and municipal entities yet understand they also need to have “skin in the game”? It is becoming increasingly evident that all spheres of government need to renegotiate their place at the table, especially when their own income streams can no longer be guaranteed.

Session 1 will be facilitated by Deon van Zyl (profile opposite).



*This session is kindly enabled by **The Association of South African Quantity Surveyors (ASAQS)***

### PRESENTATION: Professionalising built environment professionals

**Ben Peters** is the Director of Corporate Project, Programme and Portfolio Management (C3PM) at the City of Cape Town, where he oversees the planning, execution and governance of critical infrastructure projects. His work focuses on improving project delivery, contract management and engineering management, ensuring alignment with the City's strategic priorities. Peters is a registered Professional Engineer (Pr.Eng), Certified Project Manager (Pr.CPM) and Project Management Professional (PMP). He holds an MBA from Heriot-Watt University (Edinburgh), and is pursuing a PhD at Stellenbosch University focusing on dynamic capability models in project portfolio management. His expertise spans infrastructure delivery, capital portfolio planning and project governance, ensuring efficient and sustainable service delivery for Cape Town's residents.



#### BEN PETERS

Director of Corporate  
Project, Programme,  
and Portfolio  
Management,  
City of Cape Town

- CONFERENCE NOTES -

## SESSION 1 (cont)



**MICHELLE ELLIS**

Director: Western Cape Government Red Tape Unit

### **PRESENTATION: Effectively cutting red tape**

**Michelle Ellis** is an accomplished public sector leader with over 20 years of experience, specialising in legislative processes and red tape reduction. She holds a BCom (Law), LLB, and a Postgraduate Diploma in Futures Studies, equipping her with both legal and strategic foresight. Currently serving as the Director of the Red Tape Reduction Unit within the Western Cape Government's Department of Economic Development and Tourism, Ellis has spearheaded several impactful initiatives, including managing the only provincial Business Support Helpline in South Africa. With a decade of dedicated experience in cutting red tape, she leads a dynamic team of young professionals driven by a shared passion for public service. Her journey serves as a powerful example for the next generation of leaders, showing how innovation and dedication can make a real difference in society.



**GERALDINE LIEBENBERG**

Manager: Planning and Property Development Facilitation, Office of the Executive Director: Spatial Planning and Environment, City of Cape Town

### **PRESENTATION: Development collaboration and facilitation**

**Geraldine Liebenberg** obtained a BSc Hons (Town and Regional Planning) from the University of the North West, where she also received academic colours. With nearly two decades of experience in local government, she specialises in large-scale development projects. Her professional journey began in 2003 at the Bitou Municipality followed by a position in 2005 at the Overstrand Municipality. In 2009, she joined the City of Cape Town, advancing through various roles, including Manager of Investment Facilitation and Manager of Property Development. Liebenberg is currently the Manager of Planning and Property Development Facilitation within the Office of the Executive Director of Spatial Planning and Environment. Her knowledge and experience are instrumental in facilitating the planning approval and regulatory processes for property development. She leads strategic programmes designed to expedite development and manages key stakeholder relationships. She also actively contributes as a member of the Municipal Planning Tribunal and engages in numerous internal and external platforms that influence the sector, working diligently to address and overcome challenges that impede development progress.

### **PRESENTATION: Skin in the game – a private sector perspective**

**Ryan Ravens** is the CEO of Accelerate Cape Town (ACT), a business leadership organisation representing top-tier corporate business in the Cape Town city region. He is also Chairman of Amaya Space, the leading nanosatellite-focused space manufacturing and services company on the African continent. Ravens holds three degrees including an MBA from the University of Cape Town, in addition to numerous globally recognised professional certifications such as CIPM and PRINCE2. A life-long entrepreneur, he owned a successful management consultancy before being approached by FIFA in 2006 to develop the first draft of the masterplan for the 2010 FIFA World Cup, and then joined FIFA on a full-time basis to oversee implementation of the event. Following the successful delivery of this international event, he joined the Gauteng Growth and Development Agency (formally BlueIQ) where he served as Group Executive: EPMO (Enterprise Programme Management Office), as well as Group Executive: Strategic Partnerships. Thereafter, Ravens returned to his entrepreneurial roots with investments in numerous start-ups including solar renewables, large-scale project advisory services, and cloud-based software development, before moving to Cape Town in 2015 to take up his ACT role. He has held leadership positions across both public and private sectors throughout South Africa, as well as in geographically diverse regions such as Shanghai, Lagos, Doha and Zurich. Ravens believes in the power of education to transform lives and is passionate about making a positive difference in the SA socio-economic landscape.



**RYAN RAVENS**

CEO, Accelerate Cape Town (ACT)





## SESSION 2 RECALIBRATING SUSTAINABILITY TO SUSTAIN DEVELOPMENT (13h30 – 15h30)

There is no question that building sustainably for the future is critical, especially in the face of infrastructure constraints. But it also needs to make rands and “sense” to budgets in both the private and public domains. This session highlights the importance of experimentation and innovation, from wastewater treatment and package plants to wheeling energy. But it also goes beyond – to sustainability among social constructs, once the cranes are gone.



*This session is kindly enabled by dhk Architects*

### SESSION FACILITATOR & PRESENTATION: The Potsdam Sustainability Campus

**Liesel Kruger-Fountain** is a qualified architect, planner and urban designer with 11 years of international private sector experience and now over 15 years of local government experience, during which she anticipated market responses, impacted community involvement and influenced policies/strategies within the built environment and at different scales. Kruger-Fountain takes great pleasure in bridging the public-private divide through frank and honest engagement. She is known for disruptive thinking, innovation and systemic actions. She consistently uses her negotiation skills, energy and tenacity to empower, support and inspire those she encounters. Alongside her passion for people, contextual fit and cultural appropriateness, she brings an enthusiastic and visionary approach to her work that now also stretches into the promotion and delivery of sustainability. In addition to her planning and design skills, she also excels as an entrepreneur, property investor and business owner, as well as a business coach, facilitator and mentor. Kruger-Fountain currently heads up the Urban Sustainability Unit in the Urban Planning and Design Department at the City of Cape Town, and is the visionary and champion of an exciting local initiative called the *Potsdam Sustainability Campus* which is a sandpit for learning and innovation towards a more sustainable future, for all.



#### LIESEL KRUGER-FOUNTAIN

Principal Professional Officer – Urban Sustainability Unit, Urban Planning and Design, Spatial Planning and Environment Directorate, City of Cape Town

## SESSION 2 (cont)



**GERHARD  
CRONJE**

CEO, Maskam  
Water

### **PRESENTATION: Working with municipalities**

**Gerhard Cronje** has over 30 years' experience in the water industry, with his passion being sustainable on-site water solutions, ranging from rainwater harvesting to greywater and wastewater re-use, and more. He has founded four businesses, three of which he built up and sold. While studying at the (then) Cape Technicon he started working part-time for XPS Couriers. Nine years later, he was a member of the company's ManCo. While with XPS, he founded a domestic and commercial garden service and landscaping company in 1993 and, in 1994, he founded Eikestad Irrigation where he designed turf irrigation systems. In 1998, he founded a Commercial cleaning company, which then saw him resigning from XPS to focus on these companies. In 2010, one of his irrigation customers was looking for a solution to re-use his black and grey water. Cronje found a solution in the USA and partnered with Zoeller Pump Company, becoming their sole importer and distributor in Sub-Saharan Africa. Through this, Maskam Water was born, which is today the sole importer and distributor for 10 different brands.

### **PRESENTATION: The role of battery storage as part of an energy savings solution**

**Francois van Themaat** is a co-founder of SPS Group, a leading pan-African funder, developer and operator of solar PV and battery storage plants in the commercial and industrial (C&I) market. The SPS Group was formed through the merger of Mettle Solar – an early investor in renewable energy co-founded by Van Themaat, Dr Christo Wiese, Louis Norval and SPS, a leading engineering, procurement and construction (EPC) company active in South Africa and Namibia since 2008. SPS is currently a portfolio company of Gridworks, part of British International Investment (BII), the United Kingdom's development finance institution and New GX Capital Holdings, owned by South African entrepreneur Khudusela Pitje. New GX is an active investor across the infrastructure spectrum with material investments in Fibre, Renewable Energy and Supply Chain. The SPS team is proactively driving renewable energy initiatives within the C&I sector, with over 135 MWp of solar and 40 MWh of battery storage projects installed to date.



**FRANCOIS  
VAN THEMAAT**

Managing  
Director:  
Large Projects,  
Sustainable  
Power Solutions  
(SPS)

### **PRESENTATION: V&A Waterfront Wastewater Treatment Project**

**Emma Muller** is founder-CEO of KaackKai, a provider of game-changing wastewater recovery systems, using the most up-to-date, proven, Danish decentralised modular technology, generating high quality water for reuse. Since launching KaackKai in 2021, a primary focus has been on improving the Standard Operating Procedures and regulatory framework for onsite water reuse via real-time projects with the City of Cape Town and multiple other municipalities, to showcase the positive environmental impact and financial advantages for developers and the community to recycle their wastewater on-site. Previously, Muller founded BOTM (Bringing Opportunities To Market), a boutique advisory firm with a longstanding track record in investment facilitation for investments intended to generate positive, measurable social and environmental impact to address the world's most pressing challenges. She also serves as CEO of Homestead Diamonds, an ESG award-winning regenerative diamond sampling and mining operation.



**EMMA MULLER**

Founder/CEO,  
KaackKai

### **PRESENTATION: Maintaining the sustainability of the social construct**

**Kirsten Wilkins** is an experienced Urban Designer with over 20 years of design and city planning experience, based primarily in Cape Town. She holds a Masters Degree in City Planning and Urban Design as well as an undergraduate degree in Architecture from the University of Cape Town. She currently serves as the founder and urban development specialist at ContestedSpaces. Her work is focused on creating urban solutions that centre the human experience in the development ecosystem. Wilkins's previous roles include Technical Director at Zutari Engineering. She currently serves on the Managing Committee of the Western Cape Property Development Forum, and co-authored the technical specifications and research foundation for the current Incentive Overlay Zoning By Law (2024) for the City of Cape Town.



**KIRSTEN WILKINS**

Founder,  
ContestedSpaces



SHOWCASING GROWTHPOINT'S

# STRATEGIC & SUSTAINABLE DEVELOPMENT IN CAPE TOWN

**Growthpoint Properties is increasingly focusing on the Western Cape as a key pillar of its South African portfolio strategy.**

The country's leading REIT is actively enhancing its core assets in the region through targeted investments, high-quality developments and other initiatives that prioritise quality and long-term value. This increased regional investment is guided by strong market demand, prime location advantages and a commitment to sustainability.

Three developments, all recently completed, strengthen Growthpoint's portfolio in the logistics and industrial, office and retail sectors while advancing its sustainability and asset optimisation goals.



[www.growthpoint.co.za](http://www.growthpoint.co.za)



## LONGKLOOF PRECINCT

This revitalised flagship precinct exemplifies Growthpoint's commitment to enhancing Cape Town's built environment with quality assets and urban renewal.

The revitalisation of the historic Longkloof Precinct has created a uniquely Capetonian urban gem. The multifaceted, heritage-led project injected life into the Longkloof Precinct with the renovation of several Growthpoint-owned buildings and the creation of an attractive public square at their heart, which connects to the city via four different access routes.

The redevelopment seamlessly blends historic architecture with contemporary design. Its 28,446sqm of offices house innovative, creative and entrepreneurial tenants, including Workshop17, alongside Growthpoint's WorkAgility concept, offering flexible, ready-to-occupy office spaces.

Anchoring the precinct is Canopy by Hilton Cape Town Longkloof, the first hotel of its kind in Africa. This 154-room hotel integrates the façade of the historic MLT House, preserving Longkloof's character while delivering a world-class hospitality experience. A curated retail mix around the vibrant Longkloof Square is currently coming to life, enhancing connectivity and community engagement.

The visionary redevelopment of the Longkloof Precinct has refreshed this historic district, ensuring its vitality for generations to come as a desirable destination for businesses, visitors, and locals alike, a cultural landmark and a high-value investment opportunity.

## ARTERIAL INDUSTRIAL ESTATE

Arterial Industrial Estate is a benchmark for high-quality, sustainable, strategically located logistics and industrial developments in the Western Cape.

Premier logistics and industrial park in Cape Town's Blackheath, Arterial Industrial Estate, spans 41,555sqm of gross lettable area (GLA) across 12 A-grade units, meeting strong tenant demand. Growthpoint completed Phase 1 in April 2024 and Phase 2 in March 2025.

Strategically positioned near the R300, N1, and N2, with direct access to Cape Town International Airport, Arterial Industrial Estate offers seamless connectivity for local and global trade. The estate features flexibly sized warehouse and office spaces, 24-hour security, and cutting-edge sustainability measures, including solar panels and water-saving systems.

Phase 1 is fully let, and Phase 2 is filling up fast. Arterial Industrial Estate tenants include Jotun, RTT Group, Nexus Fulfilment and ATT Auto Truck & Tyres, all benefiting from Growthpoint's high-quality, tenant-focused design.

Arterial Industrial Estate has achieved a 4-Star Green Star certification in the industrial property category from the Green Building Council of South Africa, supporting Growthpoint's commitment to carbon neutrality by 2050.

Arterial Industrial Estate has achieved a 4-Star Green Star certification in the industrial property category from the Green Building Council of South Africa, supporting Growthpoint's commitment to carbon neutrality by 2050.



## BAYSIDE MALL

The redeveloped mall has solidified its position as a modern, sustainable and high-performing retail destination, catering to both long-time patrons and new visitors in its area.

The major strategic redevelopment of Bayside Mall in Table View, Cape Town, transformed this 39,208sqm small regional shopping centre, giving it a fresh, modern design and an enhanced retail mix.

Anchored by both Checkers and Shoprite, together with Dis-Chem and Ster-Kinekor, the centre now boasts 107 tenants, with the redevelopment providing the opportunity to new retail names, including Home Tech and Value Co. A redesigned food court and optimised layouts improve shopper flow and accessibility.

Sustainability was central to the upgrade, with energy-efficient lighting, expanded solar installations and rainwater harvesting lightening its environmental footprint. Enhanced vehicle access, on-grade parking and dedicated taxi facilities ensure seamless convenience for shoppers.

With 5.06 million shopper visits per year, Bayside Mall is a key retail hub in its community and is well positioned for the future.





### SESSION 3 THE ROLE OF CITY IMPROVEMENT DISTRICTS IN CREATING INVESTOR-FRIENDLY CENTRES (16h00 – 17h15)

The success of City Improvement Districts in South Africa remains unique to the City of Cape Town, falling as they do under the CID Bylaw and Section 22 of the Municipal Property Rates Act. With each CID operating in a special rating area (SRA), CIDs are able to offer complementary services to those of the City. With the number of CIDs climbing year-to-year as ratepayers vote them into operation, how have these contributed to investor confidence? And, more importantly, how much more could they offer if given the mandate to do so?



#### SESSION FACILITATOR

**Simon Nicks** is a committed urbanist and environmentalist, who began as a housing activist helping informal settlements resist forced removal. He has qualifications in commerce, architecture, urban design and planning, and has been practising for nearly 40 years, beginning with the Cape Town City Council before moving to the private sector. Nicks has specialised in policy formulation and physical project design and implementation to ensure a robust approach to both, and has a vibrant interest in: restructuring the Apartheid City; environmentally sustainable design; management of poorly-resourced cities in developing countries; and the integration of transport and urban planning. His work has focused on how cities can reduce the psychological and fossil-fuel energy required to function while promoting economic growth, job creation and nice places to live. Along with delivering conference papers, contributing to books, and receiving national and international awards, Nicks's experience includes work and study tours to Curitiba and Sao Paulo in Brazil, Dakar, Nairobi, Harare, Kigali, Chandigarh, New Delhi, Agra, Rome, Zurich, Belfast, Leuven, and Copenhagen. He has also visited various USA cities to study recent advances in public and non-motorised transport. His work includes upgrading Newlands Cricket Stadium; urban design and planning approval for a 6 000-unit informal settlement upgrade scheme in Khayelitsha; high-density residential buildings in the CBD and Woodstock; and 10 informal markets around the city. He is currently working on Public Transport Interchange precinct upgrades in Nyanga, Nolungile and Vuyani.



**SIMON NICKS**  
Managing Member,  
CNdP africa

## SESSION 3 (cont)



### EXECUTIVE DEPUTY MAYOR EDDIE ANDREWS

Mayoral Committee Member for Spatial Planning and Environment, City of Cape Town

### PRESENTATION: Cape Town's CIDs and the Mayoral Urban Regeneration Programme

**Alderman Eddie Andrews** holds a Bachelor of Administration (HONS) majoring in Public Administration and Politics (University of Western Cape). Before entering public office, he played professional rugby for Western Province, Stormers and the Springboks. As a consequence of being an active community activist and wanting to do more, he transitioned into politics in 2011 as a City of Cape Town Councillor and has since served as a Sub Council Chairperson, Portfolio Committee Chairperson, and Mayoral Committee Member. He is currently serving the residents of Cape Town as the Executive Deputy Mayor and the Mayoral Committee Member for Spatial Planning and Environment. He remains resolute in his desire to ensure that the City of Cape Town fulfils its enabling obligation and contributes sustainably towards Cape Town's shared future.



### ROB KANE

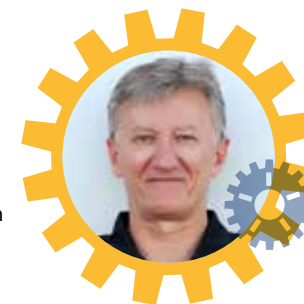
Chairperson, Cape Town Central City Improvement District (CCID) and Founder/CEO Boxwood Property Fund

### VIEWPOINT: Facilitating investment in the Cape Town Central City

**Rob Kane** retired as CEO of JSE-listed Texton Property Fund Limited (formerly VPIF) in mid-2015, which he started in 2006 and then listed on the JSE in 2011. Since inception, he grew the fund to an asset value of R5.5 billion comprising 350 000m<sup>2</sup> of commercial, retail and industrial buildings throughout South Africa. In 2014, Kane diversified the business offshore and the fund had 25% of its asset base in the UK. In the same year, he concluded a BEE transaction placing 26% of the listed shares in black hands. In addition, he is the non-executive Chair of the Cape Town City Improvement District (CCID), a Public-Private Partnership which is responsible for public safety, urban management, social development, and PR/Communications. The CCID is accepted as the organisation primarily responsible for the turnaround of the Cape Town CBD. Kane sits on the South African Property Owners Association (SAPOA) Board for the Western Cape Committee, and is an occasional lecturer at UCT. He holds a B.Sc. Civil Engineering degree from UCT and an MBA from Bath University, UK.

### VIEWPOINT: Facilitating investment in the Voortrekker Road Corridor

**Derek Bock** spent 19 years in the South African Army as both a non-commissioned officer and as an Officer, leaving with the rank of Lieutenant-Colonel. During this period, he attended senior Officer courses at the South African Army College, South African Military Intelligence College, South African Army Battle School and the Royal British Military Academy of Science (UK), among others. In 2002, he became the Security Manager at the Cape Town Central City Improvement District (CCID) and, in 2003, was promoted to COO. In 2007, he became the Head of Operations at Eurocape Holdings. In 2012, Bock was appointed as the first Chief Operations Officer of the VRCID which, in 2023, received the International Downtown Association's Award of Excellence, for establishing a Centre of Hope (Safe Space for the homeless) in Parow. Bock's passion for public safety and security within the City/Business Improvement District scenario has seen him invited to address conferences across the globe.



### DEREK BOCK

Chief Operations Officer, Voortrekker Road Corridor Improvement District (VRCID)

### VIEWPOINT: How City Improvement Districts establish investor confidence

**Gene Lohrentz** leads the Geocentric Group founded by him in 2008 and specialising in urban regeneration and management, including urban renewal initiatives like City Improvement Districts (CIDs). He has been involved in CID projects since 2000, beginning with the establishment of the Cape Town Central City Improvement District (CCID). Over many years, he has gained experience in CID development and management, consulting to numerous Cape Town districts, including the establishment of the Groote Schuur CID, Voortrekker Road Corridor Improvement District, and others in industrial and business areas such as Stikland, Brackenfell, Somerset West and Parow East. He has also supported the establishment of improvement districts in towns such as Stellenbosch, including the Jonkershoek SRA. Geocentric companies specialise in urban management, cleaning, maintenance, and advanced urban CCTV surveillance, and currently manages 13 improvement districts. Lohrentz holds an Honours degree in Geographic Information Systems and a Master's in Geography from Stellenbosch University.



### GENE LOHRENTZ

Founder, Geocentric Services

## SESSION 3 (cont)



**WRENELLE  
STANDER**

CEO, Wesgro

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BY WESGRO  
Cape Town and  
the Western Cape  
Tourism, Trade  
and Investment  
Promotion Agency*

### NETWORKING EVENT DAY 1

(17h30 – 19h30)

**Wrenelle Stander** has over 30 years of work experience in the aviation and energy industries. She has extensive experience in both the public and private sector, and finding the sweet spot in the nexus between the two is the thread that strings together her various roles. Prior to joining Wesgro as the CEO in October 2021, Stander held three other CEO roles, including that of Chief Executive Officer of Comair Limited JSE listed company, Managing Director of Sasol Gas Limited as well as Managing Director of Air Traffic and Navigation Services Company. She has extensive Board experience both as an Executive Director, as well as a Non-Executive Director. She currently serves as an independent, Non-Executive Director of Sishen Iron Ore. Stander holds an MBA from Oxford Brookes University in the United Kingdom, as well as a BA (Hons) degree from the University of Cape Town.



- CONFERENCE NOTES -





## From "under consideration" to "under construction."

Partner with us and unlock the full potential of your development projects. We understand that every day counts, and we make sure you get to breaking ground as soon as possible.



## DAY 2 PROGRAMME

THURSDAY 5 JUNE 2025

07h30 – 08h30	Registration and Refreshments with Barista Coffee Bars sponsored by EFG Engineers, Growthpoint Properties and Nedbank CIB EXHIBITION OPEN
08h00 – 08h30	ANNUAL GENERAL MEETING OF THE WCPDF
08h30 – 10h00	SUMMARY OF DAY 1 AND INTRODUCTION TO KEYNOTE SPEAKER <a href="#">Africa Melane</a> , Master of Ceremonies and Conference Facilitator
08h45	KEYNOTE ADDRESS: <i>South Africa 30 years after democracy: Economic Challenges and opportunities</i> <a href="#">Professor Haroon Borat</a> , Director, Development Policy Research Unit, School of Economics, University of Cape Town <i>This Keynote enabled by Evergreen Lifestyle</i>
09h20	Q&A between Keynote Speaker and <a href="#">Africa Melane</a> , followed by Q&A from delegates
10h00 – 10h30	Refreshment Break with Barista Coffee Bars sponsored by EFG Engineers, Growthpoint Properties and Nedbank CIB EXHIBITION OPEN
10h30 – 12h30	SESSION 4: THINKING CREATIVELY ABOUT FINANCING Introduction to Session Facilitator, <a href="#">Dr Allan Davids</a> , Director, Financial Innovation Hub, University of Cape Town
10h50	PRESENTATION: <i>Navigating towards ideas and solutions to property finance within the current statutory and Credit Act environments</i> <a href="#">Gilly Dlamini</a> , General Manager, Banking Association South Africa (BASA)
11h00	PRESENTATION: <i>Affordable housing finance: lessons from South Africa and the African continent</i>   <a href="#">Paul Jackson</a> , CEO, TUHF
11h10	PRESENTATION: <i>How private equity is stepping into the gap</i> <a href="#">Friedrich Meisenholl</a> , Regional Investment Manager, BusinessPartners
11h20	PRESENTATION: <i>The Enterprise Development Property Fund (EDPF): crowd funding and asset tokenisation</i> <a href="#">Nigel Adriaanse</a> , Chief Empowerment Officer, EDPF
11h30	Q&A between Facilitator and Panellists, followed by Q&A from delegates
12h30 – 13h30	Networking Buffet Lunch sponsored by BetterBond EXHIBITION OPEN

## DAY 2 PROGRAMME

THURSDAY 5 JUNE 2025

- 13h30 - 15h30** **SESSION 5: TAKING PRODUCT WESTERN CAPE TO THE WORLD**  
*This session is enabled by Similan*  
 Welcome by MC **Africa Melane** and introduction to session facilitator **Wrenelle Stander**, CEO, Wesgro
- 13h50** **PRESENTATION: Marketing Cape Town property and development to the world abroad**  
**Ald James Vos**, Mayoral Committee Member for Economic Growth, City of Cape Town
- 14h05** **PRESENTATION: Experiences from MIPIM 2025**  
**Harold Spies, Pieter du Toit and Tarquin Geldenhuys**, Similan
- 14h30** **PRESENTATION: The new world order: marketing property development through AI**  
**Mike Eilertsen**, CEO, Meta-dology
- 14h50** Q&A between Facilitator and Panellists, followed by Q&A from delegates
- 15h30 - 16h00** Refreshment Break with Barista Coffee Bars sponsored by EFG Engineers, Growthpoint Properties and Nedbank CIB  
**EXHIBITION OPEN**
- 16h00 - 17h15** **SESSION 6: RECALIBRATING INFRASTRUCTURE, DENSIFICATION AND FUTURE-PROOFING CAPE TOWN**  
 In conversation with **Executive Mayor Geordin Hill-Lewis**, City of Cape Town and **Deon van Zyl**, Chairperson, WCPDF  
 Facilitated by **Africa Melane**
- 17h15** Followed by Q&A from delegates
- 17h15 - 17h30** **DAY 2 CLOSING: Perspective on the conference** closing remarks by MC **Africa Melane** and **Deon van Zyl**, Chairperson, WCPDF
- 17h30 - 19h30** **DAY 2 CLOSING NETWORKING EVENT | EXHIBITION OPEN**

## DAY 2 PROGRAMME (THURSDAY 5 JUNE)

### SPEAKER PROFILES

#### KEYNOTE ADDRESS SOUTH AFRICA 30 YEARS AFTER DEMOCRACY: ECONOMIC CHALLENGES AND OPPORTUNITIES

**Haroon Bhorat** is Professor of Economics and Director of the Development Policy Research Unit (DPRU) at the University of Cape Town. His work has been hugely influential in policy making in respect of poverty, inequality and labour market issues in South Africa. Bhorat is the most-cited South African economist globally. He is an advisor to President Cyril Ramaphosa, serving on his Presidential Economic Advisory Council (PEAC), and has also served as an economic advisor to two past Ministers of Finance and previous Presidents Thabo Mbeki and Kgalema Motlanthe.



**PROFESSOR HAROON BHORAT**

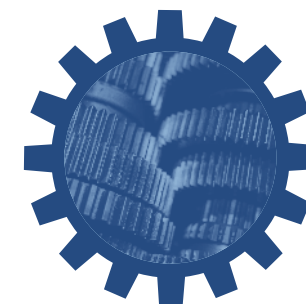
Director, Development Policy Research Unit, School of Economics, University of Cape Town

*This keynote address is kindly enabled by Evergreen Lifestyle*



#### SESSION 4 THINKING CREATIVELY AROUND FINANCE (10h30 - 12h30)

While a handful of banks are starting to think creatively around financing for the affordable market, much work still needs to be done to innovate and allow experimentation within the traditional banking system and its Statutory and Credit Act environment, across the entire property landscape. In the vacuum of system change, private equity, crowd funding, and asset tokenism are making strides to fill the space.



## SESSION 4 (cont)



### DR ALLAN DAVIDS

Director,  
Financial  
Innovation Hub,  
University of  
Cape Town

### SESSION FACILITATOR

**Dr Allan Davids** is a Senior Lecturer in Economics and the Director of Financial Innovation at the University of Cape Town. He is also a research fellow at the Centre for Household Finance at Stellenbosch University. His research covers topics related to housing, household finance, and consumer finance. He has served as a visiting academic at several prestigious universities, including the Stern School of Business at New York University, the Institute for New Economic Thinking at the University of Oxford, and Imperial College London. Additionally, he previously held the South African Reserve Bank Research Chair in Financial Stability Studies. At UCT, Davids teaches courses on housing policy, financial technology, and econometrics, and convenes UCT's Masters in Financial Technology, the first Master's degree specialising in Financial Technology on the African continent.

### PRESENTATION: Navigating towards ideas and solutions to property finance within the current statutory and Credit Act environments

**Gilly Dlamini** is an experienced economist and banker, with over 25 years of managerial experience and knowledge of agricultural finance. Trained as a credit management professional (SBSA), he acquired further extensive credit management knowledge and experience, and has assisted organisations with Strategy Management and Review. In his current position, he oversees three portfolios: Property (Human Settlements), Agriculture, and Energy and Sustainable Finance (ESG). BASA promotes advocacy for the banking sector on strategic matters that may be counter-productive in their business, through stakeholder management, advocacy, and consultation. Dlamini's responsibilities include the promotion of sustainable finance initiatives and strengthening agricultural financing – a key driver for job creation and rural economic development. He supports transformation in banking through inclusive lending, finance for affordable housing, and innovative commercial property development funding, contributing to broader socio-economic goals. He holds a Certificate in Senior Management Development from the University of Pretoria, Banking and Credit Management Training, and both a Masters of Agricultural Economics and a BSc Agriculture from the University of Natal (now KwaZulu-Natal).



### GILLY DLAMINI

General Manager,  
Banking  
Association of  
South Africa  
(BASA)

### PRESENTATION: Affordable housing finance: lessons from SA and the African continent

**Paul Jackson** is a co-founder of TUHF and has been its CEO since 2003. His career in Development Finance began in 1987 at the Development Bank of South Africa as an Agricultural Economist, working his way up to the position of Divisional Manager, Rural Development. He then became General Manager of the Transitional National Development Trust, and was chair of the KwaZulu-Natal Agricultural Forum during the transition. Jackson joined the Johannesburg Housing Company as Operations Manager in 1999. In addition to his Executive Director position within the TUHF Group of Companies, he holds board positions with the Centre for Affordable Housing Finance (CAHF) and Divercity Urban Property Fund. He has held board directorships on the Mvula Trust, Alexander Social Housing Company, Johannesburg Social Housing Company and Brickfields Housing Company. Jackson holds a BSc in Agricultural Economics (University of Natal), and a BSc Agricultural Economics (Hons) (University of Pretoria). He has also completed the Property Development Programme (SAPOA) and the Wharton International Housing Finance Course (University of Pennsylvania, USA).



### PAUL JACKSON

Chief Executive  
Officer, TUHF

### PRESENTATION: How private equity is stepping into the gap

**Friedrich Meisenholz** has been with BusinessPartners since 2009. Having previously been Area Manager for Tygerberg, his current position sees him now make a significant impact across various roles in the Western Cape. His passion for entrepreneurship and dedication to supporting businesses have shaped his daily interactions over the past 14 years. With a Certificate in Coaching Practice in Executive Development from the Stellenbosch Business School, BCom (Hons) in Business Management and Financial Analysis as well as a Bachelor of Accountancy Degree (both from the University of Stellenbosch), he brings a wealth of knowledge to his role. Focusing on deal sourcing, negotiation, and structuring support for investment teams, Meisenholz also plays a pivotal role in fostering intermediary growth, maintaining client relationships, and providing ongoing training and leadership to enhance team performance across the client life cycle.



### FRIEDRICH MEISENHOLL

Regional Investment  
Manager,  
BusinessPartners



## SESSION 4 (cont)

### **PRESENTATION: The Enterprise Development Property Fund: crowd funding and asset tokenisation**

**Nigel Adriaanse** has over 25 years' experience in the property sector, having held positions such as property manager, portfolio manager and senior asset manager in a number of renowned Gauteng and Western Cape Companies. These included Director of Operations at Billion Asset Managers, property and financial manager of various portfolios within JHI and in the retail division of Old Mutual Properties as financial manager (Gauteng) and new business development. He spent time with African Alliance Properties first as a commercial asset manager and then Senior Asset Manager, during which the company listed in 2012 as Ascension Properties Limited. He then moved to become Senior Asset Manager (Commercial) at Rebosis Property Fund Limited, managing a national portfolio of over R10 billion. He is currently the Chief Empowerment Officer of the EDPF which is an IMPACT Fund empowering people of colour to enter the property sector, with businesses focused on transformation – including the EDPF Incubator, Property Academy, EDPF Stokvel, Crowdfunding Platform, and the recently-launched Online Academy. He has previously been a sub-committee member on BBBEE of the SAREIT Association, and Chairman of Black Umbrellas. He continues to work on Black Empowerment strategies in his current position.

**NIGEL  
ADRIAANSE**  
Chief  
Empowerment  
Officer, Enterprise  
Development  
Property Fund  
(EDPF)

- CONFERENCE NOTES -

# You focus on building – we'll focus on home loans

As a developer, your priority is delivering quality homes – not navigating home loan applications. That's where we come in. At BetterBond, we simplify the financing process for your buyers, helping you sell more homes, faster.

## More sales, less effort

We work with all major banks to secure the best home loan offers, maximising approvals and boosting your bottom line.

## Confident buyers, fewer fall-throughs

Our pre-approval process ensures your buyers know what they can afford upfront, reducing delays and cancellations.

## A win-win partnership

We take care of the admin, paperwork and bank negotiations, so you can focus on what you do best – creating homes that dreams are made of.

**More home sales. Less admin. Happier buyers.**

**1.3m+**

South Africans live in their dream homes because of our group.

**35%**

Our market share of all homes registered at the Deeds Office of SA.

**160**

Specialist home loan consultants, 330 employees across 9 regions in SA.

**22,000**

Pre-approvals issued in 2024.

**24,000**

Home loan applications processed in 2024.



## Meet Gayle Moragemos,

our Strategic Relationship and Development Manager. With a passion for understanding the unique needs of developers, she works collaboratively to craft innovative solutions that drive success. Her expertise and commitment make her a trusted partner in navigating the complexities of property development.

## Contact Gayle for more information

📞 083 657 9414

✉ [gayle.moragemos@betterhome.co.za](mailto:gayle.moragemos@betterhome.co.za)





*This session is kindly enabled by **Similan***

## **SESSION 5** TAKING PRODUCT WESTERN CAPE TO THE WORLD (13h30 – 15h30)

Which international stages exist for presenting Product Western Cape? Where are the latest world-wide trends revealed and through which platforms? Where and how should we be aspiring to present our own projects to attract international investment? This session will speak to investment agencies to find out what they're doing, private property developers who have attended the international MIPIM event in France, and those in the AI space.



## **SESSION FACILITATOR**

**Wrenelle Stander** has over 30 years of work experience in the aviation and energy industries. She has extensive experience in both the public and private sector, and finding the sweet spot in the nexus between the two is the thread that strings together her various roles. Prior to joining Wesgro as the CEO in October 2021, Stander held three other CEO roles, including that of Chief Executive Officer of Comair Limited JSE listed company, Managing Director of Sasol Gas Limited as well as Managing Director of Air Traffic and Navigation Services Company. She has extensive Board experience both as an Executive Director, as well as a Non-Executive Director. Stander currently serves as an independent, Non-Executive Director of Sishen Iron Ore. She holds an MBA from Oxford Brookes University in the United Kingdom, as well as a BA (Hons) degree from the University of Cape Town.



**WRENELLE STANDER**  
CEO, Wesgro

## **PRESENTATION: Marketing Cape Town property and development to the world abroad**

**James Vos** is on a mission: as Cape Town's MMC for Economic Growth, he aims to enhance the city's business landscape, covering tourism, trade and investment, property transactions, and strategic assets. He is focused on making Cape Town a dynamic place to work, visit, and live. Among the youngest ever to earn the Alderman title, Vos has served as a Ward Councillor, Member of Parliament, and Shadow Minister of Tourism, earning the International Merit Award for his civic dedication. As part of the Mayoral Priority Programme, Vos led the creation of Cape Town's Ease of Doing Business Index, cutting red tape with ten streamlined indicators that make life easier for entrepreneurs and businesses alike. He also spearheaded the Jobs Connect initiative, matching job seekers with training and employment opportunities. Collaborating with partners like Wesgro and Cape Town Tourism, he has helped bring more flights to the city, boosting tourism and opening global markets for local businesses.



**ALDERMAN JAMES VOS**  
Mayoral Committee Member for Economic Development, City of Cape Town



## SESSION 5 (cont)



**HAROLD SPIES**  
CEO and  
Founder, Similan

### PRESENTATION: Experiences from MIPIM 2025 (Cannes, France)

**Harold Spies** established Similan in 2010 to transform how homes are designed, developed and sold in South Africa. A property entrepreneur and strategist, he has built a global network committed to sustainability in the built environment. Under him, Similan has delivered over 3 500 homes valued at R2.8 billion, setting benchmarks for innovation, affordability, and sustainability. Through Spies, Similan focuses on future-proofing communities, advancing green-building principles, and fostering urban design resilience. He is a sought-after speaker and moderator at leading conferences, particularly on affordable housing, sustainability, and the evolving role of developers in tackling climate challenges.



**PIETER DU TOIT**  
Development  
Manager: New  
Business, Similan

**Pieter du Toit** brings a wealth of experience to Similan in project management, real estate finance, and strategic decision-making. A chartered accountant [CA(SA)] and project manager (PMP, PMI), he began at PwC in Stellenbosch, working with agriculture and mining clients before relocating to the USA to focus on real estate finance at PwC New York, specialising in loan and acquisition due diligence, asset valuation, and underwriting services for major banks and real estate funds. Returning to SA in 2010, he co-founded Equity Recovery Fund, later launching his own advisory business guiding startups and private investors across tech, mining, and real estate sectors. Following an advisory role in 2015, he joined Similan permanently to procure new projects and oversee its financial and strategic direction.



**TARQUIN GELDENHUYS**  
Project Manager,  
Similan

**Tarquin Geldenhuys** is a Development and Project Manager, specialising in the delivery of large-scale residential developments. With a BSc (Hons) in Construction Management, he brings a structured, hands-on approach to project planning and execution. Having a strong background in customer service, stakeholder engagement, and project execution, Geldenhuys thrives in high-performance environments where strategic planning and on-the-ground management are critical to delivering exceptional developments that reshape the way people live. His expertise

in sustainable building practices and project coordination has helped Similan set new benchmarks for green housing.

**Similan's Fourleaf Estate** was Africa's first EDGE-certified development, backed by the IFC and World Bank. Its latest project, **Newinbosch**, is a R3.2bn mixed-use development redefining sustainable urban living. It is the first development in Africa to achieve a 6-Star Green Star Sustainable Precincts certification from the Green Building Council South Africa (GBCSA) in 2024. It has also received top industry accolades, including the GBCSA's Tomorrow award, and 5-Star awards for Best Residential Development 20+ Units and Best Sustainable Development in Africa at the International Property Awards.



### PRESENTATION: The new world order: marketing property development through AI

**Michael Eilertsen** is a visionary entrepreneur with over 20 years of experience founding and scaling innovative businesses across technology, publishing, marketing, and events. As the driving force behind Meta-dology, he has pioneered the integration of AI, 3D virtual technologies, and immersive platforms to transform the property development landscape. His leadership has secured global partnerships with tier-1 clients across sectors like pharmaceuticals and telecommunications, delivering disruptive solutions that redefine industry standards. A dynamic keynote speaker, Eilertsen has graced international stages, sharing insights on the Metaverse, AI, and business transformation. With a proven track record of successful fundraising, global expansion, and award-winning ventures, including *LIVEOUTLOUD Magazine* and URUP, his ability to innovate and inspire continues to shape Meta-dology's future as a global leader in property technology.



**MICHAEL EILERTSEN**  
CEO, Meta-dology

HELPING YOU TO GET YOUR

PROJECTS

OFF THE

GROUND

RESOLUTE | RESILIENT | READY



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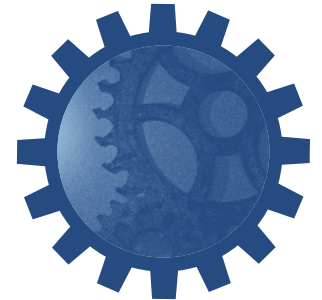
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**SESSION 6 IN CONVERSATION: RECALIBRATING  
INFRASTRUCTURE, DENSIFICATION AND  
FUTURE-PROOFING CAPE TOWN**

(16h00 – 17h15)

How do we future-proof Cape Town for the next 20 years, and bring Capetonians along in the conversation? The past year has seen intensified discussions and debate between local government and residents, and between the public and private sectors, centred around the concepts of densification, infrastructure and how to secure finance. How integrated with demand realities is the City's planning around Municipal Planning Bylaws and Local Spatial Development Frameworks, plus the associated infrastructure strategies? Where are we on the Budget? Is the GNU working for the City and for private sector investment? With the lessons from this conference, we ask: "Where to from here?" for the property development and construction industry in Cape Town and the Western Cape.



**EXECUTIVE MAYOR  
GEORDIN HILL-  
LEWIS**

City of Cape Town

**Geordin Hill-Lewis** attended Edgemoor High School, obtained an Honours degree in Politics, Philosophy and Economics from UCT, and a Masters in Finance specialising in Economic Policy from London University. Hill-Lewis became politically active during his high school years. During his studies at the University of Cape Town, he founded the Democratic Alliance Students' Organisation (DASO). He worked as Chief of Staff in the office of former Western Cape Premier Helen Zille. In 2011, Hill-Lewis was elected as a Member of Parliament in the National Assembly, becoming the youngest MP at 24 years old. During his time in the National Assembly, he has served on various portfolios, such as Trade and Industry and Finance and most recently served as the Shadow Minister of Finance. In 2021, Hill-Lewis was inaugurated as the youngest Mayor of the City of Cape Town.

*This session will be facilitated by MC Africa Melane. Deon van Zyl, WCPDF Chairperson, will join the conversation.*

## EXHIBITORS

The WCPDF Conference thanks the following Exhibitors for being part of our 2025 event:



**BPAS Architects** is a solutions-focused architecture, interior design and landscaping firm that provides a comprehensive range of services spanning the education, corporate, residential, healthcare and commercial sectors. Our expertise in the educational sector extends from early childhood development centres to tertiary institutions, focusing on creating spaces that enhance learning, foster community and promote sustainability. Founded in Cape Town in 2005, our philosophy is centred around people-first designs. We believe buildings shouldn't blend in but rather be a one-of-a-kind reflection of their users. By combining practical expertise with visionary thinking, we create timeless masterpieces and deliver exceptional project results through balancing financial, economic and sustainability considerations. [w bpas.co.za](https://www.bpas.co.za)



**FEM** is the Federated Employer's Mutual Assurance Company (RF) Properiety Limited. We were established as a mutual insurer in 1936 and, on the introduction of the Workmen's Compensation Act 1941, we were granted a licence to transact workmen's compensation insurance for the building industry. Our digital platform enables clients to manage policies, claims, wage returns and obtain industry stats to compare to your company's own track record. [w fem.co.za](https://www.fem.co.za)



**Hydraform** is a South African leader in innovative, affordable, and sustainable construction technology. Since 1988, we have empowered governments, developers, and communities across Africa and beyond to build durable housing, schools, clinics, and infrastructure, using local materials and labour, and our globally proven interlocking dry-staking Hydraform building block. Our technology eliminates the need for fired bricks and excess mortar, reducing construction costs, environmental impact and build time, and our machines manufacture blocks on-site using soil and cement, enabling decentralised production and reducing transport costs. With over 60 countries served and more than 500 000 structures built, our impact spans both urban and rural development. We are a full-solution partner, offering design, training and construction support, and skills development programmes that drive local job creation and enterprise development. Our technology is AGREEMENT and NHBRC compliant, and aligned with SA's goals for affordable housing, sustainability and economic empowerment. We show how construction innovation can address the



**KaackKai** was launched in 2021 in South Africa to bring a different approach to onsite wastewater reuse, providing modular compact user-friendly onsite wastewater reuse systems allowing users to recover water from daily wastewater for safe reuse with no smell and minimum energy requirements. Easy to install, our Pods generate high-quality, non-potable, clean water for reuse, adhering to strict Danish and EU standards. Treated water can be used for irrigation, equipment cleaning, dust suppression, re-flushing and safe environmental discharge. Our proven, reliable, compact and modular technology ranges from small Pods to larger systems and mobile containerised solutions, with over 10 000 systems sold worldwide in both urban and remote areas. Clients can pay upfront or pay a monthly tariff for a build-own-operate and maintain solution through our partnership with Gaia Fund Managers. [w kaackkai.com](https://www.kaackkai.com)



**Maskam Water** is a South African company that provides water treatment and pumping solutions, with products designed to be sustainable and reduce the environmental impact of water use. We sell pumps for homes, businesses, schools and hospitals, that can help with dewatering, flooding, and water seepage. Our greywater systems can reduce water usage and are designed to be low maintenance. They can also incorporate rainwater harvesting and pool backwash. Our UV water treatment solutions can eliminate the need for chlorine, which is harmful to the environment. Our Fusion Series Treatment Systems can be used in a variety of settings, including schools, farms and commercial buildings. Our services include system design; our dealers are trained to design systems to meet the needs of their customers. We provide backup service for the products we sell. Our goal is to provide sustainable water solutions that reduce the environmental impact of water use, and to help customers "go green" without sacrificing comfort. [w maskamwater.com](https://www.maskamwater.com) [e info@maskam.co.za](mailto:info@maskam.co.za)



**MMBR** is transforming the future of sanitation, delivering innovative, modular wastewater treatment solutions that are ready to deploy, low-maintenance and tailored to Southern Africa's infrastructure demands. Assembled in the Western Cape, our systems treat wastewater with a COD of 850, reliably bringing it to general discharge limits suitable



for reuse in irrigation or safe environmental release. Our prefabricated modules are ideal for residential developments, rural communities, agricultural estates, schools and commercial nodes. Whether grid-connected, off-grid, or hybrid, our systems support staged infrastructure rollouts aligned with project growth and funding. With rapid installation, scalability, and minimal environmental disruption, MMBR significantly reduces the time and cost associated with traditional sanitation infrastructure. Each module is relocatable, customisable and backed by hands-on training and operational support, ensuring long-term efficiency. As urbanisation outpaces infrastructure delivery, our ready-to-deploy modules enable dignified sanitation, regulatory compliance, and sustainable water management—empowering a future-ready Western Cape and Africa. [w MMBR at hydraform.com](https://www.hydraform.com)



**Openserve** provides broadband and telecoms infrastructure that keeps the nation talking, discovering, entertained, informed and connected in their homes and businesses. We connect most internet services, landlines, mobile connections, and many more solutions that optimise connections to the globe. Openserve is a subsidiary of the Telkom Group, and South Africa's largest telecommunications infrastructure provider with the biggest fixed broadband network countrywide. We've been serving South Africa for decades and intend to continue the journey for many more. As the National connectivity leader, we connect South Africa to each of its neighbouring countries with robust dual terrestrial Fibre routes, geared to meet the demands of South Africa, SADC, and Sub-Saharan Africa. Our business strives to stay ahead of the curve, and to give our partners the competitive edge in their service. [w openserve.co.za](https://www.openserve.co.za)



**The Building Industry Bargaining Council** is a Sector and area-specific Bargaining Council created in terms of the Labour Relations Act of 1995, to create a space for voices to be heard in our industry. Serving the Western Cape building industry, we promote: Agreement for equitable conditions of employment in the building industry; an effective and efficient labour force; stable employment; and to contribute constructively to the development and maintenance of a free, just and prosperous South Africa. We achieve this through the following services for the benefit of industry members: conclusion of collective agreements; establishment of employee benefit schemes and funds; and dispute prevention and resolution (CCMA accreditation). [w bibc.co.za](https://www.bibc.co.za)



**The Concrete Manufacturers Association (CMA)** is the primary representative of the precast concrete industry in South Africa, and celebrates over 50 years of precast concrete perfection. Our promotional activities target architects, engineers, developers, contractors, and property owners. Pooled knowledge and expertise, through our members, foster an environment supportive to the precast concrete industry. Our primary focus is to promote the use of precast concrete as preferred technology in the built environment and drive standards in quality and the production and supply of precast concrete product consistent in quality. The quality aspect of our business is advanced through SANAS accredited CMA Certification Services (CMACS). CMACS offers product and system certification of compliance to the South African National Standard (SANS) specifications. [w www.facebook.com/cmanpc](https://www.facebook.com/cmanpc) [e marketing@cma.org.za](mailto:marketing@cma.org.za)



**Tiefenthaler Legal** is an international law firm dedicated to clients in the design-build, commodity extraction, and power generation markets across Africa, including the Middle East, Australia, Europe, and Asia. In keeping our approach focused on selective industries, we have become true specialists in our chosen fields. Our areas of expertise include: Energy (Renewable and Natural Resources) • Mining and Minerals • Construction and Infrastructure • Engineering, Fabrication and Manufacturing. We render our services solely to clients in these industries, which enables us to provide a complete legal and project solution. Our capabilities in these sectors range from project conception through execution to dispute resolution. Our team of dedicated experts is always ready to assist with any matter, at any time. [w tiefenthalerlegal.com](https://www.tiefenthalerlegal.com)



**TUHF** offers specialised commercial finance for affordable housing in urban South Africa. In declining areas, we see thriving property markets and ample opportunity to provide commercial property finance for development and investment. In run-down buildings, we see the potential for families to live in a safe and secure environment. In people, we see the entrepreneurial capability to create well-run businesses, providing employment and multiplying our economy. We provide access to funding for entrepreneurs from all walks of life, enabling them to purchase, and subsequently convert or refurbish buildings in South Africa's inner cities and deliver affordable residential units where they are most needed. As well as offering access to commercial property development loans we also provide support, guidance and risk management for new entrepreneurs. [w tuhf.co.za](https://www.tuhf.co.za)

# IMPROVING THE PROPERTY DEVELOPMENT AND CONSTRUCTION INDUSTRY FOR OVER 17 YEARS



## ACKNOWLEDGEMENTS

We would like to thank the **WCPDF MANAGEMENT COMMITTEE**, who gave of their time towards our various workgroups this year in: Construction & Related Professions • Development • Infrastructure & Capacities • Environment, Heritage and Planning • Housing • Training, Awareness & Education • Membership and Finance • Administration, Communications & Media • WCPDF Chapters. This includes the work of the **WCPDF Conference Workgroup**: Alwyn Laubscher (Workgroup Chair) • Deon van Zyl • Simon Nicks • Tashreeq Jaffar • Sindisiwe Kalumba • Gayle Moragemos • Nonelela Mtwana • Carola Koblitiz • Ansa van der Merwe.

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