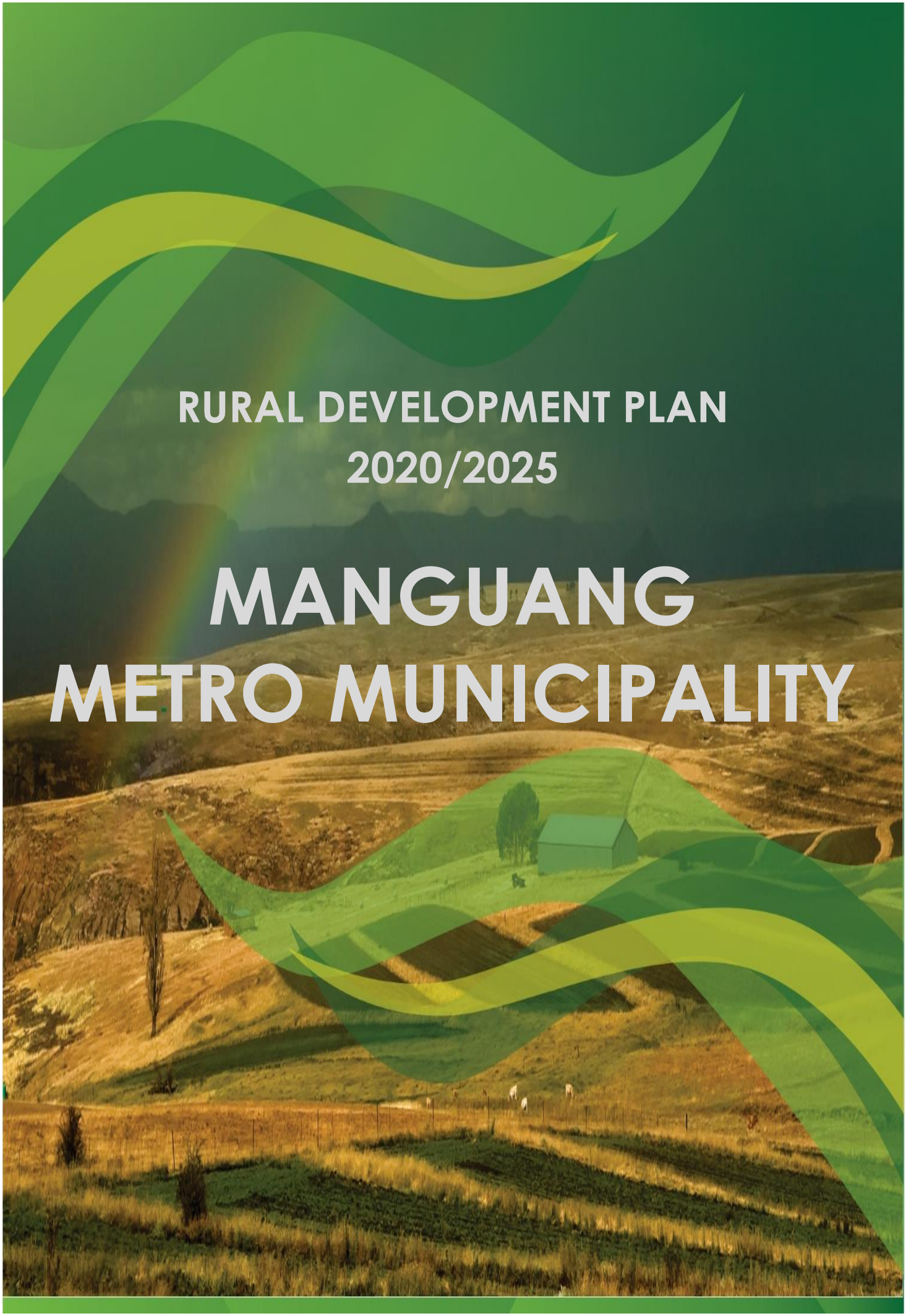
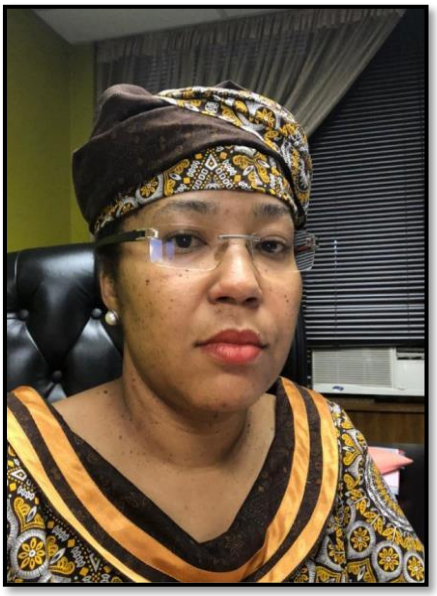


RURAL DEVELOPMENT PLAN 2020/2025

MANGUANG METRO MUNICIPALITY

ACTING PROVINCIAL HEAD'S FOREWORD



The Mangaung Rural Development Plan (MRDP) marks the 45th RDP and the first Metropolitan RDP developed in partnership with the department. The fundamental aim of the MRDP is to achieve the vision of outcome 7 as stipulated in the Medium-Term Strategic Framework (MTSF) and the State of the National Address (SONA), seven Presidential Priorities of 2019. The plan must be regarded as the departmental sector plan for the department responsible for Agriculture, Land Reform and Rural Development; and it must find expression in the Municipal Integrated Development Plan (IDP), Spatial Development Framework (SDF) and the Development District Model (DDM) for the identified Rural Development related projects to be implemented.

This Rural Development Plan provides a guiding roadmap of all the Rural Development related projects and programmes to be funded by relevant sector departments. The MRDP aligns with the existing and or proposed Agri-Parks related projects within Mangaung Metropolitan Municipality (MMM). It is envisioned that the plan will provide a safe and conducive rural environment supported by an improving and inclusive economy through sustainable agriculture, equitable investment and responsible resource management within the Mangaung Metropolitan rural areas. The following five MTSF developmental agenda, in conjunction with the seven SONA Presidential Priorities, were adopted to formulate the key elements for the vision of MRDP that ensures that the livelihoods of rural people in Mangaung Municipality are improved:

MSDF Five Developmental Agenda

- Farming
- Food and security
- Infrastructure and services
- Jobs and skills Institutions

+

Seven Presidential Priorities (SONA 2019)

- Economic transformation and job creation
- Education, skills and health
- Consolidating the social wage through reliable and quality basic services
- Spatial integration, human settlements and local government
- Social cohesion and safe communities
- A capable, ethical and developmental state
- A better Africa and World

=

Five Key Elements for Vision

- Agricultural transformation
- Resource management
- Investment promotion
- Economic Development
- Safety and social cohyesion

Ms. BK Matshediso
Acting Provincial Head: Free State
Department of Agriculture, Land Reform and Rural Development
Date 24-Feb-2020

MANGAUNG
AT THE HEART OF IT ALL

rural development & land reform
Department:
Rural Development and Land Reform
REPUBLIC OF SOUTH AFRICA

EXECUTIVE MAYOR'S FOREWORD

The Comprehensive Rural Development Programme (CRDP) has been proposed as a collective strategy in the joint fight against poverty, hunger, unemployment and lack of human resources, infrastructure and economic development in rural areas and an embodiment of the unshaken commitment that we shall not rest in our drive to eradicate poverty.

During 2015-2016, the Department of Rural Development and Land Reform commissioned the first-generation Rural Development Plans and have to date developed 44 District Rural Development Plans (DRDP's) throughout the country. Since Mangaung has also been identified as a rural district associated with, inter alia, high levels of poverty, it was decided to develop the first RDP for the Metropolitan Municipality.

Although Mangaung is rich in economic opportunities and potential investment being home to the Capital City of the Free State Province, a large extent of the municipal area remains impoverished. Several smaller towns have also recently been adopted into the municipal boundaries, which were previously under the Xhariep District. There are also 37 tribal villages which are managed under Traditional Leadership.

The proposed RDP for Mangaung will therefore enable government to address the specific needs in each of the unique areas the municipality has to offer. The Metro's long term vision to facilitating Rural Development in the next 20 years and beyond, is to create:

"***A safe and conducive rural environment supported by an improving and inclusive economy through sustainable agriculture, equitable investment and responsible resource management.***"

This vision will not only assist the Metro to establishing a sense of hope among rural dwellers over the long term, but it will also contribute towards realising the short and medium term aspirations of all residents. In order to achieve this, the RDP needs to be reviewed continuously (every five years) in order to align changing needs and aspirations with the long term vision.

The agenda in formulating this common vision for the RDP relied on an overall development focus, which was informed by the Medium Term Strategic Framework, as well as the seven new Presidential Priorities, as revealed during the 2019 State of The Nation Address (SONA). It is imperative to ensure that the plan is aligned with the various guiding documents and rural development policies. All things considered, 5 Rural Development Priorities were identified, being: Agricultural Transformation; Resource Management; Investment Promotion; Economic Development and; Safety and Social Cohesion. These priorities formed the backbone of the Mangaung RDP, against which objectives, strategies and projects were formulated. The specific objectives for the plan include, but are not limited to the following:

- Ensuring sufficient food production and distribution by the agricultural sector (including urban and semi- commercial farmers) to improve the quality of life for all residents in Mangaung;
- Creating an enabling environment to assist more farmers to access the agricultural sector and use more intensive production systems;.
- Ensuring the protection of natural resources to the benefit of the entire area dependent thereon;
- Ensuring the provision of much needed infrastructure and social facilities in selected urban centers;
- To ensure skills development at a young age in respect of farming practices;
- Stimulate the development of new business orientated entrepreneurs in the agricultural sector;
- Ensure the creation of formal and informal employment in primary and secondary agriculture; and
- To implement suitable crime prevention mechanisms to ensure the safety and security of residents.

Rural Development takes on a holistic approach that promotes inclusive and sustainable economic and social growth. The Metropolitan Municipality therefore supports this noble rural development initiative by ensuring its inclusion into the Mangaung Metropolitan Municipality Integrated Development Plan (IDP) and the Mangaung Metropolitan Spatial Development Frameworks (SDF).

Hon. Cllr. Sarah Matawana Mlamleli
Executive Mayor of Mangaung Metropolitan Municipality
Date: 29/01/2020

MANGAUNG
AT THE HEART OF IT ALL

rural development & land reform
Department:
Rural Development and Land Reform
REPUBLIC OF SOUTH AFRICA

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ABBREVIATIONS

ALHA	-	Agricultural Land Holdings Account
AP	-	Agri Park
APAP	-	Agricultural Policy Action Plan
BEPP	-	Built Environmental Performance Plan
COGTA	-	Cooperate Governance and Traditional Affairs
CRDP	-	Comprehensive Rural Development Programme

DARD	-	Department of Agriculture and Rural Development
DALRRD	-	Department of Agriculture, Land Reform and Rural Development
DRDLR	-	Department of Rural Development and Land Reform
DRDP	-	District Rural Development Plan
EPPP	-	Extended Public Participation Process
HA	-	Hectare
IDP	-	Integrated Development Plan
IOP	-	Integrated Operational Plan
IPAP	-	Industrial Policy Action Plan
LED	-	Local Economic Development
LM	-	Local Municipality
LRD	-	Land Redistribution and Development
LTA	-	Land Tenure Administration
MMM	-	Mangaung Metro Municipality
MRDP	-	Mangaung Rural Development Plan
MTSF	-	Medium Term Strategic Framework
NDP	-	National Development Plan
NEMA	-	National Environmental Management Act
NGO	-	Non-Governmental Organisations
NGP	-	New Growth Path
PGDS	-	Provincial Growth Development Strategy
RBIG	-	Regional Bulk Infrastructure Grant
RDF	-	Rural Development Framework
RDP	-	Rural Development Plan
REID	-	Rural Enterprise and Industrial Development
RID	-	Rural Infrastructure and Development
RSA	-	Republic of South Africa
RSDF	-	Reginal Spatial Development Framework
SAL	-	Small Area Layer
SANDF	-	South African National Defence Force
SDF	-	Spatial Development Framework
SONA	-	State of the Nation's Address
SPLUMA	-	Spatial Planning and Land Use Management Act, No. 16 of 2013
STR	-	Small Town Regeneration
WARD	-	Women in Agriculture and Rural Development
WWTW	-	Waste Water Treatment Works
YARD	-	Youth in Agriculture and Rural Development

1 CHAPTER ONE:

INTRODUCTION AND BACKGROUND

1.1 PREAMBLE

Most rural communities in South Africa are characterized by extreme levels of poverty, underdevelopment and a lack of economic opportunities. In addition, the spatially fragmented patterns of rural areas cause people living in rural areas to have limited access to basic social and services infrastructure.

Rural Development has been one of the key concerns for National Government since the dawn of democracy in 1994, which is why the President of the Republic of South Africa has, during 2009, mandated the then Department of Rural Development and land Reform (DRDLR) to formulate Rural Development Programmes for the impoverished and underdeveloped rural parts of South Africa. This soon lead to the adoption of the **Comprehensive Rural Development Programme (CRDP)** by cabinet and serves as overarching policy guideline for the DRDLR.

By September 2011, the former DRDLR has identified the most impoverished areas in the country, and in order to facilitate urgent intervention in these areas, said department has initiated the formulation of **Rural Development Plans (RDPs)**, targeted at enhancing intensified government investment, as well as improving the livelihoods of people living under such poor circumstances in rural areas.

Subsequently, agriculture has been identified as one of the key sectors for rural economic transformation, which resulted in the then Department of Agriculture and Forestry and Fisheries (DAFF) being requested to collaborate with the former DRDLR by implementing an Agricultural Policy Action Plan (APAP). This Plan aims to bringing under-utilized land into full production and was specifically intended to the achieve the objectives of both the New Growth Path (NGP) and the National Development Plan (NDP) by identifying agriculture as an important sector in creating employment, ensuring food security, alleviate poverty and ultimately development of rural areas.

Simultaneously with this mandate of the former DRDLR to assist with identifying opportunities and realizing the potential of rural spaces, Municipalities also have a constitutional responsibility to ensuring the provision of services to communities in a sustainable manner, as well as to promoting social and economic development and creating a safe and healthy environment. In terms of the **Spatial Planning and Land Use Management Act, No.16 of 2013 (SPLUMA)**, spatial planning and land development

should not exclude rural areas, but should address the integration of rural areas into the spatial, social, economic and environmental objectives of local government.

The municipal area of the **Mangaung Metro Municipality (MMM)** has also been identified as one of the most impoverished areas in the country, owing to its inheritance of a largely rural landscape when the Naledi Local Municipality (LM) was incorporated into its area of jurisdiction. Consequently, the former DRDLR, the former DAFF and MMM have partnered in compiling a RDP for the Municipality. DRDLR's and DAFF meanwhile amalgamated and are now known as the Department of Agriculture, Land Reform and Rural Development (DALRRD).

1.2 PURPOSE AND OBJECTIVES OF THE RURAL DEVELOPMENT PLAN

This plan is a first of its kind for a Metro and serves the strategic development direction for creating sustainable development and improving the livelihoods of people living in rural areas. The purpose of a Rural Development Plan (RDP) is to alleviate extreme poverty and to provide a uniform approach that will direct all development in the rural area. This was done through a common vision shared amongst all stakeholders, the setting of clear objectives and the formulation of realistic strategies and programs that will ensure focused spending and effective implementation.

The intention was to identify functional regions throughout Mangaung and to establish economic linkages manifested in detailed plans. The Mangaung Metro RDP will be linked to certain segments which are arranged to meeting basic needs, infrastructure development, emerging rural industrial and credit financial sectors driven by micro to macro scale enterprise markets (economic activities) and land reform.

The RDP will furthermore ensure better coordination and alignment in the planning systems through effective integration of the three spheres of government, as well as the different sector departments. It is therefore essential that the plan aligns with National and Provincial legislation and Policies.

Finally, the Mangaung Rural Development Plan (MRDP) should be regarded as one of the sector plans of the MMM, which must form part the Municipal Integrated Development Plan (IDP) and Spatial Development Framework (SDF). The plan will serve as an instrument to facilitate structured implementation of different rural orientated projects and programs, funded by especially the Department of Rural Development and Land Reform, the Department of Agriculture, as well as several other government structures.

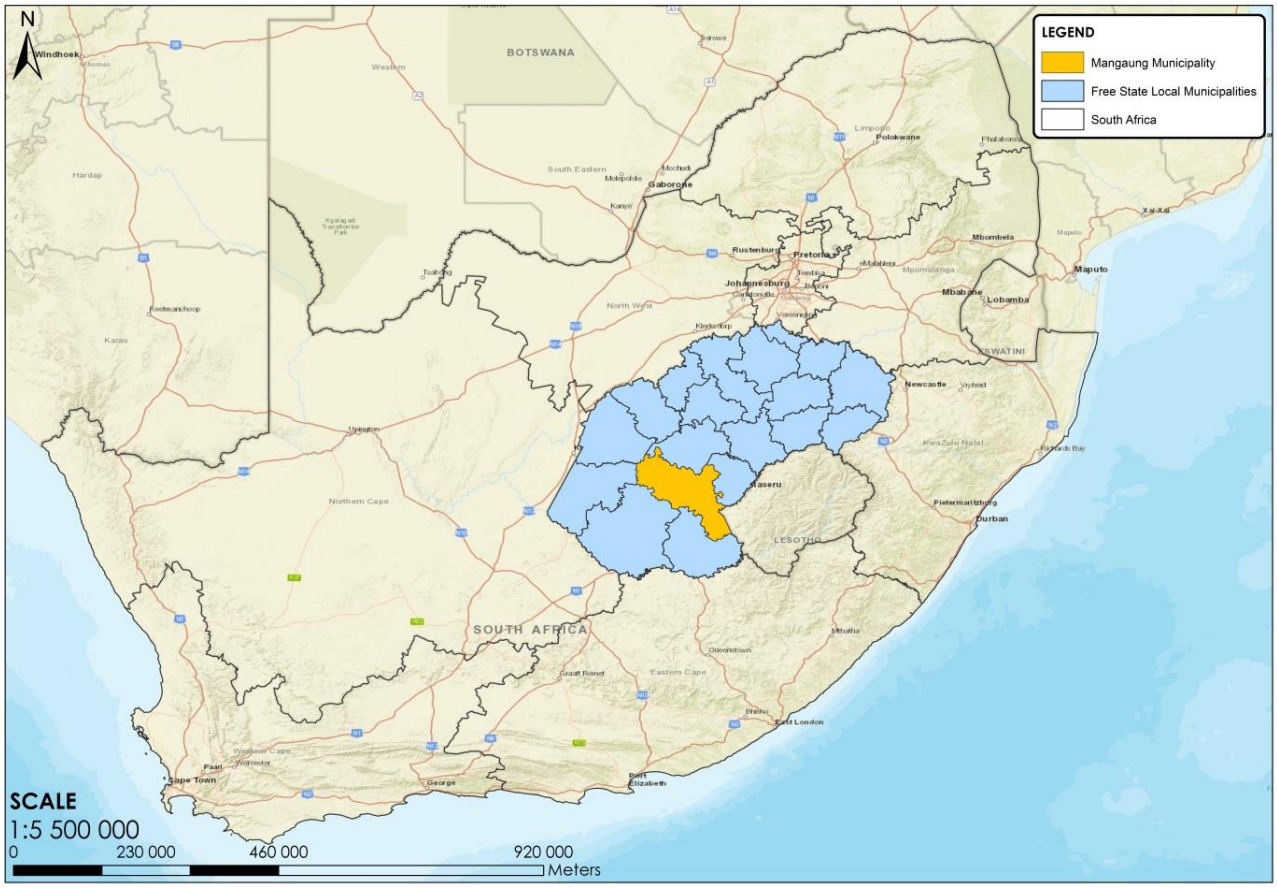
1.3 THE STUDY AREA

MMM covers an area of 9,899 km², comprising of several urban nodes and a vast rural area. In fact, considering the size of the land parcels, more than 97% of the land is farm portions. The following sub-sections will analyse the study area through a national, provincial and local context.

1.3.1 National Context

Mangaung is centrally located in South Africa and the Free State Province, which borders six other provinces as well as Lesotho.

Map 1.1: Mangaung Location (National Context)



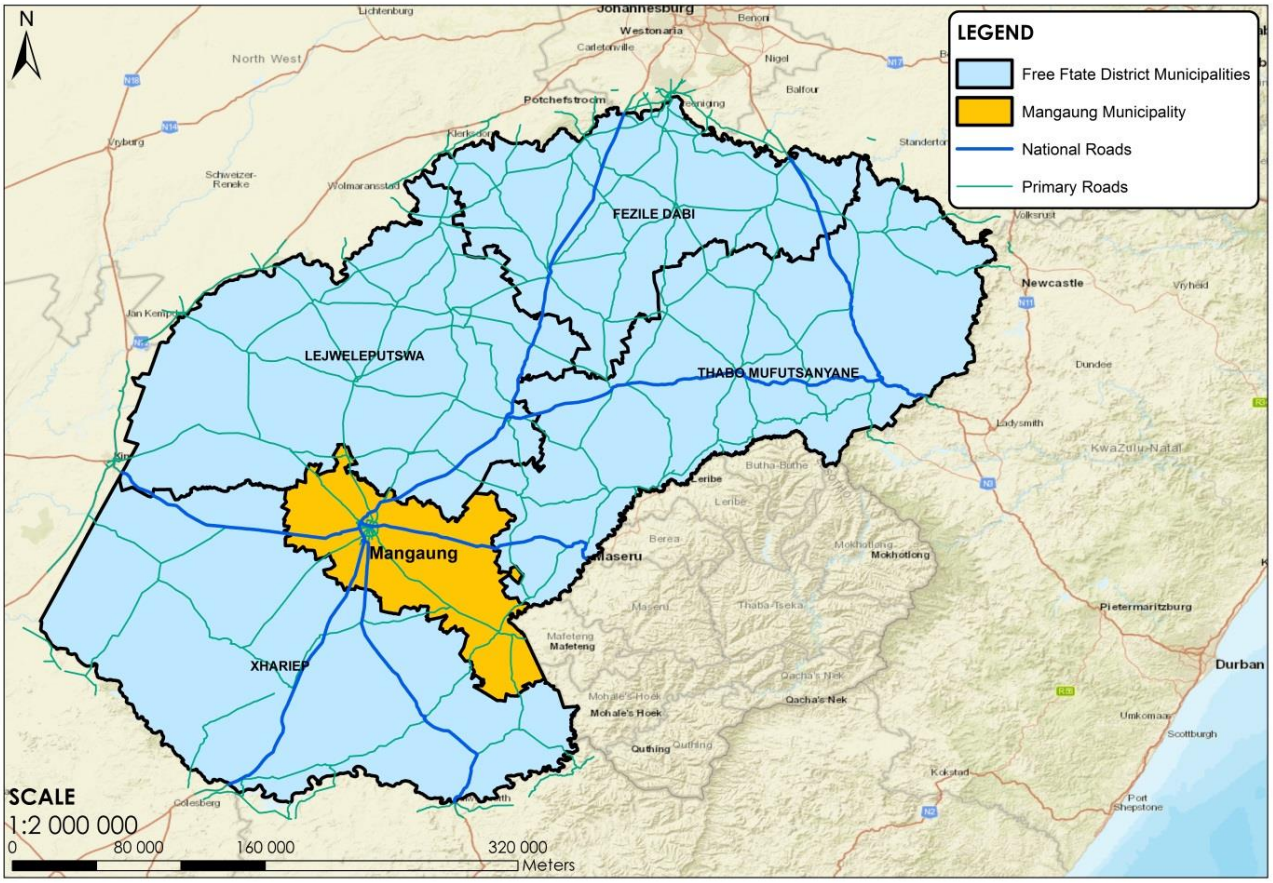
Source: Department of Rural Development and Land Reform (Free State office), 2019

1.3.2 Provincial Context

Provincially, Mangaung is bordered by the Xhariep, Lejweleputswa and Thabo Mofutsanyane District Municipalities, as well as Lesotho located to the east. The Metro houses the capital of the province, being Bloemfontein, which serves as the economic and administrative hub of the Free State, whilst also being the Judicial Capital of South Africa.

Mangaung is accessible via three National Roads, including the N1 (which links Gauteng with the Eastern and Western Cape), the N6 (which links Bloemfontein to the Eastern Cape), and the N8 (which links Lesotho with the Northern Cape via Thaba Nchu, Botshabelo and Bloemfontein).

Map 1.2: Mangaung Location (Provincial Context)

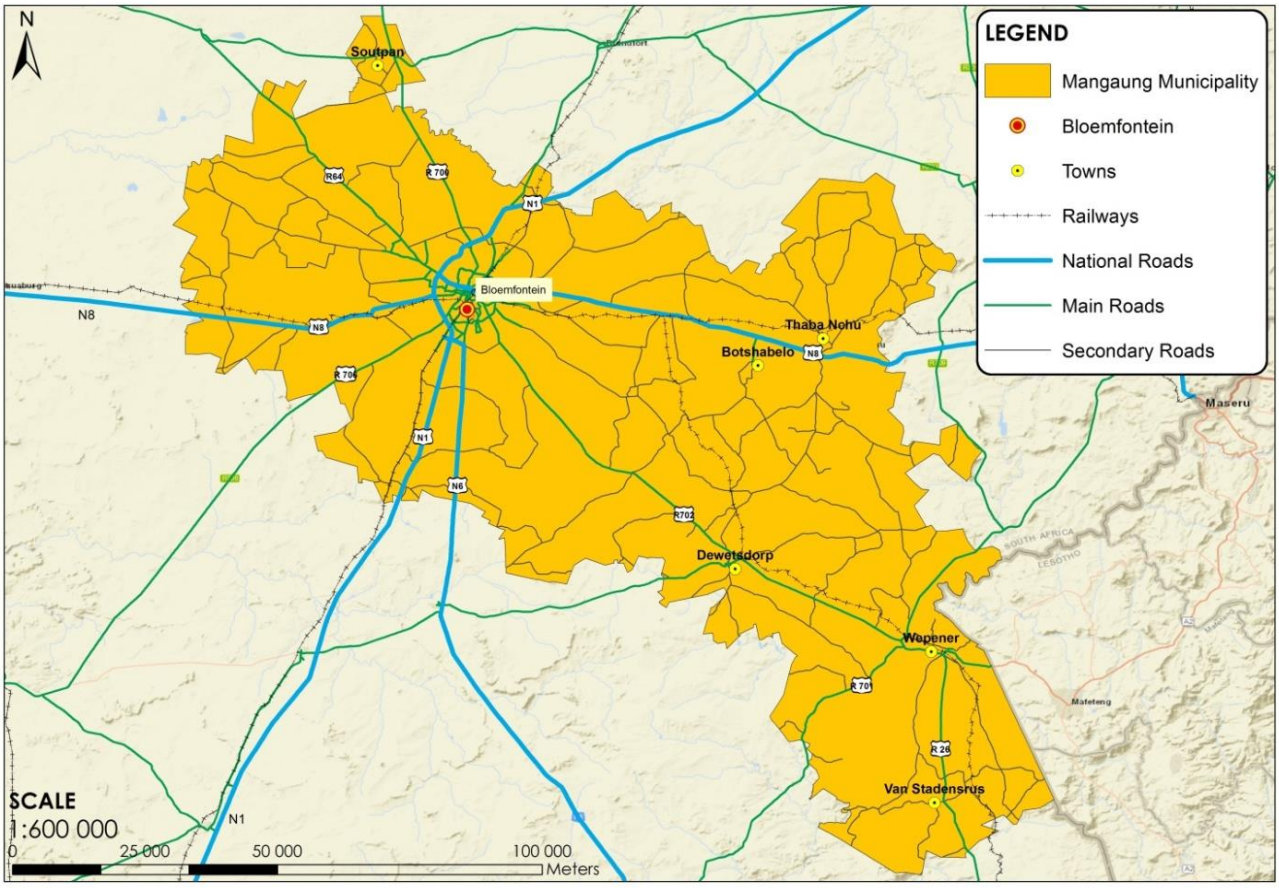


Source: Department of Rural Development and Land Reform (Free State office), 2019

1.3.3 Local Context

The former Mangaung Municipality was established in 2000 with the amalgamation of four former transitional councils. Mangaung became a Metro Municipality after the elections of 18 May 2011 and was extended further during 2016 by the inclusion of Naledi Local Municipality and part of Masilonyana Local Municipality (Soutpan area).

Map 1.3: Mangaung Metro Municipal Area (Local Context)



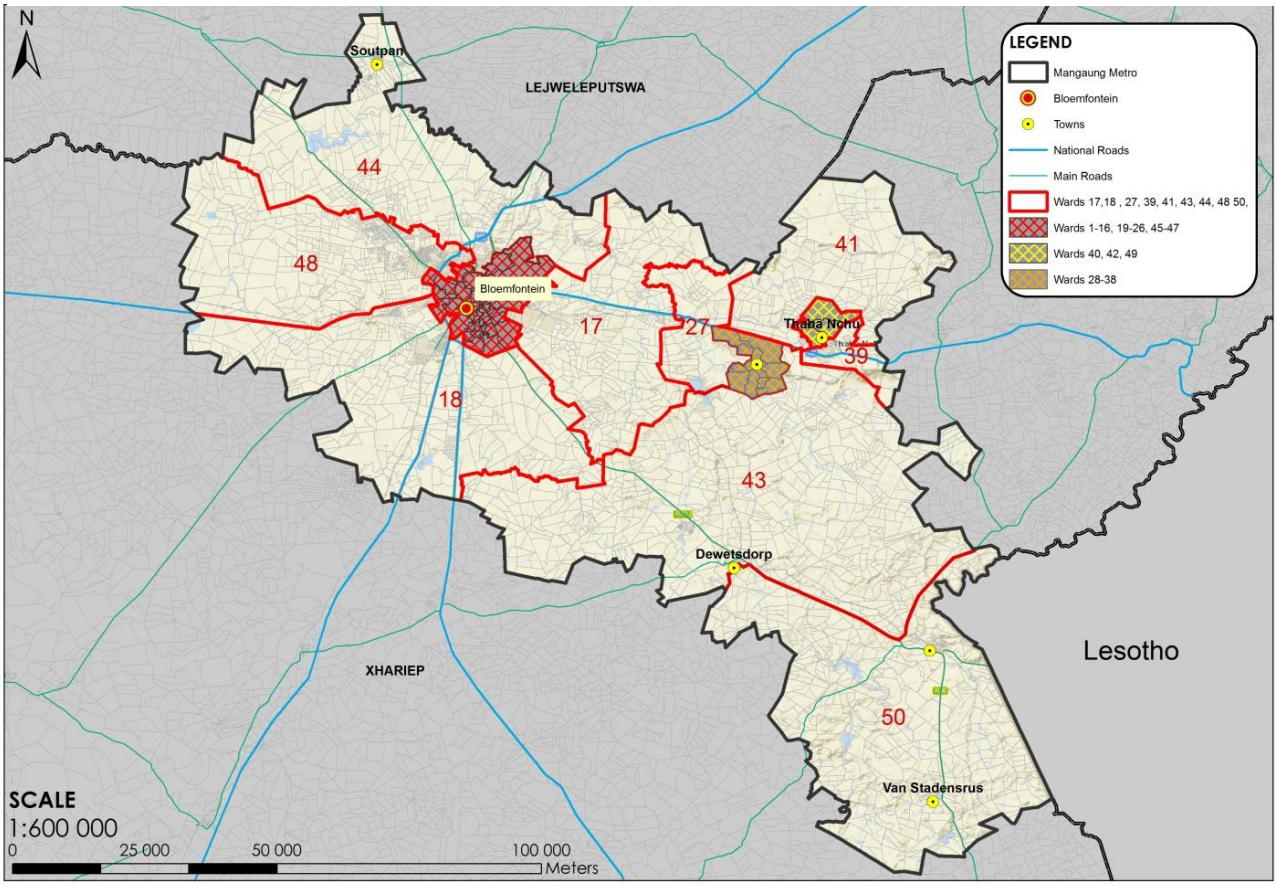
Source: Department of Rural Development and Land Reform (Free State office), 2019

The Municipal area is furthermore divided into 50 wards, which are depicted in **Table 1.1** below, as well as illustrated on **Map 1.4** further down. These wards formed a crucial component in the mythological approach of the plan.

Table 1.1: Regions and Wards in the Mangaung Metro Municipality

Cluster Region	Wards
Soutpan	Portion of 44
Bloemfontein	1–26, Portion of 44, 45-48
Botshabelo	27-38
Thaba Nchu	39-43 & 49
Dewetsdorp, Wepener & Van Stadensrus	50

Map 1.4: Mangaung Municipal Wards

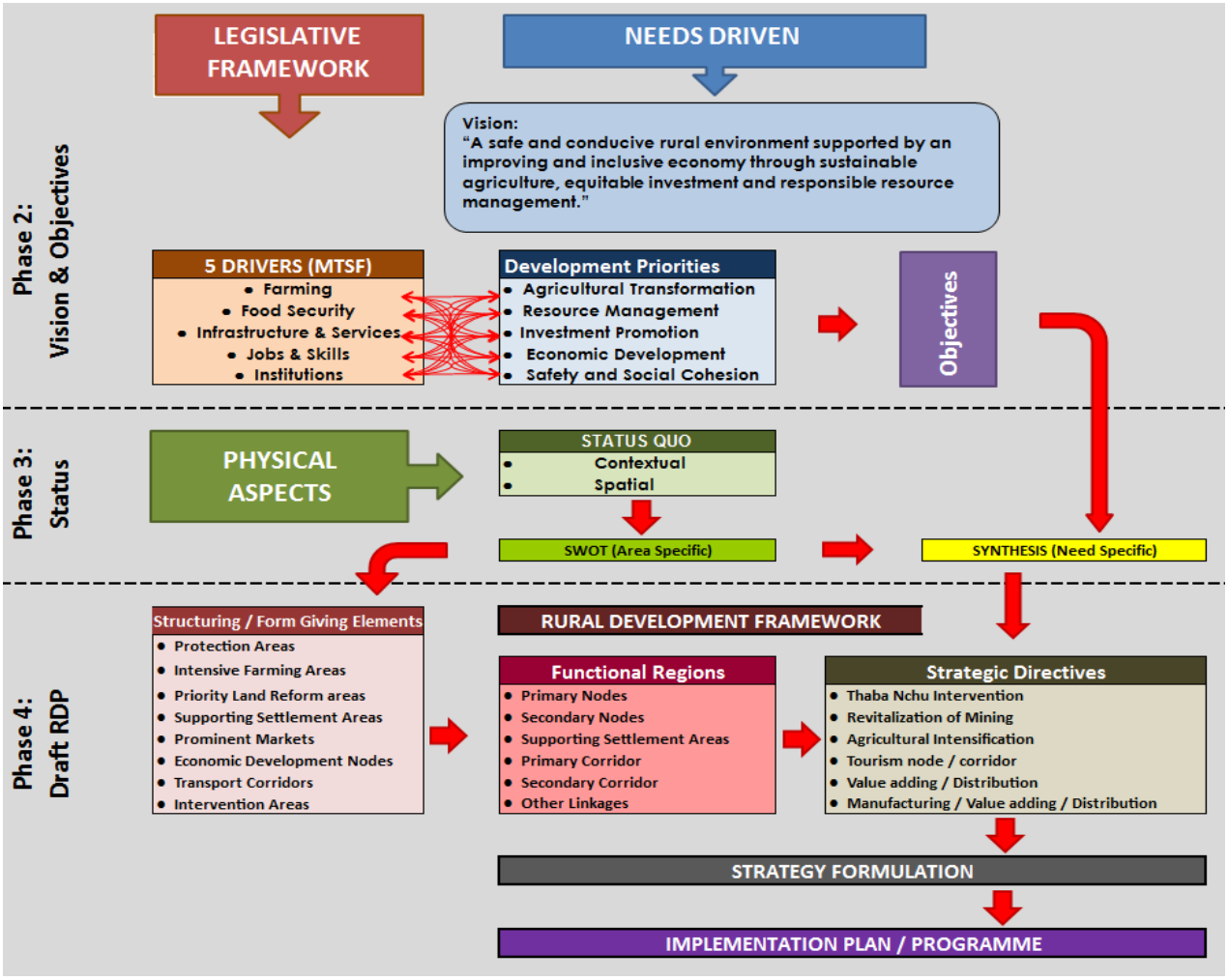


Source: MMM: GIS Division, 2019

1.4 METHODOLOGY

The methodology in formulating the RDP is set out in **Figure 1.1** below. The outcome is derived from three main streams, being that of the existing legislative environment, the needs and concerns of the local communities and finally several physical aspects in relation to the study area.

Figure 1.1: Methodology in compiling the Mangaung Metro RDP



The process is furthermore subjected to a three-phased approach whereby the outcome of the previous phases forms the basis of the next phase. The vision and objectives were derived from consulting the legislative framework, as well as from a needs driven analyses which included the community participation programme. The status quo phase primarily focussed on physical aspects representing the contextual and spatial features of Mangaung, and was concluded by means of a SWOT analyses, which linked the development priorities with the form giving elements through a synthesis. Finally, the RDP is concluded with the demarcation of functional regions, proposed development strategies and projects, whereby the implementation thereof forms part of the Implementation Plan.

2 CHAPTER TWO:

CONTEXTUAL ANALYSES

This Chapter comprises two main components, being the legislative framework analysed in the process of compiling the plan, and the process in formulating the vision and objectives of the plan.

2.1 LEGISLATIVE FRAMEWORK

The legislative framework is discussed by analysing applicable legislation and policies throughout the three spheres of government, being National, Provincial and Local.

This document upholds the view that all Municipal legislative requirements and local policies are guided and informed by National and Provincial Legislation and Policy directives. More specifically, in order to ensure a clear policy basis for rural development drivers, it is important to ensure alignment between the Mangaung Rural Development Plan (MRDP) and that the various National, Provincial and Local initiatives are achieved.

2.1.1 National Context

On National level this, includes the National Development Plan (NDP), the New Growth Path (NGP), the Industrial Policy Action Plan (IPAP), the Agricultural Policy Action Plan (APAP), and other relevant plans.

The principles, directives and guidelines set out in National laws and policies have already been documented in other studies and are already addressed within the Municipal IDP, SDF, as well as other sector plans. Consequently, the relevance and context of applicable National legislation should be discussed. The table below provides a comprehensive description of the most important directives to be considered for policy alignment.

Table 2.1: National Policy Considerations

NATIONAL LEGISLATION AND POLICY GUIDELINES	IMPLICATIONS FOR RURAL DEVELOPMENT PLAN
Constitution of the Republic of South Africa,1996 (Act No. 108 of 1996)	• Rural Development should take place in a framework that empowers the people in rural areas. • Rural Development should integrate societies and expand access to basic services to all rural areas. • Rural Development should create opportunities and jobs in rural areas. • Rural Development should take on a holistic approach that promotes inclusive and sustainable economic and social growth. This implies that development should be considered in terms of the economic, social, infrastructural and environmental dynamics.
The 14 National Development Outcomes	Chapter 6 of the NDP provides for the differentiated rural development strategy that focuses on: • Agricultural development based on successful land reform, employment creation and strong environmental safeguards. To achieve this, irrigated agriculture and dry-land production should be expanded, with emphasis on small-holder farmers where possible. • Quality basic services, particularly education, health care and public transport. Well-functioning and supported communities will enable people to develop the capabilities to seek economic opportunities. This will allow people to contribute to developing their communities through remittances and the transfer of skills, which will contribute to the local economy. • In areas with greater economic potential, industries such as agro-processing, tourism, fisheries (in coastal areas) and small enterprise development should be developed. It should recognize the wide range of opportunities present in rural areas and develop strategies tailored to local conditions, including establishment of Agri-parks and agro industries.
National Development Plan 2030	• Rural development should focus on developing the agricultural sector, which necessarily entails improving access to good quality water. • Rural development should aim to maximise the utility of land by appropriately identifying land with the most agricultural potential. • Rural Development should aid in supporting land reform projects, focussing on the commercial potential of these projects. • In order to maximise job creation from rural development projects, value chains need to be identified and effectively developed. • Rural Development planning should take place in such a way as to connect and integrate different development projects. • Rural Development should support new market entrants.

New Economic Growth Path, 2011	• One of the core fundamentals of Rural Development should be to facilitate investment into infrastructure to drive inclusive economic growth and job creation. • The New Growth Path (NGP) has identified agriculture as one of the key job drivers and the intention is to exploit opportunities within the sector to boost the smallholder sector by 300,000 households, create 145,000 jobs in agro-processing, and upgrading conditions for 660,000 farm workers. Agricultural employment is critical for improving incomes and inclusion of rural people. • Rural Development should approach infrastructure development in such a way as to improve infrastructure responsiveness and competitiveness. • Rural Development should develop human settlements on a sustainable manner. • Rural Development should aim to stimulate the agricultural sector, the Green Economy, grow the demand for mineral extraction through increased minerals beneficiation, and contribute to re-industrialisation • Environmental Assets and Natural Resources should be utilised in a sustainable manner, while focusing on the diversification of rural economies.
Comprehensive Rural Development Programme, 2009	• The CRDP has been proposed as a collective strategy in the joint fight against poverty, hunger, unemployment and lack of human resources, infrastructure and economic development in rural areas and an embodiment of the unshaken commitment that we shall not rest in our drive to eradicate poverty. • The Comprehensive Rural Development Programme forms the cornerstone of all rural development in South Africa, thus ALL rural development planning should align with the CRDP. • The focus lies with Agrarian Transformation, Rural Development, Land Reform.
Industrial Policy Action Plan, 2016	• Rural Development should attempt to develop manufacturing within rural areas, according to the natural endowment of the area to ensure that linkages are created between the primary and secondary sectors. • This will also aid in developing value chains to which rural areas can contribute and from which they can gain. • Greater focus should be given to Agro-processing and other manufacturing activities, given the sector's high employment potential. • All developments should drive locally manufactured inputs, and develop the capacity of an area to produce such inputs, in order to achieve the localisation targets. • Rural development should aim to improve access to financial support. • Existing and planned industries should be supported with the aim of developing export capabilities.
Agricultural Policy Action Plan, 2015	• Given that Rural Development focuses heavily on the development of the agricultural sector and agro-processing, APAP is a guiding tool for how Rural Development should take place in terms of Agricultural development. • APAP also forms the guidelines for how rural development should be monitored and evaluated.
Restitution of Land Rights Act, 1994 (Act No. 22 of 1994)	• Rural development should make space for land restitution in addressing past injustices which have resulted in landlessness. The other aims of rural development should, however still be promoted throughout this process, so that the optimum use of land is achieved. • Rural development aims to integrate rural areas into the functional economy, and provide the population of these areas with economic

	opportunities. This process can be accelerated through well- planned land restitution processes. • The Restitution of Land Rights Act should guide all restitution-related issues and be combined with measures to ensure that the use of all expropriated land aligns with the Rural Development vision.
Land Reform: Provision of Land and Assistance Act, 1993 (Act No. 126 of 1993)	• Rural Development that includes land reform has to be guided by the Land Reform Act, the outcomes of which should be designed to be integrated as best possible with the Rural Development vision.
Land Reform (Labour Tenants) Act, 1996 (Act No. 3 of 1996)	• The Act makes provision for the security of tenure of labour tenants and those persons occupying or using land as a result of their association with labour tenants. It also makes provision for the acquisition of land and rights in land by labour tenants.
Deeds Registries Act, 1937 (Act No. 47 of 1937)	• The Act makes provision for the administration of the land registration system and the registration of rights in land.
Spatial Planning and Land Use Management Act, 2013 (Act No. 16 of 2013)	SPLUMA sets out the following 5 main development principles applicable to spatial planning, land use management and land development: **Spatial sustainability:** • Past spatial and other development imbalances must be redressed through improved access to and use of land; • Spatial development frameworks and policies at all spheres of government must address the inclusion of persons and areas that were previously excluded; • Spatial planning mechanisms, including land use schemes, must incorporate provisions that enable redress in access to land; **Spatial justice:** • Promote land development that is within the fiscal, institutional and administrative means of the Republic • Ensure that special consideration is given to the protection of prime and unique agricultural land • Uphold consistency of land use measures in accordance with environmental management instruments • Promote and stimulate the effective and equitable functioning of land markets • Consider all current and future costs to all parties for the provision of infrastructure and social services in land developments • Promote land development in locations that are sustainable and limit urban sprawl; and result in communities that are viable **Efficiency (optimising the use of existing resources and infrastructure)** • Land development optimises the use of existing resources and infrastructure • Decision-making procedures are designed to minimise negative financial, social, economic or environmental impacts; and • Development application procedures are efficient and streamlined and timeframes are adhered to by all parties. **Spatial resilience** • Allow for flexibility in spatial plans • Flexibility in spatial plans, policies and land use management systems are accommodated to ensure sustainable livelihoods in communities most likely to suffer the impacts of economic and environmental shocks.

	Good administration: • All spheres of government ensure an integrated approach to land use and land development that is guided by the spatial planning and land use management systems as embodied in this Act • All government departments must provide their sector inputs and comply with any other prescribed requirements during the preparation or amendment of spatial development frameworks • The requirements of any law relating to land development and land use are met timeously; • The preparation and amendment of spatial plans, policies, land use schemes as well as procedures for development applications, include transparent processes of public participation that afford all parties the opportunity to provide inputs on matters affecting them • Policies, legislation and procedures must be clearly set in order to inform and empower members of the public.
Regulation of Land Holdings Bill, 2015	• The Bill implies that Rural Development will increasingly take localisation into account, and drive indigenous ownership and development through promoting Land Reform & Land Restitution.
Communal Property Associations Amendment Bill, 2015	• The ability for rural communities to be able to form juristic persons can empower communities, and therefore rural development should encourage this notion, especially considering the social development and indigenous change the Bill can bring about.
Extension of Security of Tenure Amendment Bill, 2015	• The Bill calls for policy that will make provision for the facilitation of long-term security of land tenure, to regulate the conditions of residence on certain land, and to regulate the circumstances of tenure.

2.1.2 Provincial Policy Alignment

On a Provincial level, the MRDP should consider and align with the Provincial Growth and Development Strategy (PGDS), the Free State Agricultural Master Plan, the Provincial Spatial Development Framework (PSDF), as well as other relevant Plans and Policies. The table below stipulates some of the important Provincial Directives.

Table 2.2: Provincial Policy Considerations

PROVINCIAL LEGISLATION AND POLICY GUIDELINES	IMPLICATIONS FOR RURAL DEVELOPMENT PLAN
The Free State Provincial Growth and Development Strategy	• It is imperative that the formulation of the Rural Development Plan, as well as the implementation of activities is guided by the principles contained in the PGDS. • The Rural Development Plan should, in particular, seek to address the socio-economic challenges, while at the same time stimulating opportunities for potential growth in the Province. • Rural Development in this area should particularly aim to focus on Agriculture and Agro-processing, Mining and Mineral Processing, Transport Development, Manufacturing, and Tourism. • Rural development should focus heavily on the development of physical as well as institutional infrastructure.
The Free State Spatial Development Framework	• Rural Development should consider the FS PSDF as the spatial guideline for all development. • Rural Development must consciously plan development, in terms of spatial orientation to ensure optimal inclusion and compatibility with all spheres of development (Social, Economic, Infrastructure and Environmental) • Land-use planning (i.e. the drafting of SDFs) must be undertaken in terms of the bio-regional planning approach; • Detailed land-use planning at the district and the local municipal sphere is to be undertaken in accordance with the guidelines put forward in the PSDF; • Any land-use amendment must conform to the PSDF. This means that the relevant organs of state must take account of and apply relevant provisions of the PSDF when making decisions that affect the use of land and other resources.

2.1.3 Local Policy Alignment

Section 24 of the Municipal Systems Act No. 32 of 2000 requires that the planning undertaken by a Municipality must be aligned with, and compliment development plans and strategies of Government. It is thus crucial that all legislative principles and policy directives must find expression in Mangaung's Rural Development Plan (MRDP) by setting and delivering on local targets in support of national targets. The MRDP has been developed within the context of these legal and policy provisions. The MRDP is intended to be a well-resourced guide that will become one of the **Municipal Sector Plans**, and that will assist the Municipality to achieving the objectives of ensuring sustainable rural development. Through the MRDP, the Municipality will be able to stimulate the local economy, create an environment conducive for job creation and address the needs of rural residents.

Likewise, alignment of the MRDP on local level will be based on plans such as the Integrated Development Plan (IDP), the Spatial Development Framework (SDF), The Built Environment Performance Plan (BEPP), as well as other municipal planning and economic development arrangements. The various Municipal Policy documents and sector plan directives impacting on the MRDP are further discussed in **Table 2.3** below and further discussed in more detail thereafter.

Table 2.3: Local Policy Considerations

LOCAL POLICY DIRECTIVES	IMPLICATIONS FOR RURAL DEVELOPMENT PLAN
The Integrated Development Plan	• Rural Development in the region should be heavily informed by the municipal IDP, considering that the main issues and role players are identified in the IDP. • By aligning rural development with the IDP of the area, development can take place to maximise utility from increased development alignment between the Municipal's and Province's rural development visions.
Built Environment Performance Plan	• The overall aim of the BEPP is to ensure that spatial transformation and restructuring through targeting capital expenditure in areas that will maximise the positive impact on citizens, leverage private sector investment, and support growth and development towards a transformed spatial form and a more compact city is realised.
Integrated Human Settlement Plan	• The purpose of the IHSP is to provide a uniform approach to development in the MMM for the next five (5) years so that all stakeholders share the same vision regarding the growth of MMM. The aim of the IHSP is to evaluate current urbanisation realities facing the MMM, and specifically to focus on the diverse housing challenges it faces.
Environmental Implementation and Management Plan and Climate Change Adaptation and Mitigation Strategy	• The aim of the plan as the city is to recognise the need to contribute to both national and global efforts to reduce carbon dioxide and other greenhouse gas (GHG) emissions, particularly with a longer-term view to mitigating the effects of climate change.
Integrated Waste Management Plan	• This plan therefore provides a framework within which municipalities can deliver waste management service to all residents and businesses.

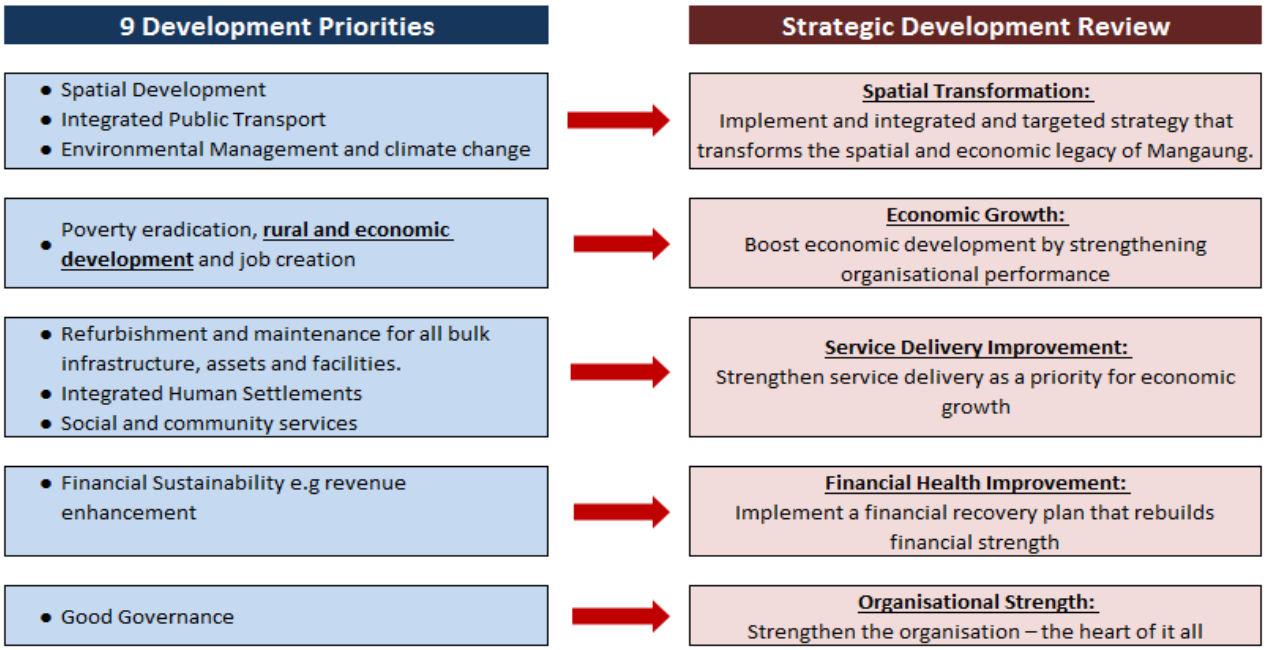
Ten - Year Water Conservation and Water Demand Management Strategy	• The City has since developed a Ten Year Water Conservation and Water Demand Management Strategy that comprises of the following critical elements: • Real loss reduction: Leak detection and repair programme, pressure management, repair of visible and reported leaks, mains replacement/management program, reticulation/consumer connection, replacement/management program and catholic protection of pipelines. • Apparent loss reduction: Meter management program, Water Re-use and ground water harvesting. • Development and implementation of a funding strategy that include the following: Tariff setting, metering, billing and cost recovery, short term annual operational budget, long term funding requirements and prioritisation of WCDM capital investment and the development and Implementation of Consumer Awareness Programme and Strategy
Integrated Public Transport Network Plan	• The IPTN aims to bring an affordable public transportation alternative to the citizens in Mangaung and will address trends in demand for transport services by mode and income group; average trip lengths (time, distance, cost, reliability, safety).
Financial Recovery Plan	• The Municipality has faced, and continues to face various challenges in terms of service delivery, administration, financial management and governance. In recognising these challenges the city developed strategic development review in 2017 which provided recommendations to strengthen spatial transformation, economic development, organisational strengthening, improved service delivery and a need to develop financial recovery plan. The city is currently implementing this strategic document with the aim of changing the challenges identified in the document.

2.1.3.1 Mangaung Integrated Development Plan (IDP)

The Mangaung Integrated Development Plan (IDP) forms the backbone for the IHSP, whereby the Municipality commits itself to "***creating prosperous, liveable and inclusive living spaces with abundant social and recreational amenities***", which stands core to formulating the MRDP. This will not only guide the provision of municipal infrastructure, housing and supporting facilities, but will also stimulate economic development opportunities to all citizens, including those living in the rural space.

The IDP identifies nine (9) key development priorities (listed below), which are all aligned to both the National and Provincial priorities. The key priorities have since been regenerated into a five (5) point strategic development review (SDR), as indicated below.

Figure 2.1: Mangaung IDP Development Agenda



Source: Mangaung IDP (2019/2020:80)

Rural Development forms part of these development priorities, targeted to spark spatial transformation in Mangaung, contribute towards overall economic development and eventually ensuring poverty eradication and the upliftment of the entire population.

In support of the cities vision "'***…globally safe and attractive to live, work and invest in***", Mangaung has set itself a strategic goal to promote social and economic development by creating an enabling environment for local economic and rural development to stimulate competitiveness, as well as inclusive and sustainable growth.

2.1.3.2 Municipal Spatial Development Framework (SDF)

The MMM Spatial Development Framework (SDF) forms an extension to the IDP and serves as the main intervention tool as far as spatial restructuring is concerned. The SDF is geared towards creating an efficient built environment by promoting a compact city model, which is based on principles relating to settlement integration and densification, as well as optimization of services infrastructure. More specifically the SDF is aimed at:

- Supporting an efficient movement system;
- Supporting sustainable Environmental Management;
- Initiating and implementing Corridor Development;
- Managing Urban Growth and densification;
- Delineating an urban development boundary; and
- Facilitating sustainable housing environments in appropriate locations.

A SPLUMA compliant MSDF is currently being developed and the MRDP should consequently be aligned with the long term vision and principles contained in this new plan.

2.1.3.3 Mangaung Built Environment Performance Plan (BEPP)

The Built Environment Performance Plan (BEPP) for the Mangaung Metropolitan Municipality is compiled as a requirement of the Division of Revenue Act (DORA) in respect of- and in support of Human Settlement and Urban Settlement Development Grant and related infrastructure provisioning for the built environment of the municipality.

The Mangaung BEPP is aimed at identifying and implementing a number of strategic interventions that are geared towards evolving a more inclusive, liveable, productive and sustainable urban built environment. More specifically, the BEPP relates to the long term growth and development strategies, as well as financial and investment frameworks of the Municipality.

The focus for the BEPP for the 2019/20 Medium Term Expenditure Framework (MTREF) is to continue to strengthening the overall application of the Built Environment Value Chain (BEVC), and takes cue from the strategic development vision of the city and developmental objectives, as encapsulated in the 2016-2021 IDP and MSDF. This is to be achieved through:

"a) Using Integrated Transit Oriented Development – facilitating development along transport corridors;

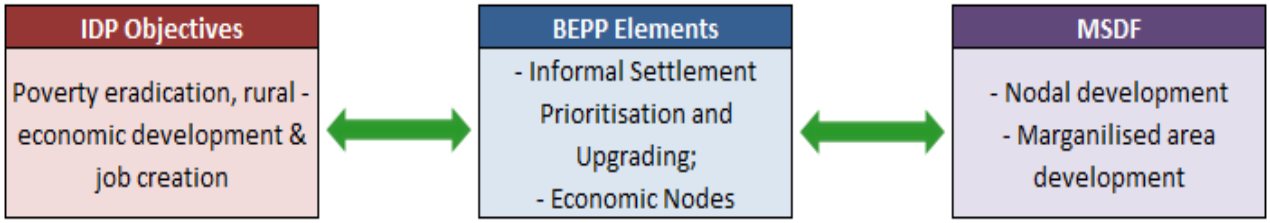
b) Urban Networks;

*c) Identifying **integration zones** to crowd-in future investments; and*

*d) Locating **catalytic projects** within the integration zones."*

The BEPP has adopted several catalytic projects, which are informed by the identified development priorities. These are deemed to have a significant impact on the built environment ensuring real economic growth, not only in the City, but also in the surrounding towns and rural areas. The alignment between the IDP, BEPP and MSDF is illustrated in the figure below.

Figure 2.2: IDP, BEPP and MSDF Alignment



2.1.3.4 Municipal Sector Plans

a) Economic Development Strategy (EDS)

Local Economic Development (LED) is regarded as one of the key priorities for creating suitable conditions to securing investment, a stable economy and sustained growth. The Municipal Economic Development Strategy (EDS) identifies a number of key thrusts to facilitate and fast track economic growth. These include, amongst other, the following:

- Creating economic opportunities along the N8 corridor;
- Diversification of the local economy into a balanced assortment of economic sectors; and
- Strengthening partnerships with the private sector and parastatals.

The purpose of LED is to build up the economic capacity of a local area to improve its economic future and the quality of life for all. It is a process by which public, business and non-governmental sector partners work collectively to create better conditions for economic growth and employment generation to advance the economic identity, based on a local competitive and comparative economic profile.

b) Integrated Public Transport Network (IPTN)

The Municipal Integrated Public Transport Network (IPTN) aims to bring an affordable public transportation alternative for the citizens in Mangaung and addresses trends in demand for transport services by mode and income group; average trip lengths (time, distance, cost, reliability and safety). The City has leveraged R615 million from the Public Transport Network Grant (PTNG) to build trunk routes, transit stations, NMT projects and attendant road infrastructure for the City's public transport network.

c) Environmental Implementation and Management Plan (EIMP)

Environmental management is a vital function of the MMM, and the Municipality recognises the need to protect the social, natural and economic resources on which the area's future development and quality of life depends, especially that of the rural area. This approach makes it mandatory to use resources wisely to maximise opportunities for sustainable growth and development at present and in the future.

The City's Environmental Management Unit focusses on:

- Generation of energy from waste;
- Solid Waste Management;
- Environmental Policy and Education; and
- Climate Change adaptation and mitigation.

Responding to and preparing for climate change, energy management, reducing emissions, managing water, minimizing and reusing waste are key areas that will require strategic planning for implementation and alignment with international and national requirements and treaties in order for the municipality to embrace the Millennium Development Goals and Local Agenda 21 targets centred on sustainable development efforts. These are all issues that the municipality will engage in to form partnerships with retailers, property developers, manufacturers and/or office based organizations to achieve an effective Environmental Management System.

d) Integrated Human Settlements Plan (IHSP)

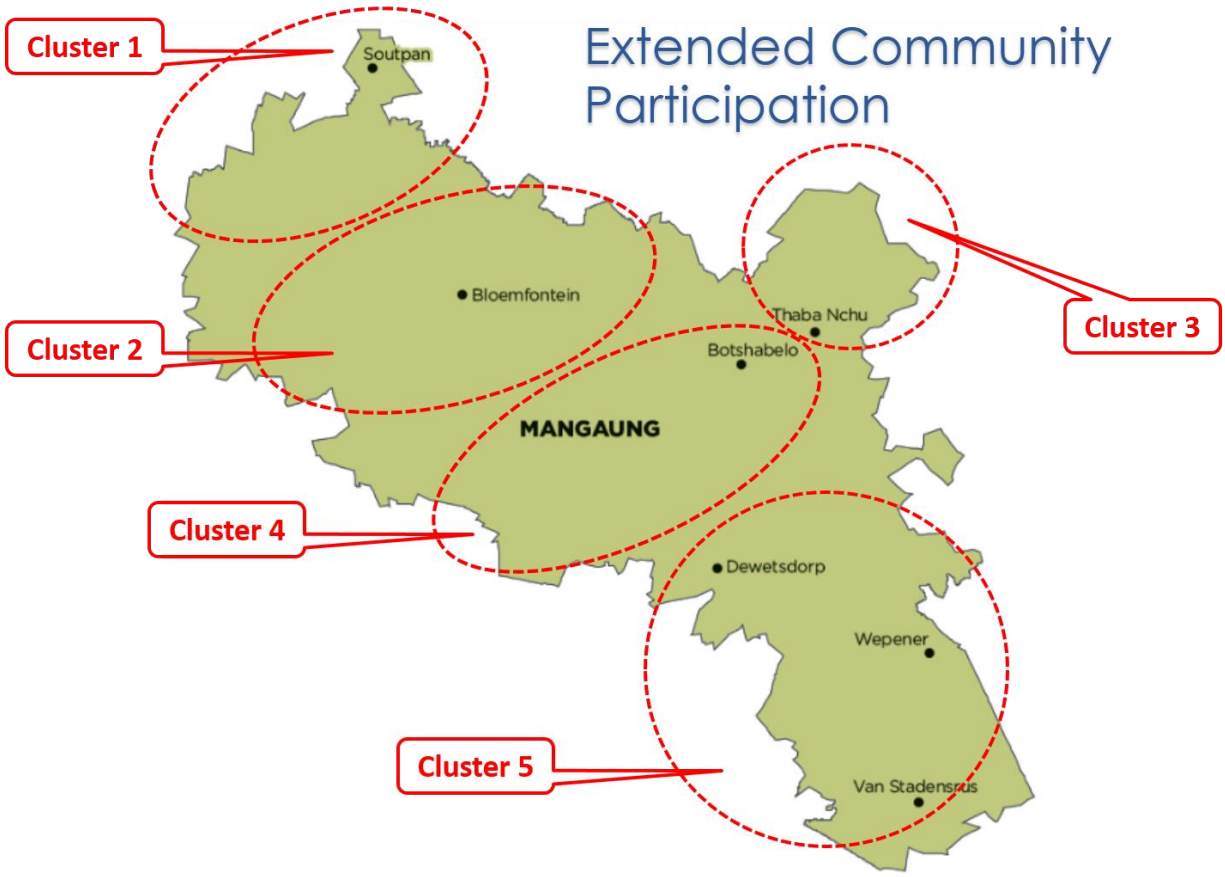
The purpose of the IHSP is to provide a uniform approach to development in the MMM for the next five (5) years so that all stakeholders share the same vision regarding the growth of MMM. The aim of the IHSP is to evaluate current urbanisation realities facing the MMM, and specifically to focus on the diverse housing challenges it faces.

2.2 TOWARDS A VISION AND OBJECTIVES

Since the Mangaung RDP is the first for a Metro Municipality, an Extended Public Participation Process (EPPP) was followed. This enabled workshops to take place throughout the municipal area in order to actively involve the community in the compilation of the plan. The process of engaging with local communities is addressed in a separate stakeholder engagement report.

In order to facilitate workshops as part of the participation process, areas were clustered together, as illustrated in **Figure 2.3** below.

Figure 2.3: Cluster areas for the community participation areas



2.2.1 Development Agenda

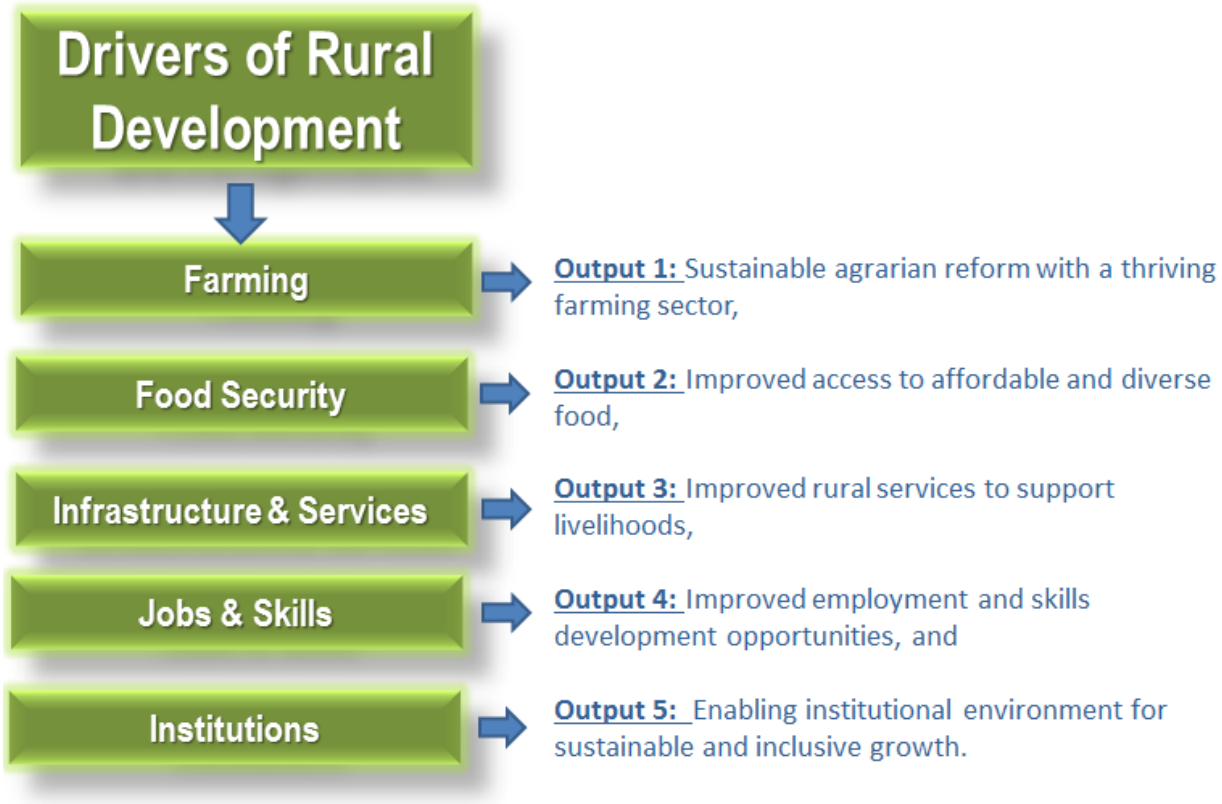
The agenda in formulating a common vision for the Mangaung RDP relies on an overall development focus, which is being informed by the Medium Term Strategic Framework (2014 – 2019) as well as the seven new Presidential Priorities, as revealed during the State of The Nation Address (SONA 2019).

2.2.1.1 Medium Term Strategic Framework (2014-2019)

The Medium Term Strategic Framework (MTSF) defines the objectives, targets and main priorities underpinning the strategic direction of government. The MTSF therefore serves as the principal guide to the planning and the allocation of resources across all spheres of government.

Consistent with the NDP, National Government's MTSF outlines 12 priority outcomes that are relevant to all facets of civil society. "**Outcome 7**" is of particular importance, as it focuses on creating "**Vibrant, equitable, sustainable rural communities contributing towards food security for all**", whilst "Outcome 9" deals with a "responsive and accountable, effective and efficient local government system". The Mangaung RDP will focus primarily on Outcome 7, which identifies the following key outputs and targets that are linked to five main drivers, as indicated in the figure below:

Figure 2.4: Development Agenda as provided by the MTSF



Outcome 7 is therefore used as a vehicle to fast track service delivery in rural areas and seeks to ensure that rural people's quality of life, their access to quality services, livelihoods and income are improved.

2.2.1.2 Seven Presidential Priorities (SONA: 20/06/2109)

During his State of the Nation Address (SONA) delivered on 20 June 2019, President Cyril Ramaphosa announced seven key priorities that government ought to concentrate on.

Although these priorities do not relate to rural development *per se*, they are indeed relevant to providing direction and formulating an overall vision. The seven priorities are briefly explained below:

(i) Economic transformation and job creation;

President Ramaphosa announced that significant developments were underway in the private sector and that it would produce at least 155 000 new jobs over the next five years. He also announced that the government would implement an inclusive plan to create more than two million new jobs for young people within the next decade. Other plans include the empowering of employment opportunities for the youth as well as ensuring that the youth are employed in social economic jobs such as, early child development and healthcare.

(ii) Education, skills and health;

The President made it a clear priority that every child must be able to read before the age of 10, as well as to increase the reading capability of all children through initiatives such as the National Reading Coalition. Along with this foundation and intermediate phase, training would be provided to educators to have the capability to teach English as well as other African languages. According to President Ramaphosa data costs will be lowered to encourage skills development amongst the youth. Regarding health care, government will implement a new plan (National Health Insurance) that will advance automated and remote medicine.

(iii) Consolidating the social wage through reliable and quality basic services;

President Ramaphosa vowed that corruption would halt and that the public's stolen money would be returned to the community, especially to the poor, were it would be used to improve much-needed infrastructure. He continued to state that the government would continue with a district base approach, where it will focus on 44 districts and 8 metros. This will increase the service delivery rate as well as ensuring that municipalities have the necessary support and resources. Regarding the minimum wage, the National Minimum Wage Commission will conclude their research regarding the impact of employment, poverty and inequality by the end of September 2019.

(iv) Spatial integration, human settlements and local government;

Over the next five years, government would increase the establishment of well-located housing and land to South Africans in need. This would include providing public land that is appropriate for farming and smart urban settlements.

(v) Social cohesion and safe communities;

The number of police will increase, and more active roles will be created. This would be achieved through effective community policing forums. The government aims to increase the amount of police students by a number of 2000 over the following two intakes. A National Anti-Gang Strategy will also be implemented to help decrease the gang related crimes.

(vi) A capable, ethical and developmental state; and

The President made a commitment that government will strive to become an ethical state, and will not stand for "corruption, patronage, rent-seeking and plundering of public money". This would be achieved by strengthening SARS, SIU, NPA and State Security Agency.

(vii) A better Africa and World

Finally, in order to increase and integrate South Africa's economy with other countries across the world, government is committed to promoting trade in all local products and services to the rest of Africa. The development of the core sectors

such as energy, mining and mineral beneficiation, manufacturing, infrastructure and agriculture would be prioritised.

2.2.2 Rural Development Focus Areas

After having considered the key issues from the EPPP, as well as government's policy directives from the previous sections, it was possible to cluster some of these issues together to derive specific priority rural development focus areas relevant to Mangaung. These focus areas are depicted in **Table 2.4** below.

Table 2.4: Rural Development Focus Areas

Focus Areas	National & Provincial			Local	Stakeholder Input				
	Policy Directives	MTSF	SONA Priorities	IDP Priorities	Cluster 1	Cluster 2	Cluster 3	Cluster 4	Cluster 5
Access to land for farming	●				●			●	●
Land for economic development and settlement					●		●		●
Land for small-scale farmers					●	●		●	●
Land Reform	●								
Improve sustainability of land reform projects						●	●	●	●
Support to emerging Farmers					●	●	●	●	●
Agricultural stimulation / transformation	●	●							
Rural Development	●			●					
Optimal Use of Resources	●				●		●	●	●
Sustainable resource management	●				●		●		●
Environmental Management				●					
Provision of Infrastructure / investment in Infrastructure	●	●	●		●	●	●	●	●
Good Quality Water	●				●	●	●	●	
Sanitation and eradication of bucket system				●	●	●	●	●	
Roads & Stormwater					●	●	●	●	
Electricity					●	●	●	●	●
Integration of Public Transport				●					
Provision of Social Infrastructure	●	●		●	●	●	●	●	●
Health			●						
Improving Human Settlements	●		●		●		●		
Sustainable Integrated Human Settlements				●					
Training / Skills development/ capacity building programmes		●	●		●	●	●	●	●
Improving Human Settlements	●				●		●		
Social Cohesion			●						
Economic stimulation / transformation			●	●					
Poverty aleviation and employment creation	●	●	●	●	●			●	●
Access to markets						●	●	●	
Food Security		●			●	●	●	●	●
Value adding industries & new markets	●				●		●		●
Tourism Development					●				
Commonager development and maintenance					●	●	●	●	●
Stock Theft and Law enforcement					●	●	●	●	●
Safety and security			●				●	●	●
Promote intergovernmental relations					●	●	●	●	●
Good administration	●								
Local Government			●				●	●	●
Service delivery			●						
Institutions		●							
Financial Sustainability				●					
Project Integration	●								
Spatial integration and sustainability	●		●	●					

The focus areas were then transformed into a number of common general themes, which served as building blocks in formulating the vision. These themes are depicted in **Table 2.5.**

Table 2.5: Common themes and elements

Common Themes derived from focus areas	Key Elements for Vision
1. Improved access to land to support farming;	**Agricultural transformation** stands central to sustainable rural development, which includes aspects such as access to land and food security.
2. Sustainable rural development through **agricultural transformation** that ensures food security;	
3. Optimal use of natural **resources** and environmental **management**;	The combination of these refers to **responsible resource management.**
4. **Infrastructure** support and investment;	**Investment** in infrastructure, social facilities and human capital (skills) is needed, but it is more important to create a **progressive** or **conducive environment** to attract or make such investment possible.
5. **Social facilities** improvement and investment;	
6. **Human capital** investment and **skills** development,	
7. A **growing economy** that generates jobs and reduces poverty;	These concepts points to a desired outcome that relates to a **progressive economy**, or **economic prosperity**.
8. Development of **value chains** and creation of **new markets**;	
9. Ensuring a higher level of **safety and security**; and	Ensuring a **safe** and **inclusive** environment.
10. Improved **institutional relations**.	

2.2.3 Vision Formulation

Due to the current negative trends being experienced in rural areas (depopulation, poverty, underdevelopment, lack of economic opportunities, lack of social services and infrastructure, etc.), and given the various challenges that exist to addressing these trends, it is important to create a common point of departure for the Rural Development Plan, namely the **Vision**.

A vision and objectives provide the basis for such a common understanding of the desired outcome. The vision describes the expected long term goal for rural development, whilst the objectives describe what is to be achieved.

Based on the elements derived from the 10 common themes, the following vision was formulated for the Mangaung RDP.

"A safe and conducive rural environment supported by an improving and inclusive economy through sustainable agriculture, equitable investment and responsible resource management."

2.2.4 Formulating Development Objectives

Considering the focus areas, themes and key elements contained in the vision, the following five **Rural Development Priorities** have been identified, which were used in formulating the objectives.

- Agricultural Transformation
- Resource Management
- Investment Promotion
- Economic Development
- Safety and Social Cohesion

These development priorities form the backbone of the Mangaung RDP, against which objectives, strategies and projects had been formulated.

2.2.4.1 Priority 1 – Agricultural Transformation

Transformation of the agricultural sector is regarded as a key factor in bringing about tangible and permanent change in the rural environment. It outweighs, by far, any other sector that can stimulate the economy and create permanent and sustainable jobs.

Food production support and food security, however, lies at the basis of successful transformation in the agricultural sector. Food security for all, both on commercial and subsistence farming level, serves as an indicator for successful land and agrarian reform.

Rural development is mostly dependent on commercial farming to succeed, but in return also provides the opportunity for growth in the emerging- and small scale farming environment. The agricultural sector serves as the main food supply source in Mangaung, with a significant contribution to the Provincial GDP.

In order to ensure food security through the land and agrarian reform process it is important to address skills development in the agricultural sector. By enhancing emerging farmers' skills in their current scale of operation ought to optimise innovative thinking and entrepreneurial development in the production of food, whereas by providing them with the right tools may enable them to become successful commercial farmers in future if desired. This includes the distribution of productive high quality farmland of suitable size(s) to qualifying beneficiaries, investing in infrastructure, as well as ensuring the protection of natural resources.

The following objectives have been formulated in support of Agricultural Transformation:

Objective 1.1: To ensure sufficient food production and distribution by the agricultural sector (including urban and semi-commercial farmers) to improve the quality of life for all residents in Mangaung;

Objective 1.2: Create an enabling environment to assist more farmers to access the agricultural sector and use more intensive production systems;

Objective 1.3: Effectively harness the agricultural knowledge base present in the metro to optimize food production; and

Objective 1.4: Increase the number and quality of value-adding operations in the metro.

2.2.4.2 Priority 2 – Resource Management

Land and Agrarian Reform can only be implemented successfully through the optimization of resources, but also through the responsible management of the natural environment. The Mangaung Metro is rich in a number of natural resources and includes good quality soils (for farming and commercial purposes), an abundance of water sources (water reservoirs and rivers), as well as mineral deposits (salt).

The following objectives have been formulated in support of Resource Management:

Objective 2.1: To improve production capacity in Mangaung by identifying and developing land with the most agricultural potential; and

Objective 2.2: To ensure the protection of natural resources to the benefit of the entire area dependent thereon.

2.2.4.3 Priority 3 – Investment Promotion

Substantial investment is needed in rural areas in order to improve the quality of lives of the people living there. The needs analysis has revealed that investment is required on several levels, including services infrastructure, social facilities, as well as investing in human capital by selectively developing skills of residents. Due to the spatial fragmentation and remoteness of rural areas, it becomes difficult to promote investment everywhere, which necessitates two approaches to be followed.

Firstly, all rural towns serve as service centres for the surrounding rural areas, which means that investment in social services and infrastructure should be directed toward such centres. It is important that any investment be planned in such a way to directly benefit rural communities.

The second approach relates to the identification of strategic locations within the rural areas itself where investment can be stimulated to make economic sense, or where such

investment creates a catalytic effect. For this purpose several functional areas at strategic locations need to be defined.

The following objectives have been formulated in support of Investment Promotion:

Objective 3.1: To ensure the provision of much needed infrastructure and social facilities in selected urban centres;

Objective 3.2: To ensure the optimal operation of functional areas at strategic locations to serve as catalysts within the rural environment;

Objective 3.3: To ensure skills development at a young age in respect of farming practices; and

Objective 3.4: To improve public knowledge and general awareness in respect of agricultural, as well as rural development programmes and products.

2.2.4.4 Priority 4 – Economic Development

Although agriculture forms the main activity and employment generator in Mangaung, the area is also well known for a secondary stream of activities (value-adding, trade, distribution), which are not only prominent in relation to other districts, but also make a significant contribution to the GDP. The competitive advantage of Mangaung in relation to its central location, access to services and infrastructure, resources etc., should be stimulated further to expanding the economy in terms of more value chains and exploring new markets.

The following objectives have been formulated in support of Economic Development:

Objective 4.1: Stimulate the development of new business orientated entrepreneurs in the agricultural sector;

Objective 4.2: Ensure the creation of formal and informal employment in primary and secondary agriculture;

Objective 4.3: Ensure the improvement of formal and informal marketing channels;

Objective 4.4: Ensure the development of more value chains and agri-industries at strategic locations; and

Objective 4.5: Identify new product lines and production techniques through research and development.

2.2.4.5 Priority 5 – Safety and Social Cohesion

Since a large concentration of agricultural activities in Mangaung revolves around animals (game, cattle, sheep, goats, pigs, chickens, etc), animal safety is a serious concern, while household income is directly threatened as a result thereof. Stock theft is a serious problem throughout the rural area and more serious crime prevention measures must be put in place. Apart from this, animals roaming the streets also create dangerous and even life threatening conditions along major roads.

Social cohesion refers to the degree of social integration and inclusion in communities and society at large, and the extent to which mutual solidarity finds expression among individuals and communities. Although this kind of behaviour amongst communities (or lack thereof), was not highlighted during any of the stakeholder engagements, there exists isolated cases where some rural development projects suffer due to a lack of cooperation between participants, or where levels of corruption exists. Likewise, good cooperation with neighbouring districts or countries (i.e. Lesotho) is also important to stimulate cross border relations.

Apart from this, it was revealed during the engagement sessions with the respective communities that levels of trust, both inter-personal and institutional, are very low, which is undermined by high levels of crime and violence, as well as dishonesty and the absence of good governance. Material self-interest and scarce economic opportunities also undermine trustworthiness. The success of rural development in Mangaung will therefore rely heavily on the establishment high levels of intra-group trust where individuals are allowed to share a common interest and to voluntarily associate with other people who are evenly willing to cooperate.

The following objectives have been formulated in support of safety and social cohesion:

Objective 5.1: The implementation of suitable crime prevention mechanisms to ensure the safety and security of residents and animals;

Objective 5.2: The implementation of suitable mechanisms that will ensure a mutual spirit of Ubuntu amongst all residents (both urban and rural), as well as between institutions and communities to demonstrate good governance.

3 CHAPTER THREE:

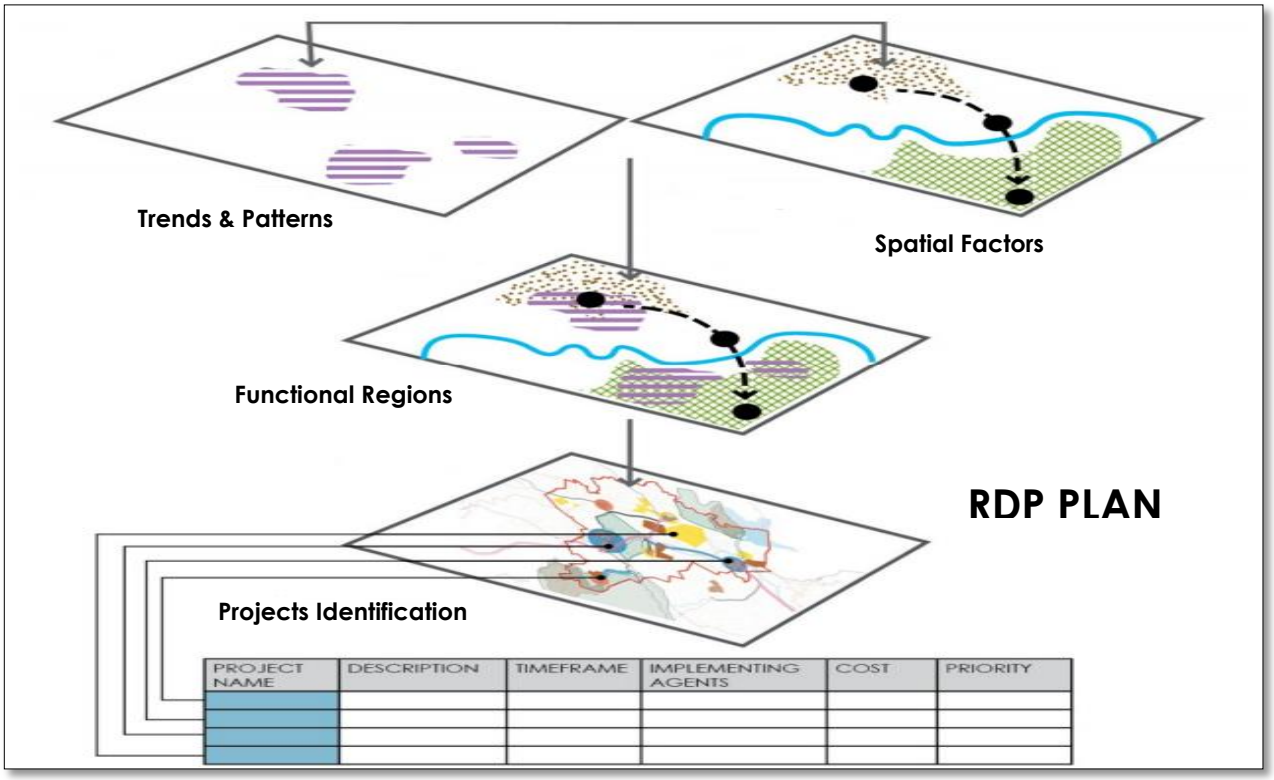
SPATIAL ANALYSES

This chapter investigates the current reality and trends of the municipal area by means of a spatial analyses, which comprises the following themes:

- The municipal area;
- A Socio-Economic Profile;
- The Physical Environment;
- Economic Development;
- Engineering Services; and
- Community Facility Analysis;

The figure below illustrates the spatial process, and the contribution this chapter bears in relation to the RDP.

Figure 3.1: Spatial Mapping Process and Contribution



3.1 THE MUNICIPAL AREA

3.1.1 Composition and land parcel assessment

The municipal area covers **9 899 km²** and comprises several urban centres that are surrounded by an extensive rural area. The area is characterised by three different land use types including formalised stands in urban areas, small holdings and farms. The size and number of land units are indicated in the table below.

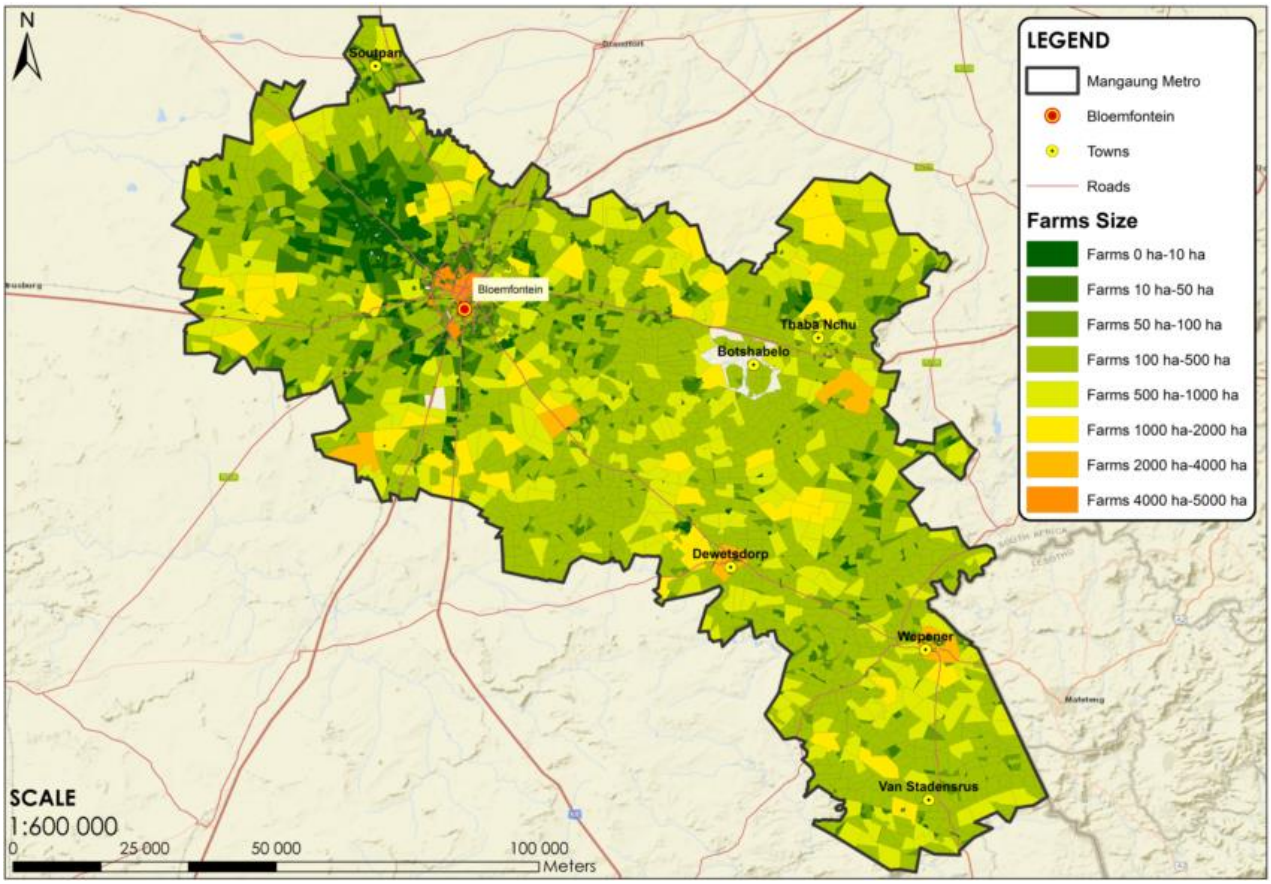
Table 3.1: Number and size of land units in Mangaung

Land Use Type	Area	Land Units		Size	
		No.	*(%)*	*Km²*	*(%)*
Formal Stands (Urban Area)	Bloemfontein	123,769	55.24%	117.96	1.04%
	Botshabelo	57,695	25.75%	38.57	0.35%
	Thaba Nchu	22,794	10.17%	23.78	0.22%
	Soutpan	1,212	0.54%	1.08	0.01%
	Dewetsdorp	3,770	1.68%	2.85	0.03%
	Wepener	4,496	2.01%	4.43	0.04%
	Van Stadensrus	927	0.41%	1.14	0.01%
Small Holdings (Bfn only)		3,176	1.42%	130.54	1.19%
Farms		6,205	2.77%	11,011.27	97.17%
TOTAL		**224,044**	**100%**	**11,331.62**	**100%**

Source: Surveyor General, Bloemfontein: 2019

From **Table 3.1**, it is evident that the rural area makes up the largest percentage (97.17%) of the entire municipal area. The following map provides an overview of the respective sizes of land within the municipal area.

Map 3.1: Size of land parcels

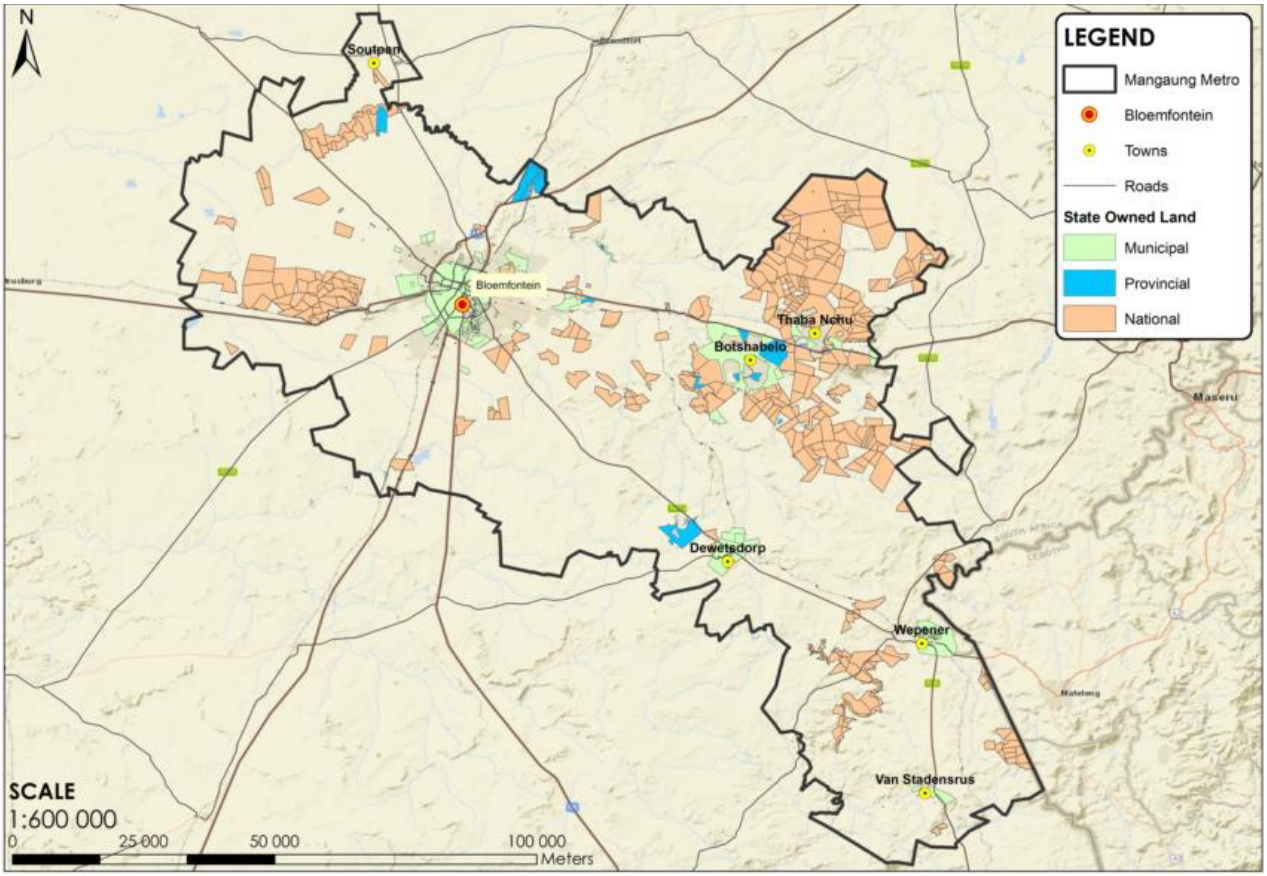


Source: Department of Rural Development and Land Reform (Free State office), 2019

3.1.2 Land Ownership

The following map indicates the status of land ownership in Mangaung. From this map it is clear that numerous state owned land occurs around Thaba Nchu and Bloemfontein, as well as in between Dewetsdorp and Van Stadensrus. Many of these land portions are linked to existing Nature reserves.

Map 3.2: Ownership status of land



Source: Department of Rural Development and Land Reform (Free State office), 2019

3.1.3 Traditional Leadership Areas

Approximately 82,000 ha of land in the Thaba Nchu District, 60km east of Bloemfontein, is classified as Tribal Land, which falls under Traditional Leadership. Chief Moroka II, the traditional leader of the Boo-Seleka section of the Barolong, migrated here with his people in 1833. They settled in Thaba Nchu in the Free State after being granted territory by the former king of Lesotho, Moshoeshoel.

Over time, their numbers grew, added to by other Barolong that had been scattered by Mzilikazi. A community of predominantly Tswana-speaking locals, Barolong Boo-Seleka settled across the territory that once extended from the eastern banks of the Leeuw River to the Phata-ya-lobelo hills in the west, where the former central hunting farm of Oranje Jag was established under the apartheid government. The town of Thaba Nchu grew

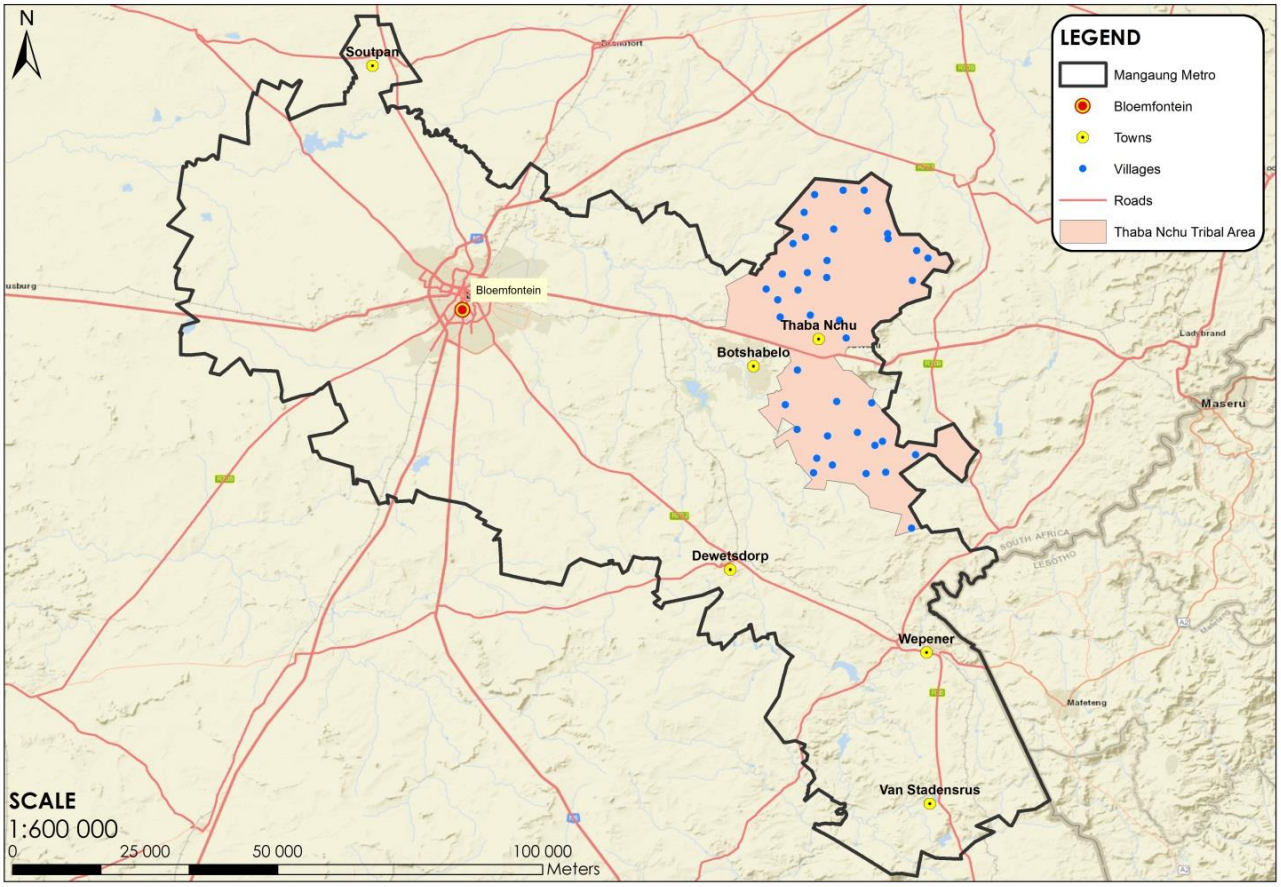
after the 1913 Natives Land Act that proclaimed Thaba Nchu as one of the former Orange Free State's African reserves.

The land is currently held in trust by the state and falls under the authority of the Mangaung Metropolitan Municipality, but is still being administered by the Barolong Traditional Council (also known as the Tribal Authority). Members of the Traditional Council enjoy representation and attend meetings of the Metropolitan Council.

According to the Congress of Traditional Leaders of South Africa (Contralesa), a traditional leader is defined as an individual who, by virtue of his or her ancestry, occupies the seat of an area, and who has been appointed to it in accordance with the traditions and customs of the area. These individuals exercise authority over the people who live there in the name of tradition.

The Tribal Authority oversees 37 villages sprawled across the entire tribal area, some of which are located as far as 35 km from the centre of Thaba Nchu. The rural areas in between the villages are characterized by large stretches of communal grazing land and utilized for cattle.

Map 3.3: Tribal Villages surrounding Thaba Nchu in relation to MMM



Source: Department of Rural Development and Land Reform (Free State office), 2019

3.1.4 Movement / Transport Network and Corridors

3.1.4.1 Road Networks

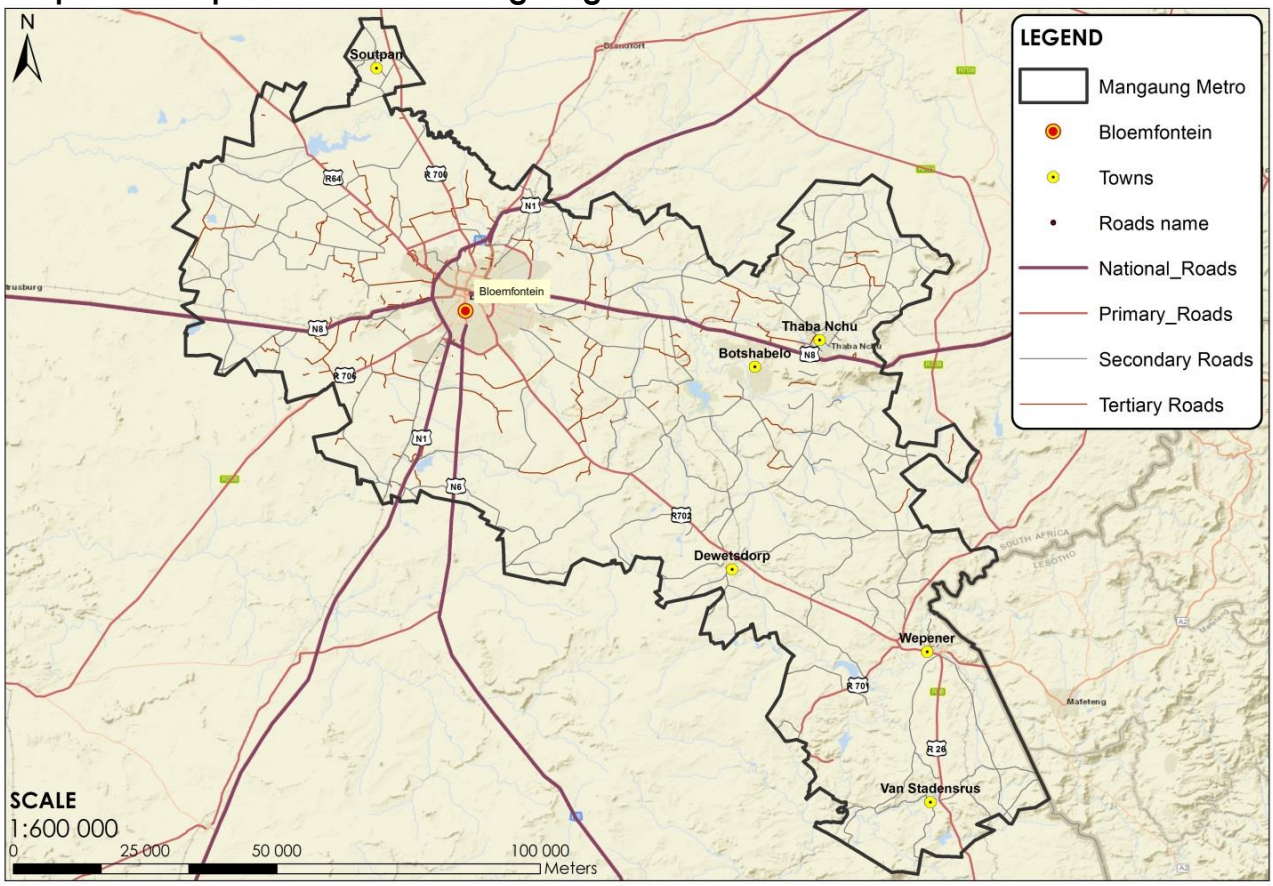
Mangaung is well serviced in terms of National road, rail and air transport networks linking the municipal area with several other provinces, and therefore benefits greatly from its central location in South Africa and the Free State Province.

Mangaung is strategically linked via the following Class 1 national roads:

- The **N1** linking Bloemfontein with Gauteng to the North and the Western Cape to the South;
- The **N6** linking Bloemfontein with the Eastern Cape, and
- The **N8** linking Bloemfontein with Lesotho in the east and the Northern Cape in the west.

Furthermore, MMM has a series of Class 2 arterial roads linking Bloemfontein with smaller towns located in the municipal area and in the province. These roads include *inter alia* the R702, R706, R700, R30, and the R64. The rest of the study area is serviced by a number of secondary and tertiary provincial roads, as indicated on the Map below.

Map 3.4: Transport Corridors in Mangaung



Source: Department of Police, Roads and Transport

3.1.4.2 Rail Networks

Mangaung is well serviced passenger railway network with rail infrastructure connecting the municipal area with Johannesburg, Port Elizabeth and East London, Durban and Maseru via Thaba Nchu, while the freight railway network links the MMM with Johannesburg and East London. Transnet also has a major inland freight terminal in Bloemfontein.

From Monday to Friday there are two trains daily to Maseru, as well as a train from Bloemfontein to Thaba Nchu. On Tuesdays and Thursdays there is a train from Bloemfontein to Modderpoort. From Tuesday to Saturday there is a train from Bloemfontein to Kimberley and on Monday, Wednesday and Friday there is a train from Bloemfontein to Port Elizabeth.

At present trains do not transport stock. Some of the lines that are not in use can be reinstated if it is viable for Spoornet. Examples of such lines are those from Bloemfontein to Ladybrand and from Bloemfontein to Dewetsdorp. Other rail lines are so badly damaged that they will remain unused. An example of such a line is the railway between Dewetsdorp and Aliwal North.

3.1.4.3 Air

There is an international airport at Bloemfontein (Bram Fischer International Airport), from where flights are directed to Johannesburg, Durban, Cape Town, George, and Sishen. The Tempe Military airport base, just west of Bloemfontein, also provides MMM with flight services. The regional airport at Thaba Nchu is no longer operational.

3.1.4.4 Public Transport Facilities and Services (Trip Generation and modes)

In Mangaung the public transport system consist of privately owned taxis and busses. The taxis are in a transformation process according to the recapitalization programme of the government. Interstate Bus Lines (Pty) Ltd is a privately owned company that provides daily transport between Bloemfontein, Botshabelo and Thaba Nchu. The National Household Travel Survey, 2013 (NHTS), indicates that a total number of **195,000** work-related trips are being generated daily in Mangaung. **Table 3.2** reflects the total number of trips generated during the morning peak period from each Traffic Analysis Zone (TAZ).

Table 3.2: Total Daily Trips and modes of transport in Mangaung

Traffic Analysis Zone (TAZ)	No of Work Related Trips	(%)
Mangaung	91 000	46.70
Bloemfontein	45 454	23.33
Botshabelo	27 089	13.9
Thaba Nchu	15 146	7.77
Naledi	5 831	2.99
Rural areas	10 321	5.3
TOTAL	**194 841**	**100%**

Modes of Transport	No. of People	(%)
Private Vehicle	57 595	29.56
Lift clubs / passenger	16 445	8.44
Public: Taxi	63 440	32.56
Public: Bus	20 556	10.55
Walk	33 435	17.16
Other	3 370	1.73
TOTAL	**194 841**	**100%**

Source: NHTS (2013) & Mangaung IDP (2019:67)

3.1.4.5 Transport opportunities

The following opportunities have been identified with the view to strengthening the transport networks in the municipal area:

- SIP 6 - Construction of Thaba Nchu Public Transport Route;
- SIP 7 - N8 Development Corridor; and
- SIP 17 - Bloemfontein-Maseru rail network.

3.1.5 Other key elements

3.1.5.1 Rivers and Dams

There are four prominent rivers flowing through the Municipal area, namely the **Modder river** (located towards the north flowing in a general north-western and south-western direction), the **Kgabanyane river** (located east and flowing in a Western direction), the **Caledon river** (located south-east and flowing in a general south-western direction), as well as the **Rietspruit river** (located towards the south and also flowing in a western direction).

Several dams have also been constructed and act as important reservoirs providing water to the study area. These are depicted in **Table 3.3** below.

Table 3.3: List of Rivers and Dams in Mangaung

Dams	Capacity (Mil.m³)	Rivers	Spruits
Krugersdrift Dam	± 73.2	Modder River	Riet Spruit
Mockes Dam	± 70	Leeu River	Blaasbalk Spruit
Rustfontein Dam	± 72.2	Groot-Vet River	McCabes Spruit
Feloana Dam	± 7.5	Lengwana River	Koranna Spruit
Seroalo Dam	± 9	Klein Modder River	
Rooifontein Dam	± 7	Leeu River	
Lovedale Dam	± 16	Caledon River	
Armenia Dam	± 13.3	Witspruit River	
Welbedacht Dam	± 5.5	Riet Spruit / River	
Egmont Dam	± 9.1		
Tierpoort Dam	± 34.0		
Moutloatsi Setlogelo Dam	± 12.0		

3.1.5.2 Nature Reserves and Conservation Areas

A number of Nature reserves and small areas of conservation are to be found mostly around some of the major dams.

Nature Reserves are areas protected by legislation due to their environmental quality. Although there are a few protected areas in Mangaung, only the 10 most significant nature reserves are discussed in **Table 3.4** below:

Table 3.4: List of most prominent Nature Reserves in Mangaung

Nature Reserve Name	Locality	Area (ha)	Biome region
Soetdoring Nature Reserve was proclaimed in 1978 and is host to birds, antelope and enclosed predators	Just south of Soutpan on both banks of the Modder river and the Krugersdrift dam.	± 6 800	Shrubland and low Fynbos
Rustfontein Nature Reserve was built in 1955. Angling and water sports are the main activities	10 km south of the N8 national road between Bloemfontein and Thaba Nchu, and 10km from Botshabelo	± 1 835	Grassland
Caledon Nature Reserve The Caledon River flows through the reserve. The Welbedacht Dam is located in the southern region of the reserve	Between Wepener & Van Stadensrus, about 15km south of Wepener on the R702.	± 3 780	Grassland
Nielsview Nature Reserve	Between Bloemfontein & Dealesville	± 6 050	Grassland
Steenbokkraal Nature Reserve	Between Bloemfontein & Dealesville	± 1 140	Grassland
Maria Moroka Natinal Park	South of Thaba Nchu	± 3 680	Degraded / Grassland
Bergkraal Reserve	North-west of Bloemfontein	± 825	Bushland
De Oudekraal Nature Reserve	South of Bloemfontein	± 2 585	Grassland
Highlands Reserve	West of Bloemfontein	± 2 890	Cultivated Land
Rooikraal Game Reserve	Between Bloemfontein & Dealesville	± 2 900	Grassland
Franklin Game Reserve	Bloemfontein	± 250	Urban/Bushland

As Mangaung is dependent on the surface water in the area, all river systems, water bodies and its immediate surroundings are being protected to ensure good quality water in the study area. By protecting the areas and ensuring current legislation regulates the dumping of material in the river systems the ecosystem along the rivers will be protected from degradation and contamination.

Red data species and habitats, as well as bird breeding areas have been identified in the study area, which are classified as sensitive areas and need to be protected. The Florisbad archaeological and paleontological site consists of a sequence of Quaternary deposits associated with a thermal spring. The fossil context at Florisbad includes the

human skull fragment, and archaeological remains from old land surfaces. The saltpans surrounding Soutpan must also be protected as environmental sensitive areas.

Conservation areas are priority areas and are strictly protected from most activities in terms of the National Environmental Management Act (NEMA). The conservation areas and nature reserves are important in deciding on long term development proposals and strategies for the municipal area. Protected areas and conservancies are strictly not physical attributes but have strong physical links and is a primary determinant of future development and development potential in the municipal area. As one extends the impact of environmental issues, it is clear that the impact of ecological issues goes way beyond the demarcated areas and key environmental features.

3.1.6 Rural Character and Land Use

The Mangaung rural area is a relatively flat vast open area, which is characterised by extensive commercial farming in the west (mainly mixed crop production and cattle farming), with more intensive farming along the lower drainage area of the Modder River in the north-west and the west. Large concentrations of cultivated land are located north-west of Bloemfontein, whilst small pockets of cultivated land are found throughout the Metro. The eastern part is more popular for cattle, sheep and game farming due to better grazing potential. The majority of land in the Municipal area is however used for grazing purposes.

The area comprises several built up urban areas functioning in support of the rural areas, and which are connected via existing road Infrastructure. Bloemfontein acts as the main urban centre where 60% of the population is concentrated, whilst Botshabelo and Thaba Nchu are second largest, housing 33% of the population altogether.

The area surrounding Thaba Nchu and Botshabelo is Trust land under traditional leadership, which is utilised by subsistence and small scale farmers. This area also contains several small rural villages where most of the traditional rural population lives. Other rural support centres include Soutpan, Dewetsdorp, Wepener and Van Stadensrus, which are all classified as rural. The rural area represents the largest part (surface area) of the Municipal area (97%), but contains only a small portion of the population (3,65%), with an overall population density of only 2,72 persons per km^2.

Another prominent centre is the Glen Agricultural College to the north of Bloemfontein, which is regarded as a great asset to the rural area, especially in offering support for subsistence and emerging farmers.

3.1.7 Urban Character and Land Use

The following sub-section provides a broad overview of the urban areas acting as support centres for the rural area. These centres contain several engineering infrastructure and social facilities, which are being utilised, not only by the urban population, but also the rural area.

Consequently, the importance of these urban support centres cannot be taken out of the equation when a RDP is being formulated. Since the needs and priorities of the rural population reflect a general shortage of infrastructure and facilities, it is of great importance to analyse the extent to which services are available in these centres and to identify any shortages.

3.1.7.1 Bloemfontein

Bloemfontein, the largest of the urban centres in MMM, is also the sixth largest city in South Africa and the administrative capital of the Free State Province. Bloemfontein is also the judicial capital of South Africa and it represents the economic hub of the regional economy. The area is highly accessible with well-developed infrastructure and transport networks, including three national roads, a railway link between Gauteng and the Western Cape, as well as an international airport (Bram Fisher Airport).

Bloemfontein itself has a fairly conventional and compact urban form, without any extremely dense zones. The main residential areas are reasonably accessible to the Central Business District (CBD), which is the dominant employment centre.

Bloemfontein is home to excellent educational and health facilities and includes three tertiary institutions (two of which offer agricultural courses), five state hospitals as well as several private hospitals and clinics. The table below provides a summary of facilities to be found in Bloemfontein:

Table 3.5: Summary of Social Facilities and Services Infrastructure in Bloemfontein

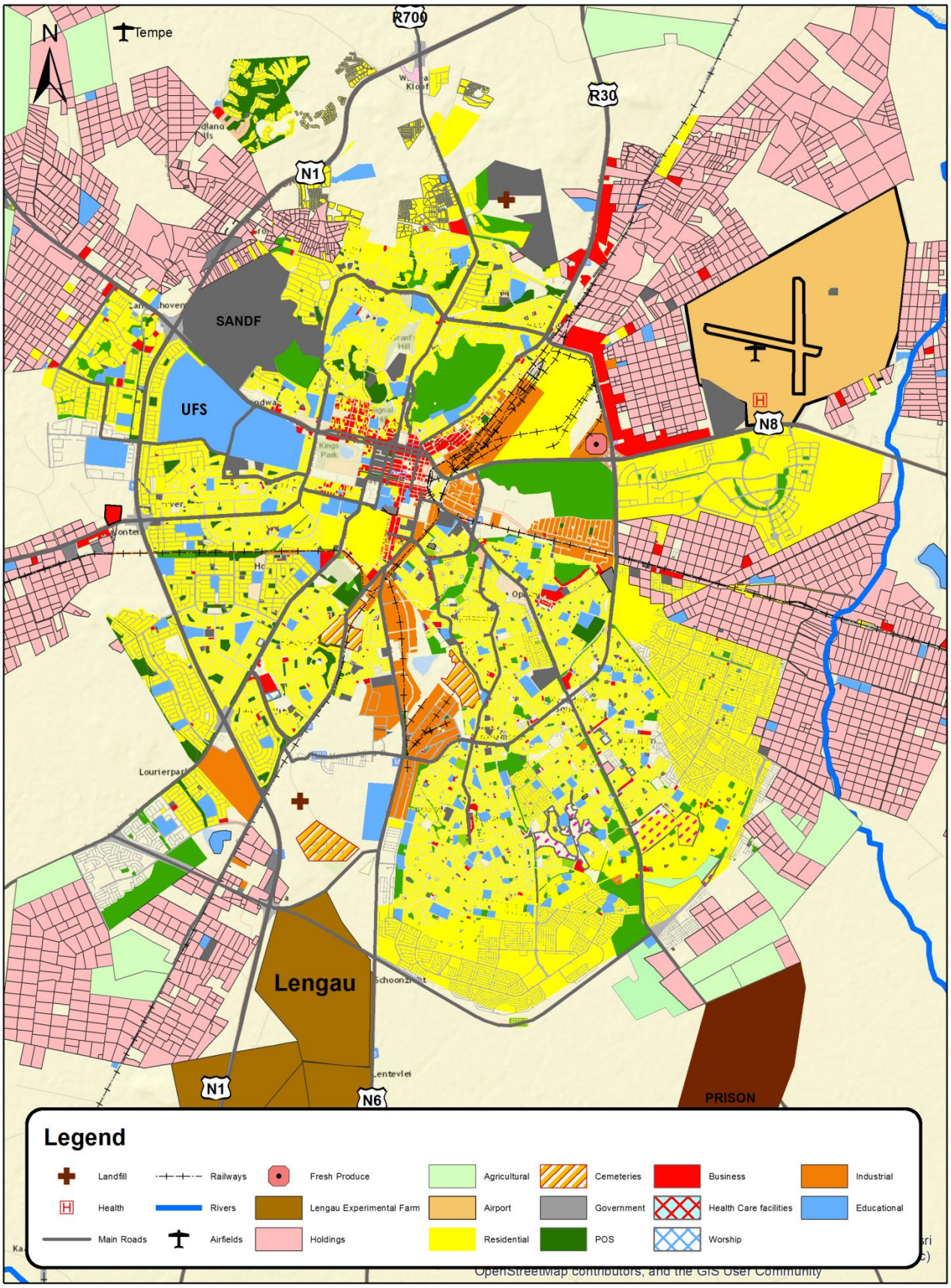
Type facility / service	Count	Type facility / service	Count
Tertiary Institutions	3	Private Hospital / Med. Centre	11
Primary Schools	65	State Hospital	5
Secondary School	31	Clinics	31
Intermediate School	0	Mobile Clinics	8
Combined School	16	Library	9
Specialised School	7	Cemeteries	10
Church	79	WWTW	3
Police Station	11	Electrical Distribution Centres	2
Fire Station	3	Land fill	2

Source: MMM, GIS Division City's Development Profile and Analysis, MMM, 2020

In addition to this, Bloemfontein also has two agricultural related training facilities, namely the Glen Agricultural College (located to the north of Bloemfontein and administered by the DAFF), as well as the Lengau experimental farm (located to the south of Bloemfontein and administered by the UFS).

Another important facility in relation to rural development, is the Fresh Produce Market, which is situated just west of the Estoire Small Holdings. The land uses of Bloemfontein are illustrated in **Map 3.5** below.

Map 3.5: Bloemfontein Land Uses



Source: MMM, GIS Division

3.1.7.2 Botshabelo

Botshabelo, 55 km east of Bloemfontein, was established in May 1979 with the intention of providing much needed labour for Bloemfontein at the time. This settlement has a primary residential nature, whilst a small range of factories and warehouses provide employment opportunities for around six thousand people. With an unemployment rate of 32.9% (Mangaung SDF, 2019:4), the town greatly depends on Bloemfontein for employment.

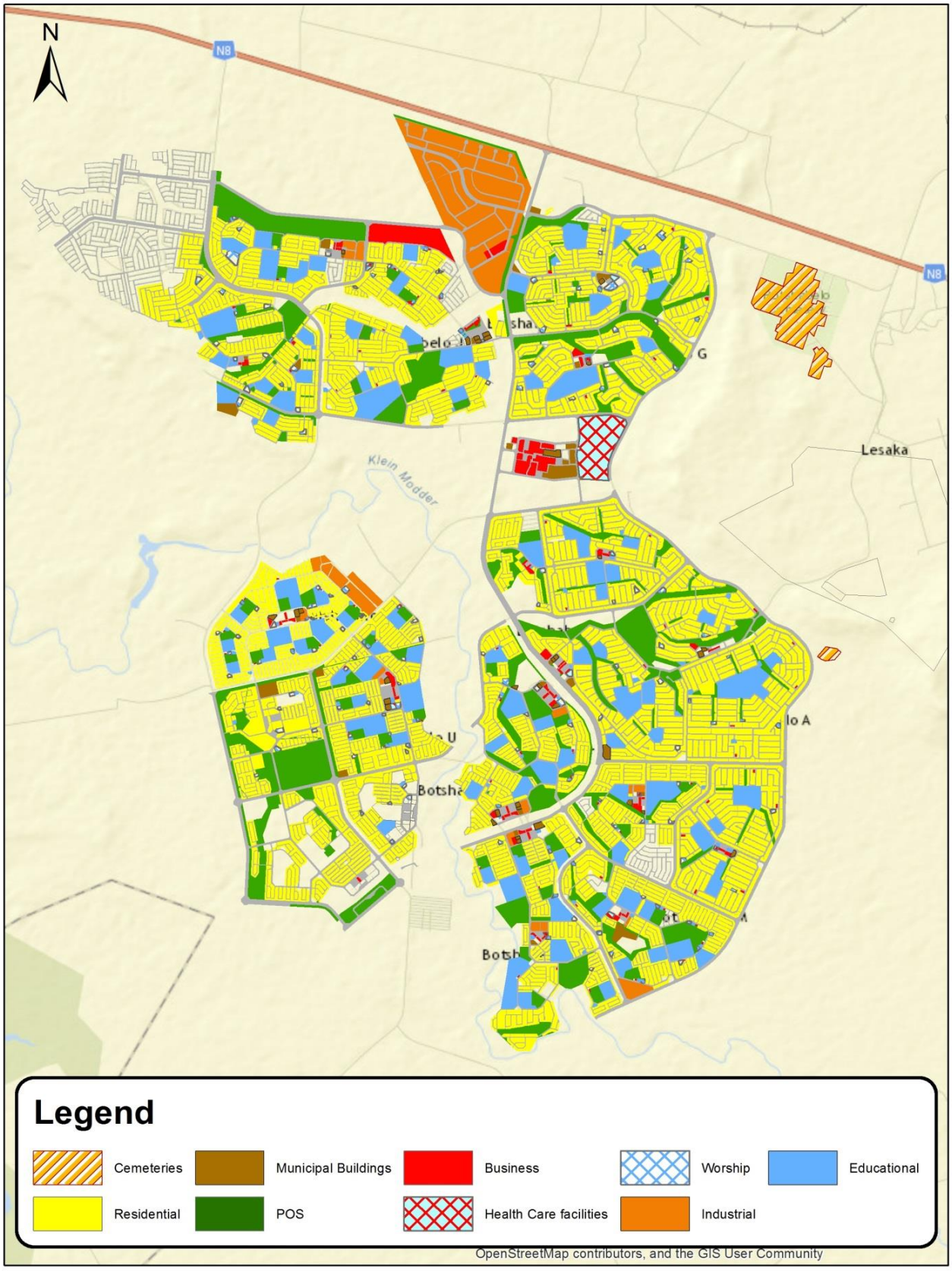
The table below provides a summary of facilities to be found in Botshabelo, whereas **Map 3.6** further down illustrates the land uses:

Table 3. 6: Summary of Social Facilities and Services Infrastructure in Botshabelo

Type facility / service	Count	Type facility / service	Count
Tertiary Institutions	1	Private Hospital / Med. Centre	0
Primary Schools	18	State Hospital	1
Secondary School	13	Clinics	13
Intermediate School	28	Mobile Clinics	2
Combined School	1	Library	2
Specialised School	0	Cemeteries	2
Church	77	WWTW	3
Police Station	2	Electrical Distribution Centres	2
Fire Station	0	Land fill	2

Source: MMM, GIS Division City's Development Profile and Analysis, MMM, 2020

Map 3.6: Botshabelo Land Uses



Source: MMM, GIS Division

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3.1.7.3 Thaba Nchu

Thaba Nchu is a "tribal area" located 12km further to the east of Botshabelo and used to form part of the Bophuthatswana homeland, which was home to the Tswana people for more than 180 years. The Thaba Nchu area was incorporated into South Africa after 1994 and comprises two urban centres (Thaba Nchu and Selosesha), surrounded by several villages, some of which are classified as urban and some as rural.

The following table provides a breakdown of the villages which are classified as part of the Thaba Nchu **urban area** due to the fact that these villages have already been surveyed, whilst they also have access to engineering services. These villages, together with the land uses, are illustrated in **Map 3.7**.

Table 3.7: Summary of Thaba Nchu Urban Villages

No.	Village Name	Township Extension	Total hectare	No. of sites
1	Bultfontein (1 - 5)	Selosesha Ext. 4 - 8	680.0000	6870
2	Mokwena (1 & 2)	Thaba Nchu Ext. 20 & 23	409.6273	2507
3	Moroka (1 & 2)	Thaba Nchu Ext. 19 & 21	108.9428	1766
4	Motlatla	Thaba Nchu Ext 17	103.7158	329
5	Ratau	Thaba Nchu Ext 16	220.9679	985
6	Ratlou	Thaba Nchu Ext 18	159.3016	1038
7	Rooifontein	Selosesha Ext 9	84.3235	309
8	Seroalo	Selosesha Ext 10	86.0862	564

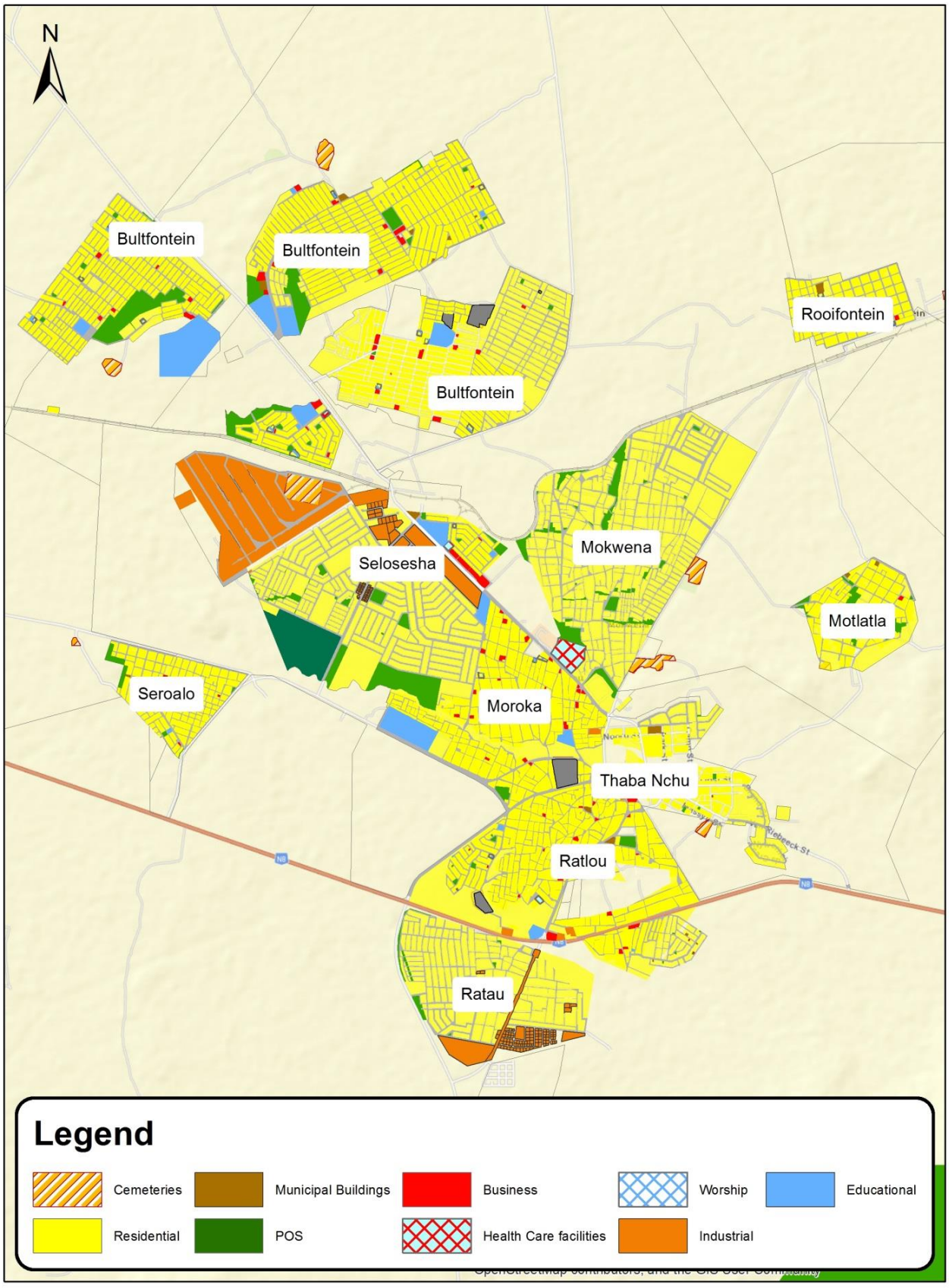
The table below provides a summary of facilities to be found in the Thaba Nchu urban area.

Table 3.8: Summary of Social Facilities and Services Infrastructure in Urban Thaba Nchu

Type facility / service	Count	Type facility / service	Count
Tertiary Institutions	1	Private Hospital / Med. Centre	0
Primary Schools	20	State Hospital	1
Secondary School	7	Clinics	12
Intermediate School	5	Mobile Clinics	4
Combined School	1	Library	1
Specialised School	2	Cemeteries	15
Church	65	WWTW	2
Police Station	2	Electrical Distribution Centres	3
Fire Station	0	Land fill	0

Source: MMM, GIS Division City's Development Profile and Analysis, MMM, 2020

Map 3.7: Thaba Nchu Urban Area



Source: MMM, GIS Division

In addition to the above, the Thaba Nchu urban area is surrounded by a total of **37 rural villages**, with 21 villages located to the north and 16 villages located to the south. **Table 3.9** provides a summary of these villages, whilst the various locations of the villages are depicted on **Map 3.8**. The distances to these villages driving along the road are illustrated through buffer areas in **Map 3.9** further down.

Table 3.9: Summary of Thaba Nchu Rural Villages

Located North of Thaba Nchu			
No	**Village Name**	**Size (ha)**	**No. People**
1	Kgalala	102	653
2	Bofulo	51	432
3	Rooibult	63	442
4	Talla	72	667
5	Modutung	88	710
6	Spitskop	42	389
7	Houtnek	47	380
8	Morago	71	442
9	Sediba A	99	987
10	Sediba B		
11	Rakhoi	20	257
12	Longridge	14	116
13	Moroto	157	987
14	Middeldeel	39	376
15	Paradys	50	644
16	Ratabane	40	238
17	Merino	54	492
18	Feloana	42	683
19	Tiger River	46	515
20	Potsane	41	482
21	Thubisi	53	326

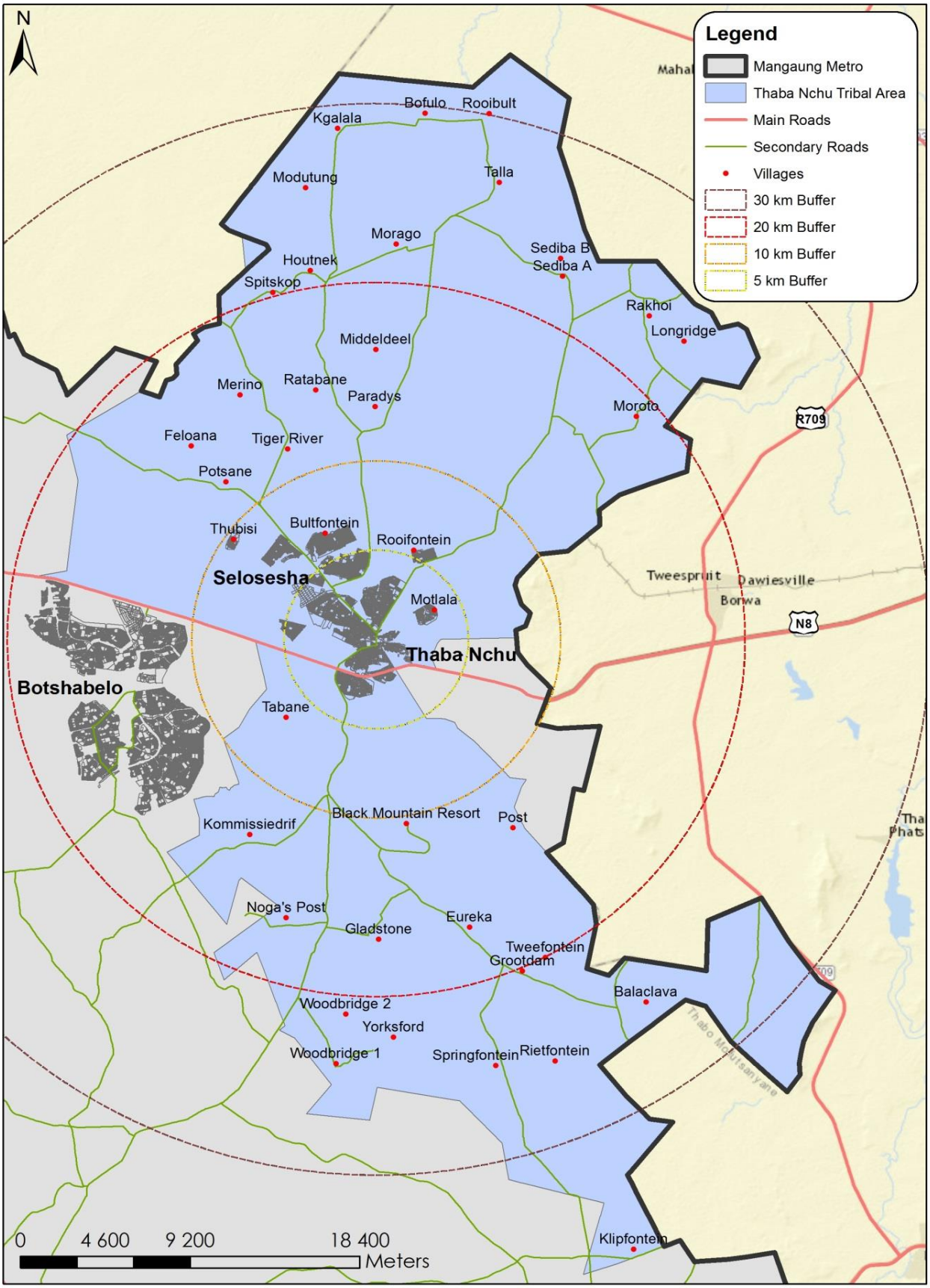
Located South of Thaba Nchu			
No.	**Village Name**	**Size (ha)**	**No. People**
1	Tabane	31	257
2	KommissieDrif	54	442
3	Black Mountain Resort	N/A	N/A
4	Post	9	52
5	Noga's Post	40	327
6	Gladstone	83	842
7	Eureka	15	129
8	Tweefontein	52	406
9	Grootdam	34	175
10	Balaclava	63	245
11	Rietfontein	46	363
12	Springfontein	31	155
13	Yorksford	34	337
14	Woodbridge 1	25	211
15	Woodbridge 2	48	500
16	Klipfontein	24	391

Total All Villages	**1780 ha**	**15,050**

Individual rural villages are portrayed in **Maps 3.10 to 3.46** further below.

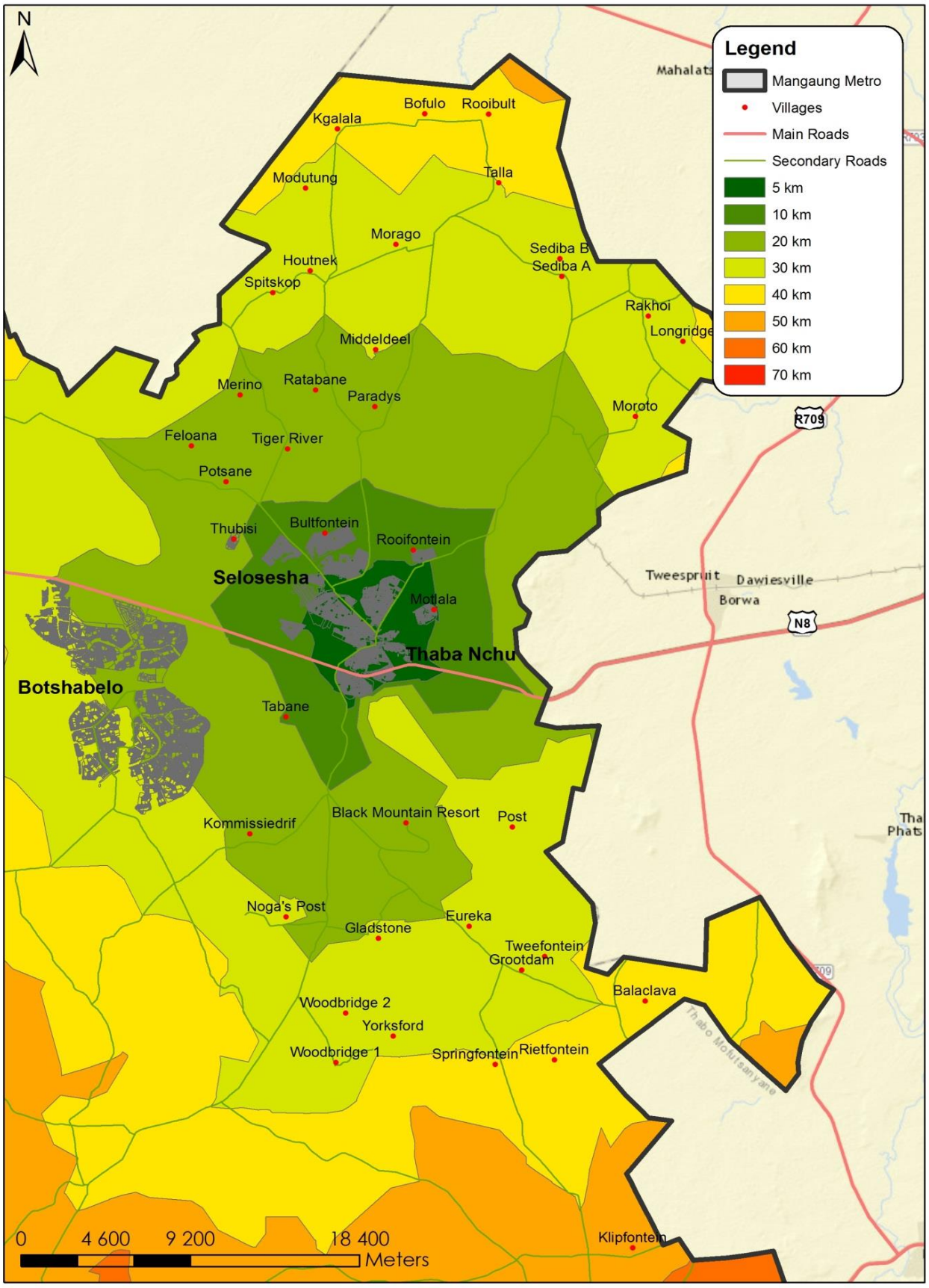
The land in between the rural villages is classified as communal land where people have grazing rights and practice small scale farming. Thaba Nchu is co-managed by the Metropolitan Council and the Barolong Boo-Seleka Traditional Council.

Map 3.8: Location of Thaba Nchu Rural Villages



Source: Department of Rural Development and Land Reform (Free State office), 2019

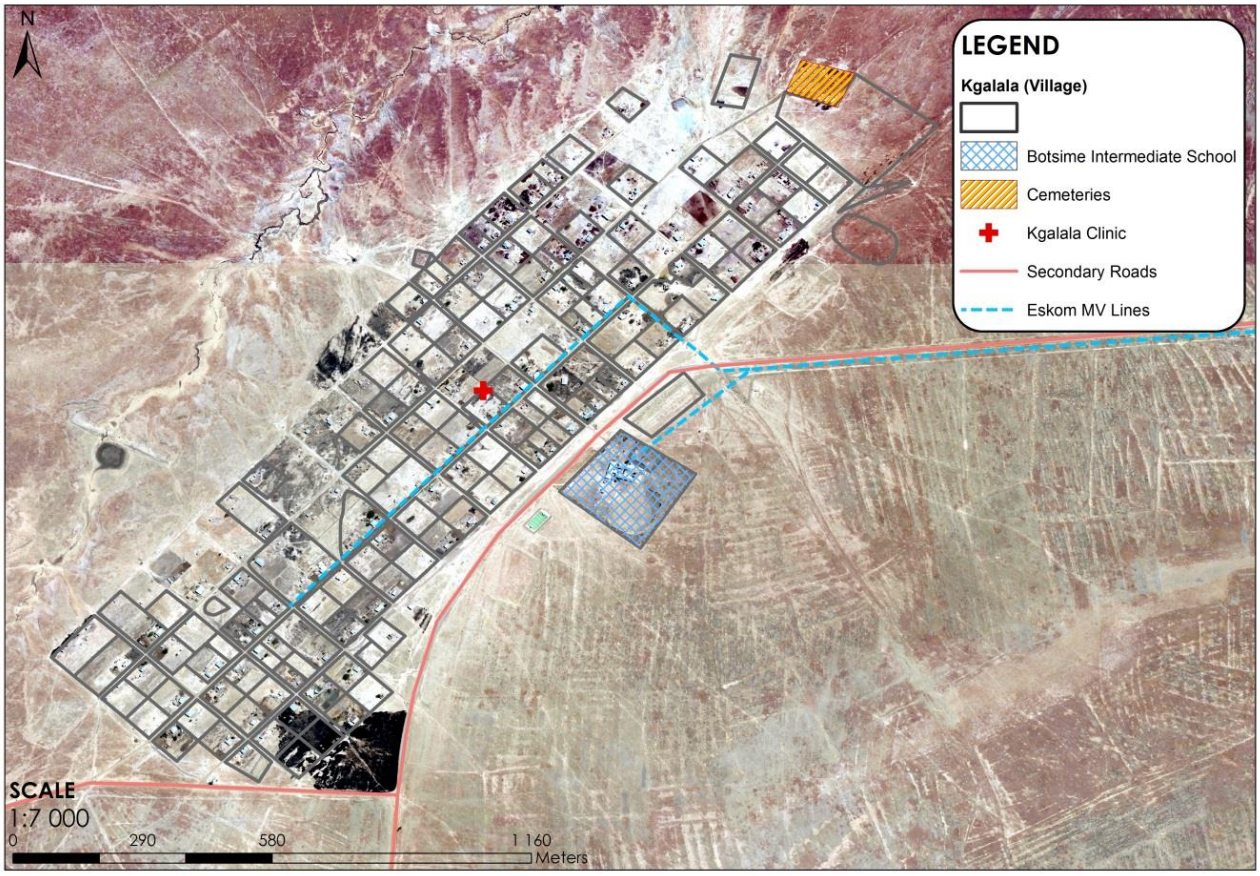
Map 3. 9: Thaba Nchu Rural Village Buffers along roads



Source: Department of Rural Development and Land Reform (Free State office), 2019

Kgalala	
Relative Location:	Kgalala is located approximately 27km North West of Thaba Nchu and obtains access from Secondary Road S1523.
Coordinates:	28°57'20.0"S 26°48'57.2"E
Road distance from Thaba Nchu:	31 km
Size:	102 ha
No. Households:	198
Average Household Size:	3.3
Population Estimate:	653 people
Community Facilities:	• Botsime Intermediate School • Kgala Clinic
Growth	Only a few additional plots can be spotted since the village has last been surveyed, meaning that the village is growing at a slow rate.

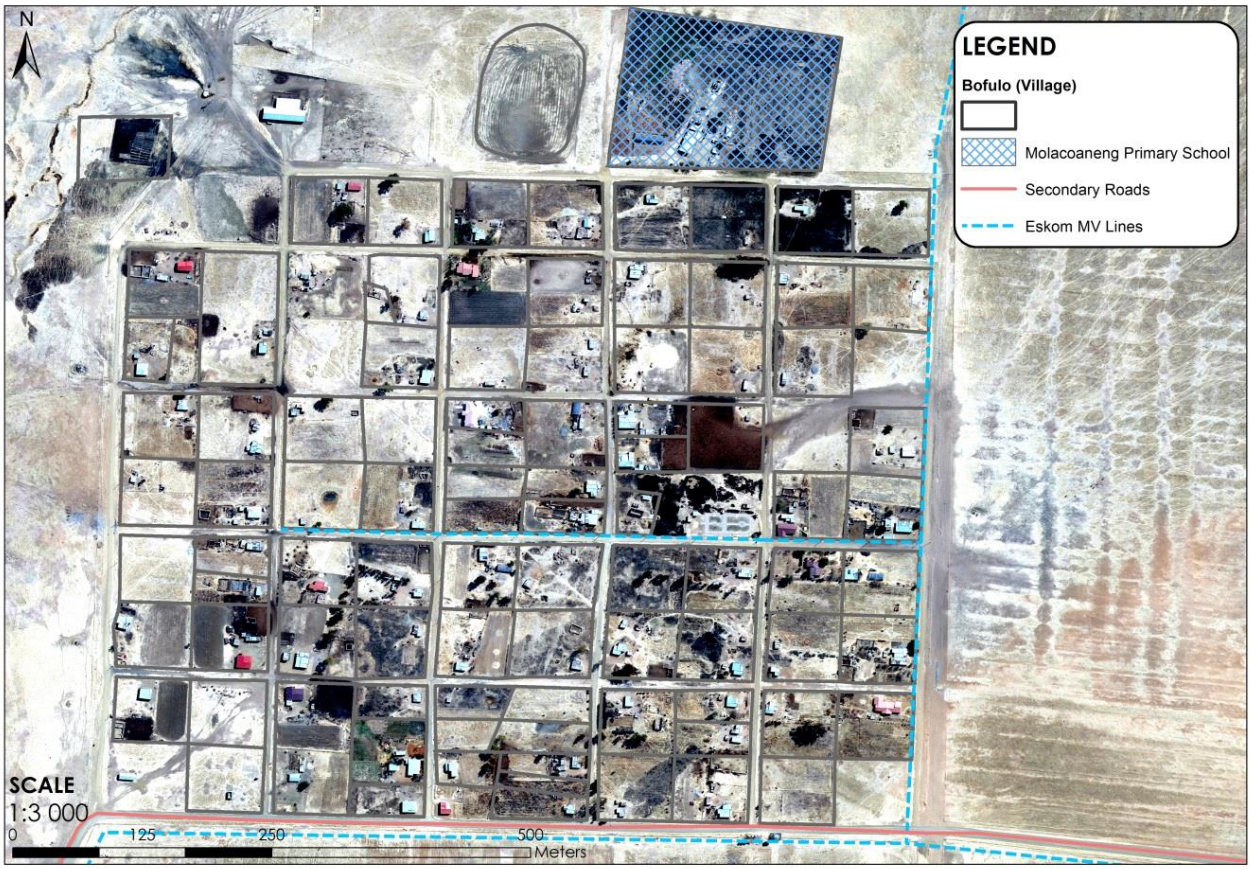
Map 3.10: Thaba Nchu Rural Villages North - Kgalala



Source: Department of Rural Development and Land Reform (NGI), 2019

Bofulo	
Relative Location:	Bofulo is located approximately 28km North of Thaba Nchu and obtains access from Secondary Road S1523.
Coordinates:	28°56'53.1"S 26°51'58.9"E
Road distance from Thaba Nchu:	35 km
Size:	51 ha
No. Households:	131
Average Household Size:	3.3
Population Estimate:	432 people
Community Facilities:	• Molacoaneng Primary School
Growth	There are very little additional plots that can be spotted since the village has last been surveyed, meaning that the village is stagnant.

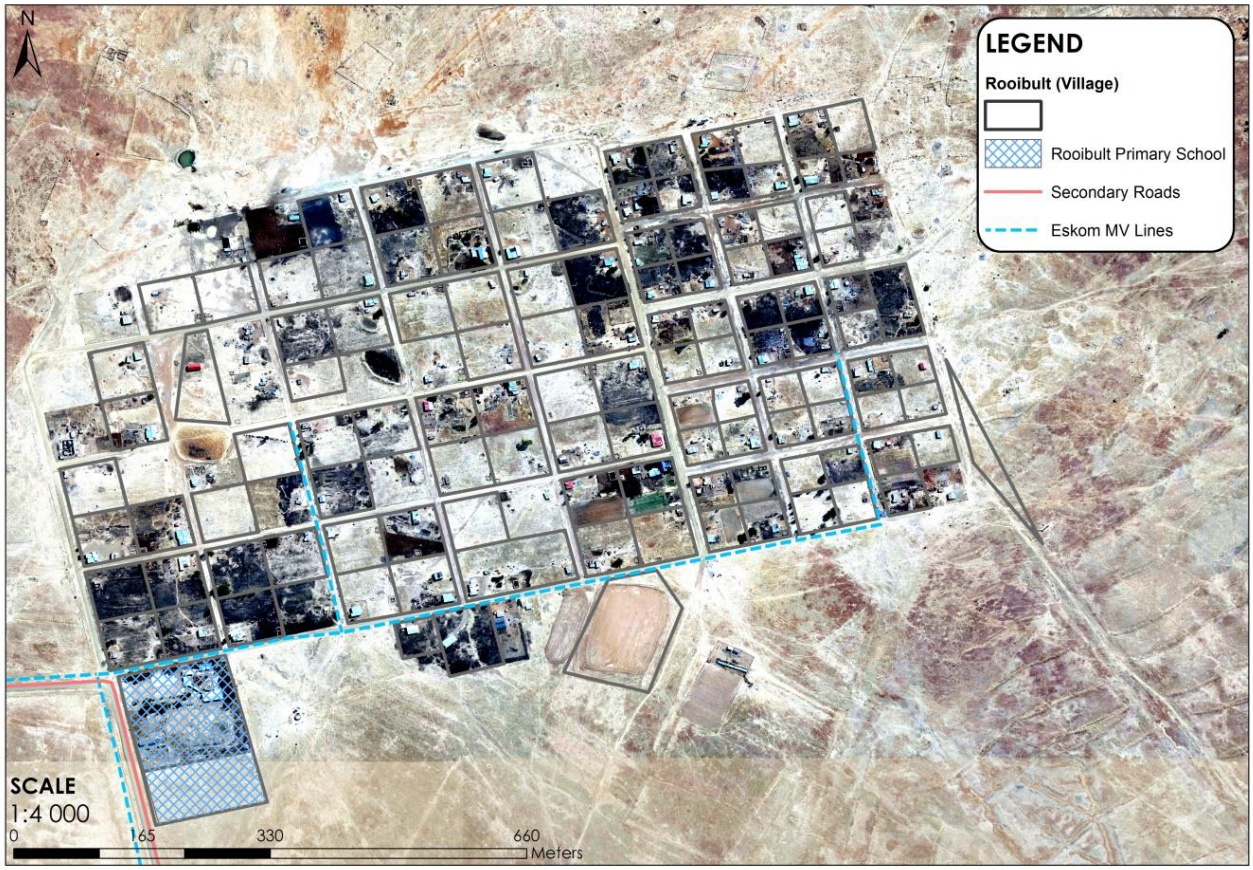
Map 3.11: Thaba Nchu Rural Villages North - Bofulo



Source: Department of Rural Development and Land Reform (NGI), 2019

Rooibult	
Relative Location:	Rooibult is located approximately 30km North of Thaba Nchu and obtains access from Secondary Road S1523.
Coordinates:	28°56'52.9"S 26°54'09.1"E
Road distance from Thaba Nchu:	34 km
Size:	63 ha
No. Households:	134
Average Household Size:	3.3
Population Estimate:	442 people
Community Facilities:	• Rooibult Primary
Growth	There are very little additional plots that can be spotted since the village has last been surveyed, meaning that the village is stagnant.

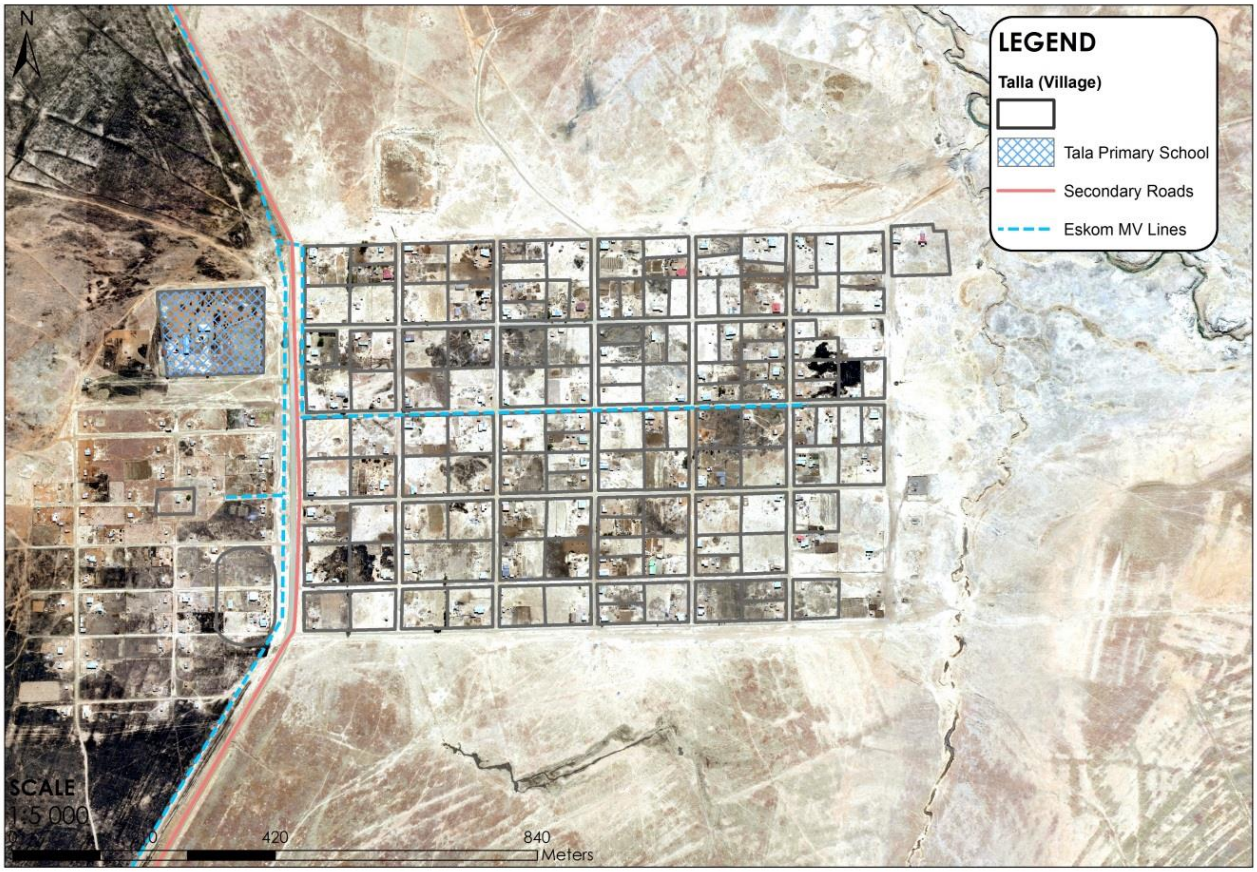
Map 3.12: Thaba Nchu Rural Villages North - Rooibult



Source: Department of Rural Development and Land Reform (NGI), 2019

Talla	
Relative Location:	Talla located approximately 26km North of Thaba Nchu and obtains access from Secondary Road S1531 via Paradys, or S1523 via Rooibult.
Coordinates:	28°58'56.0"S 26°54'23.4"E
Road distance from Thaba Nchu:	29 km
Size:	72 ha
No. Households:	202
Average Household Size:	3.3
Population Estimate:	667 people
Community Facilities:	• Tala Primary School
Growth	The village indicates significant growth to the west since it has last been surveyed.

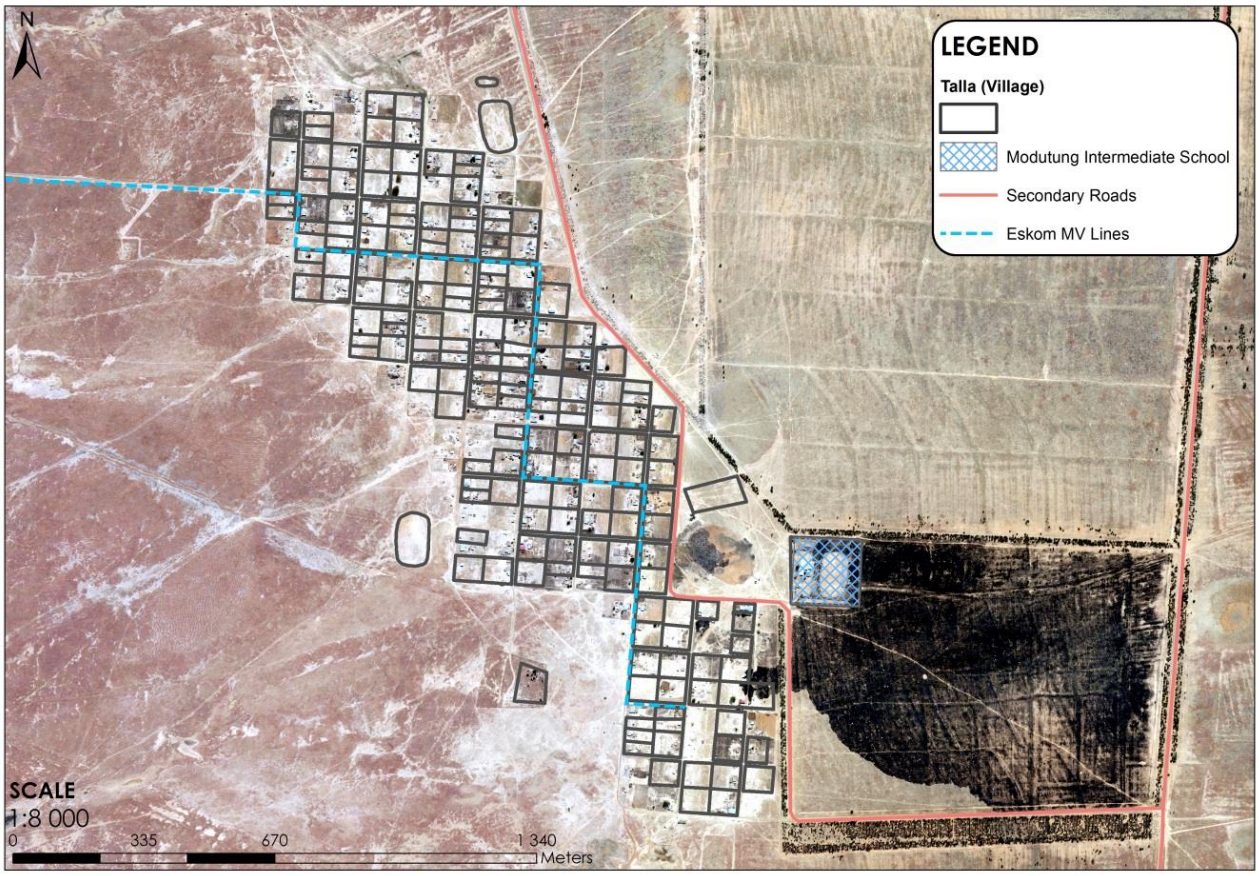
Map 3.13: Thaba Nchu Rural Villages North - Talla



Source: Department of Rural Development and Land Reform (NGI), 2019

Modutung	
Relative Location:	Modutung is located approximately 31km North West of Thaba Nchu and obtains access from Secondary Road S1522 linking with Secondary Road S1523.
Coordinates:	28°59'09.5"S 26°47'36.5"E
Road distance from Thaba Nchu:	29 km
Size:	88 ha
No. Households:	215
Average Household Size:	3.3
Population Estimate:	710 people
Community Facilities:	• Modutung Intermediate
Growth	There are very little additional plots that can be spotted since the village has last been surveyed, meaning that the village is stagnant.

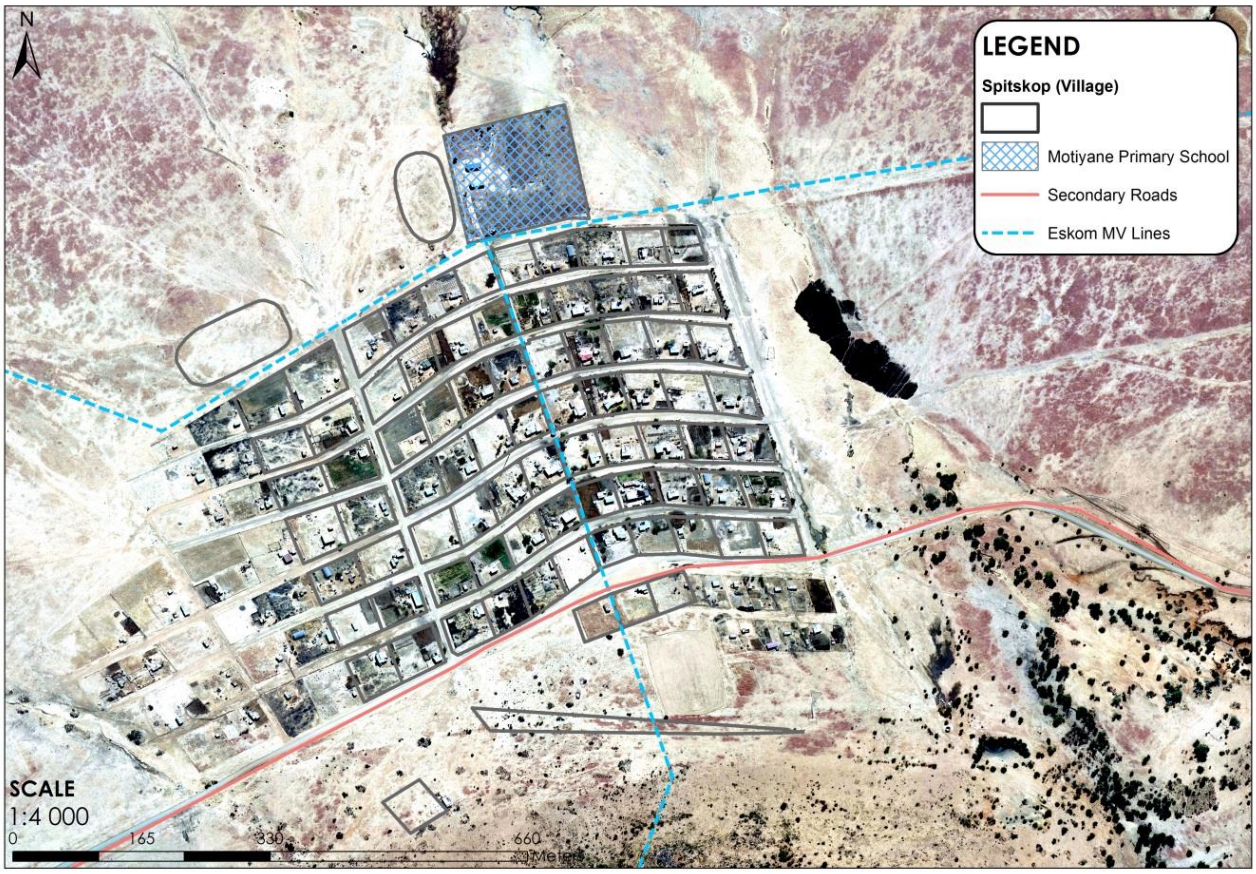
Map 3.14: Thaba Nchu Rural Villages North - Modutung



Source: Department of Rural Development and Land Reform (NGI), 2019

Spitskop	
Relative Location:	Spitskop located approximately 19km North of Thaba Nchu and obtains access from Secondary Road S317 and also linking with Secondary Road S1523.
Coordinates:	29°02'11.1"S 26°46'31.3"E
Road distance from Thaba Nchu:	22 km
Size:	42 ha
No. Households:	118
Average Household Size:	3.3
Population Estimate:	390 people
Community Facilities:	• Motiyane Primary
Growth	A few additional plots can be spotted since the village has last been surveyed, meaning that the village is growing at a slow rate.

Map 3.15: Thaba Nchu Rural Villages North- Spitskop



Source: Department of Rural Development and Land Reform (NGI), 2019

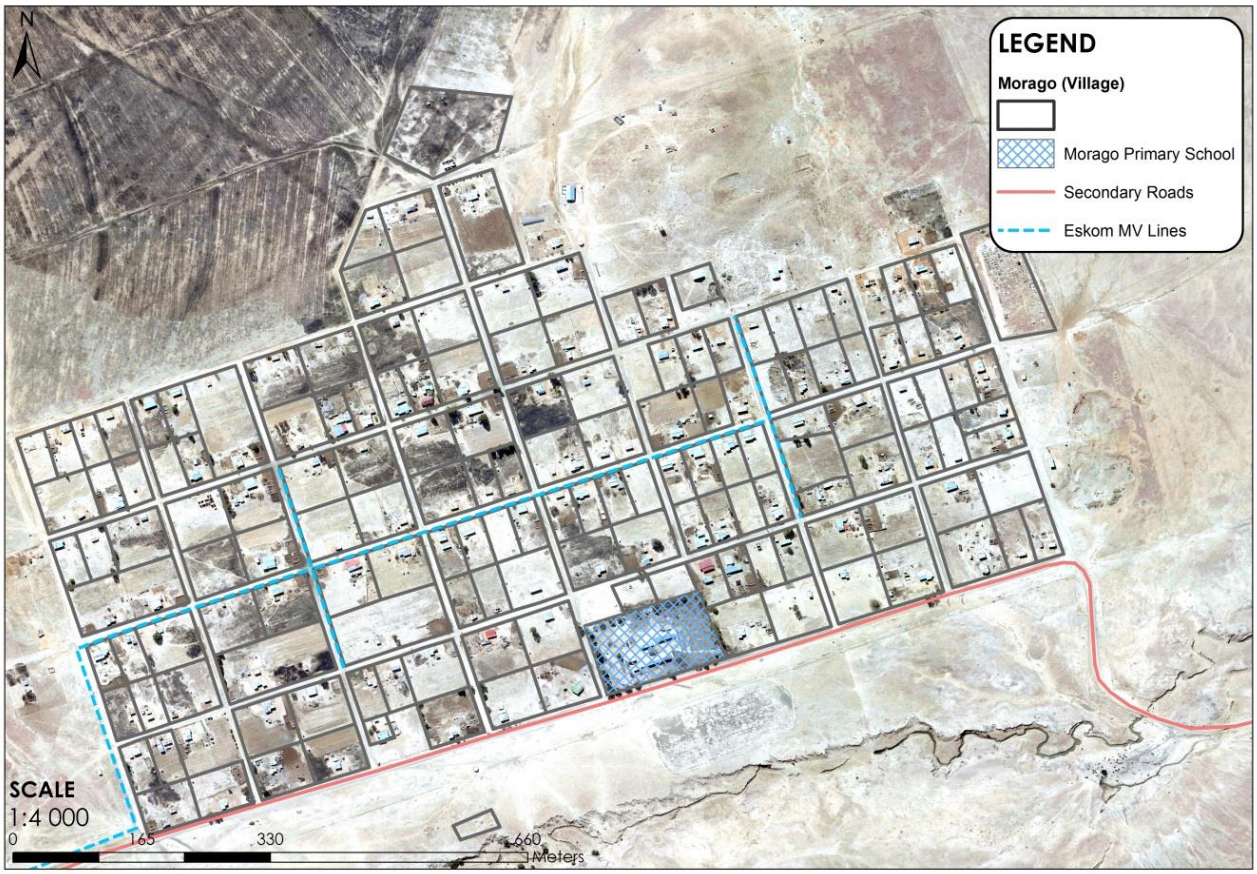
Houtnek	
Relative Location:	Houtnek located approximately 19km North of Thaba Nchu and obtains access from Secondary Road S317 and also linking with Secondary Road S1523.
Coordinates:	29°01'35.1"S 26°48'04.0"E
Road distance from Thaba Nchu:	22 km
Size:	47 ha
No. Households:	115
Average Household Size:	3.3
Population Estimate:	380 people
Community Facilities:	None, Informal sport fields only
Growth	There are very little additional plots that can be spotted since the village has last been surveyed, meaning that the village is stagnant.

Map 3.16: Thaba Nchu Rural Villages North - Houtnek

Source: Department of Rural Development and Land Reform (NGI), 2019

Morago	
Relative Location:	Morago located approximately 21km North of Thaba Nchu and obtains access from Secondary Road S1519 linking with Secondary Roads S1523 and S1531.
Coordinates:	29°00'49.2"S 26°50'53.7"E
Road distance from Thaba Nchu:	22 km
Size:	71 ha
No. Households:	134
Average Household Size:	3.3
Population Estimate:	442 people
Community Facilities:	• Morago Primary School
Growth	There are very little additional plots that can be spotted since the village has last been surveyed, meaning that the village is stagnant.

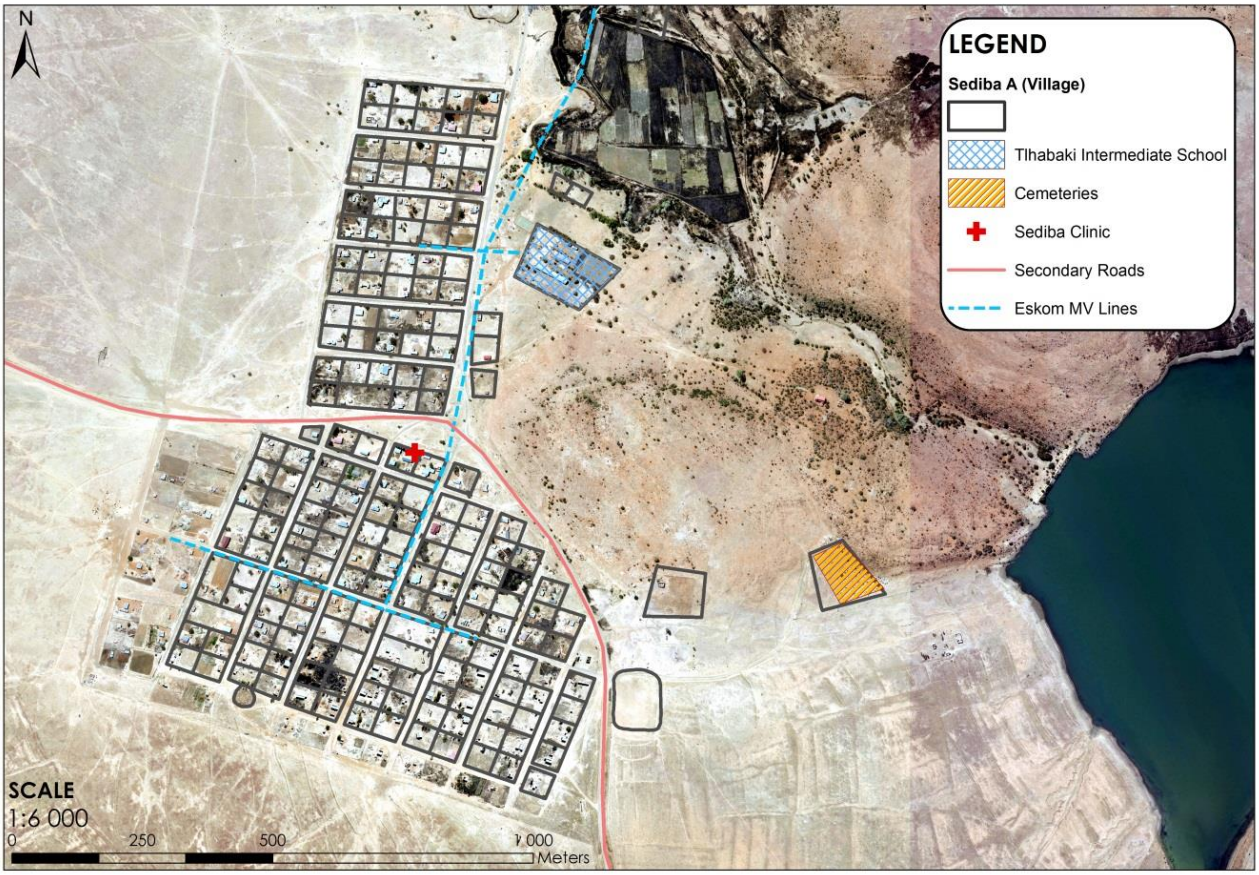
Map 3.17: Thaba Nchu Rural Villages North - Morago



Source: Department of Rural Development and Land Reform (NGI), 2019

Sediba A		
Relative Location:	Sediba A is located approximately 22 km North East of Thaba Nchu and obtains access from Secondary Road S110 from the south, or Secondary Road S1531 from the north.	
Coordinates:	29°01'44.0"S 26°56'32.8"E	
Road distance from Thaba Nchu:	28 km	Information for Sediba A & B
Size:	99 ha	
No. Households:	299	
Average Household Size:	3.3	
Population Estimate:	987 people	
Community Facilities:	• Tlhabaki Intermediate School • Sediba Clinic	
Growth	There are a few additional plots that can be spotted to the west since the village has last been surveyed, meaning that the village is growing at a slow rate.	

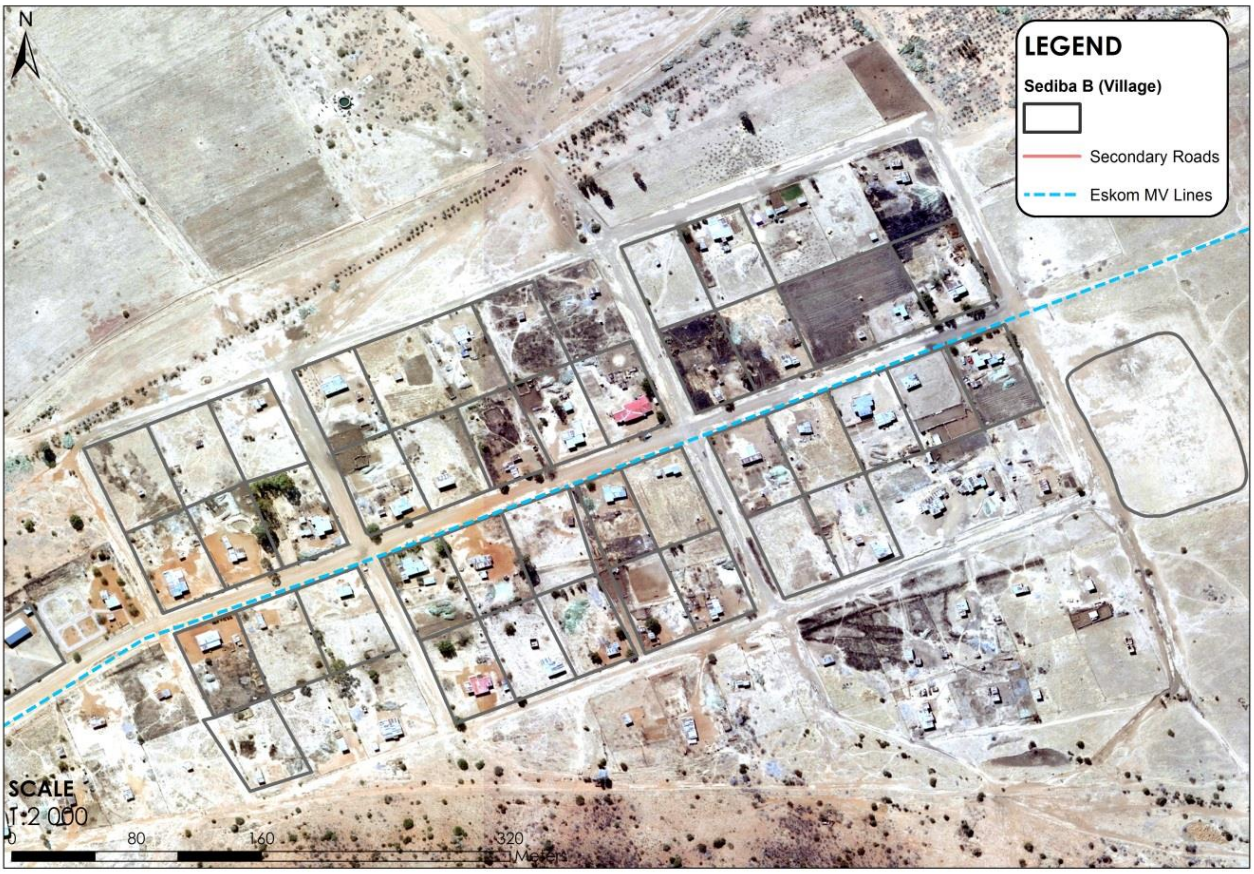
Map 3.18: Thaba Nchu Rural Villages North - Sediba A



Source: Department of Rural Development and Land Reform (NGI), 2019

Sediba B	
Relative Location:	Sediba B is located approximately 25 km North East of Thaba Nchu and obtains access from Secondary Road S110 from the south, or Secondary Road S1531 from the north.
Coordinates:	29°00'56.4"S 26°57'02.5"E
Road distance from Thaba Nchu:	29 km
Size:	Refer to Sediba A
No. Households:	
Average Household Size:	
Population Estimate:	
Community Facilities:	
Growth	There are a few additional plots that can be spotted to the south since the village has last been surveyed, meaning that the village is growing at a slow rate.

Map 3.19: Thaba Nchu Rural Villages North - Sediba B



Source: Department of Rural Development and Land Reform (NGI), 2019

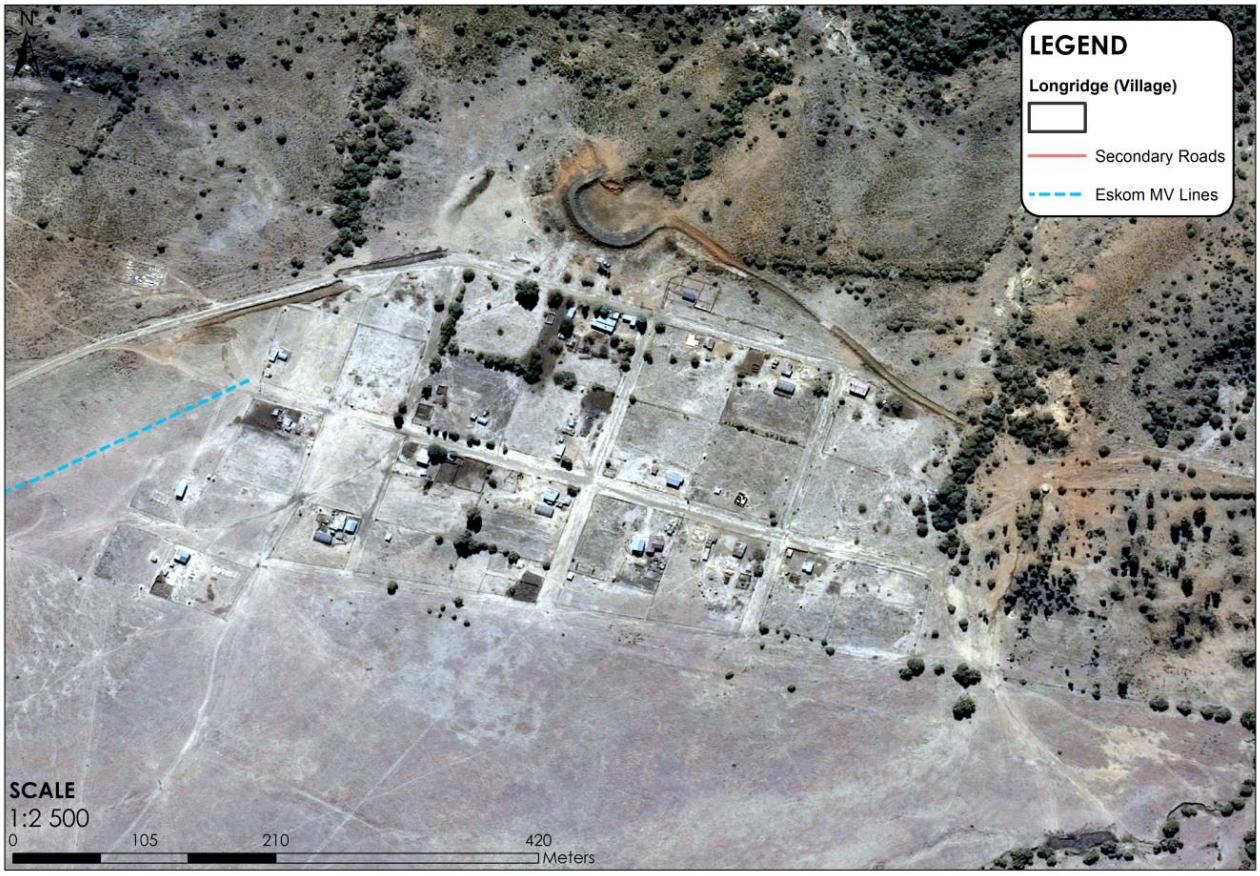
Rakhoi	
Relative Location:	Rakhoi is located approximately 24km North East of Thaba Nchu and obtains access from Secondary Road S607, linking with Primary Road P37/1.
Coordinates:	29°02'58.3"S 26°59'25.4"E
Road distance from Thaba Nchu:	30 km
Size:	20 ha
No. Households:	78
Average Household Size:	3.3
Population Estimate:	257 people
Community Facilities:	• Modisaotsile Primary School
Growth	There are very little additional plots that can be spotted since the village has last been surveyed, meaning that the village is stagnant.

Map 3.20: Thaba Nchu Rural Villages North - Rakhoi

Source: Department of Rural Development and Land Reform (NGI), 2019

Longridge	
Relative Location:	Longridge is located approximately 23km North East of Thaba Nchu and obtains access from an unidentified dirt road linking with Secondary Road S607, which again links with Primary Road P37/1.
Coordinates:	29°03'45.0"S 27°00'35.7"E
Road distance from Thaba Nchu:	32 km
Size:	14 ha
No. Households:	35
Average Household Size:	3.3
Population Estimate:	116 people
Community Facilities:	None
Growth	This village has not been surveyed previously and its growth tendency is uncertain. However, if the current image is compared with Google images, which were captured during 2009, the village indicates no considerable growth.

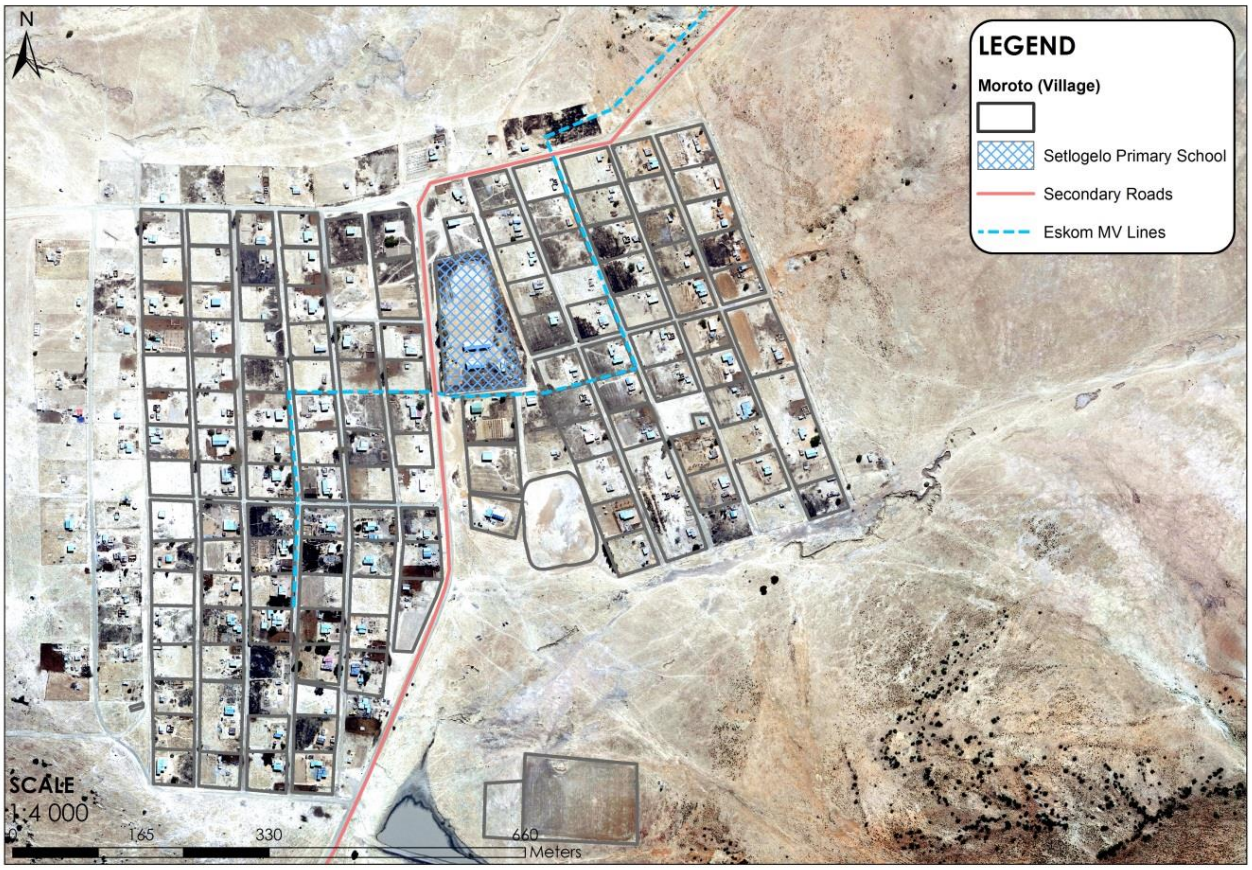
Map 3.21: Thaba Nchu Rural Villages North - Longridge



Source: Department of Rural Development and Land Reform (NGI), 2019

Moroto	
Relative Location:	Moroto is located approximately 19km North East of Thaba Nchu and obtains access from Secondary Road S1525, linking with Secondary roads S607 and S610.
Coordinates:	29°05'52.8"S 26°58'59.6"E
Road distance from Thaba Nchu:	27 km
Size:	157 ha
No. Households:	299
Average Household Size:	3.3
Population Estimate:	518 people
Community Facilities:	• Setlogelo Primary School
Growth	There are a few additional plots that can be spotted to the west since the village has last been surveyed, meaning that the village is growing at a slow rate.

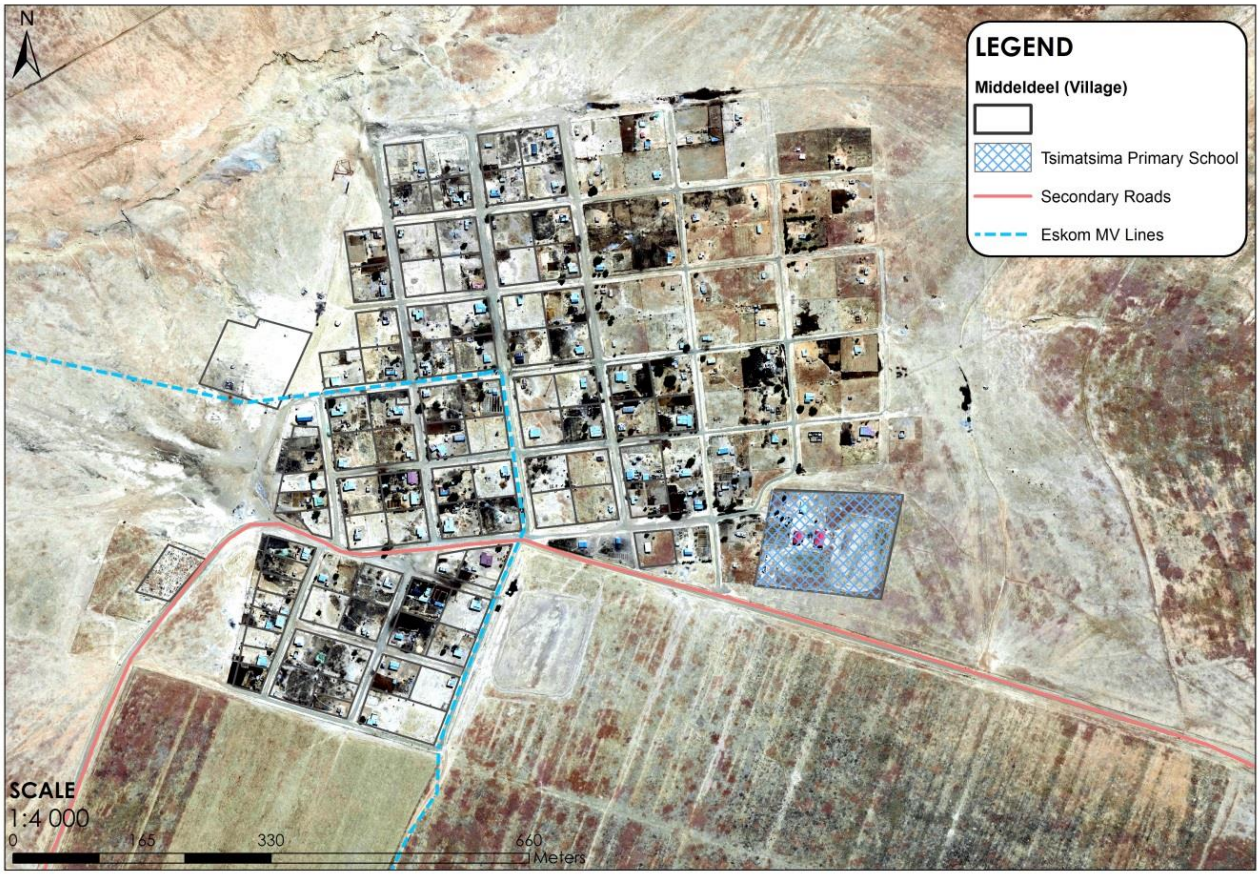
Map 3.22: Thaba Nchu Rural Villages North - Moroto



Source: Department of Rural Development and Land Reform (NGI), 2019

Middeldeel	
Relative Location:	Middeldeel located approximately 15km North of Thaba Nchu and obtains access from Secondary Road S1518, linking with Secondary Roads S1523 and S1531.
Coordinates:	29°04'00.1"S 26°50'03.9"E
Road distance from Thaba Nchu:	20 km
Size:	39 ha
No. Households:	114
Average Household Size:	3.3
Population Estimate:	376 people
Community Facilities:	• Tsimatsima Primary School
Growth	The village indicates significant growth to the east since it has last been surveyed.

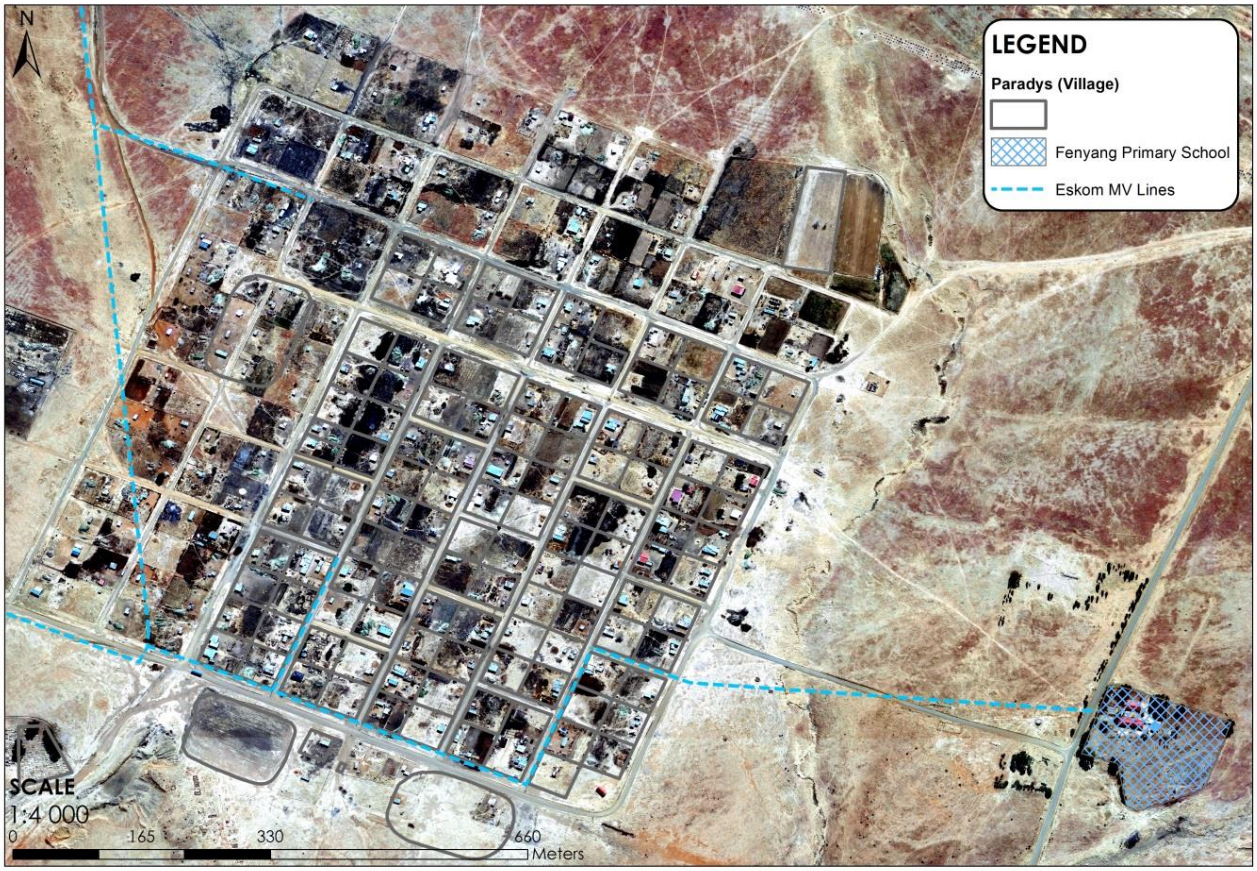
Map 3.23: Thaba Nchu Rural Villages North - Middeldeel



Source: Department of Rural Development and Land Reform (NGI), 2019

Paradys	
Relative Location:	Paradys located approximately 13km North of Thaba Nchu and obtains access from Secondary Road S1520, linking with Secondary Roads S1523 and S1531.
Coordinates:	29°05'39.5"S 26°50'09.6"E
Road distance from Thaba Nchu:	16 km
Size:	50 ha
No. Households:	195
Average Household Size:	3.3
Population Estimate:	643 people
Community Facilities:	• Fenyang Primary School
Growth	The village indicates significant growth to the north and west since it has last been surveyed.

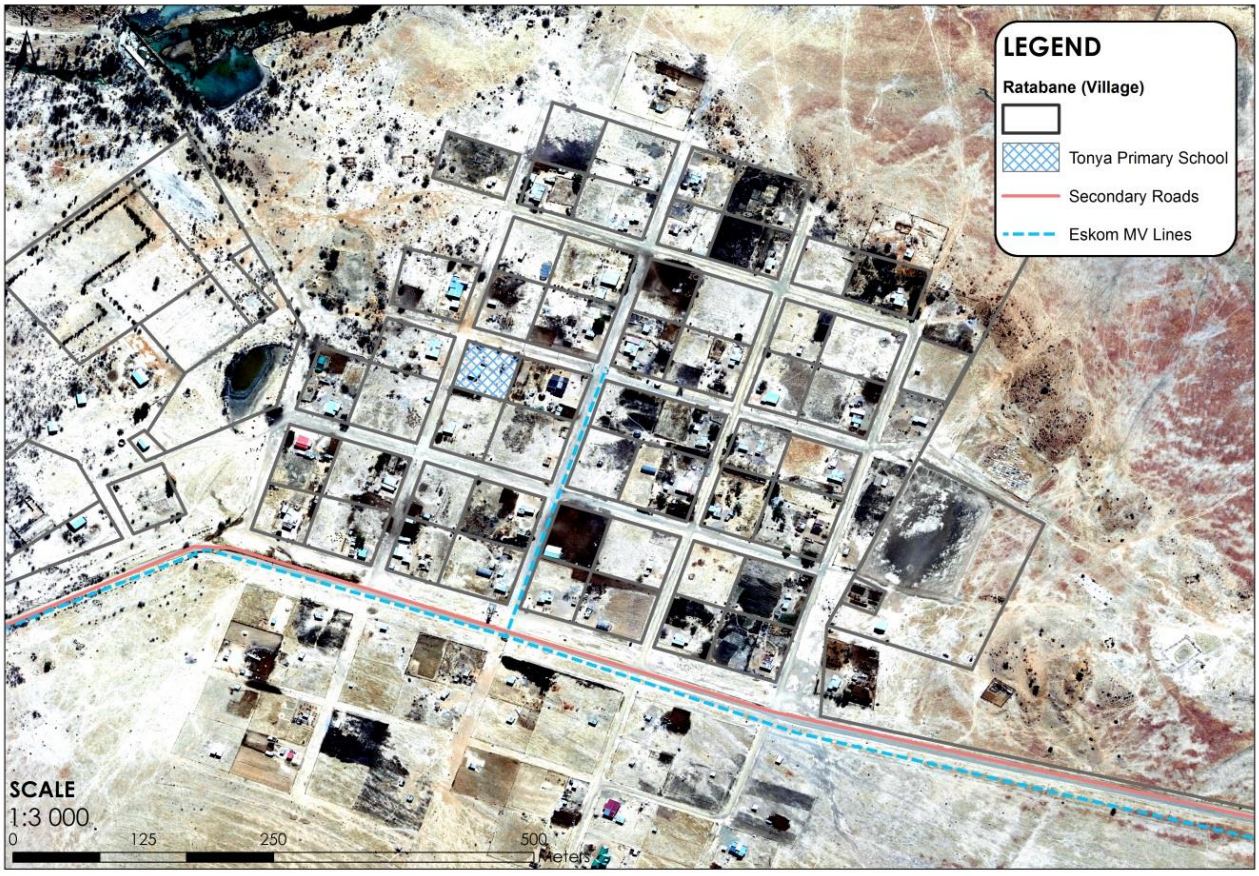
Map 3.24: Thaba Nchu Rural Villages North - Paradys



Source: Department of Rural Development and Land Reform (NGI), 2019

Ratabane	
Relative Location:	Ratabane is located approximately 13km North West of Thaba Nchu and obtains access from Secondary Road S1520, linking with Secondary Roads S1523 and S317.
Coordinates:	29°05'12.9"S 26°48'22.1"E
Road distance from Thaba Nchu:	16 km
Size:	40 ha
No. Households:	72
Average Household Size:	3.3
Population Estimate:	238 people
Community Facilities:	• Tonya Primary School
Growth	There are a few additional plots that can be spotted to the south since the village has last been surveyed, meaning that the village is growing at a slow rate.

Map 3.25: Thaba Nchu Rural Villages North - Ratabane



Source: Department of Rural Development and Land Reform (NGI), 2019

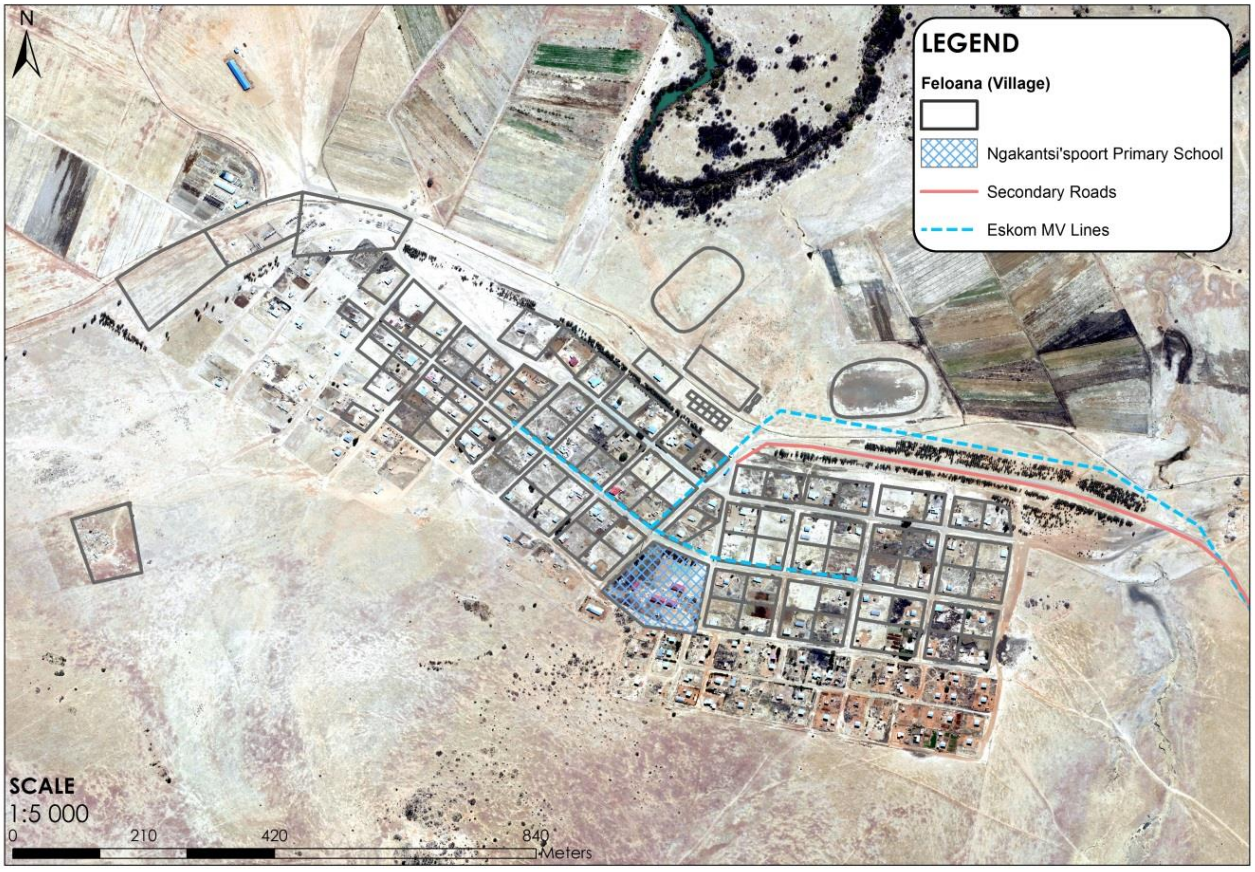
Merino	
Relative Location:	Merino located approximately 13km North West of Thaba Nchu and obtains access from Secondary Road S1512, linking with Secondary Road S317.
Coordinates:	29°05'20.1"S 26°45'45.6"E
Road distance from Thaba Nchu:	17 km
Size:	54 ha
No. Households:	149
Average Household Size:	3.3
Population Estimate:	492 people
Community Facilities:	• Toba Primary School
Growth	The village indicates significant growth to the south since it has last been surveyed.

Map 3.26: Thaba Nchu Rural Villages North - Merino

Source: Department of Rural Development and Land Reform (NGI), 2019

Feloana	
Relative Location:	Feloana located approximately 12km North West of Thaba Nchu and obtains access from Secondary Road S1516, linking with Secondary Roads S878 and S317.
Coordinates:	29°06'56.4"S 26°44'09.9"E
Road distance from Thaba Nchu:	14 km
Size:	42 ha
No. Households:	207
Average Household Size:	3.3
Population Estimate:	683 people
Community Facilities:	• Ngakantsi's poort Primary School
Growth	The village indicates significant growth to the south and west since it has last been surveyed.

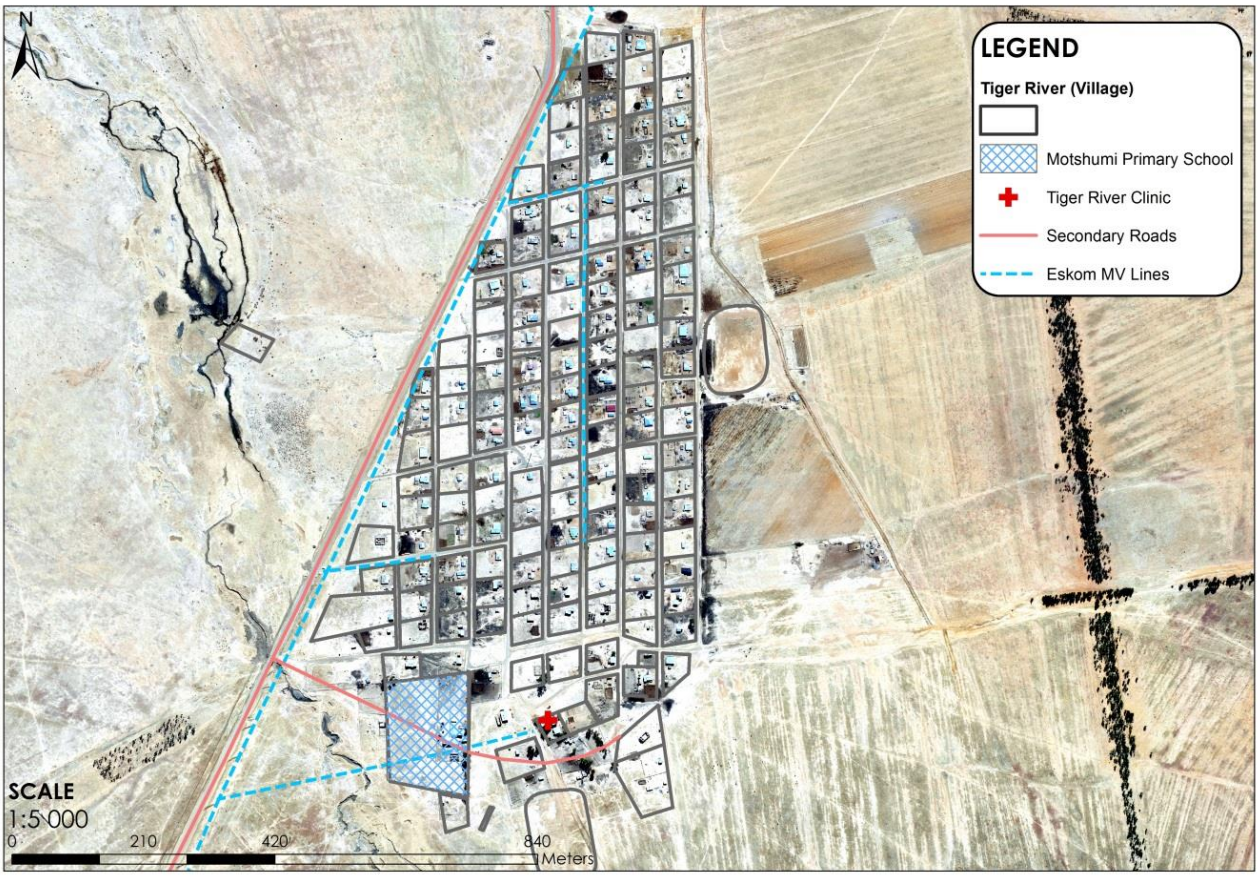
Map 3.27: Thaba Nchu Rural Villages North - Feloana



Source: Department of Rural Development and Land Reform (NGI), 2019

Tiger River	
Relative Location:	Tiger River located approximately 10km North of Thaba Nchu and obtains access from Secondary Road S317.
Coordinates:	29°07'02.0"S 26°47'19.4"E
Road distance from Thaba Nchu:	12 km
Size:	46 ha
No. Households:	156
Average Household Size:	3.3
Population Estimate:	515 people
Community Facilities:	• Motshumi Primary School • Tiger River Clinic
Growth	There are very little additional plots that can be spotted since the village has last been surveyed, meaning that the village is stagnant.

Map 3.28: Thaba Nchu Rural Villages North - Tiger River



Source: Department of Rural Development and Land Reform (NGI), 2019

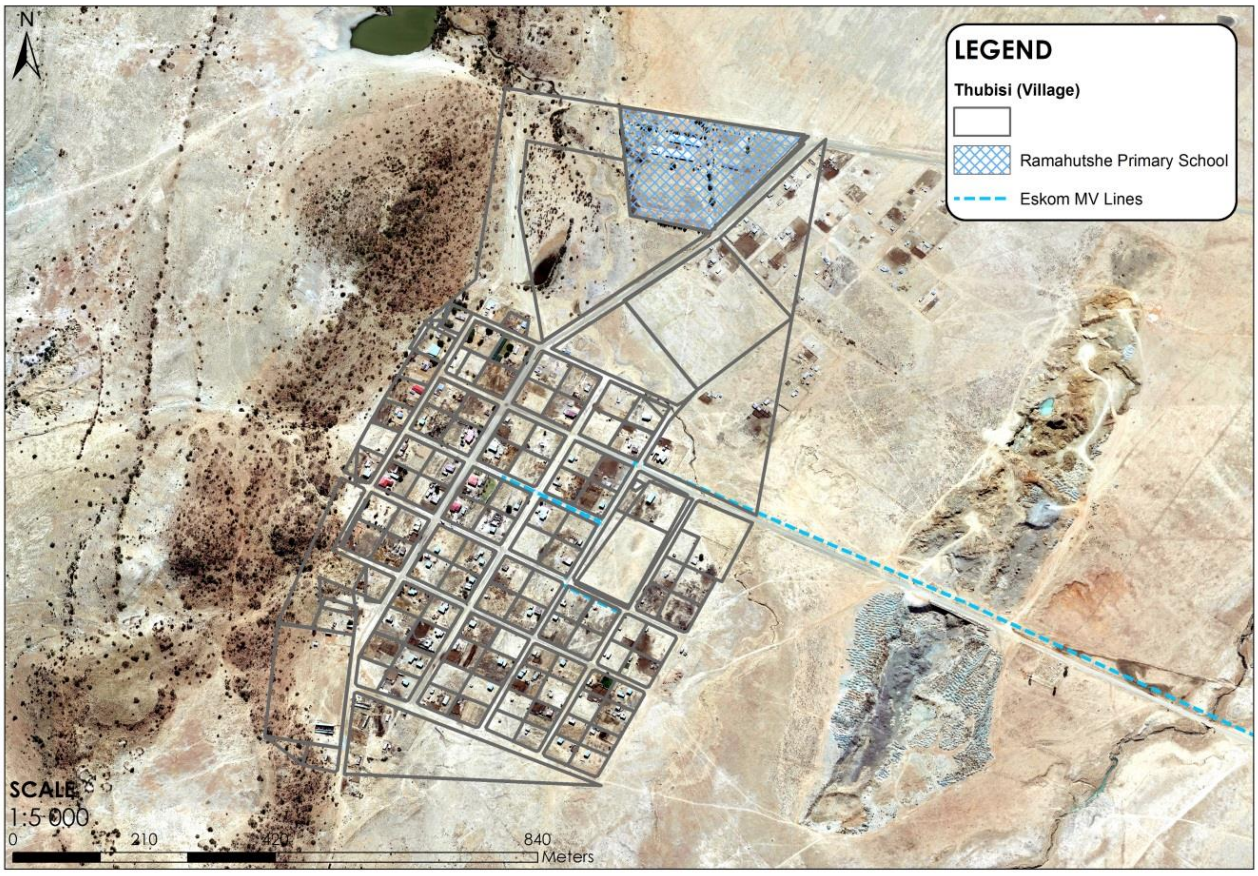
Potsane	
Relative Location:	Potsane located approximately 10km North West of Thaba Nchu and obtains access from Secondary Road S878, linking with Secondary Road S317.
Coordinates:	29°08'05.6"S 26°45'22.9"E
Road distance from Thaba Nchu:	11 km
Size:	41 ha
No. Households:	146
Average Household Size:	3.3
Population Estimate:	482 people
Community Facilities:	• Moipolai Primary School
Growth	There are a few additional plots that can be spotted to the east and west since the village has last been surveyed, meaning that the village is growing at a slow rate.

Map 3.29: Thaba Nchu Rural Villages North - Potsane

Source: Department of Rural Development and Land Reform (NGI), 2019

Thubisi	
Relative Location:	Thubisi located approximately 7km North West of Thaba Nchu and obtains access from an unidentified dirt road, linking with Secondary Road S317.
Coordinates:	29°09'46.8"S 26°45'35.5"E
Road distance from Thaba Nchu:	8 km
Size:	53 ha
No. Households:	96
Average Household Size:	3.4
Population Estimate:	326 people
Community Facilities:	• Ramahutshe Primary School
Growth	Quite a few additional plots can be spotted towards the north-east since the village has last been surveyed, meaning that the village is growing at a slow but constant rate.

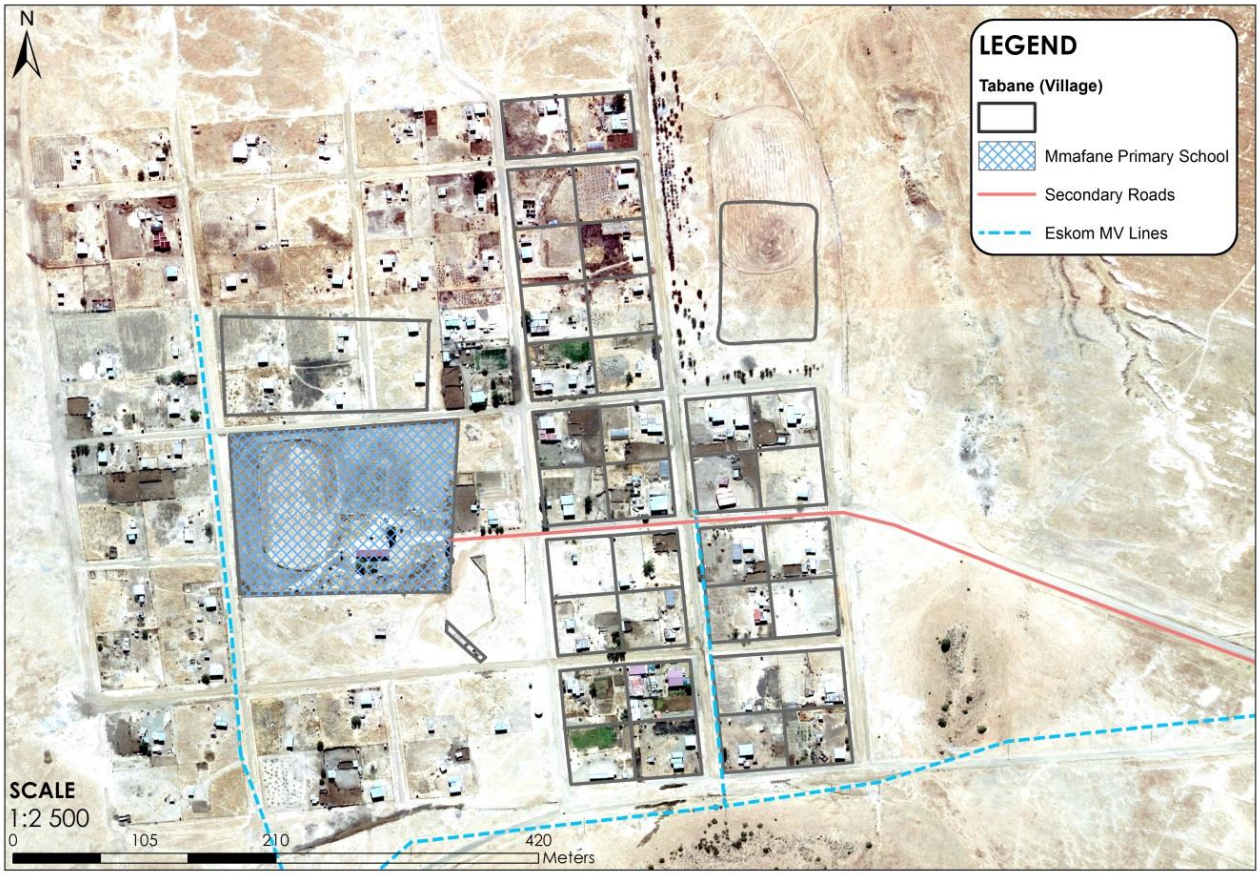
Map 3.30: Thaba Nchu Rural Villages North - Thubisi



Source: Department of Rural Development and Land Reform (NGI), 2019

Tabane	
Relative Location:	Tabane located approximately 6km South East of Thaba Nchu and obtains access from Secondary Road S1507, linking with Primary Road A233.
Coordinates:	29°15'10.0"S 26°47'15.7"E
Road distance from Thaba Nchu:	11 km
Size:	31 ha
No. Households:	78
Average Household Size:	3.3
Population Estimate:	257 people
Community Facilities:	• Mmafane Primary School
Growth	Quite a large number of additional plots can be spotted towards the west since the village has last been surveyed, meaning that the village is growing at a fast rate.

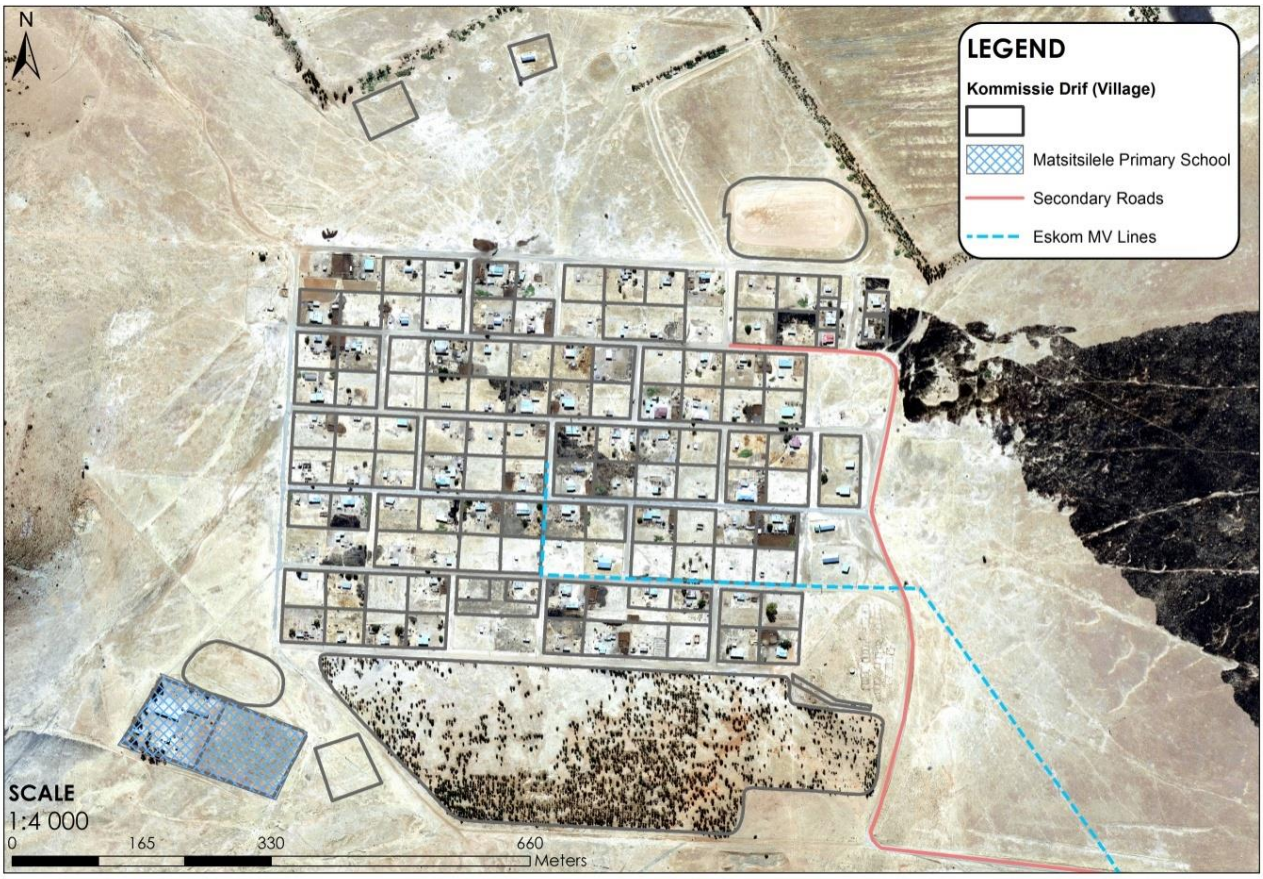
Map 3.31: Thaba Nchu Rural Villages South - Tabane



Source: Department of Rural Development and Land Reform (NGI), 2019

Kommissie Drif	
Relative Location:	Kommissie Drif is located approximately 13km South West of Thaba Nchu and obtains access from Secondary Road S1527, linking with Primary Road A233.
Coordinates:	29°18'42.9"S 26°45'46.0"E
Road distance from Thaba Nchu:	17 km
Size:	54 ha
No. Households:	134
Average Household Size:	3.3
Population Estimate:	442 people
Community Facilities:	• Matsitsilele Primary School
Growth	There are only a small number of additional plots that can be spotted since the village has last been surveyed, meaning that the village is stagnant.

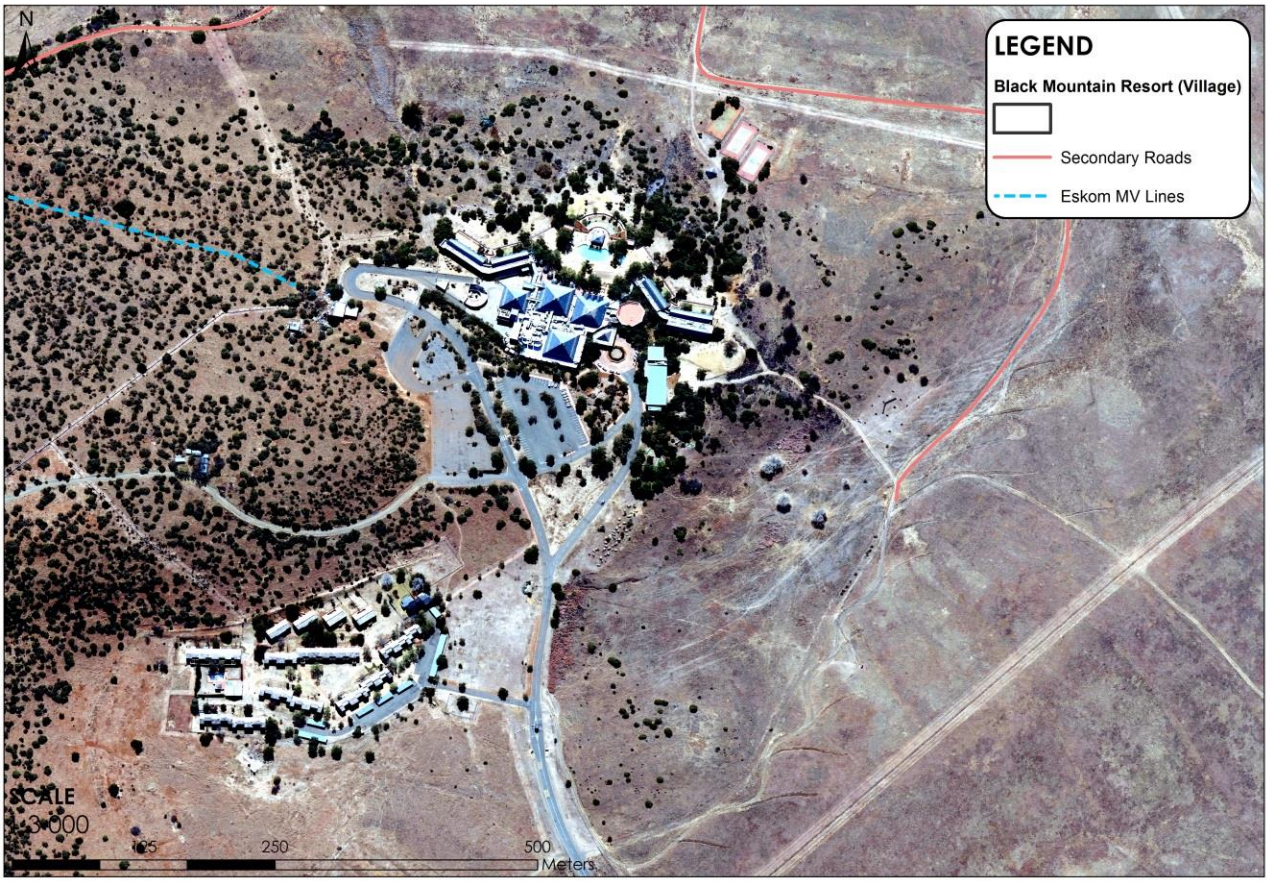
Map 3.32: Thaba Nchu Rural Villages South – Kommissie Drif



Source: Department of Rural Development and Land Reform (NGI), 2019

Black Mountain Resort	
Relative Location:	Black Mountain Resort located approximately 11km South of Thaba Nchu and obtains access from Primary Road A233.
Coordinates:	29°18'18.6"S 26°51'21.0"E
Road distance from Thaba Nchu:	20 km
Size:	N/A
No. Households:	N/A
Average Household Size:	N/A
Population Estimate:	N/A
Community Facilities:	• Spa, Hotel and resort
Growth	Black Mountain Resort has been stagnant over the years due to its function as a leisure resort, spa and conference centre.

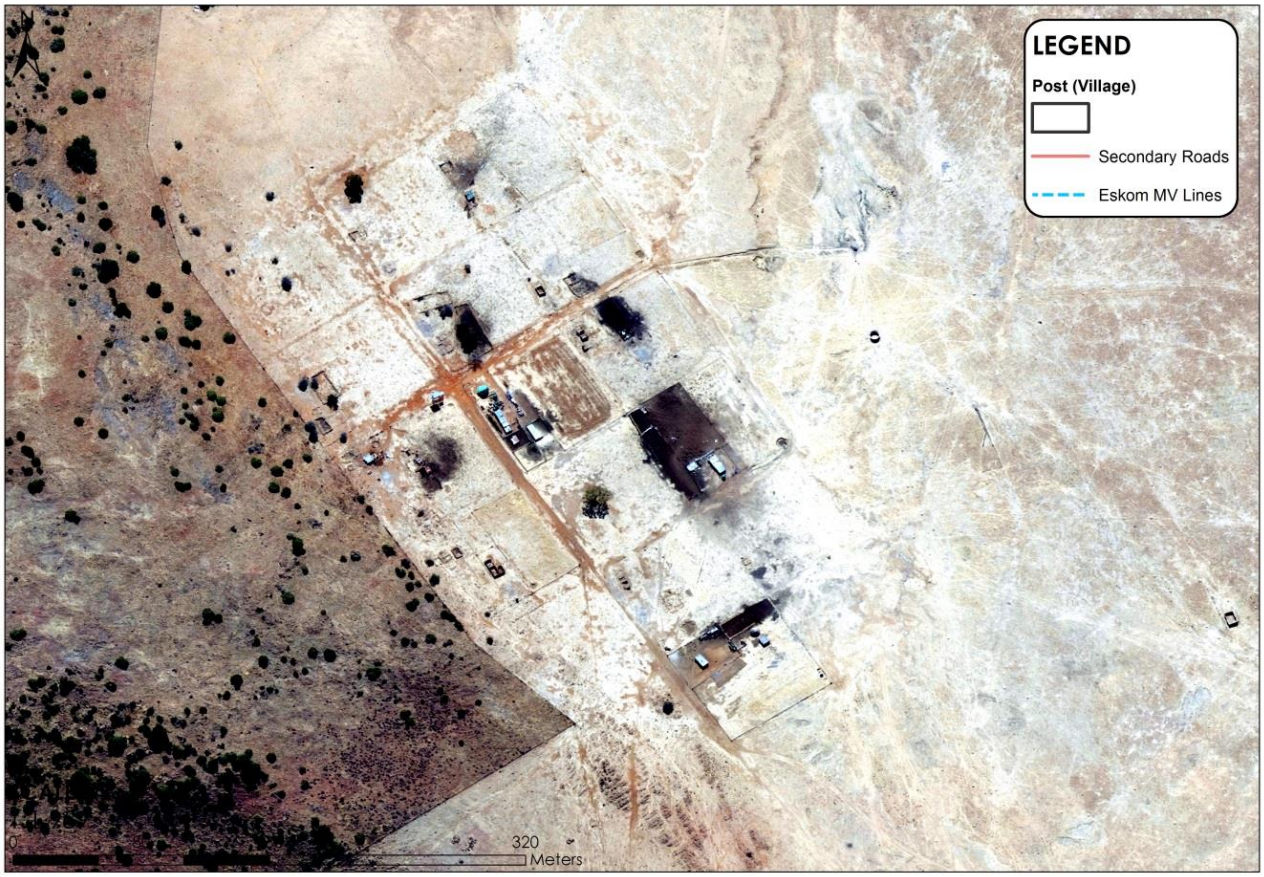
Map 3.33: Thaba Nchu Rural Villages South - Black Mountain Resort



Source: Department of Rural Development and Land Reform (NGI), 2019

Post	
Relative Location:	Post located approximately 15km South East of Thaba Nchu and obtains access from Tertiary Road T4076, linking with Primary Road A233.
Coordinates:	29°18'30.0"S 26°54'50.1"E
Road distance from Thaba Nchu:	27 km
Size:	9 ha
No. Households:	13
Average Household Size:	4
Population Estimate:	52 people
Community Facilities:	None
Growth	This small village appears not to have been surveyed previously and its growth tendency is uncertain. However, if the current image is compared with Google images, which were captured during 2009, the village appears to be stagnant.

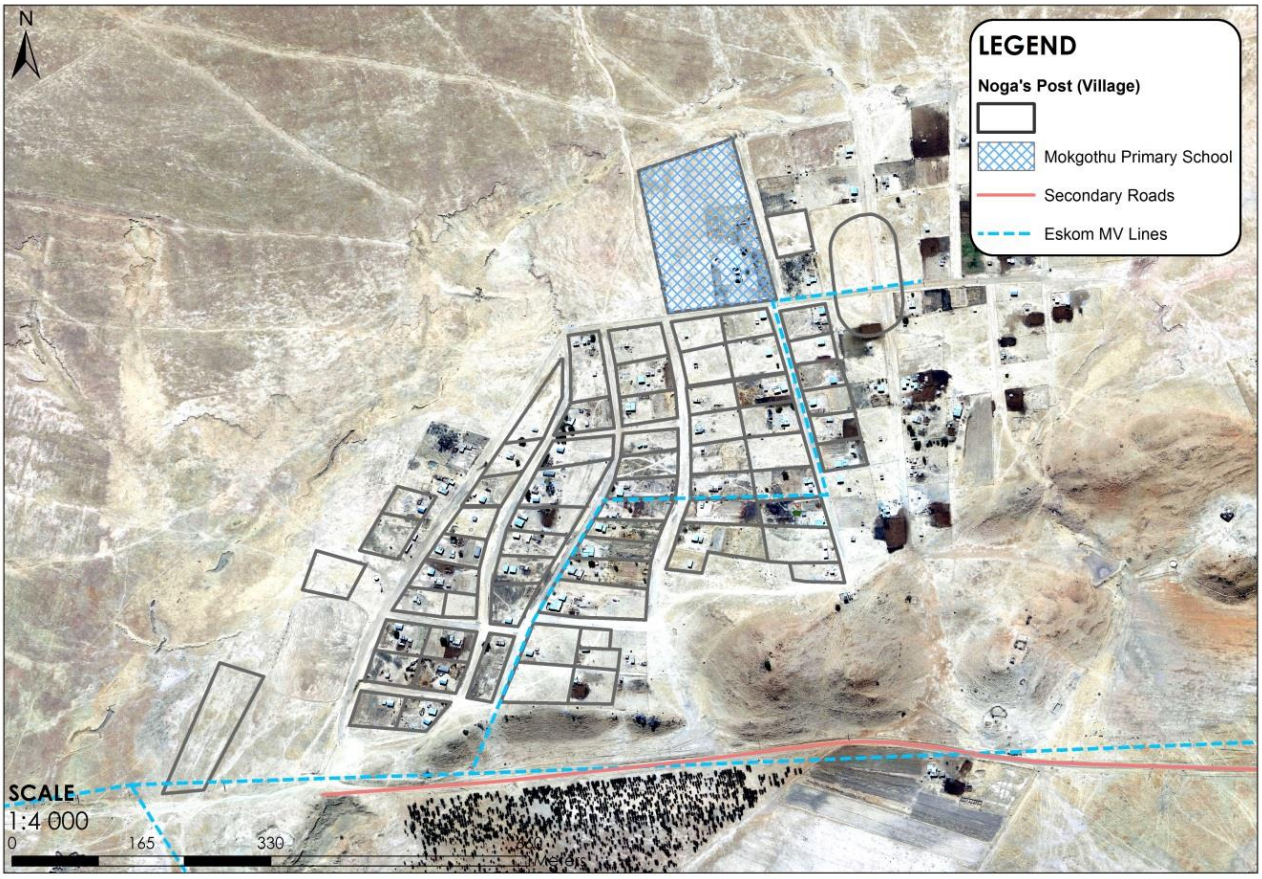
Map 3.34: Thaba Nchu Rural Villages South - Post



Source: Department of Rural Development and Land Reform (NGI), 2019

Noga's Post	
Relative Location:	Noga's Post is located approximately 16km South of Thaba Nchu and obtains access from Secondary Road S1602, linking with Secondary Road SS109 and again with Primary Road A233.
Coordinates:	29°21'05.1"S 26°47'24.9"E
Road distance from Thaba Nchu:	22 km
Size:	40 ha
No. Households:	99
Average Household Size:	3.3
Population Estimate:	327 people
Community Facilities:	Mokgothu Primary School
Growth	Quite a few additional plots can be spotted towards the east and west since the village has last been surveyed, meaning that the village is growing at a slow but constant rate.

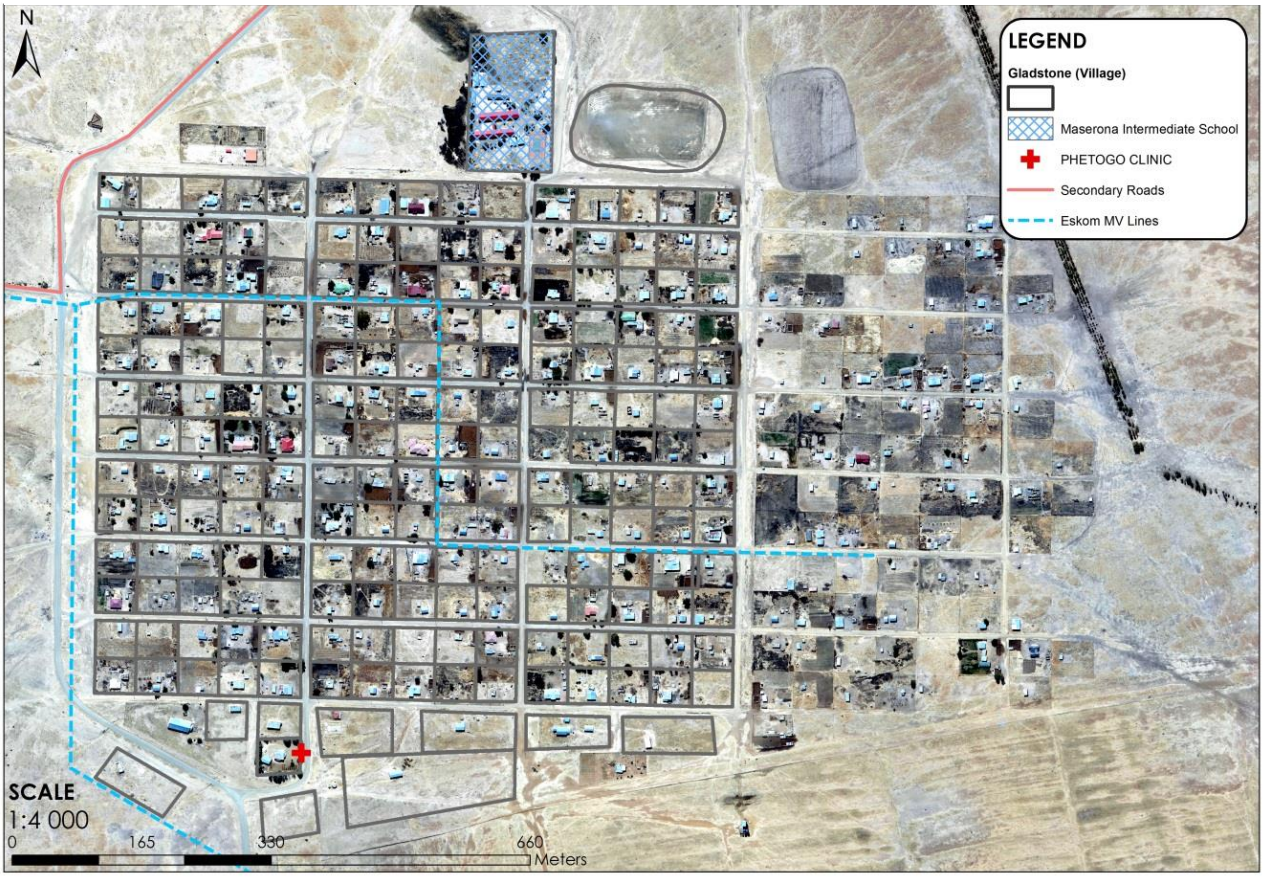
Map 3.35: Thaba Nchu Rural Villages South - Noga's Post



Source: Department of Rural Development and Land Reform (NGI), 2019

Gladstone	
Relative Location:	Gladstone is located approximately 17km South East of Thaba Nchu and obtains access from Secondary Roads S1526 and S1508, eventually linking with Primary Road A233.
Coordinates:	29°21'54.4"S 26°50'15.1"E
Road distance from Thaba Nchu:	22 km
Size:	83 ha
No. Households:	255
Average Household Size:	3.3
Population Estimate:	842 people
Community Facilities:	• Maserona Intermediate School • Phetogo Clinic
Growth	Quite a considerable number of plots can be spotted towards the east since the village has last been surveyed, meaning that the village is growing at a steady rate.

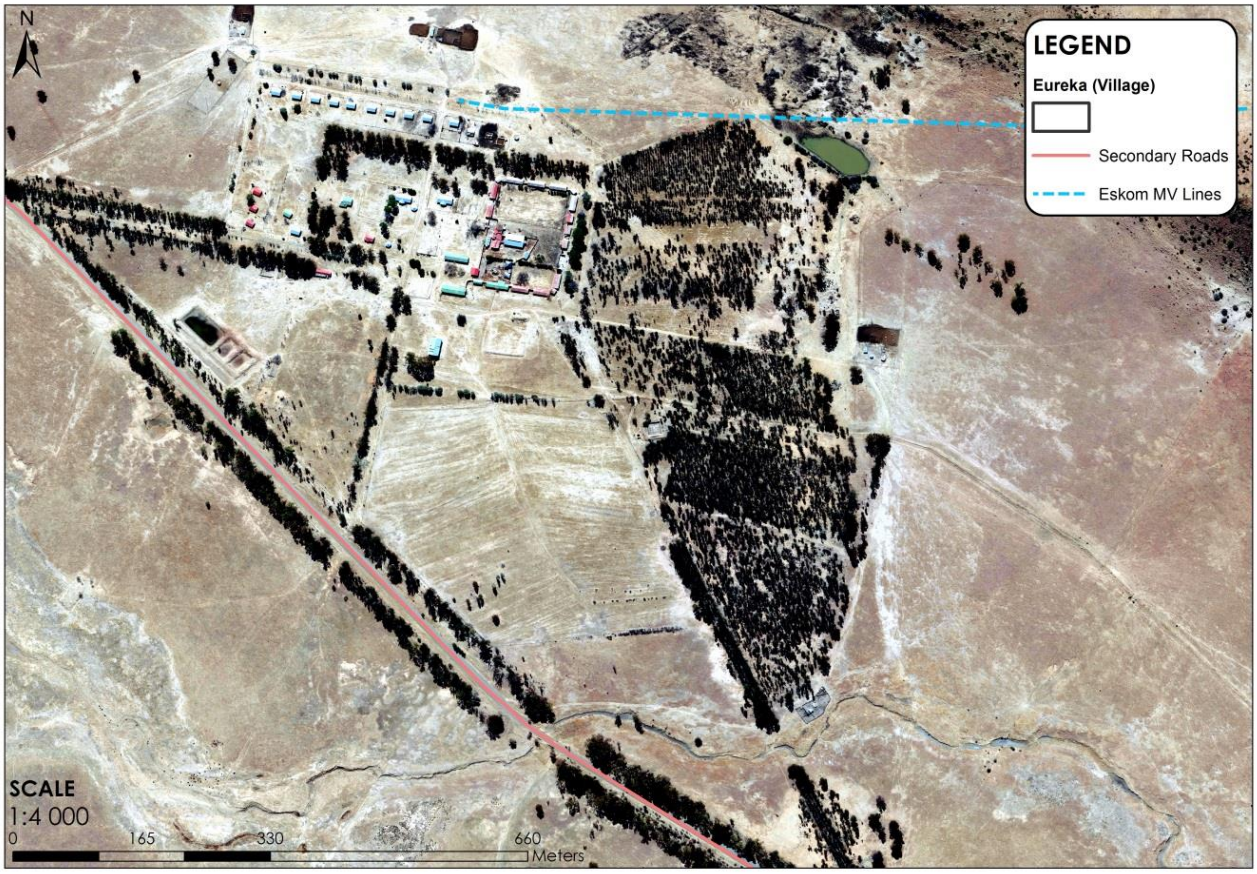
Map 3.36: Thaba Nchu Rural Villages South - Gladstone



Source: Department of Rural Development and Land Reform (NGI), 2019

Eureka	
Relative Location:	Eureka is located approximately 20km South East of Thaba Nchu and obtains access from Secondary Road S873, linking with Primary Road A233.
Coordinates:	29°21'34.5"S 26°53'32.1"E
Road distance from Thaba Nchu:	22 km
Size:	15 ha
No. Households:	39
Average Household Size:	3.3
Population Estimate:	129 people
Community Facilities:	None
Growth	This village appears not to have been surveyed previously and its growth tendency is uncertain. However, if the current image is compared with Google images, which were captured during 2009, the village appears to be stagnant.

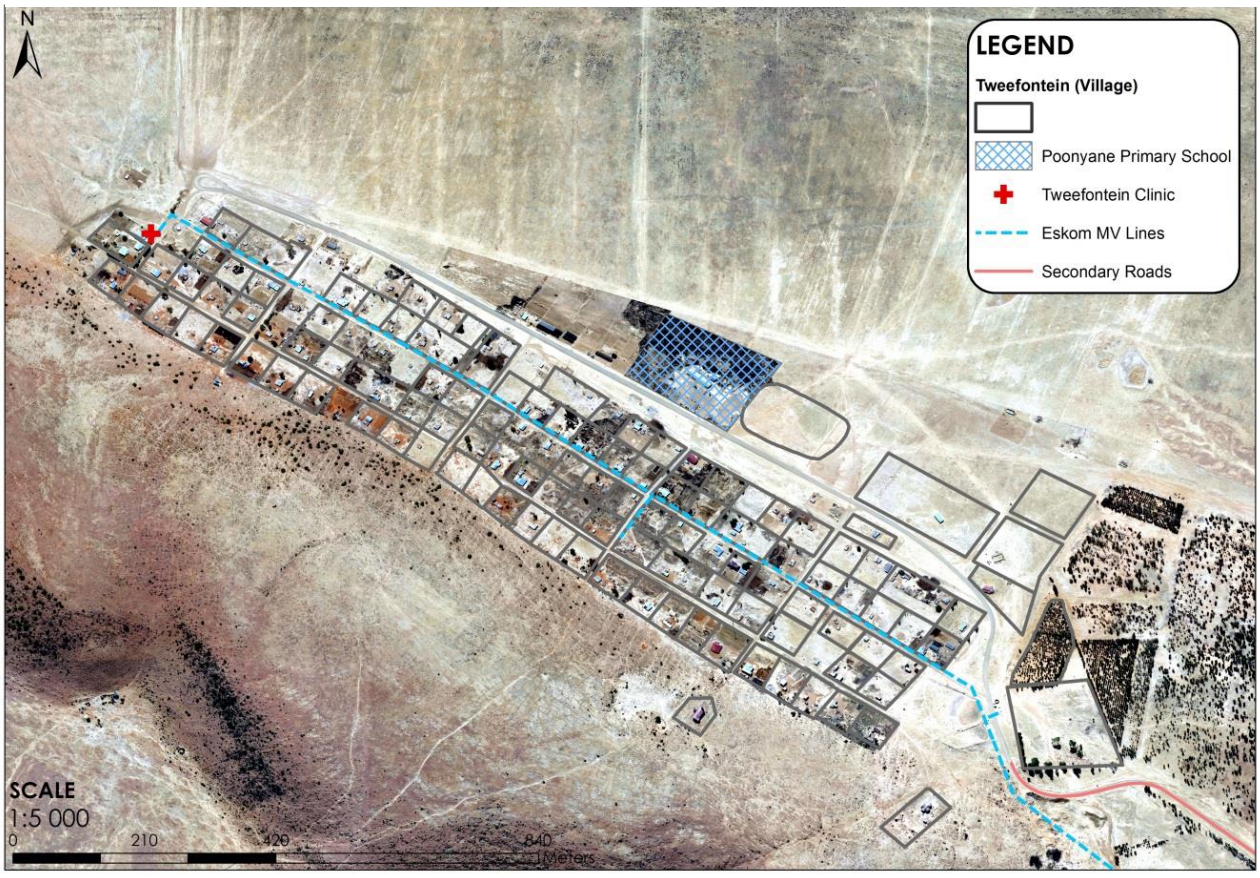
Map 3.37: Thaba Nchu Rural Villages South - Eureka



Source: Department of Rural Development and Land Reform (NGI), 2019

Tweefontein	
Relative Location:	Tweefontein is located approximately 21km South East of Thaba Nchu and obtains access from Secondary Road S1511, linking with Secondary Road S873 and finally with Primary Road A233.
Coordinates:	29°22'24.6"S 26°55'41.2"E
Road distance from Thaba Nchu:	31 km
Size:	52 ha
No. Households:	123
Average Household Size:	3.3
Population Estimate:	406 people
Community Facilities:	• Poonyane Primary School • Tweefontein Clinic
Growth	There are very few additional plots that can be spotted since the village has last been surveyed, meaning that the village is growing, but at a very slow rate.

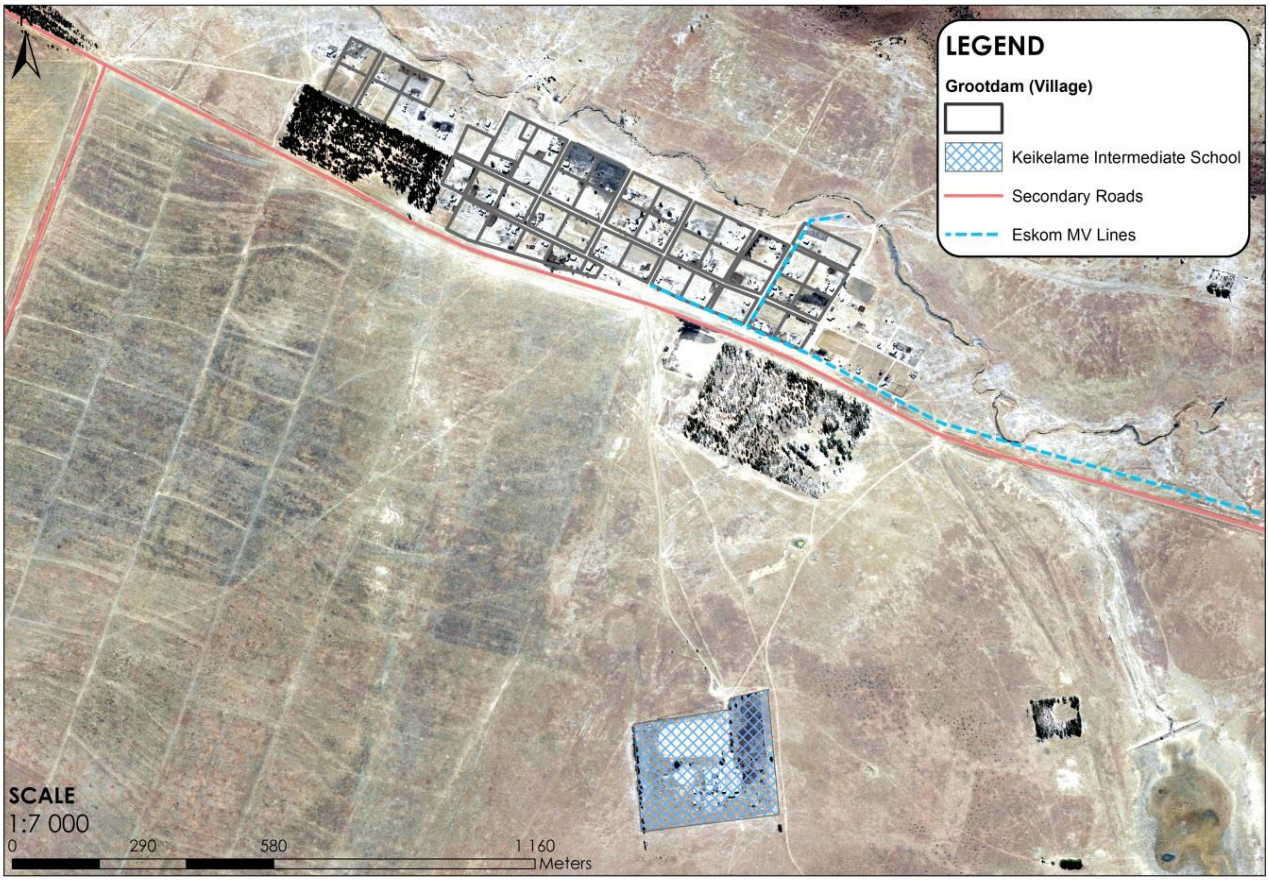
Map 3.38: Thaba Nchu Rural Villages South - Tweefontein



Source: Department of Rural Development and Land Reform (NGI), 2019

Grootdam	
Relative Location:	Grootdam is located approximately 22km South East of Thaba Nchu and obtains access from Secondary Road S873, linking with Primary Road A233.
Coordinates:	29°22'50.4"S 26°55'11.4"E
Road distance from Thaba Nchu:	26 km
Size:	34 ha
No. Households:	53
Average Household Size:	3.3
Population Estimate:	175 people
Community Facilities:	• Keikelame Intermediate School
Growth	There are very few additional plots that can be spotted since the village has last been surveyed, meaning that the village is growing, but at a very slow rate.

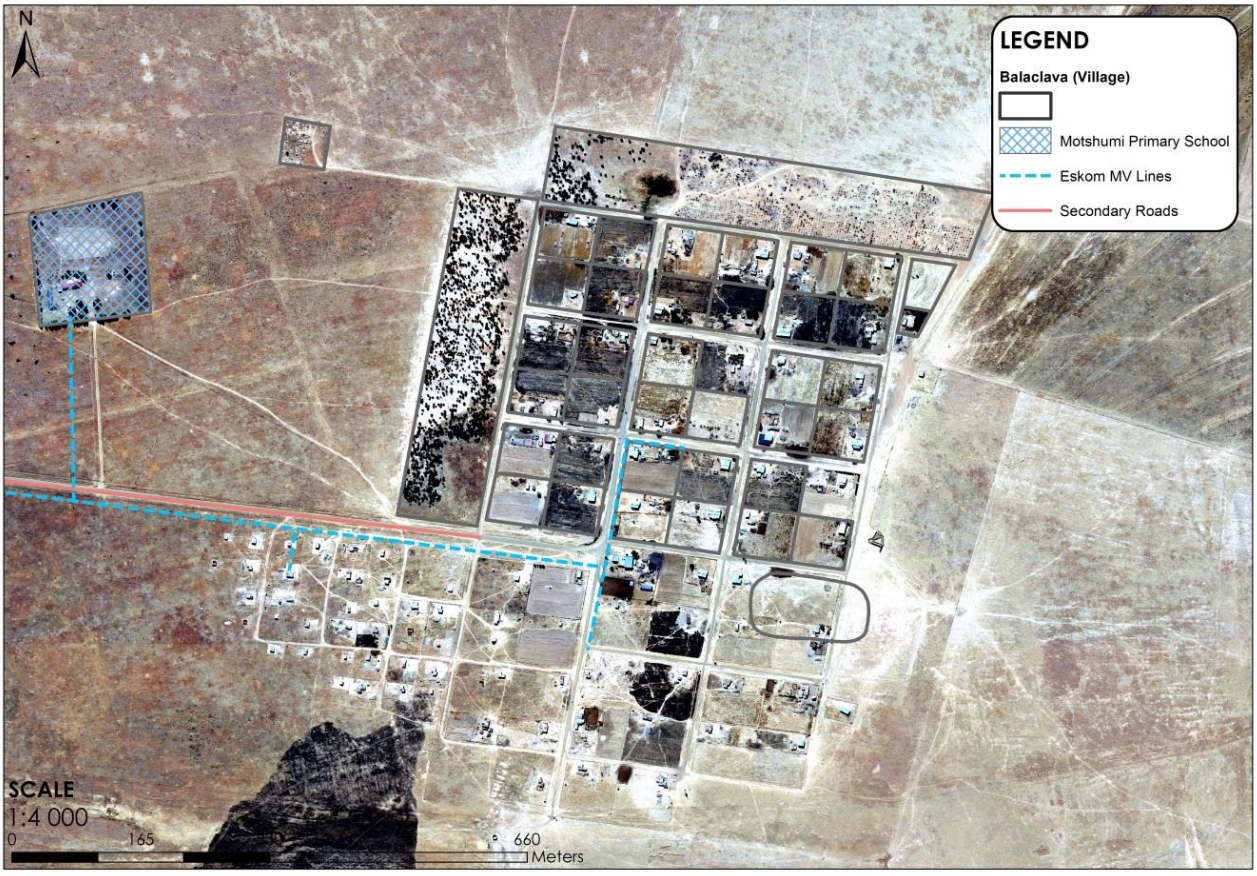
Map 3.39: Thaba Nchu Rural Villages South – Grootdam



Source: Department of Rural Development and Land Reform (NGI), 2019

Balaclava	
Relative Location:	Balaclava is located approximately 27km South East of Thaba Nchu and obtains access from Secondary Road S1529, linking with Primary Road R71/1.
Coordinates:	29°23'49.0"S 26°59'21.2"E
Road distance from Thaba Nchu:	34km
Size:	63 ha
No. Households:	72
Average Household Size:	3.4
Population Estimate:	245 people
Community Facilities:	• Motshumi Primary School
Growth	Quite a few additional plots can be spotted towards the south and since the village has last been surveyed, meaning that the village is growing at a slow but constant rate.

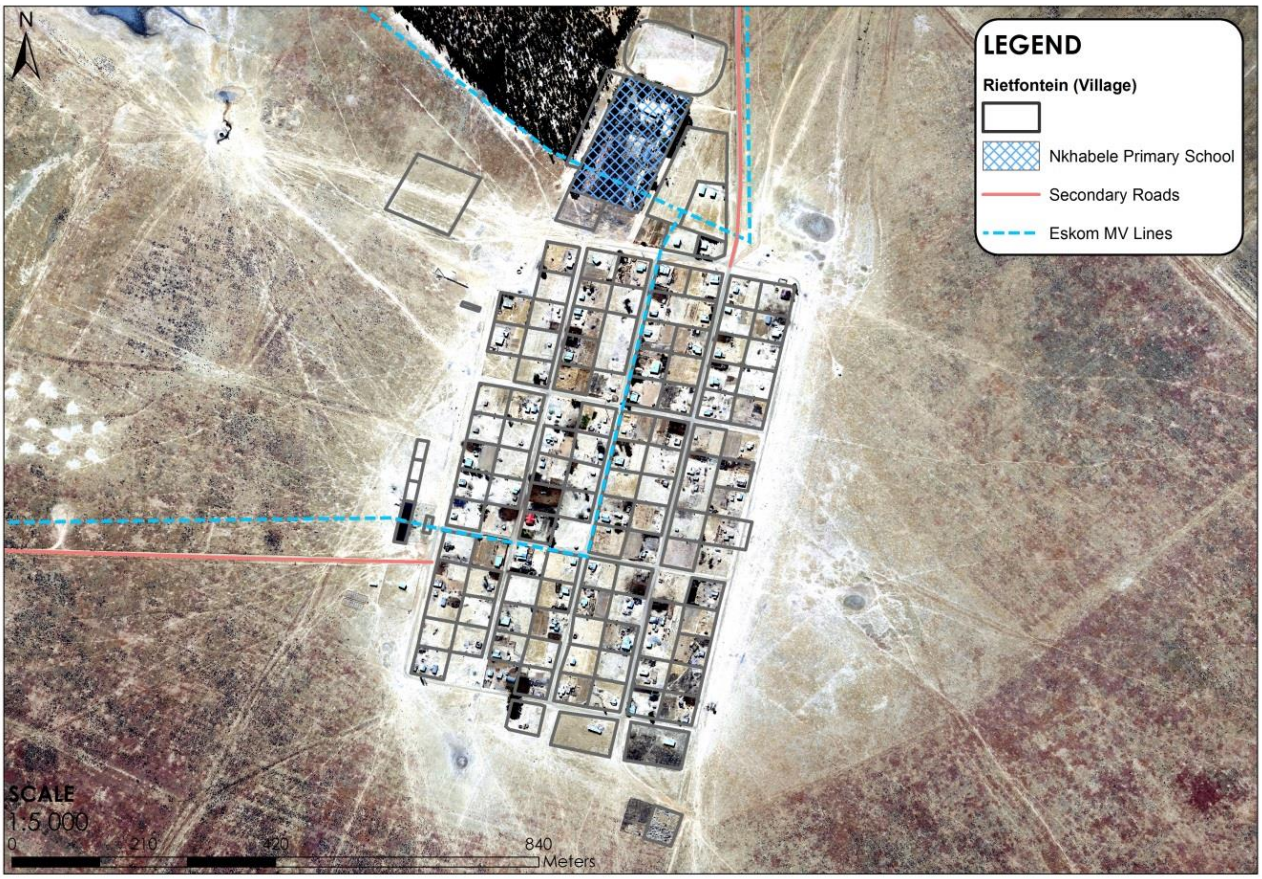
Map 3.40: Thaba Nchu Rural Villages South - Balaclava



Source: Department of Rural Development and Land Reform (NGI), 2019

Rietfontein	
Relative Location:	Rietfontein is located approximately 26km South East of Thaba Nchu and obtains access from Secondary Road S1510, linking wit Secondary Roads S873 and S870.
Coordinates:	29°25'15.4"S 26°56'24.4"E
Road distance from Thaba Nchu:	34km
Size:	46 ha
No. Households:	110
Average Household Size:	3.3
Population Estimate:	363 people
Community Facilities:	• Nkhabele Primary School
Growth	There are very little additional plots that can be spotted since the village has last been surveyed, meaning that the village is stagnant.

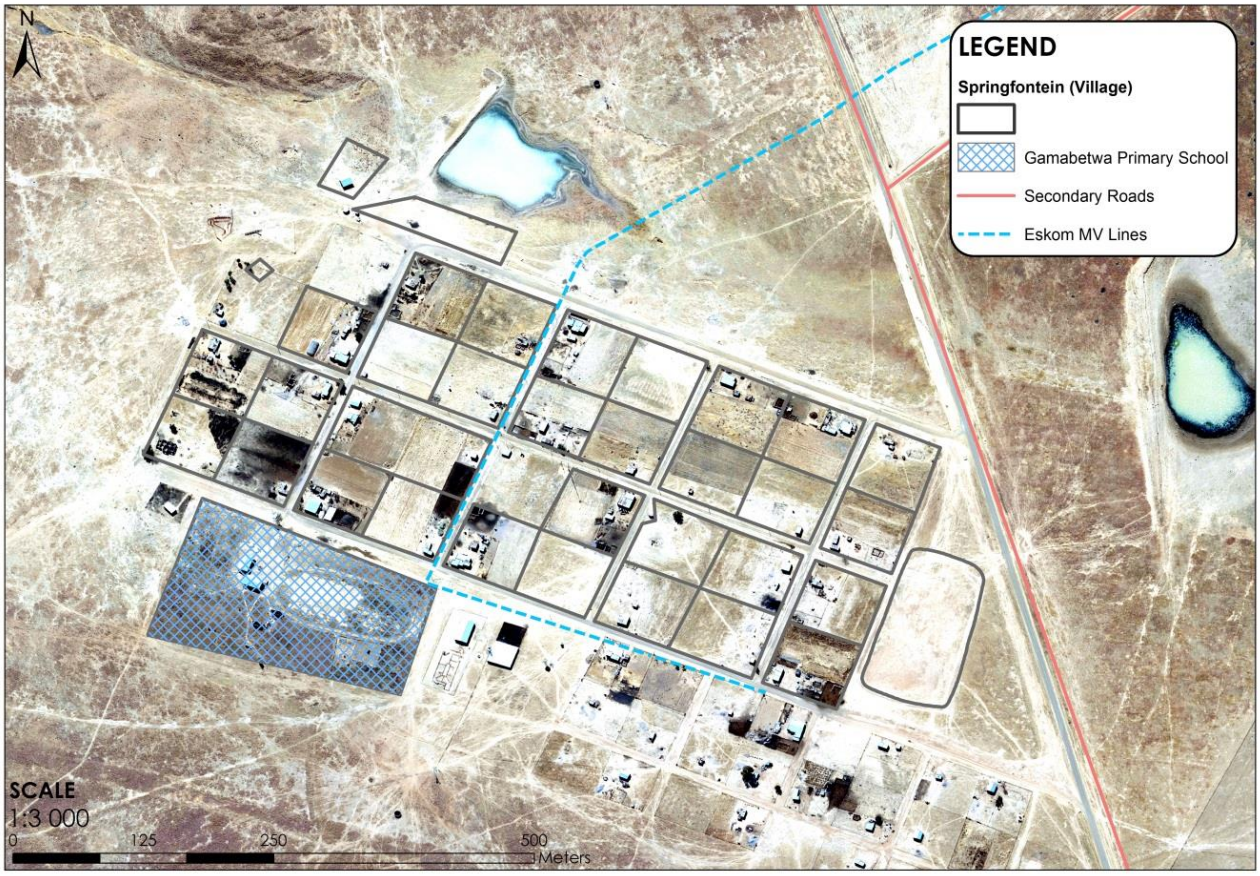
Map 3.41: Thaba Nchu Rural Villages South - Rietfontein



Source: Department of Rural Development and Land Reform (NGI), 2019

Springfontein	
Relative Location:	Springfontein is located approximately 26km South of Thaba Nchu and obtains access from Secondary Road S873, linking with Primary Road A233.
Coordinates:	29°25'41.3"S 26°54'19.5"E
Road distance from Thaba Nchu:	32km
Size:	31 ha
No. Households:	47
Average Household Size:	3.3
Population Estimate:	155 people
Community Facilities:	• Gamabetwa Primary School
Growth	Quite a few additional plots can be spotted towards the south since the village has last been surveyed, meaning that the village is growing at a slow but constant rate.

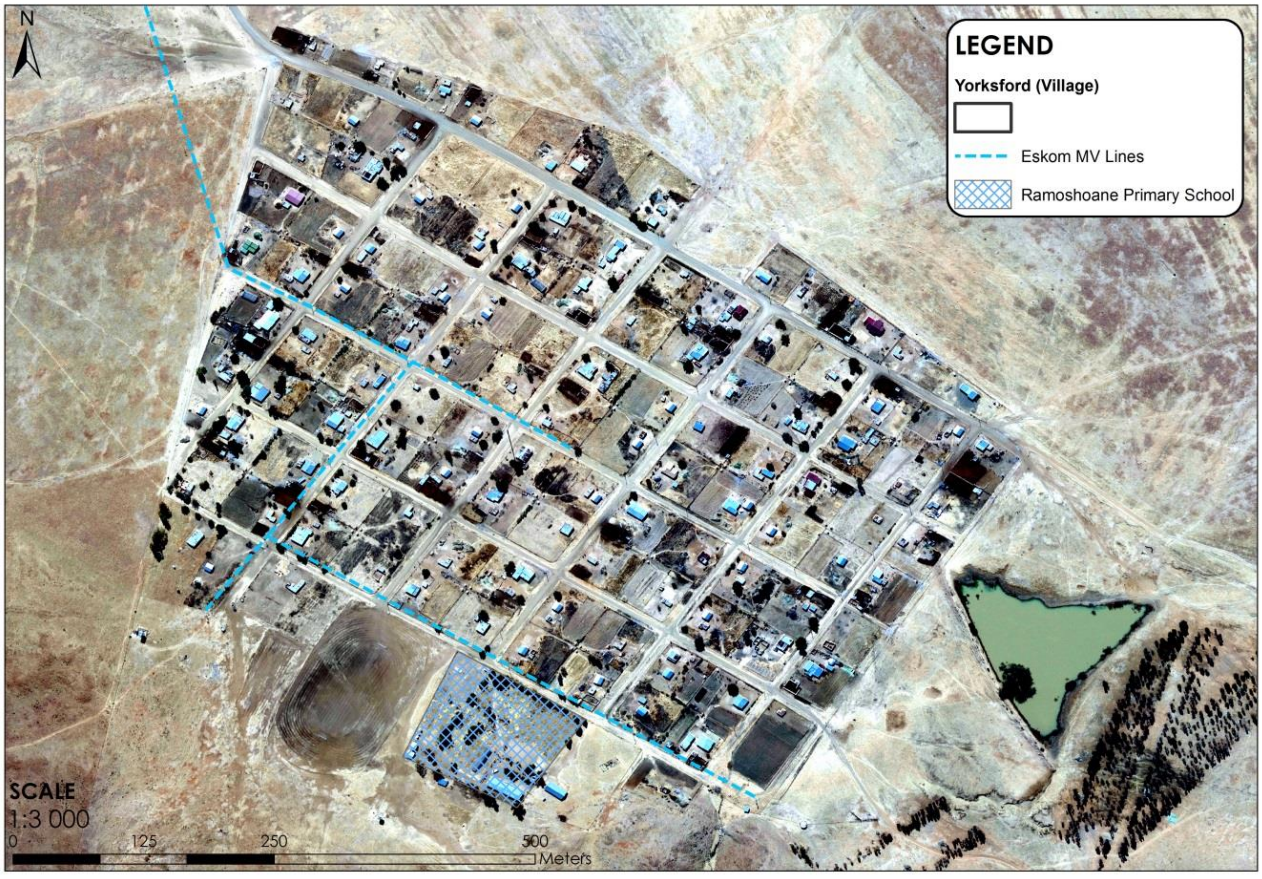
Map 3.42: Thaba Nchu Rural Villages South - Springfontein



Source: Department of Rural Development and Land Reform (NGI), 2019

Yorksford	
Relative Location:	Yorksford is located approximately 23km South of Thaba Nchu and obtains access from Secondary Road S1508, linking with Secondary Road S873 and eventually with primary Road A233.
Coordinates:	29°24'49.6"S 26°50'50.3"E
Road distance from Thaba Nchu:	28 km
Size:	34 ha
No. Households:	102
Average Household Size:	3.3
Population Estimate:	337 people
Community Facilities:	• Ramoshoane Primary School
Growth	This village appears not to have been surveyed previously and its growth tendency is uncertain. However, if the current image is compared with Google images, which were captured during 2009, the village appears to be stagnant.

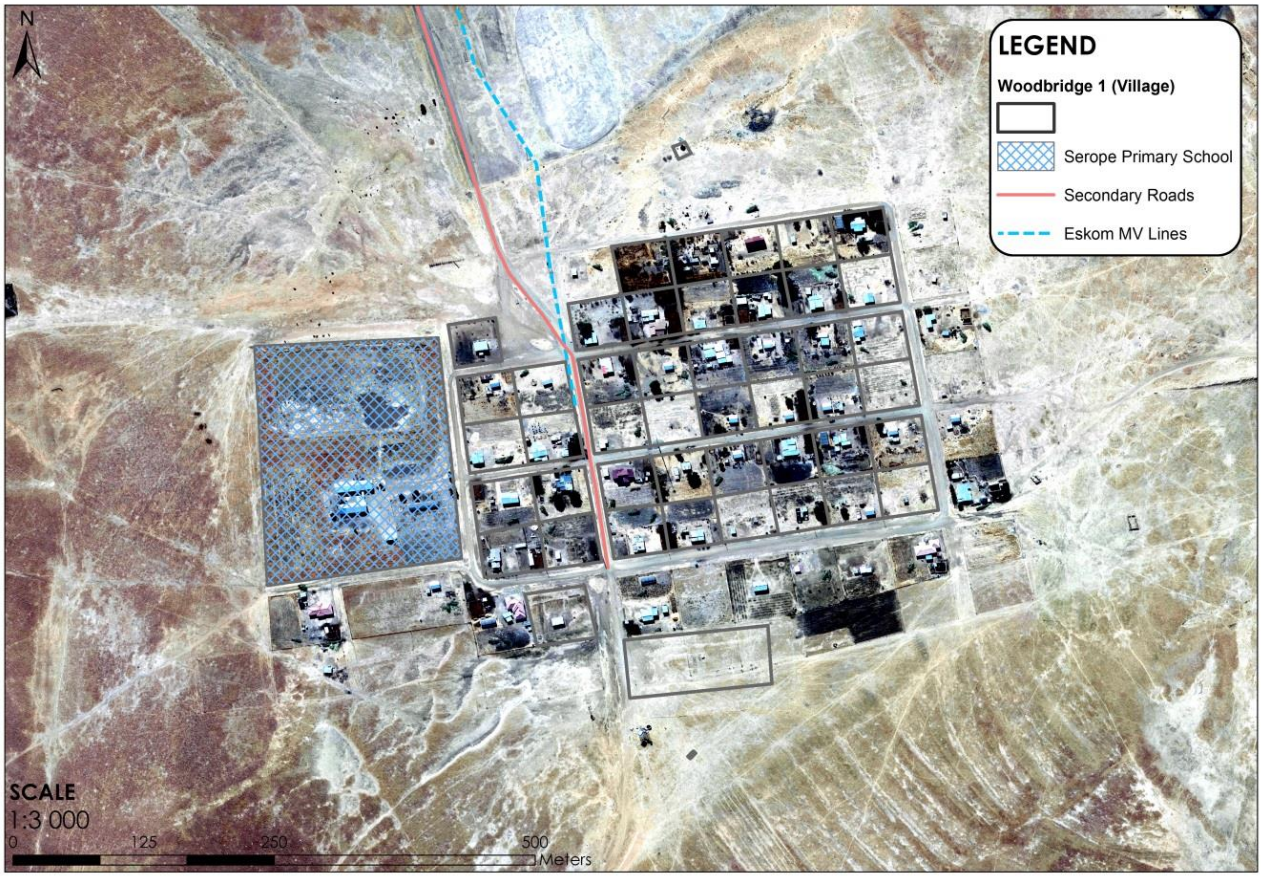
Map 3.43: Thaba Nchu Rural Villages South - Yorksford



Source: Department of Rural Development and Land Reform (NGI), 2019

Woodbridge 1	
Relative Location:	Woodbridge 1 is located approximately 25km South of Thaba Nchu and obtains access from Secondary Road S1509, linking with Secondary Road S109 and eventually with primary Road S233.
Coordinates:	29°25'40.3"S 26°48'52.7"E
Road distance from Thaba Nchu:	27 km
Size:	25 ha
No. Households:	62
Average Household Size:	3.4
Population Estimate:	210 people
Community Facilities:	• Serope Primary School
Growth	Quite a few additional plots can be spotted towards the east and the south since the village has last been surveyed, meaning that the village is growing at a slow but constant rate.

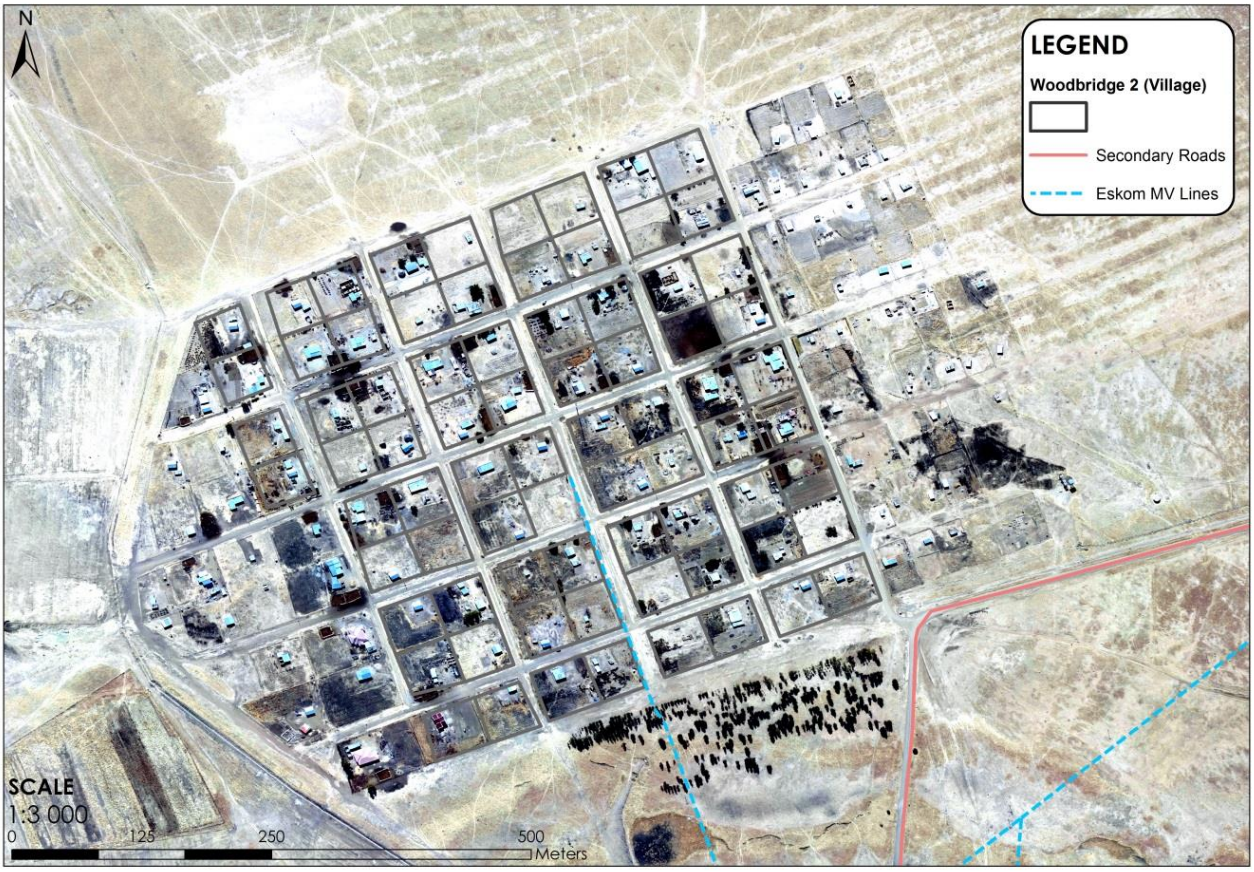
Map 3.44: Thaba Nchu Rural Villages South - Woodbridge 1



Source: Department of Rural Development and Land Reform (NGI), 2019

Woodbridge 2	
Relative Location:	Woodbridge 2 is located approximately 22km South of Thaba Nchu and obtains access from Secondary Road S1603, linking with Secondary Roads S1508 and S1509.
Coordinates:	29°24'12.2"S 26°49'16.7"E
Road distance from Thaba Nchu:	28 km
Size:	48 ha
No. Households:	147
Average Household Size:	3.4
Population Estimate:	500 people
Community Facilities:	None
Growth	Quite a few additional plots can be spotted towards the east and the west since the village has last been surveyed, meaning that the village is growing at a slow but constant rate.

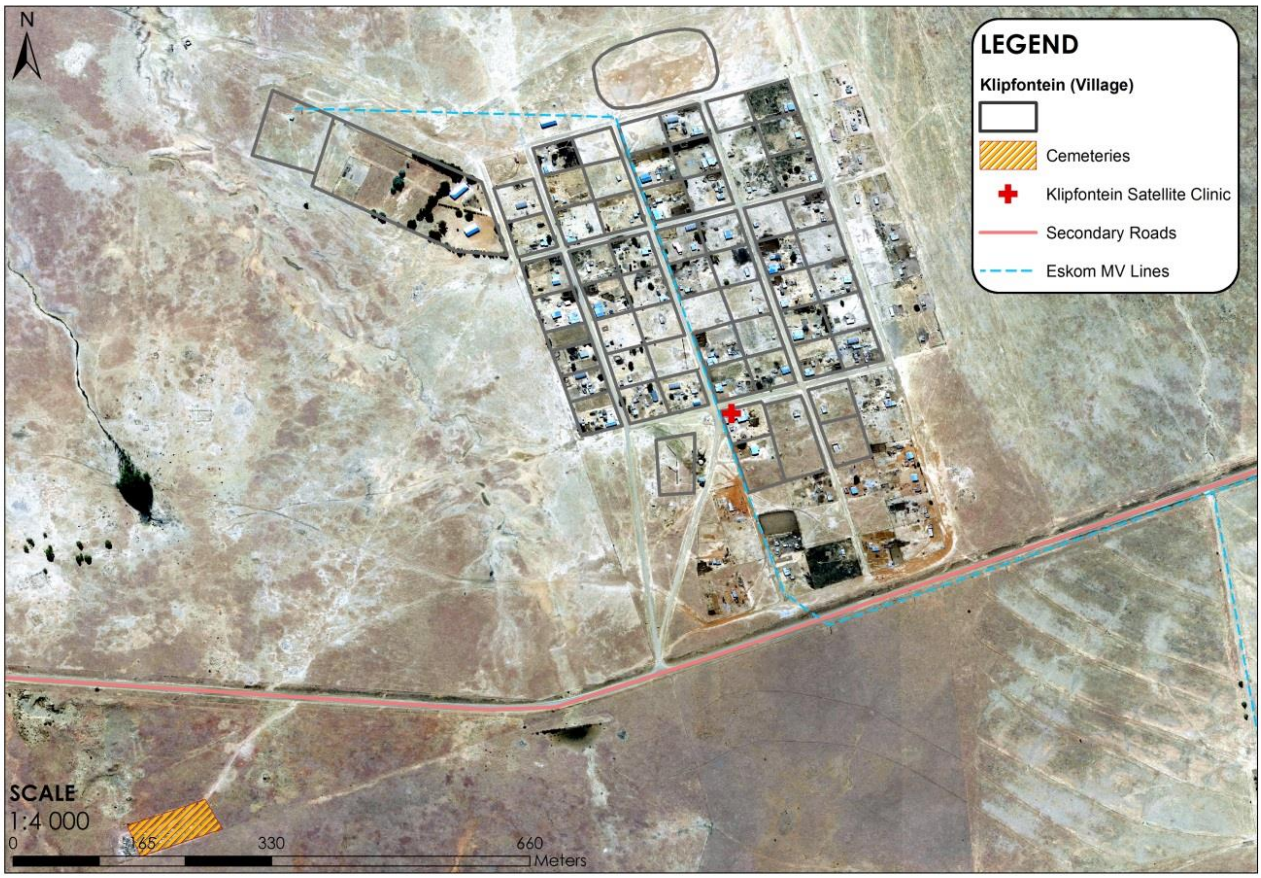
Map 3.45: Thaba Nchu Rural Villages South - Woodbridge 2



Source: Department of Rural Development and Land Reform (NGI), 2019

Klipfontein	
Relative Location:	Klipfontein is located approximately 38km South of Thaba Nchu and obtains access from Secondary Road S733.
Coordinates:	29°31'24.5"S 26°59'12.8"E
Road distance from Thaba Nchu:	46 km
Size:	24 ha
No. Households:	115
Average Household Size:	3.4
Population Estimate:	391 people
Community Facilities:	• Klipfontein Satellite Clinic
Growth	Quite a few additional plots can be spotted towards the east and the south since the village has last been surveyed, meaning that the village is growing at a slow but constant rate.

Map 3.46: Thaba Nchu Rural Villages South – Klipfontein



Source: Department of Rural Development and Land Reform (NGI), 2019

3.1.7.4 Soutpan

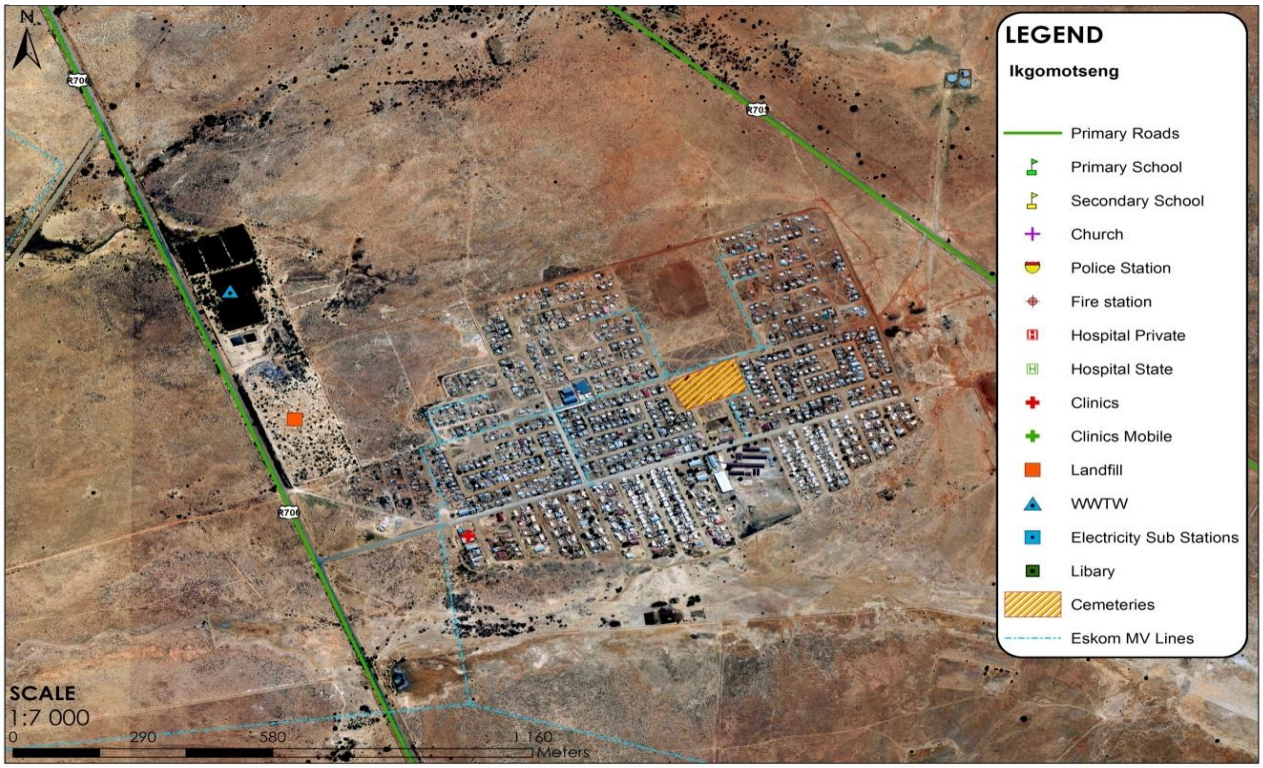
Soutpan is a very small urban settlement located 38km to the north-west of Bloemfontein that was established due to salt mining activities in the area. The town is still producing a vast amount of salt and the current inhabitants of Soutpan are employed by the salt production industry. The area comprises of two urban areas (Soutpan and Ikgomotseng), located a distance apart and which are surrounded by agricultural land characterised by small subsistence farmers, as well as extensive commercial farming in the west along the lower drainage area of the Modder River. The well-known Florisbad, where valuable anthropological were discovered, is also to be found in this area. The table below provides a summary of facilities to be found in Ikgomotseng (Soutpan area), whereas it is also illustrated in an aerial view on **Map 3.47**.

Table 3.10: Summary of Social Facilities and Services Infrastructure in Ikgomotseng (Soutpan)

Type facility / service	Count	Type facility / service	Count
Tertiary Institutions	0	Clinics	1
Primary Schools	1	Mobile Clinics	0
Secondary School		Library	1
Police Station	1	Cemeteries	3
Fire Station	0	WWTW	1
Private Hospital	0	Electrical Distribution Centres	0
State Hospital	0	Land fill	1

Source: MMM, GIS Division

Map 3.47: Ikgomotseng Aerial –Social Facilities and Services Infrastructure



Source: Urban Dynamics, as received from various Sector Departments

3.1.7.5 Dewetsdorp

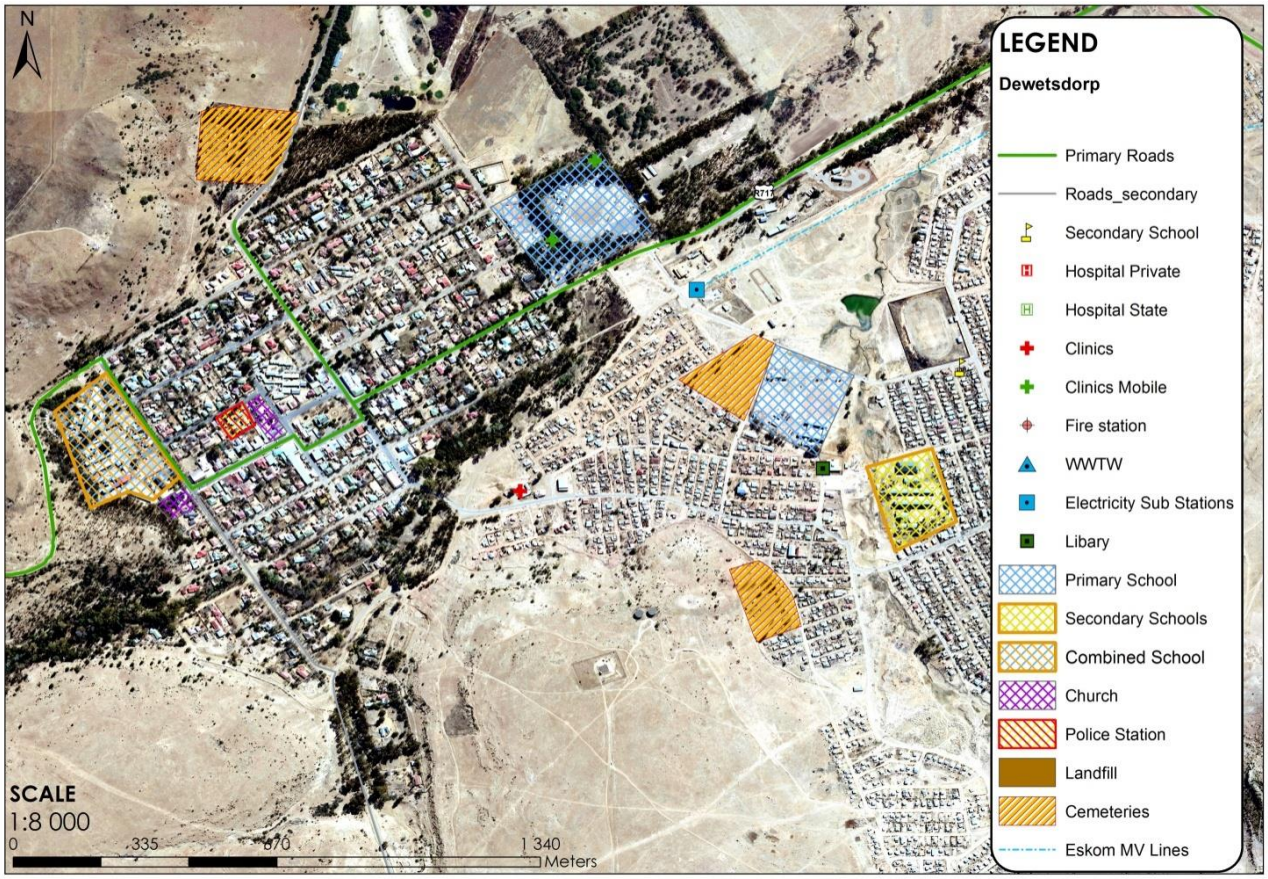
Dewetsdorp is located 80 km south-east from Bloemfontein along the R702 road, which is also known as the Battlefields Route. The Town also comprises two urban settlements (Dewetsdorp and Morojaneng), and is surrounded by land with a medium to high agricultural potential. The Kareefonteinspruit runs through the settlements in a north-south direction. Dewetsdorp is located in a prime sheep and cattle area although wheat and maize are also cultivated. The table below provides a summary of facilities to be found in Dewetsdorp, whereas it is also illustrated in an aerial view on **Map 3.48**.

Table 3.11: Summary of Social Facilities and Services Infrastructure in Dewetsdorp

Type facility / service	Count	Type facility / service	Count
Tertiary Institutions	0	Clinics	1
Primary Schools	2	Mobile Clinics	2
Secondary School	1	Library	1
Church	2	Cemeteries	3
Police Station	1	WWTW	0
Fire Station	0	Electrical Distribution Centres	1
Private Hospital	0	Land fill	0
State Hospital	0		

Source: MMM, GIS Division

Map 3.48: Dewetsdorp Aerial – Social Facilities and Services Infrastructure



Source: Urban Dynamics, as received from various Sector Departments

3.1.7.6 Wepener

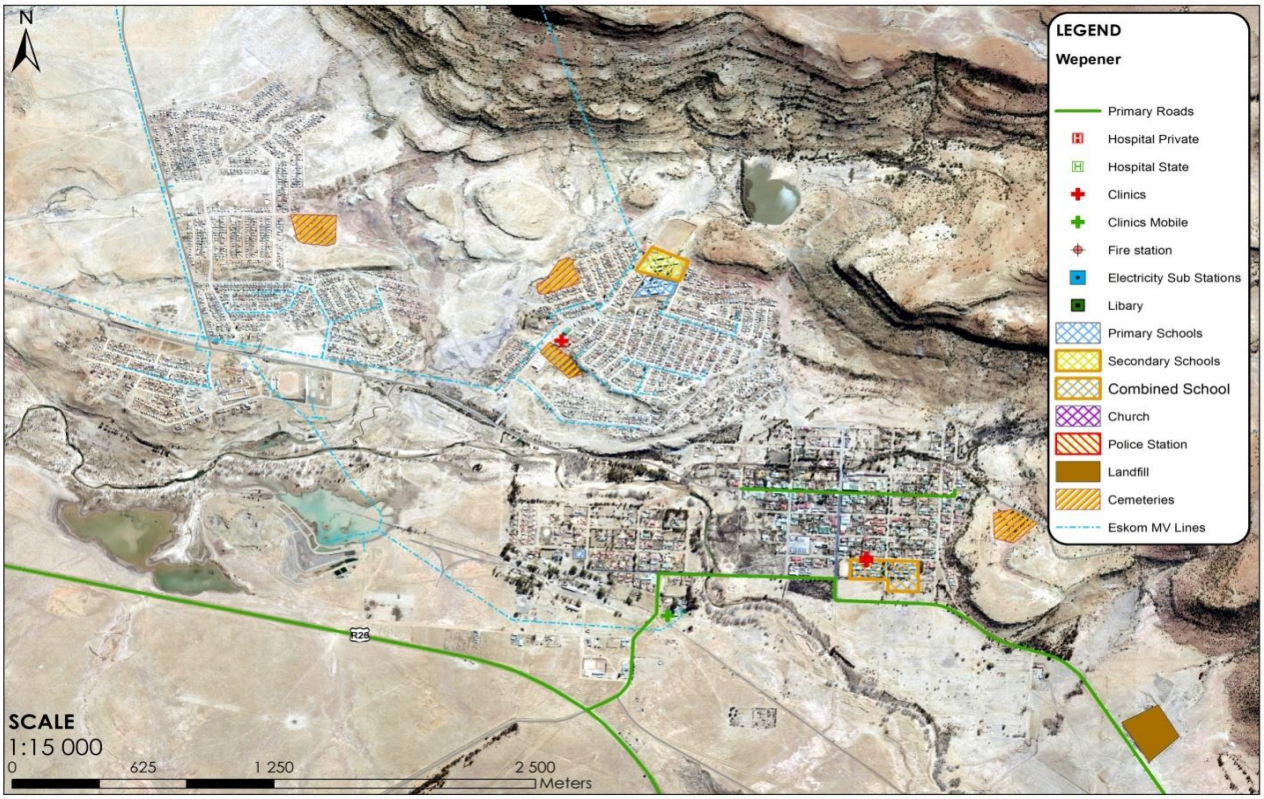
Wepener was established on the banks of Jammersbergspruit, a tributary of the Caledon River, and is located 43km further south-east of Dewetsdorp, also along the R702. The Town serves as one of the gateways into Lesotho, given its proximity to the Van Rooyen's border post (±7km to the east). The Town comprises two urban settlements (Wepener and Qibing), which are divided into northern and southern components by the Sandspruit River, flowing in an east-west direction. Wepener is rich in historical memorials, national monuments and other places of interest. The area is a centre for wool, grain, maize and livestock farming, as well the mining of sand. The table below provides a summary of facilities to be found in Wepener, whereas it is also illustrated in an aerial view on **Map 3.49.**

Table 3.12: Summary of Social Facilities and Services Infrastructure in Wepener

Type facility / service	Count	Type facility / service	Count
Tertiary Institutions	0	Clinics	3
Primary Schools	1	Mobile Clinics	1
Secondary School	1	Library	0
Church	3	Cemeteries	4
Police Station	1	WWTW	1
Fire Station	0	Electrical Distribution Centres	0
Private Hospital	0	Land fill	0
State Hospital	0		

Source: MMM, GIS Division

Map 3.49: Wepener Aerial – Social Facilities and Services Infrastructure



Source: Urban Dynamics, as received from various Sector Departments

3.1.7.7 Van Stadensrus

Van Stadensrus is a very small urban settlement located 30km south of Wepener, still along R702 en route to Zastron. The two urban settlements (Van Stadensrus and Thapelang) are relatively young urban settlements and only provide limited services and facilities. Van Stadensrus is a compact area with almost all of the urban land uses located within a 1km radius, although a number of large undeveloped land parcels exist in the western parts of the town. The Nuwejaarspruit river flows along the northern boundary of the settlements, forming a natural barrier limiting any further urban development in this direction. The Town is also located in close proximity to the Egmont and Van Stadensrus dams. The table below provides a summary of facilities to be found in Van Stadensrus, whereas it is also illustrated in an aerial view on **Map 3.50.**

Table 3.13: Summary of Social Facilities and Services Infrastructure in Van Stadensrus

Type facility / service	Count	Type facility / service	Count
Tertiary Institutions	0	Clinics	1
Primary Schools	1	Mobile Clinics	1
Secondary School	1	Library	0
Church	2	Cemeteries	2
Police Station	0	WWTW	1
Fire Station	0	Electrical Distribution Centres	2
Private Hospital	0	Land fill	0
State Hospital	0		

Source: MMM, GIS Division

Map 3.50: Van Stadensrus Aerial –Social Facilities and Services Infrastructure

Source: Urban Dynamics, as received from various Sector Departments

3.2 SOCIO-ECONOMIC PROFILE

This section reflects on Mangaung's Socio-Economic Profile. Census data from 2001 and 2011 and community survey data from 2016 (Statistics SA), as well as data obtained from the IDP, were used to unpack the study area's demographics, education- and income levels, employment trends, poverty pockets and services infrastructure.

3.2.1 Demographic Profile

According to Stats SA, the population of the Mangaung Municipality was 645 440 in 2001, which increased to a figure of 747,431 in 2011. These figures, however, did not include the population of Dewetsdorp, Wepener or Van Stadensrus (previously formed part of the Naledi LM), nor did it include Soutpan, which previously formed part of the Masilonyana LM. Following a community survey conducted in 2016, it was found that the Metro had a population of 787,930. Mangaung has a current population of **878 834 people**.

The table below indicates the population surveyed in 2011 and the estimated population in 2017. These figures were derived from the Mangaung Integrated Human Settlements Plan, 2017, which increased the 2011 census data with a growth rate of 1% per annum for urban areas, whilst rural areas had been decreased with a negative growth rate of minus one percent (-1%) per annum. The estimated population compares well with the population growth figures of Global Insight (806,054 for 2016 and 826,979 for 2018 respectively).

Table 3.14: Estimated Population Distribution in Mangaung

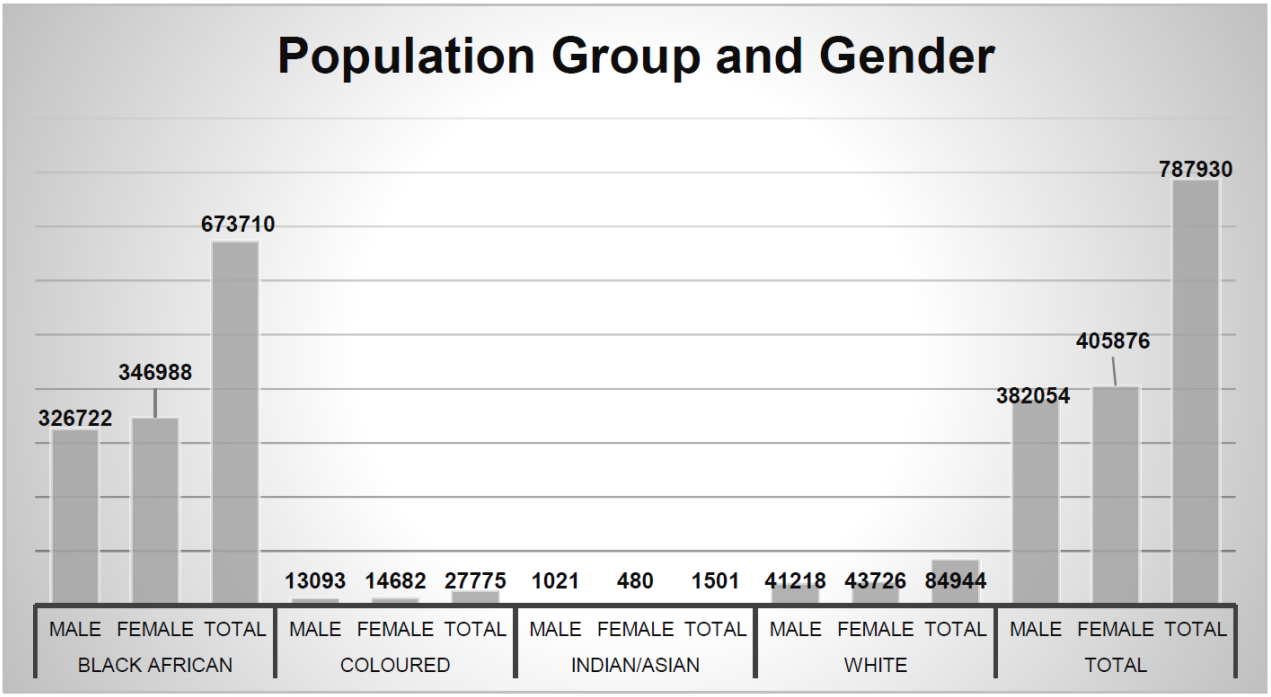
Area		*Population Census 2011*	*2017 calculated @ 1% increase per annum*	*(%)*
Urban (Incl. Small Holdings	Bloemfontein	465,444	494,078	60.32%
	Botshabelo	181,713	192,892	23.55%
	Thaba Nchu	72,228	76,671	9.36%
	Soutpan	3,253	3,453	0.42%
	Dewetsdorp	9,498	10,082	1.23%
	Wepener	9,555	10,142	1.24%
	Van Stadensrus	1,746	1,853	0.23%
Rural		31,746	29,906	3.65%
TOTAL		**755,183**	**819,079**	**100%**

Source: IHSP (2017:27)

Considering **Table 3.14**, is it clear that Mangaung is experiencing a steady growth in population, although the rural area is showing a decline due to urbanisation trends. It is expected that the population for Bloemfontein will continue to grow at an average rate of between 1.1% and 2.1%, whilst that of Botshabelo and Thaba Nchu is expected to remain stable. The remaining service centres (Soutpan, Dewetsdorp, Wepener and Van

Stadensrus), will also remain stable over the short and medium term, however, it is expected that they will decline in the longer term. As far as the population distribution is concerned, more than half of the population is concentrated in the Bloemfontein area (60%), followed by Botshabelo (23%) and Thaba Nchu (9.4%). The rural area and smaller towns has the lowest concentration of people (all lower than 4%), as indicated in the above table. If these figures are considered, the rural area has an average population density of only 2,72 persons per km². The figure below illustrates the population figures from the community survey conducted in 2016, by race and gender.

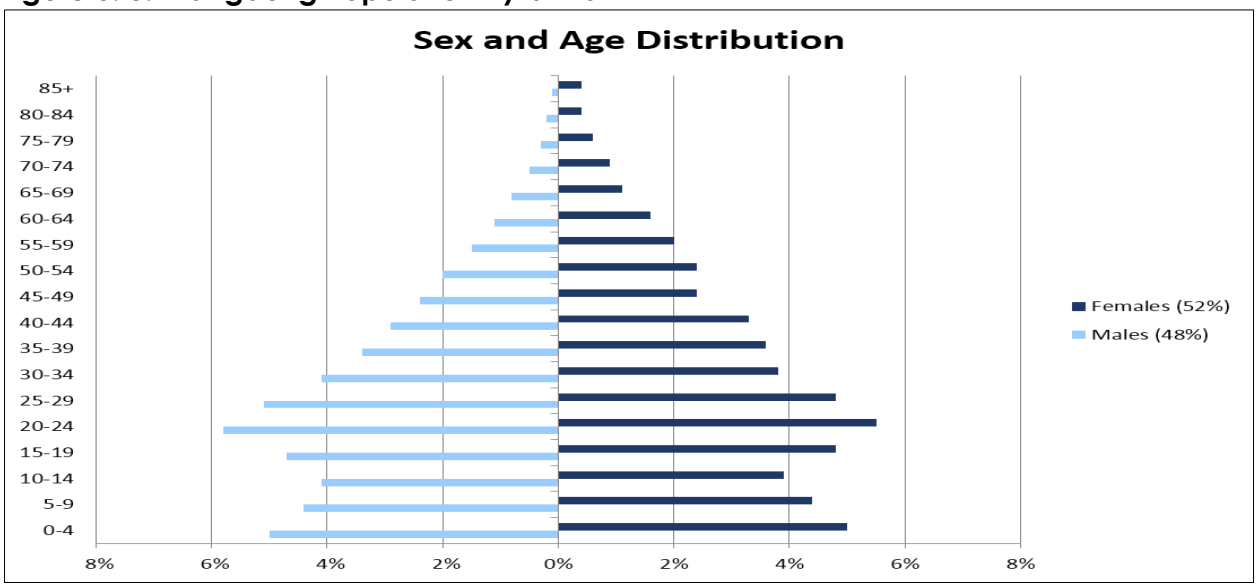
Figure 3.2: Population of Mangaung by race and gender



Source: Stats SA, Community Survey: 2016

From **Figure 3.2** above, is it clear that the majority of the residents in Mangaung are Black African (85%) followed by White people (11%). The figure below indicates that the majority of the population is between the ages of 15 – 29, whilst more than half of the population (52%) is female.

Figure 3. 3: Mangaung Population Pyramid



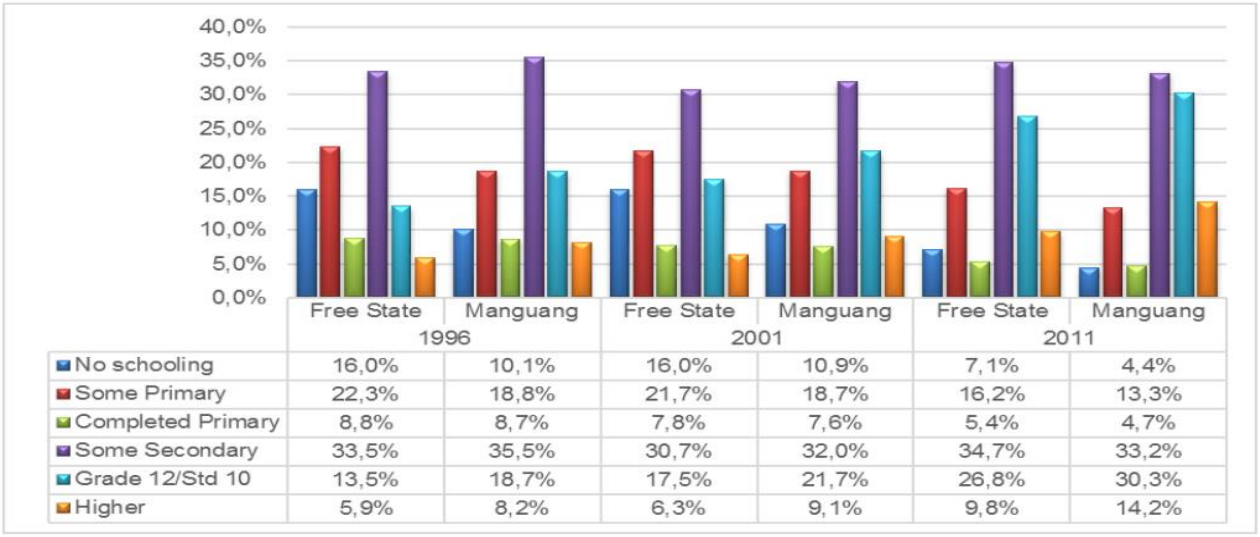
Source: Stats SA, 2011

3.2.2 Levels of Education

Education is directly related to income levels and employment trends, and therefore plays a significant role in the economic well-being of the population. The correlation between these factors is measured against one another in the following pages.

Figure 3.4 below illustrates the population aged 20 years and older by level of education attained during 1996, 2001 and 2011, according to the MMM Annual Report (2015/2016:12). It is evident that the number of people that have obtained both grade 12 as well as higher education degrees/diplomas has increased from 1996. The number of people that have completed primary school though have decreased from 8.8% in 1996 to 5.4% in 2011.

Figure 3.4: Education levels of 20+ year olds in Mangaung



	Free State 1996	Manguang 1996	Free State 2001	Manguang 2001	Free State 2011	Manguang 2011
No schooling	16,0%	10,1%	16,0%	10,9%	7,1%	4,4%
Some Primary	22,3%	18,8%	21,7%	18,7%	16,2%	13,3%
Completed Primary	8,8%	8,7%	7,8%	7,6%	5,4%	4,7%
Some Secondary	33,5%	35,5%	30,7%	32,0%	34,7%	33,2%
Grade 12/Std 10	13,5%	18,7%	17,5%	21,7%	26,8%	30,3%
Higher	5,9%	8,2%	6,3%	9,1%	9,8%	14,2%

Source: MMM Annual Report (2015/2016:12)

3.2.3 Economically Active People and Unemployment

Table 3.15 below depicts the number of economically active people in each of the urban centres situated within the MMM. According to this data a total of 439 419 people are economically active in MMM.

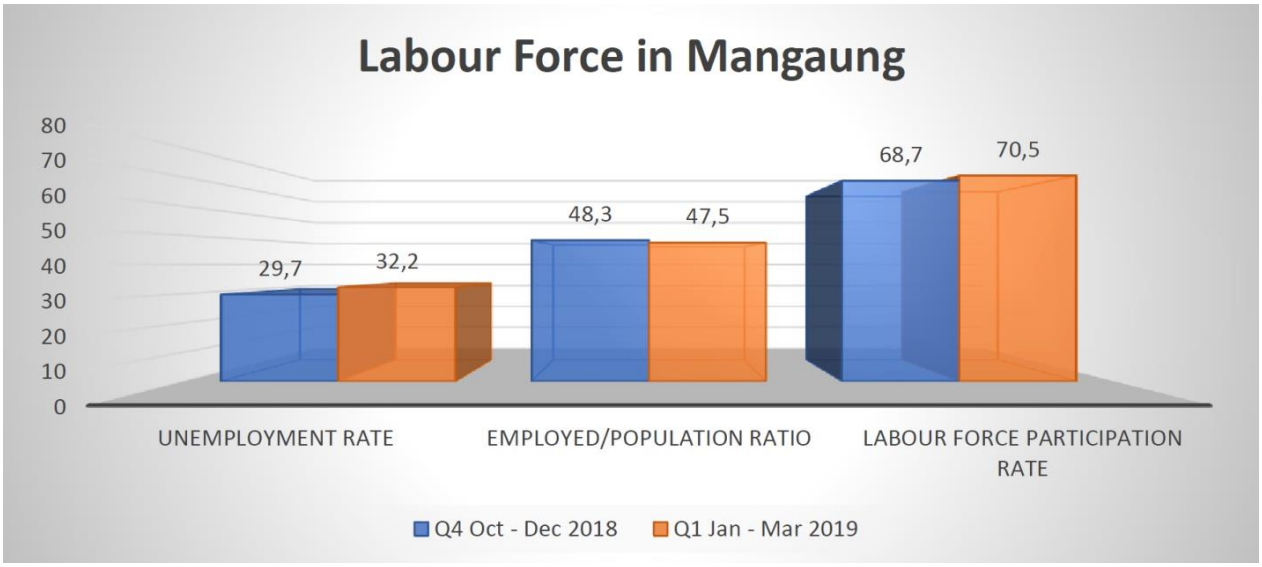
Table 3.15: Mangaung Economically Active People

Area	Male	Female	Total
Botshabelo	51 026	54 758	**105 784**
Bloemfontein	103 270	103 198	**206 468**
Thaba Nchu	34 084	34 557	**68 641**
Soutpan	1 003	895	**1 898**
Dewetsdorp	14 297	13 200	**27 497**
Wepener	13 288	10 998	**24 286**
Van Stadensrus	2 945	1 900	**4 845**
Total	**219 913**	**219 506**	**439 419**

Source: Mangaung IDP (2019/2020:70)

The labour force of Mangaung has experienced changes between 2018 and 2019. Unemployment has increased with 2.5%, leaving the unemployment rate in Mangaung at a staggering 32.2%. The Labour force participation rate has also increased with 1.8%, resulting in a 70.5% total. This is illustrated in **Figure 3.5** below.

Figure 3.5: Labour force in Mangaung

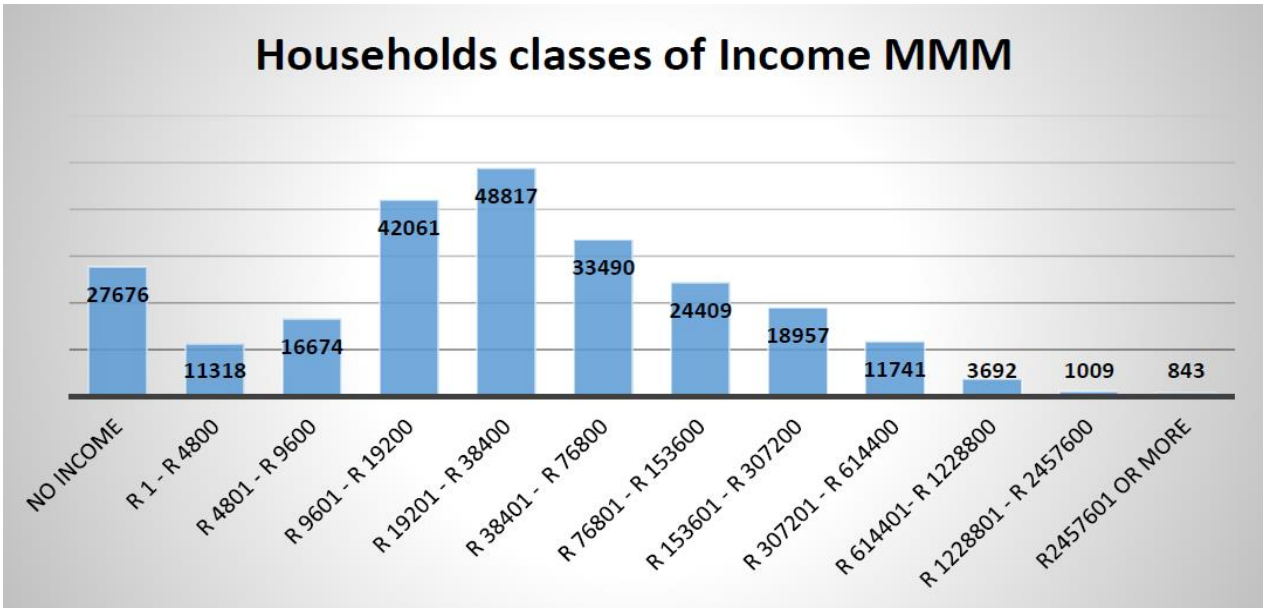


Source: Mangaung IDP (2019/2020:70)

3.2.3 Income Levels

Figure 3.6 below indicates the household income ratio in the Metro. It reveals that the majority of households (48 817 households) earn between R19 201 – R 38 400 per annum, followed by 42 061 households that earn between R 9 601 – R 19 200. There is a large majority of households (27 676) which generates no income.

Figure 3.6: Household income in Mangaung



Source: Mangaung IDP (2019/2020:21)

3.2.4 Demographic Features of the Rural Population

3.2.4.1 Settlement Trends

From the demographic profile discussed already, it can be concluded that the rural population is widely distributed across a very large part of the study area and that the rural population has a very low density of only **2,72 persons per km**^{2}. It is also a known fact that the rural area is characterised by large scale depopulation as people without a refuge tend to migrate to urban areas where prospects appears to be better.

The rural population is made up by commercial farmers who own most of the farms, and who are supported by semi-skilled farmworkers. There are also a small number of emerging farmers living in the rural area.

3.2.4.2 Vulnerable Groups

Vulnerable groups that will be affected by the RDP process include women, youth and farm workers. In general women and farm workers have a lower level of education and lower income compared to the male gender and other primary sector workers. The process should therefore be sensitive to include these groups within the land reform strategies. The National Minister of Agriculture has initiated a programme to strengthen the role of women and youth in agriculture and a number of districts in the Free State have already established WARD (Women in Agriculture and Rural Development) and YARD (Youth in Agriculture and Rural Development) committees.

3.2.4.3 Poverty Pockets

Few indices measuring poverty exist on a municipal level, whereas the level of income provides some indication of poverty levels. As described earlier, there is a large number of households (27 676) without any income in Mangaung, and a staggering total of 118

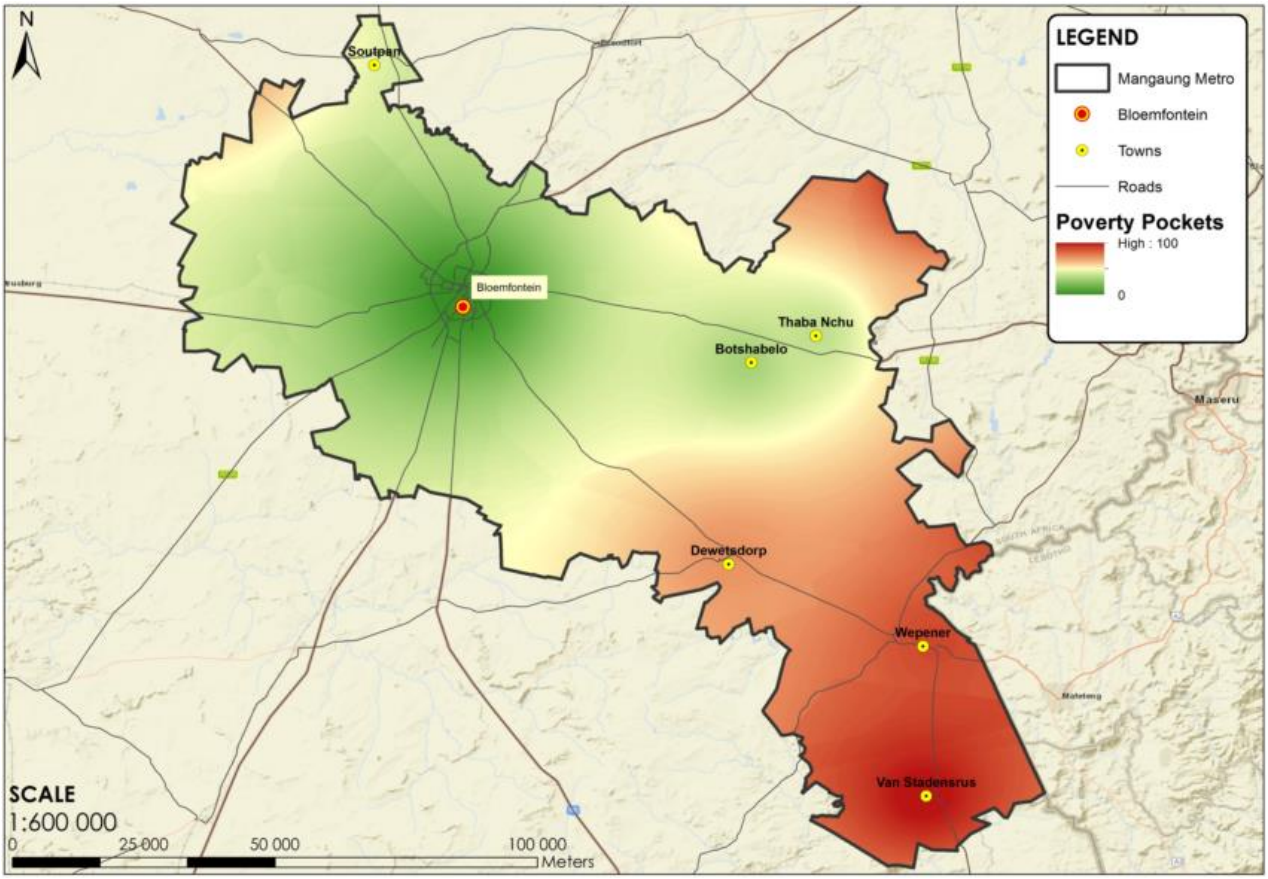
870 households earns less than R38 400 annually (used as a factor in determining poverty pockets).

Cognisance should be taken that there are many factors involved in mapping these poverty pockets, and that income plays only a part therein. Poverty is determined in relative terms and not absolute terms, once again substantiating that various factors are involved such as:

- A lack of resources, clothing, housing, household facilities; and
- Poor environmental, educational, working and social conditions.

The following **Map 3.51** indicates where the highest levels of deprivation and consequently poverty exist within the Mangaung Metro Municipality.

Map 3.51: Poverty Pockets throughout Mangaung



Source: Department of Rural Development and Land Reform (Free State office), 2019

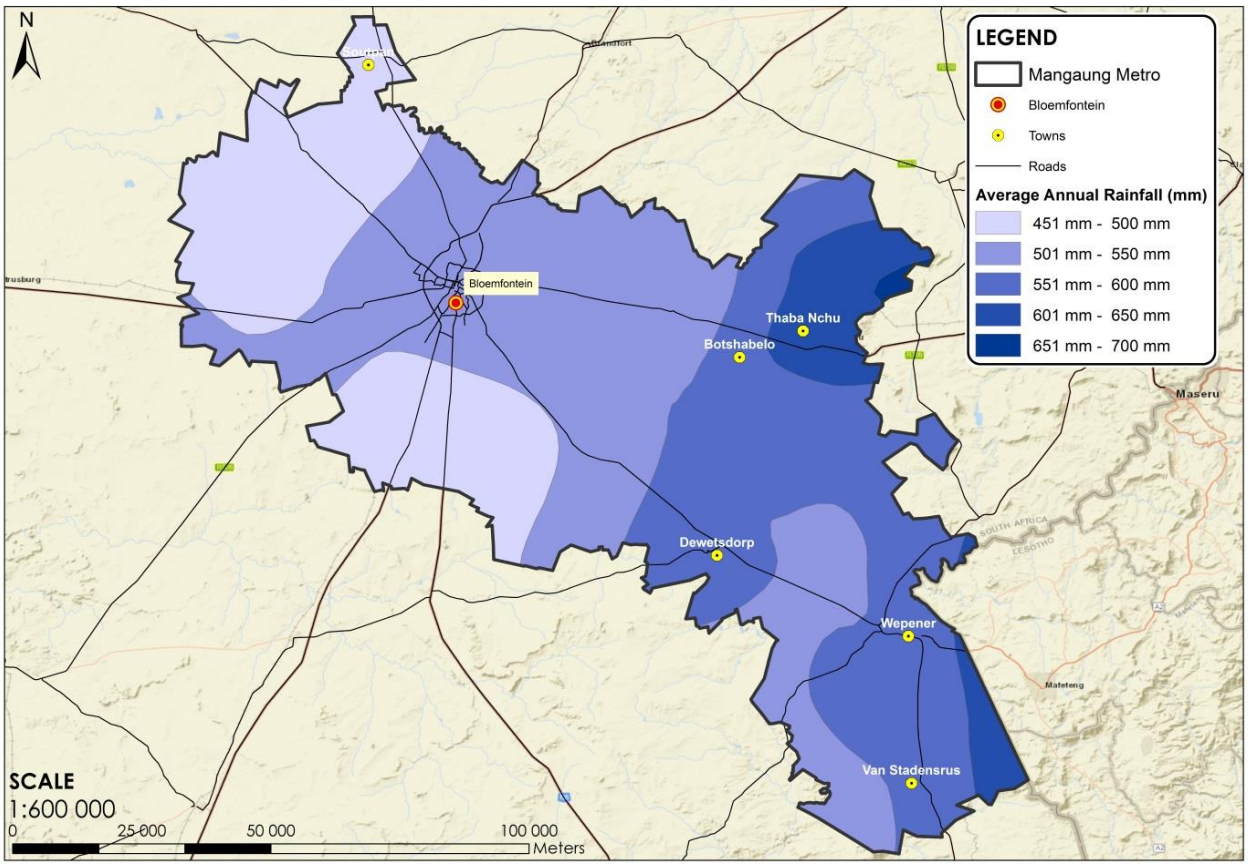
3.3 PHYSICAL ENVIRONMENT

The following section provides background to the physical and environmental aspects that are applicable to the Mangaung Metro Municipality.

3.3.1 Rainfall

Annual rainfall in the municipal area gradually increases from west to east (lower in the west and higher in the east). The western side of the area receives between 450 – 500 mm of rainfall annually. The central part of the area receives annual rainfall ranging from 500 – 600 mm leading to the eastern side of the area, which records the annual highest rainfall ranging from 600 – 650 mm annually.

Map 3.52: Average Annual Rainfall

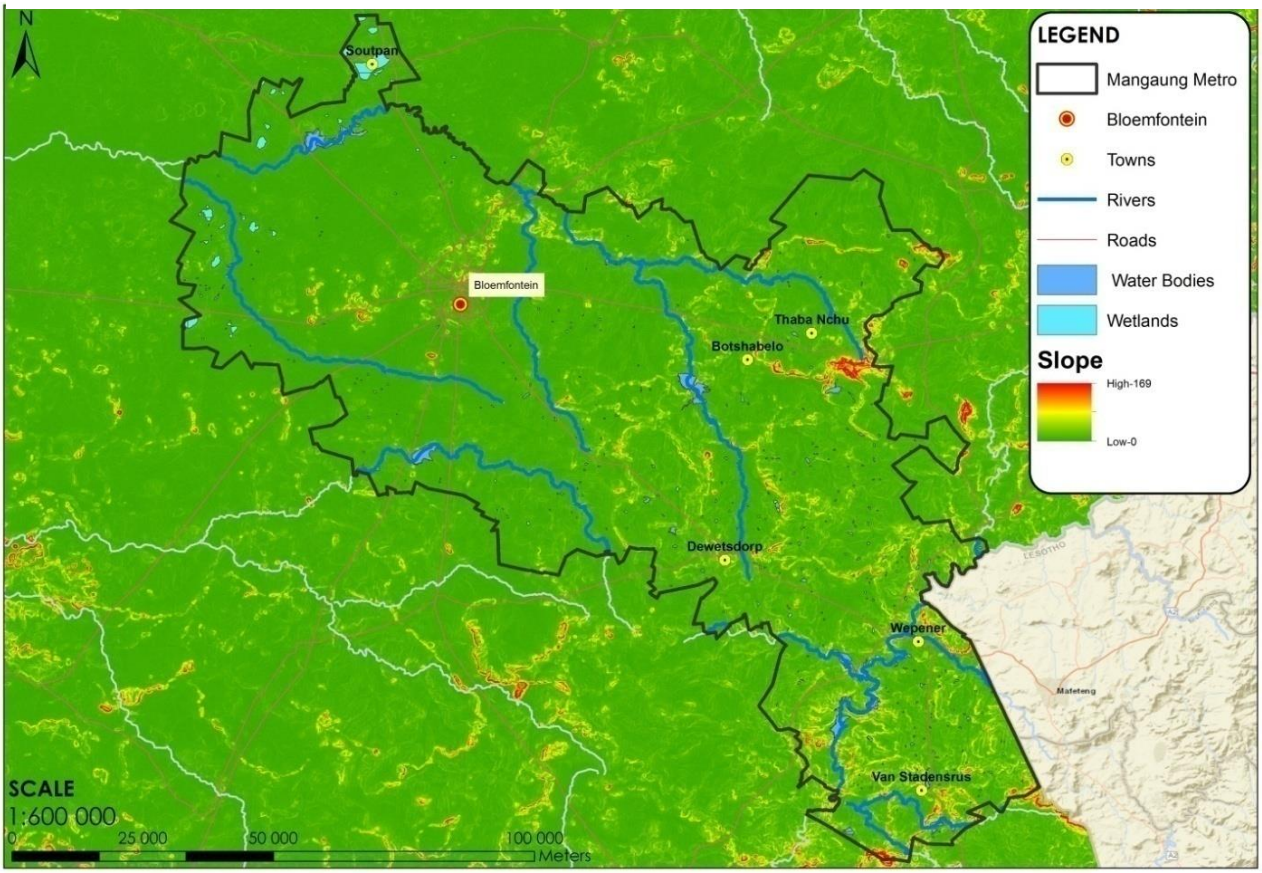


Source: SA Weather Service

3.3.2 Topography and Hydrology

The study area is relatively flat with altitudes varying between 1220m to 2120m above sea level. The north-eastern section of the Mangaung Municipality barely alters in slope whereas the eastern and south-eastern parts of the Metro (towards and bordering Lesotho) has steeper slopes. The area is also relatively water scarce and Mangaung is increasingly experiencing bulk water shortages. The most prominent water sources are illustrated in **Map 3.53.**

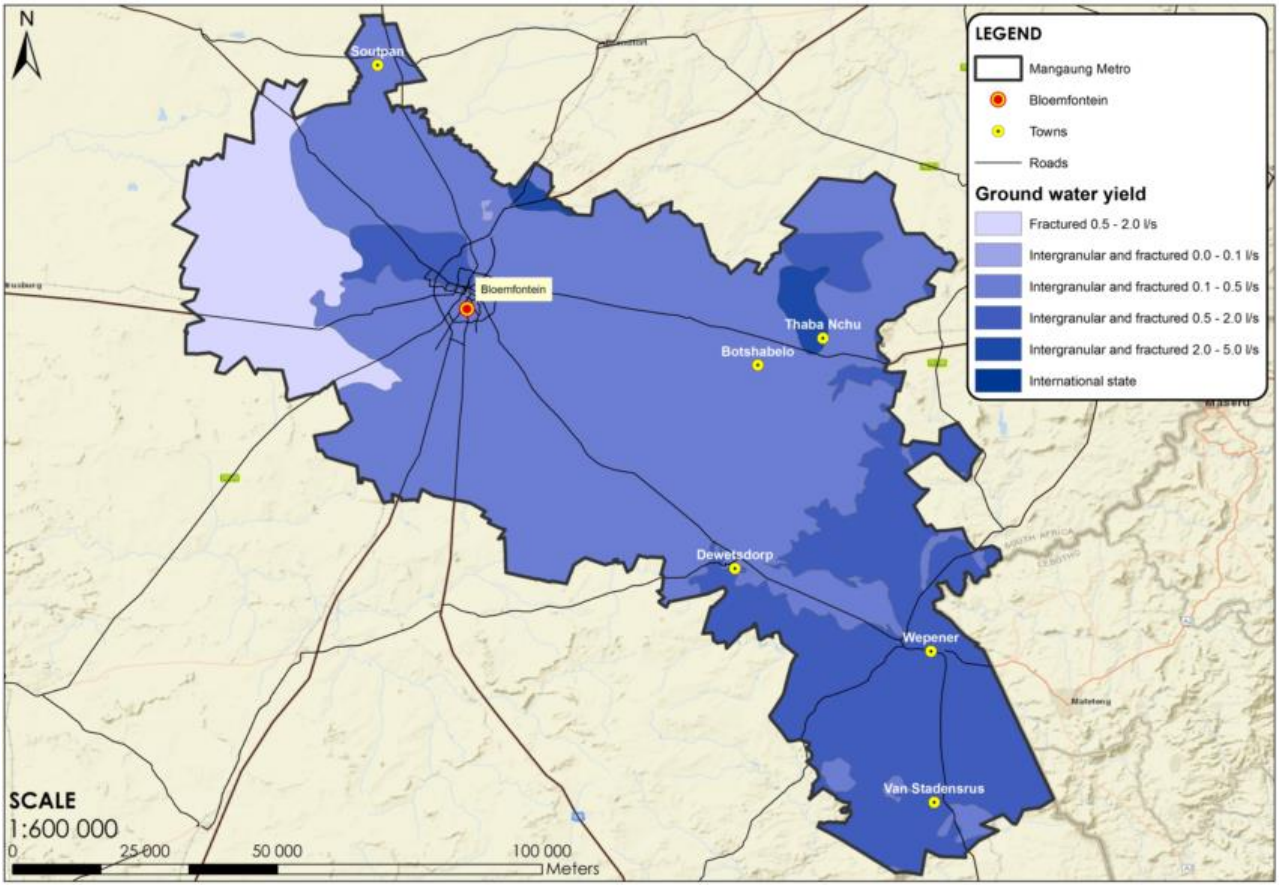
Map 3.53: Topography



Source: Department of Rural Development and Land Reform (Free State office), 2019

The availability of ground water in the metro area shows an almost similar pattern than rainfall, with the western parts being the driest, whilst the eastern parts having access to higher yields. The yield from boreholes in the west ranges between 0.1 – 0.5 litres per second (360 – 2,000 litres / hour), whilst the eastern part deliver higher yields ranging between 2,0 – 5.0 litres per second (7,200 – 18,000 litres / hour).

Map 3.54: Ground water yield

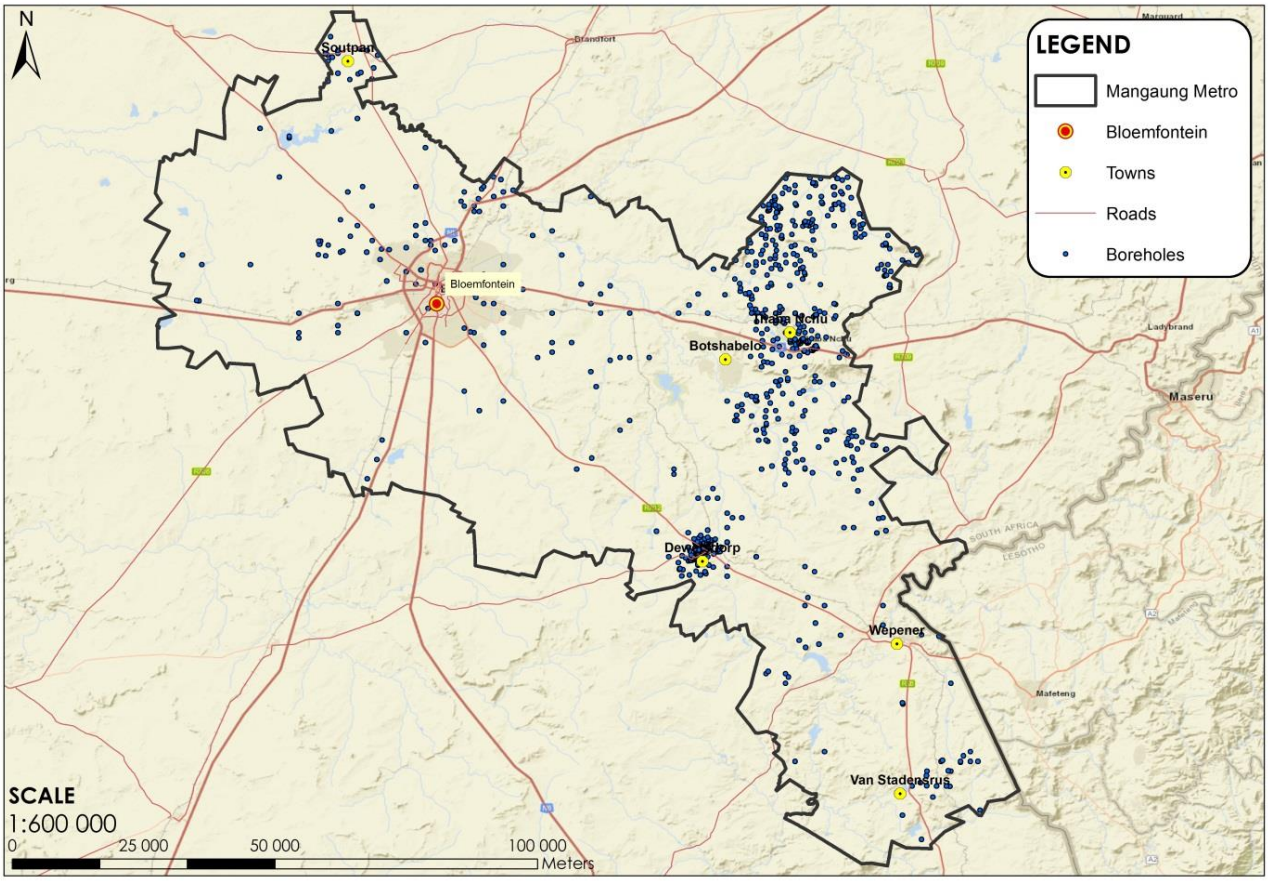


Source: Department of Water and Sanitation

The accessibility to boreholes is a crucial factor when considering agricultural activities. It is basically impossible to service the entire region in terms of water due to the area being so vast, meaning that many areas are dependent on ground water.

Map 3.55 below indicates the accessibility to boreholes in the municipal region, with the highest concentration thereof being in the Thaba Nchu, Botshabelo and Dewetsdorp regions. Several community members have during the workshops indicated that some of these boreholes have dried up or have collapsed in the meantime, and as a result thereof they do not have access to water anymore.

Map 3.55: Boreholes



Source: Department of Water and Sanitation

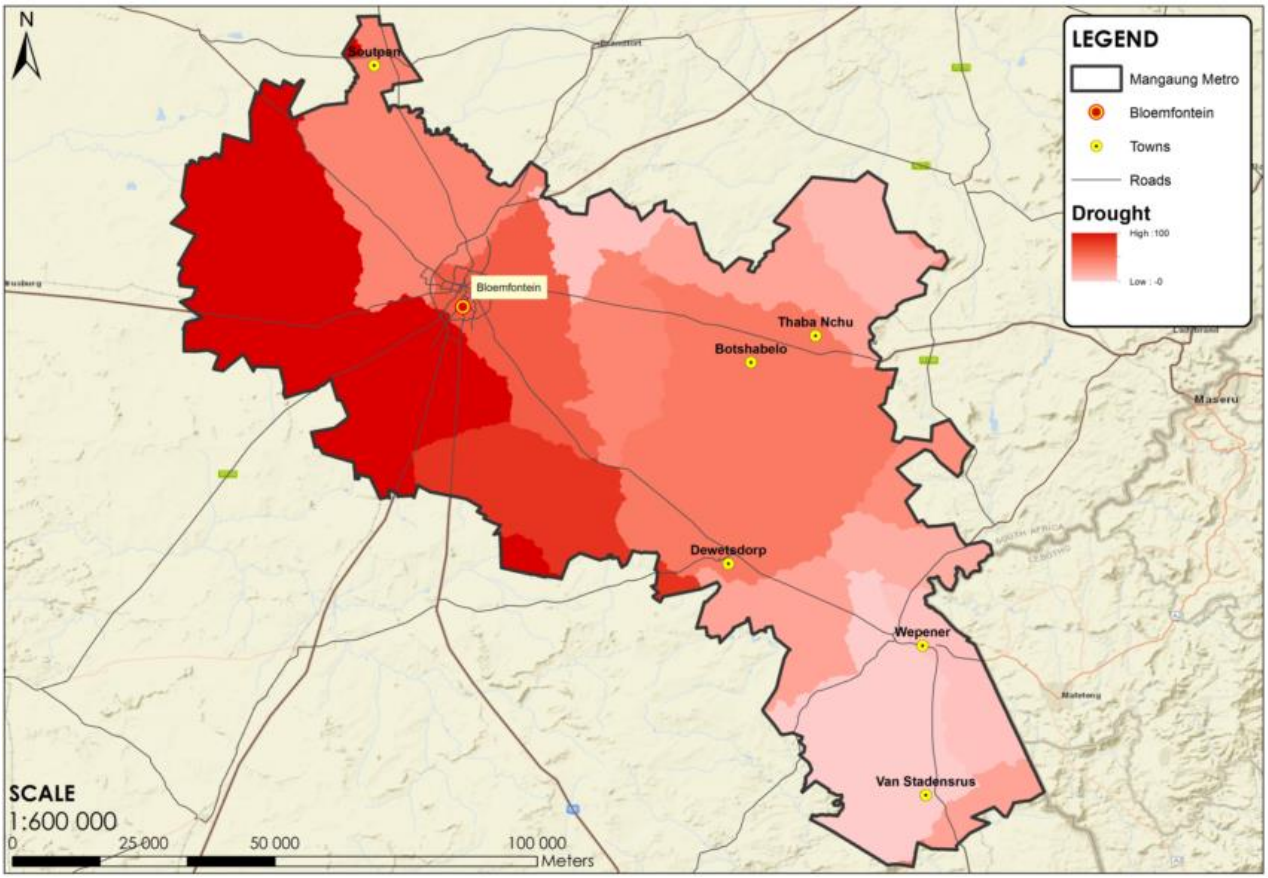
3.3.3 Climate

The area has a semi-arid climate with most precipitation occurring during summer thunderstorms, while snow sometimes occurs on the mountains in the east. Frost is also common during cold winter nights. The evaporation gradient is the reverse of the rainfall gradient with rates of 1300mm per year in the east, to 2600mm per year in the west.

According to the SA Weather Service, the average temperatures during summer range between 13°C and 31°C, and during winter between -3°C and 18°C.

Map 3.56 below indicates that the western parts of the study area are more susceptible to drought, whilst the risk decreases towards the east.

Map 3.56: Drought risk

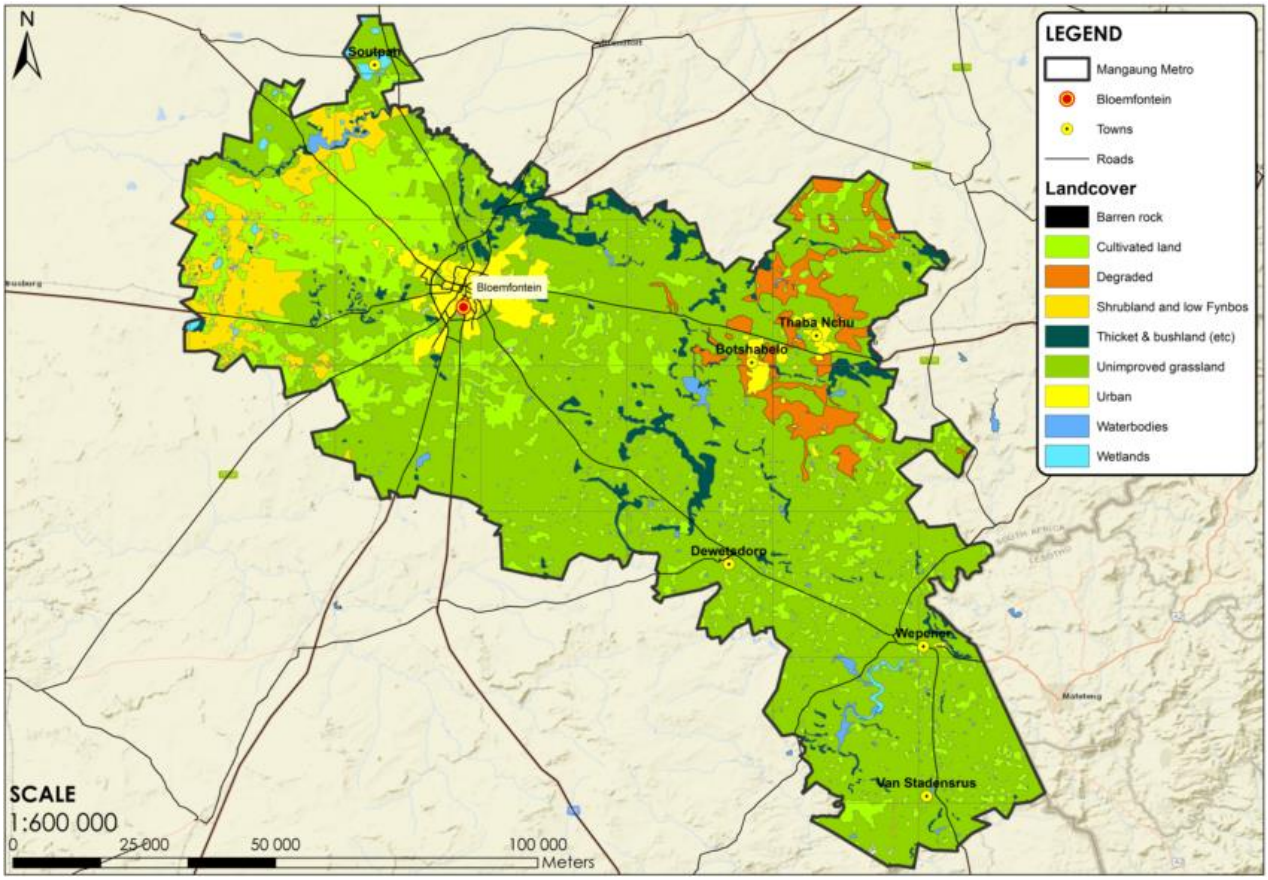


Source: The Council for Scientific and Industrial Research

3.3.4 Vegetation

Some Barren rock and Bushveld areas are present in Mangaung which is scattered throughout the Metro. The eastern part of the study area is home to Shrubland and low Fynbos, as well as a significant portion of cultivated land. Cultivated land is also scattered throughout Mangaung, however, the most prominent land cover in the area is grassland. Bloemfontein, Botshabelo and Thaba Nchu are the only urban areas with significant urban footprints, with degraded areas being present around Botshabelo and Thaba Nchu. The Map below provides an indication of the type of vegetation found in the municipal area.

Map 3.57: Mangaung Land Cover



Source: Department of Agriculture Forestry and Fisheries

3.3.5 Biome

A biome is a large geographical area characterized by ecologically similar plants and animals. A biome is defined by the complex interactions of plants and animals with the climate, geology (rock formations), soil types, water resources, and latitude (position north or south on the globe) of an area. Plants and animals are adapted to the area's particular climate and soil.

Mangaung is located partly in the Nama Karoo Biome and partly in the Grasslands Biome. The biomes' implications to agriculture are discussed below:

Nama Karoo biome is more inclined to the west and rainfall in this area is less as compared to grassland biome (more towards the east of the region). It is characterised by lime rich soil. Most of the land is suitable for grazing by sheep (for mutton, wool and pelts) and goats.

Grasslands (Grassveld) Biome is dominated by a single layer of grass. Trees are absent except in localised areas. Frost, fire and grazing maintain the grass dominance and prevent the establishment of trees. There are two types of grass plants: *sweet grasses* and *sour grasses*. Sweet grasses have lower fibre content; maintain nutrients in the leaves during winter, and as a result palatable to stock. Sour grasses have higher fibre content, withdraw nutrients in winter and become unpalatable to stock.

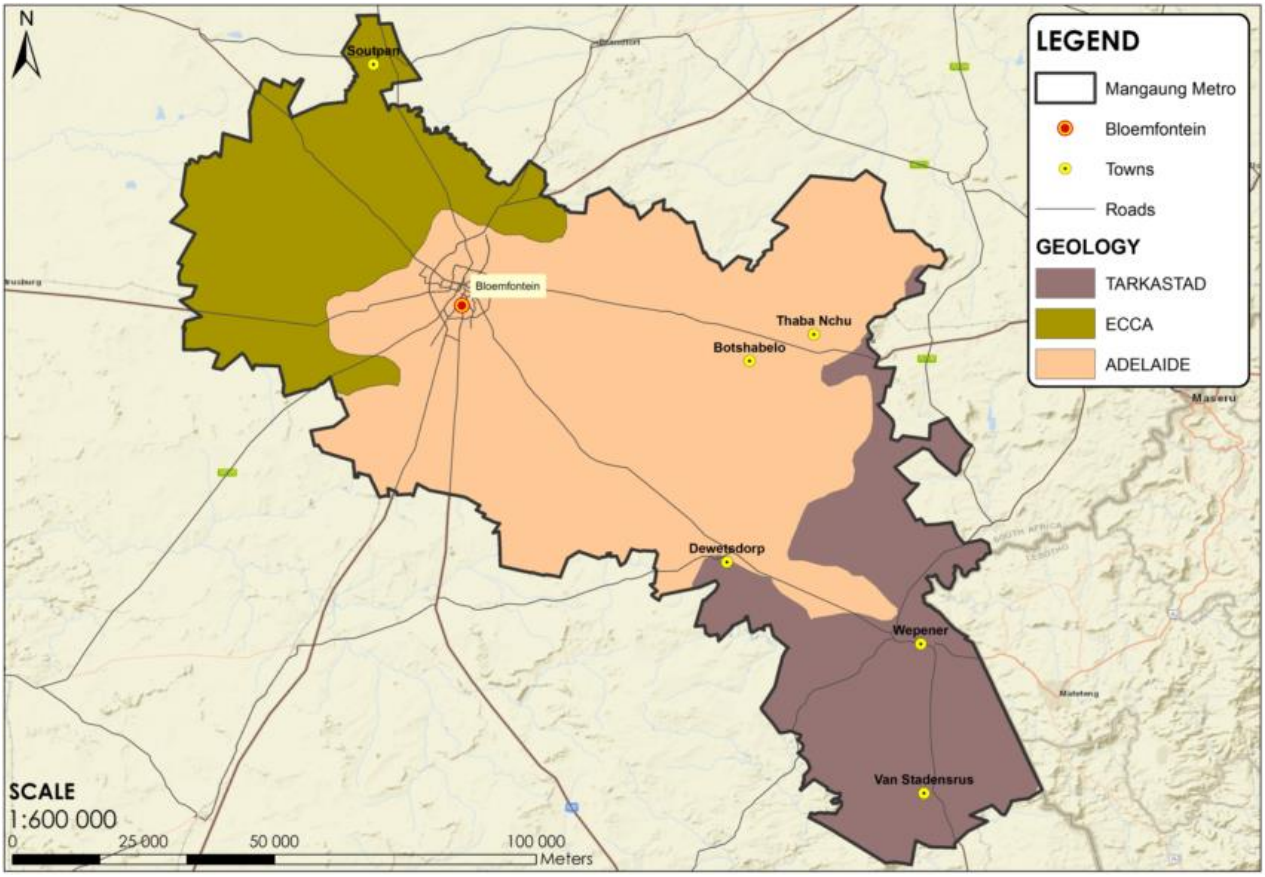
The Grassland Biome is particularly good for dairy, beef and wool production. Grass plants tolerate grazing, fire, mowing and most produce new stems readily. Overgrazing increases the proportion of pioneer, creeping and annual grasses.

Maize crop thrives in the Grassland Biome, and many grassland types have been converted to this crop. Sorghum, wheat and sunflowers are also farmed on a smaller scale.

3.3.6 Geology

The geological formations within the Metro change from east to west with the most prominent rock formations in the area being Ecca (western region), Adelaide (centre region) and Tarkastad (eastern region). These formations are indicated in **Map 3.58** below.

Map 3.58: Mangaung Geology

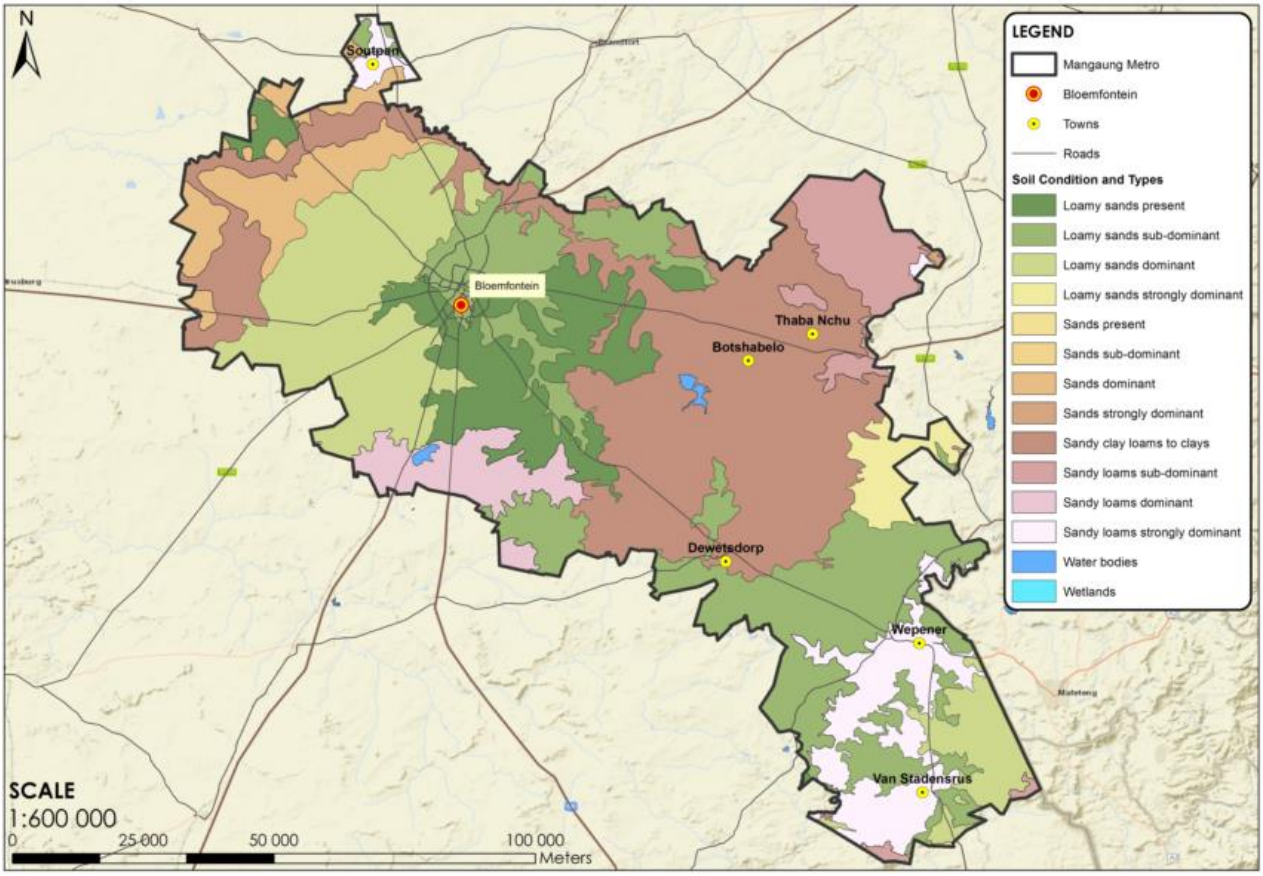


Source: Council of Geoscience

3.3.7 Soil Types

Several soil types were identified in Mangaung, including loam-sandy clay soils and sandy clay soils. These soil types are illustrated in **Map 3.59** below, whilst a description of the soils and its usefulness for agricultural production is also provided below.

Map 3.59: Mangaung Soil Types and Condition



Source: Council of Geoscience

3.3.7.1 Loam Soil

Loams are gritty, plastic when moist, and retain water easily. They generally contain more nutrients than sandy soils. Loam soil is ideal for growing crops because it retains nutrients well and retains water while still allowing the water to flow freely. This soil is found in a majority of successful farms in regions around the world known for their fertile land. Loam is also used for the construction of houses (development of a township). Walls covered inside with a layer of loam work well to control air humidity. Loam, combined with straw, is also a widely-used construction material in poorer countries.

3.3.7.2 Sandy Clay

Although these soils are difficult to work and manage, they usually have good supplies of plant foods and lime. The main drawbacks are the high water holding capacity (which means they are late to get going in spring) and the effort required to work them. You will need to catch just the right weather conditions to avoid hard work and damage to the

soil structure. The use of heavy machinery (and especially rotavators) should be avoided at all costs, particularly when the soil is wet.

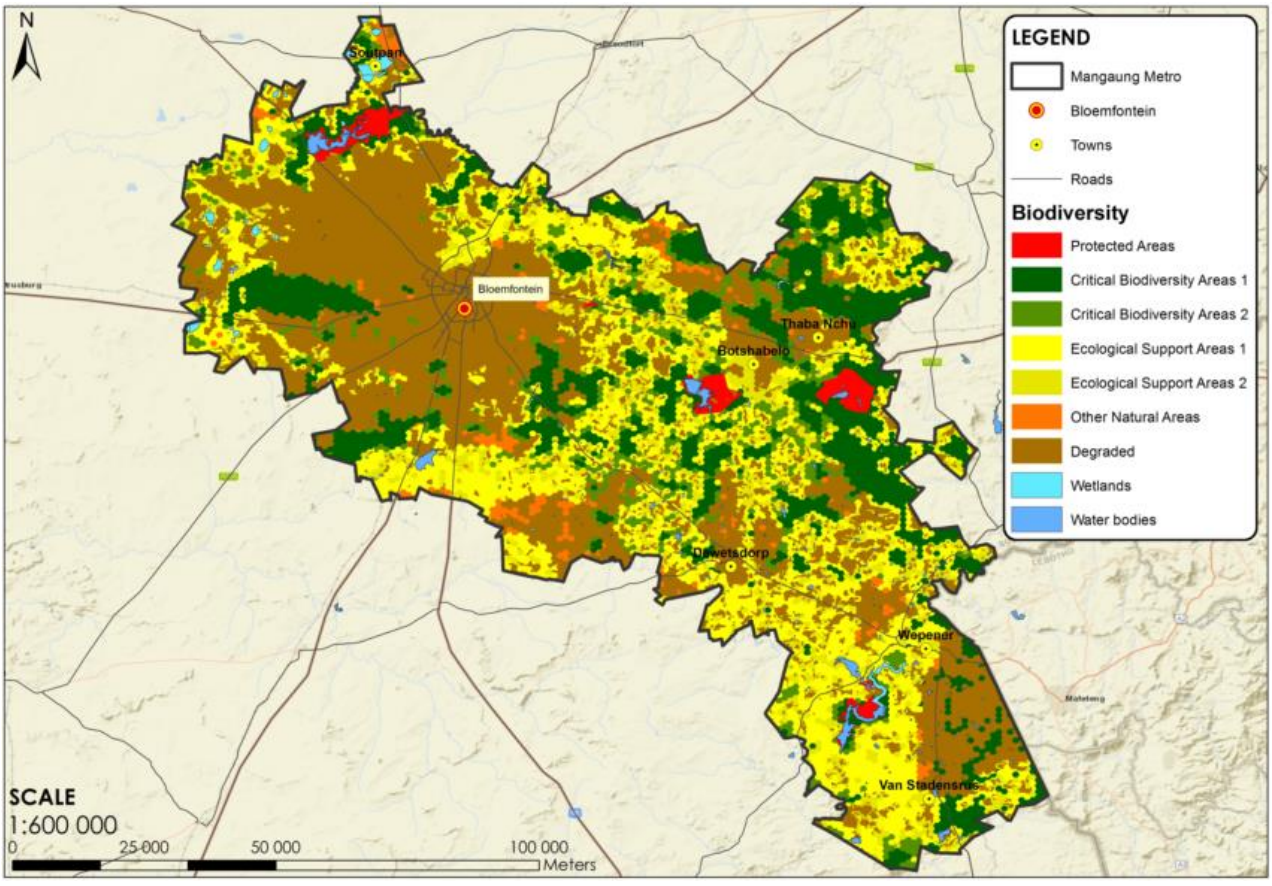
3.3.7.3 Sandy, loamy sand, sandy loam

These are well drained and aerated and workable for most of the year. They are very light to handle and quick to warm up in spring. Unless they have very high organic matter content they are prone to drying out too quickly, and additional watering will be needed. This extra watering will also help to wash out the plant foods and lime from the soil, so they are likely to be acid (except for some coastal soils). They are often referred to as "hungry" soils and need lots of extra feeding. With careful management however, they can be amongst the most productive soil types.

3.3.8 Biodiversity

From **Map 3.60** below is it evident that a large portion of Mangaung is degraded, especially the areas surrounding Bloemfontein and the other urban nodes, however, a large portion is also classified as Ecological Support Areas and Critical Biodiversity Areas. Furthermore, 4 (four) regions are classified as protected areas which are all nature reserves surrounding significant water bodies. Cognisance of these critical areas is taken when considering Strategically Located Rural Land.

Map 3.60: Mangaung Biodiversity



Source: DESTEA

Mangaung's Environmental Management Unit, in collaboration with the South African National Biodiversity Institute (SANBI) as well as the Department of Economic, Small Business Development, Tourism and Environmental Affairs (DESTEA), is also in the process of compiling a municipal biodiversity plan.

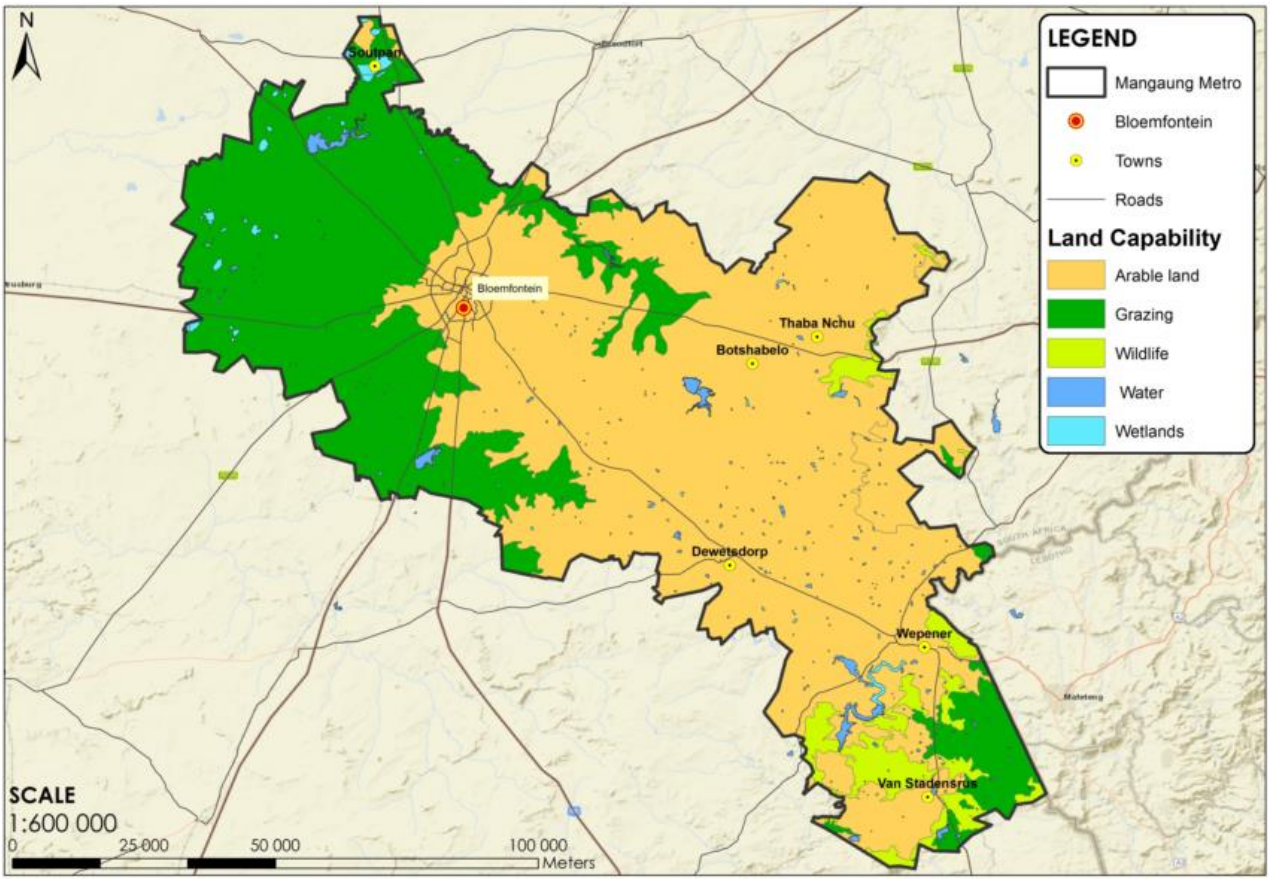
3.3.9 High Potential Agricultural land

The identification of high potential agricultural land and the accessibility thereof are two of the most critical aspects to ensuring sustainable rural development. The agricultural potential is defined by several elements, including soil and cultivation potential, irrigation prospects, vegetation types and grazing potential.

3.3.9.1 Soil Potential and Land Capability

According to the land capability, illustrated in **Map 3.61** below, the north-western and south-eastern parts of the Metro is more suitable for grazing, whilst the majority of land in the study area is suitable for arable purposes. This map should however be read in conjunction with the commodity suitability maps, whereas the reason the maps may differ from the soil potential map, is that other factors such as rainfall has also been taken into consideration.

Map 3.61: Land Capability



Source: Department of Agriculture, Forestry and Fisheries

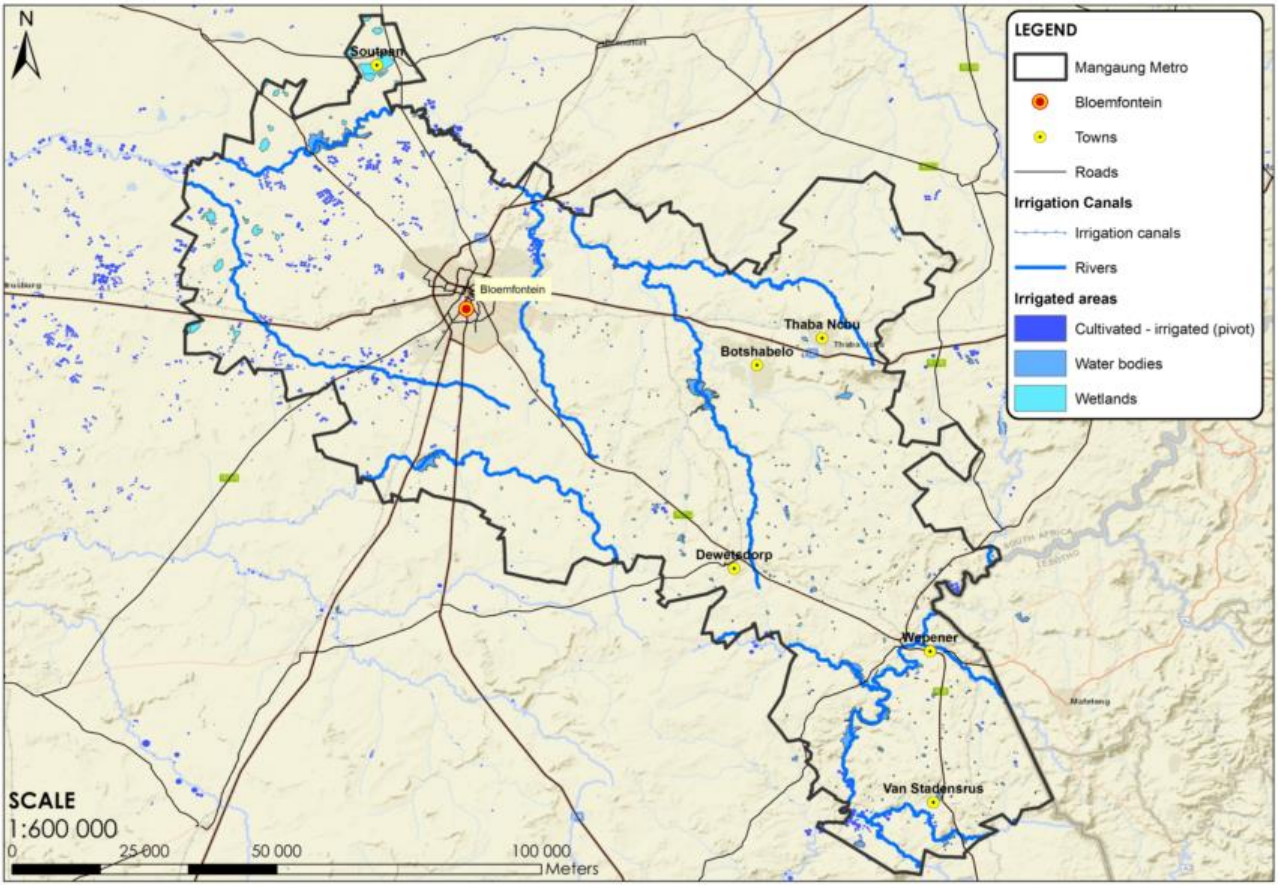
3.3.9.2 Irrigation

Existing rivers and smaller streams are spread throughout the entire Metro, and consequently, the area has relatively high irrigation potential. The central and western parts drain in a general northern and western direction, with the Modder river forming the predominant drainage canal. The south-eastern parts drain in a predominantly southern and western direction with the Caledon River forming the main drainage canal.

A number of pivot irrigation schemes exist, especially in Bainsvlei, as the cultivation potential is higher in that area. There are also 3 prominent irrigation schemes in the Thaba Nchu region i.e. Sediba, Feloana and Woodbridge. Although irrigation occurs widespread along these primary canals, there is still a need to formally register all the schemes with the Department of Water and Sanitation.

The availability of water for irrigation does however remain a concern as many of the current irrigation pivots are fed from underground water.

Map 3.62: Areas under irrigation

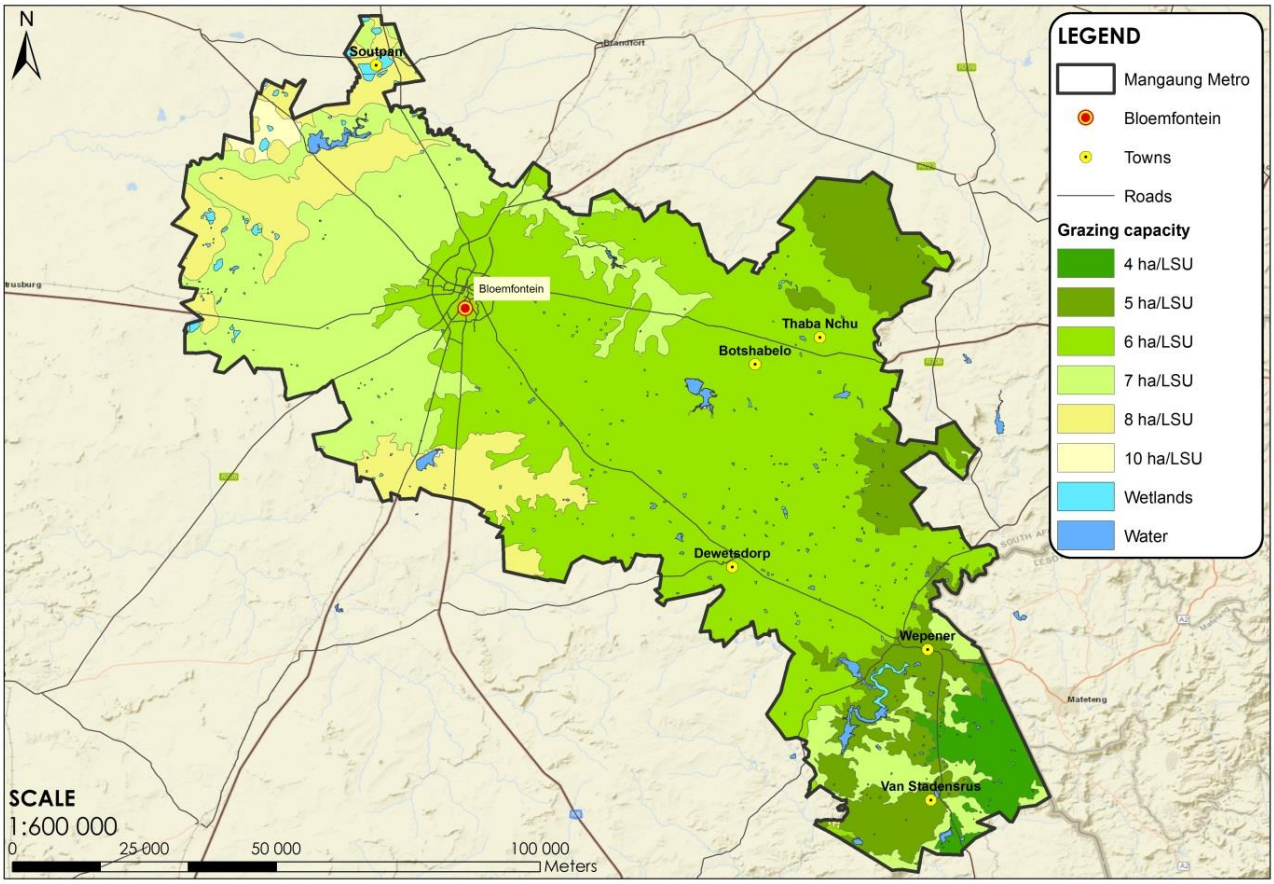


Source: Department of Water and Sanitation

3.3.9.3 Grazing Capacity

Map 3.63 provides the grazing capacity of the study area. From this map it is clear that the grazing capacity deteriorates from the south-east to the north-west. South of Wepener and in the Van Stadensrus area, the grazing capacity is as good as 4 ha/LSU, decreasing slightly in a western direction to 5 ha/LSU. The northern parts of Thaba Nchu also have a capacity of 5 ha/LSU, with the bulk of the central parts of the Metro on 6 ha/LSU. Capacities deteriorates even further west of Bloemfontein (7 ha/LSU), whilst in the north-western parts of the study area one requires as much as 8 ha/LSU.

Map 3.63: Grazing Capacity (ha/LSU)

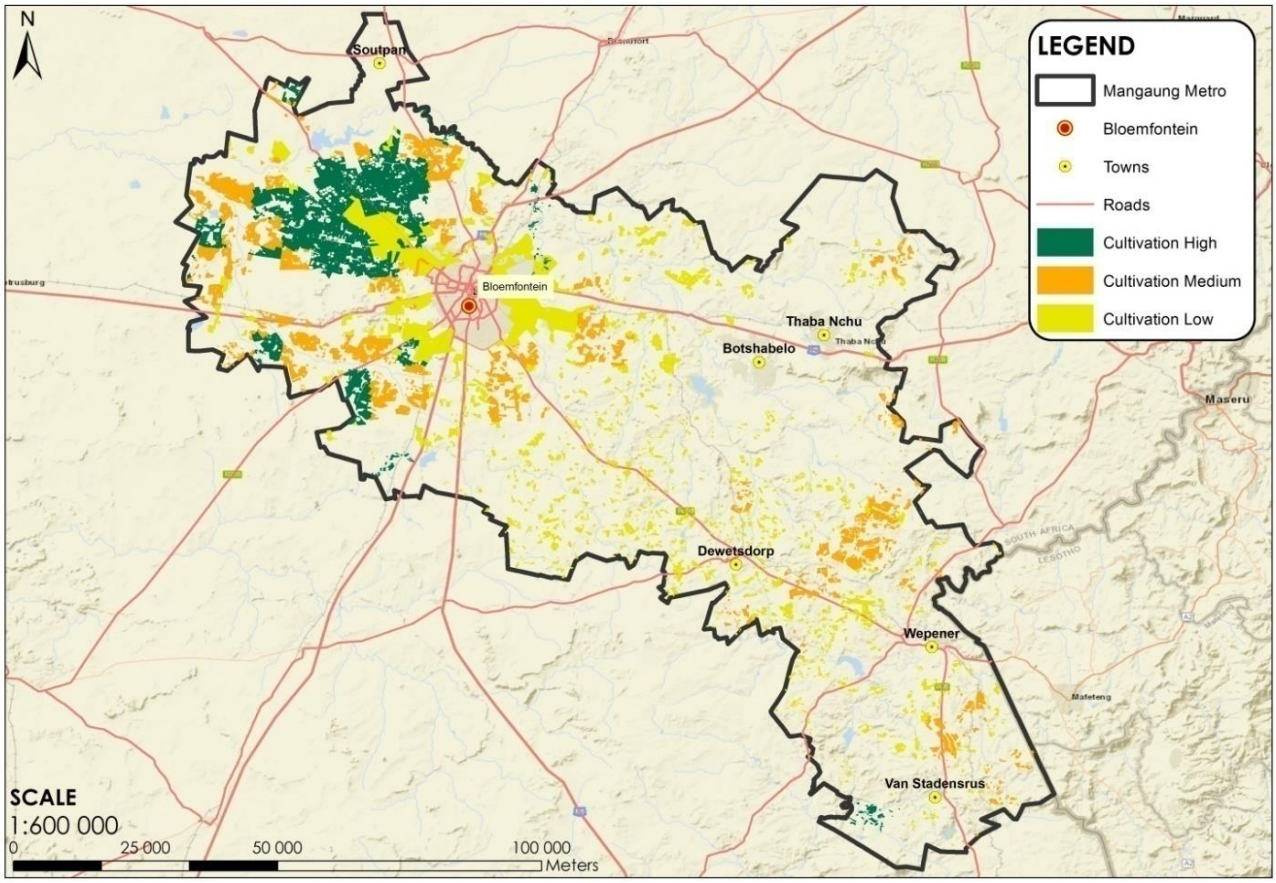


Source: Department of Agriculture and Rural Development

3.3.9.4 Cultivation

Map 3.64 illustrates the most suitable regions for crop cultivation in the Metro. Although cultivation is possible throughout the Metro, the high potential areas are mostly situated in the Bainsvlei region, north-west of Bloemfontein. Some other high potential areas are situated south-west of Bloemfontein and south-west of Van Stadensrus. Medium and low potential areas are scattered throughout the Metro, with the highest concentration still surrounding Bloemfontein.

Map 3.64: Cultivation



Source: Department of Agriculture and Rural Development

3.3.10 Commodity Suitability / Potential

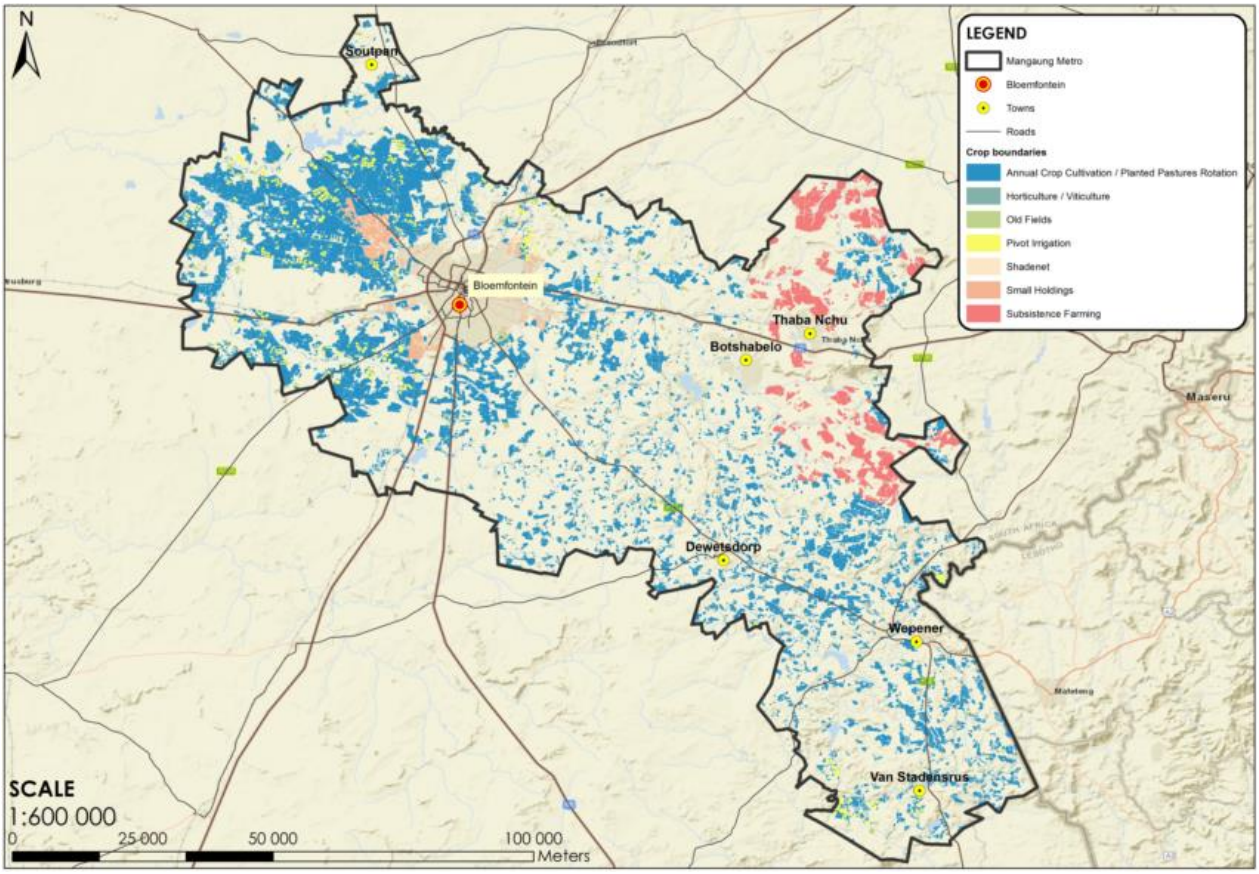
Commodity suitability for a specific region depends on various factors, such as the amount and timing of rainfall, temperatures, topography, and soil quality. It was previously indicated that rainfall in the MMM decreases from the south-eastern parts of the Metro to the north-western parts. On the other hand, the general soil quality of the Metro improves from the south-east to the north-west, leaving the areas with better soils with lower rainfall figures. Although the potential exists for a commodity to excel in a certain region, the implementation thereof is subject to a variety of factors, inter alia, access to water.

a) Crop Farming

Map 3.65 shows the crop boundaries in the Metro. The bulk of the crops in the metro are made up by annual crops or planted pastures. It is evident that very little horticulture/viticulture are practised in the Metro, with the areas under shadenet almost being non-existing. Areas with a high potential for crop farming are scattered throughout the Metro, with a large concentration around Bloemfontein, especially in the Bainsvlei area.

Crop farming takes place for different markets, namely commercial purposes, leisure purposes which mostly occurs on small holdings, and subsistence farming. It is evident from the map below that the majority of subsistence farming takes place in and around the rural villages surrounding Thaba Nchu, however, it takes place on a smaller scale throughout the entire municipal area.

Map 3.65: Potential Areas for Crop Farming



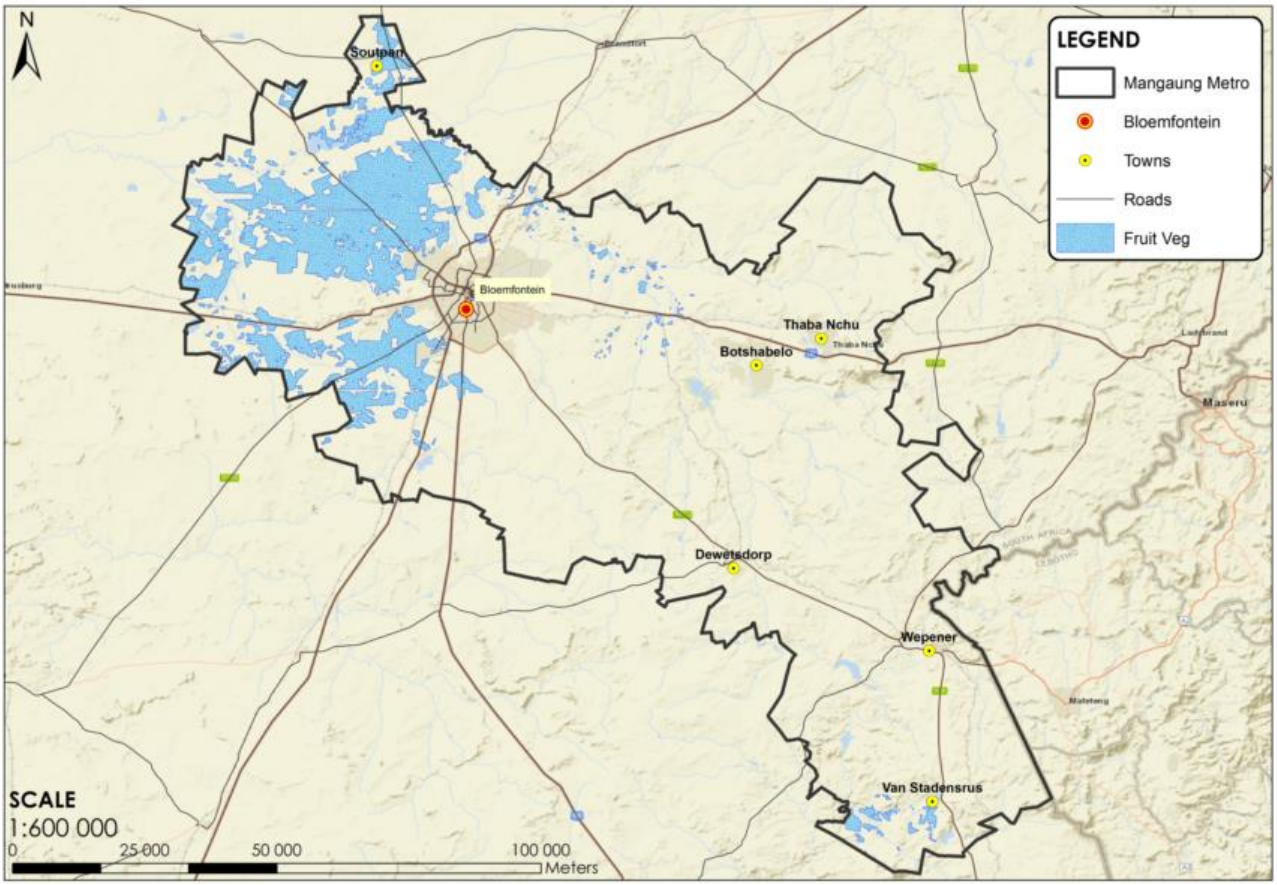
Source: Department of Agriculture and Rural Development

b) Fruit and Vegetables

Map 3.66 shows the suitable areas for fruit and vegetable production. It is clear that a limited number of hectares are suitable for the production of fruit and vegetables as these commodities needs good quality soils to be grown. Another limiting factor is the climatic conditions as especially a number of fruit species needs very cold winters to bear fruit, while a lot of vegetables are again frost sensitive.

The identified areas are situated mostly around Bainsvlei as the soil quality in the region is very good. The availability of irrigation water in the area is however scarce and therefore limits the production potential of the soils. The climatic conditions is also not ideal and although some vegetables, like cabbage, carrots, and beetroot, can be grown on open fields, others will require protection from the elements and needs to be grown in tunnels.

Map 3.66: Potential Fruit and Vegetable areas

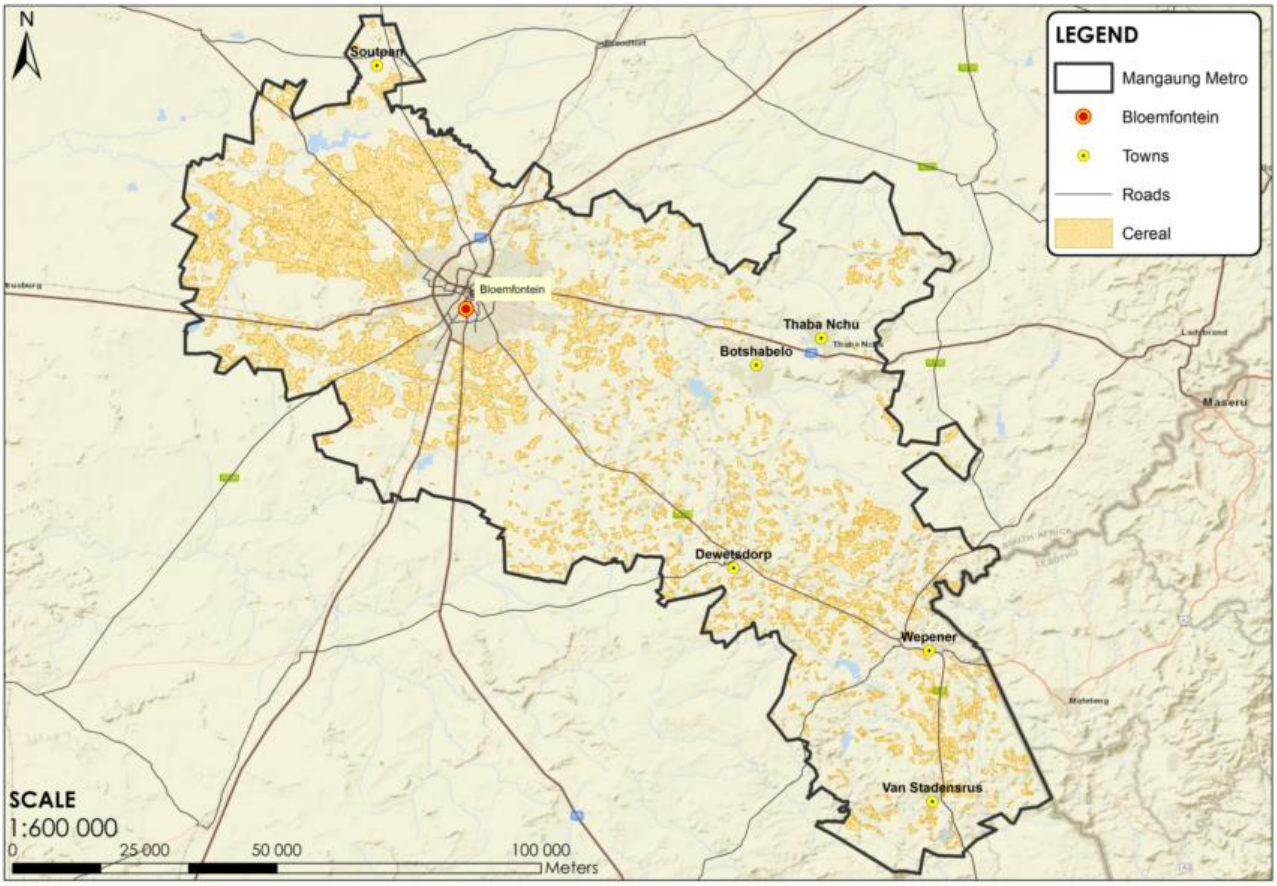


Source: Department of Rural Development and Land Reform based on DARD Masterplan

c) Cereals, Fats and Oils

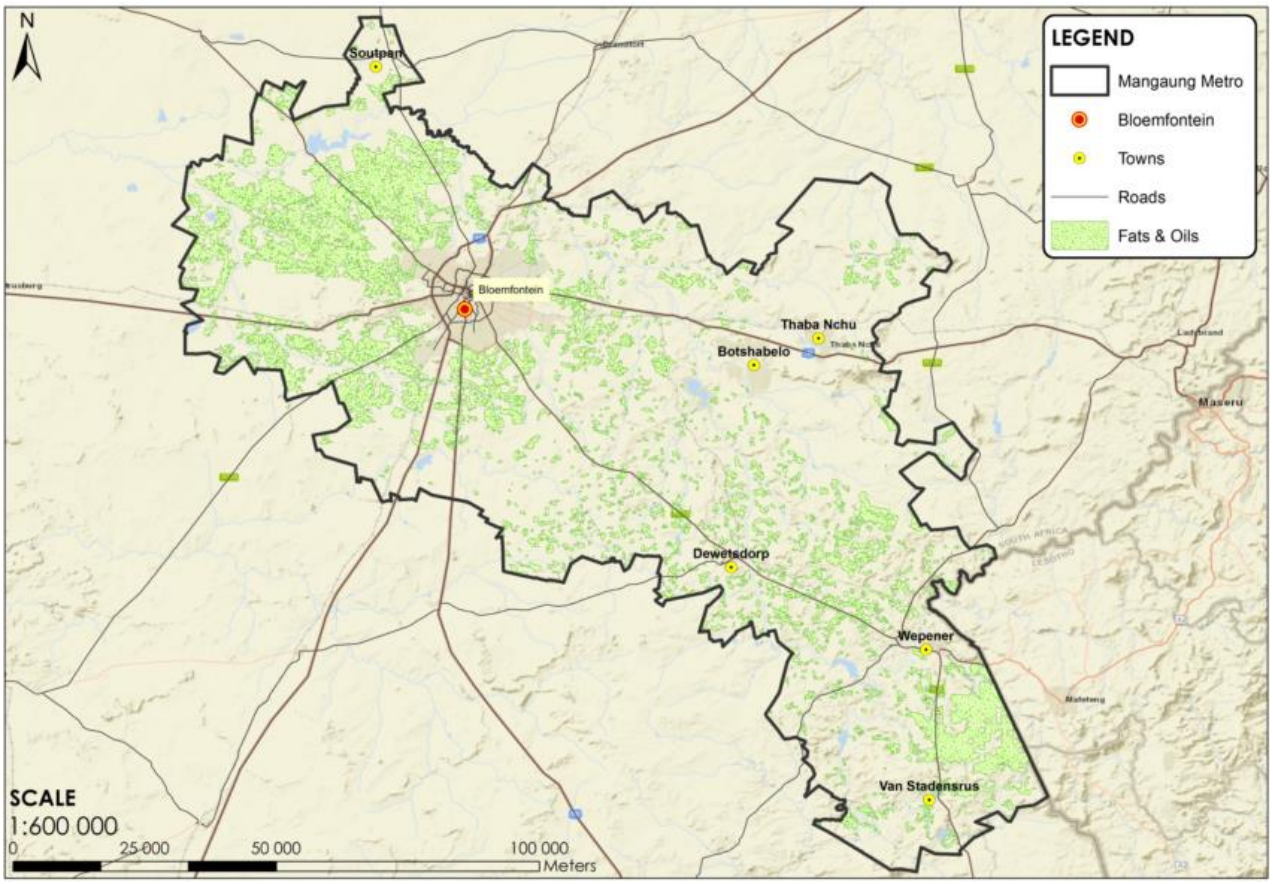
The following maps show the suitable regions for the production of cereals (**Map 3.67**), as well as Fats and Oils (**Map 3.68**) in the Metro. The first thing one notice is that the two maps are nearly identical. The reason for this being that the maps identify the areas of land where it is possible to plant and sow cereals and oilseeds, although it does not mean that it will necessarily prosper in these areas. Many of the identified areas can be classified as temporary dry lands and farmers will only plant in good seasons with sufficient rainfall, while the lands will be fallow in dry seasons.

Map 3.67: Potential areas for Cereal



Source: Department of Rural Development and Land Reform based on DARD Masterplan

Map 3.68: Potential areas for Fats and Oils



Source: Department of Rural Development and Land Reform based on DARD Masterplan

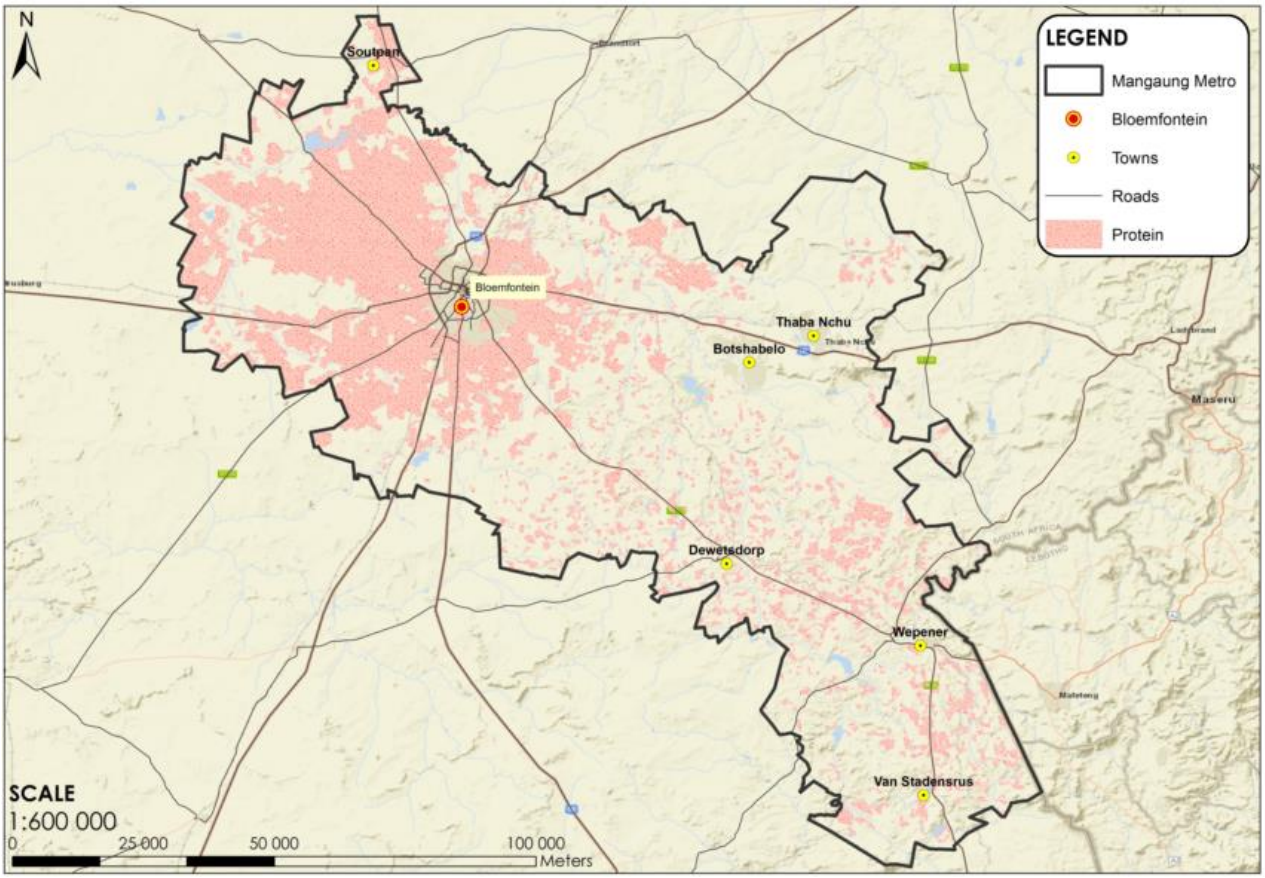
Comparing the above maps to the map of land capability (**Map 3.61**), it is clear that according to the land capability map the north-western parts of the Metro is more suitable for grazing, however, on **Maps 3.67 and 3.68** the same area is indicated to be suitable for the production of cereals and oilseeds. The reason for this is the good soil quality in those regions, but lower rainfall and restricted availability of irrigation water cause it to be temporarily dry lands.

d) Livestock

Almost the entire Metro is suitable for livestock production (**Map 3.69**), although the amount of hectares needed to keep a head of livestock differ between areas (Refer to grazing capacity).

Furthermore, the areas used for other agricultural activities are excluded while the degraded rangeland in the metro can also not be used for grazing.

Map 3.69: Potential Livestock farming areas

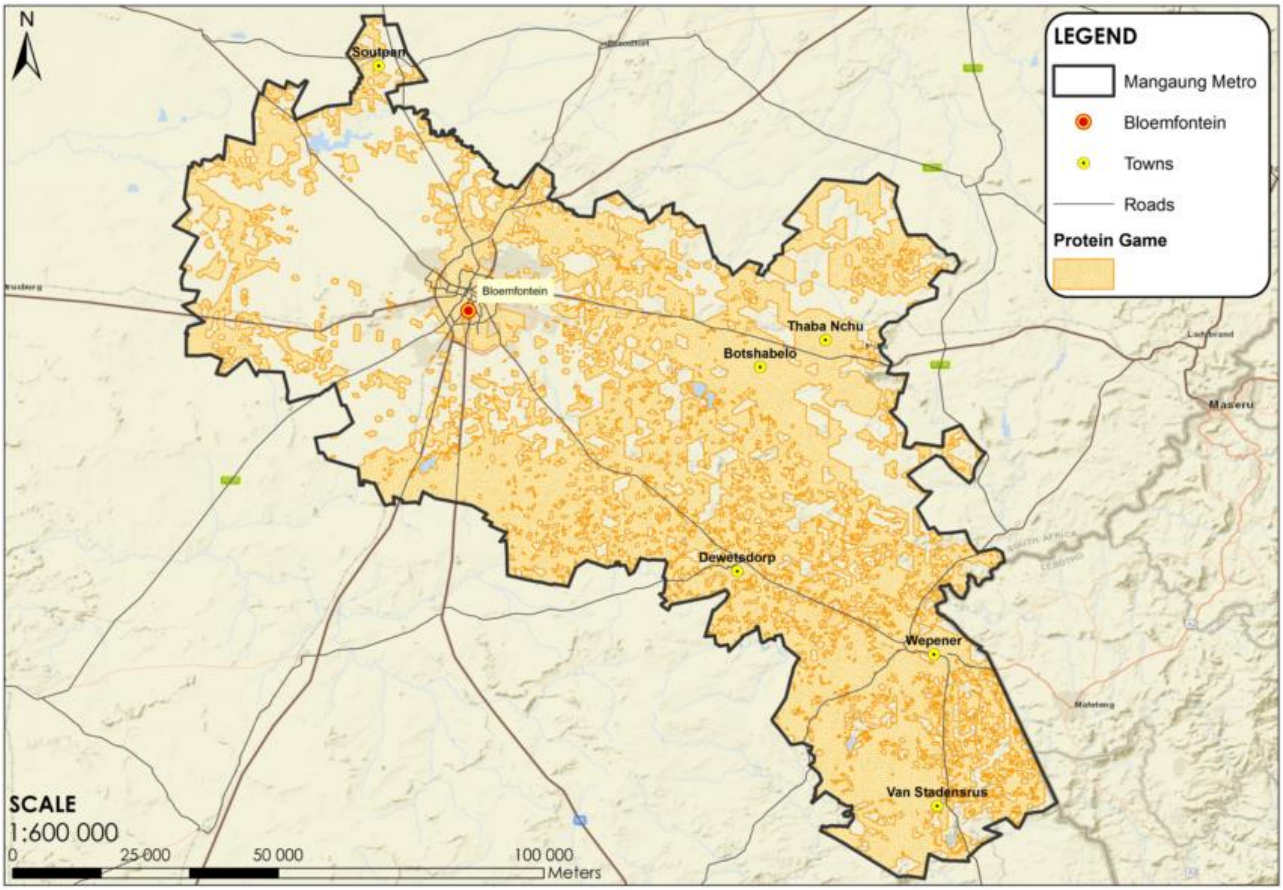


Source: Department of Rural Development and Land Reform based on DARD Masterplan

e) Game

Map 3.70 provides an overview of the suitable areas for game ranching in the Metro. Almost the entire metro is suitable for game ranching, except for the areas in use for crop production, as well as the areas with degraded rangeland. It should, however, be noted that game ranching requires special infrastructure, such as higher fences and boma's, and since some of the wildlife species are now classified as livestock, the moving of the livestock between provinces is made easier.

Map 3.70: Potential Game Farming Areas

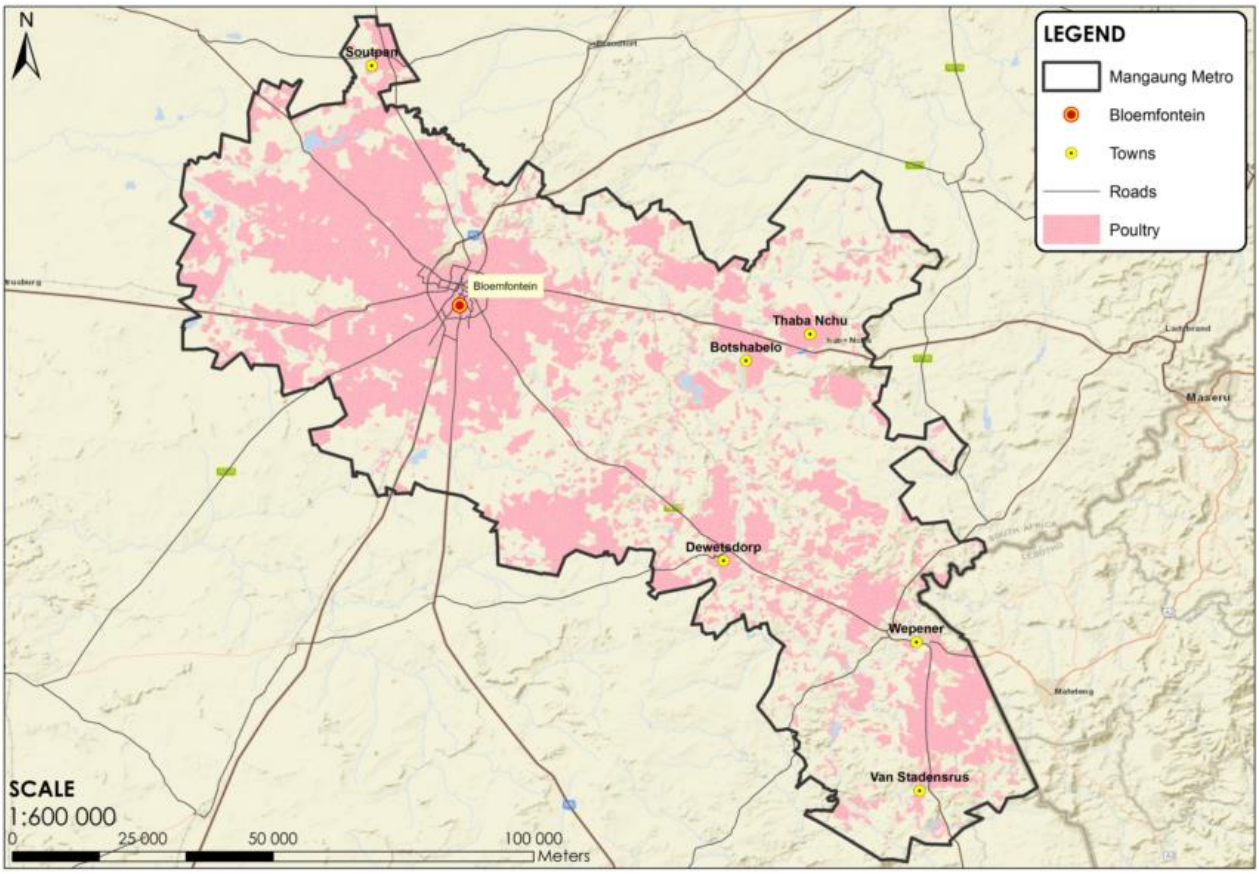


Source: Department of Rural Development and Land Reform based on DARD Masterplan

f) Poultry

The poultry industry in the country, and the Metro, is growing due to an increasing demand for poultry meat and eggs. Since most poultry farms are intensive production units where the birds are fed with a full ration, the poultry houses can be established almost anywhere, as long as one can control the temperature. **Map 3.71** shows the suitable regions for poultry production in the metro and it's clear that almost the whole metro is suitable.

Map 3.71: Potential Poultry production areas



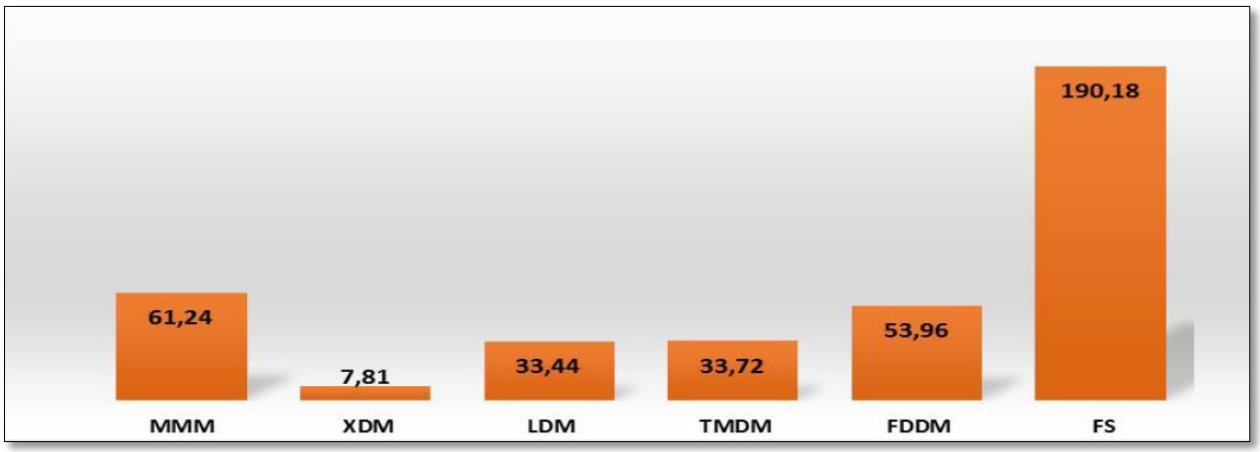
Source: Department of Rural Development and Land Reform based on DARD Masterplan

3.4 ECONOMIC DEVELOPMENT

3.4.1 Broad Economic Overview

Mangaung's economy is the largest contributor to the GDP of the Free State Province and is also one of the most diversified, whilst Bloemfontein remains the economic hub of the region. The province had a total GDP of R190 billion in 2014 whereby the MMM contributed R61 billion (32%), as illustrated in the **Figure 3.7** below. This also indicated an annual growth of 3.32% from 2004 – 2014.

Figure 3. 7: MMM contribution to the total GDP of the Free State



Source: IDP (2018:47)

It was anticipated that the Province's GDP would grow at an annual rate of 1.77% from 2014 -2019, as depicted in the **Table 3.16** below per Sector.

Table 3.16: Breakdown of Projected Economic Growth of the FS Economy (2014 – 2019)

GDP	*% of Free State Province*					
Sector	***2014***	***2015***	***2016***	***2017***	***2018***	***2019***
Agriculture	5.4	-5.1	1.6	2	2	2
Mining	1	0.9	1.7	3.3	2.5	1.2
Manufacturing	-0.8	-0.6	1.6	2.1	2.7	2.7
Electricity	-1.2	-2.3	-0.2	0.1	1.5	1.6
Construction	0.9	0	0.7	0.8	1.3	1.6
Trade	1.8	-0.4	1.6	1.7	2.4	2.6
Transport	1.7	0.6	1.9	2.8	2.9	3.4
Finance	1.4	1.7	1.9	2.4	2.5	2.9
Community Services	2.6	1.2	1.2	1.8	2.1	2.2
Total Industries	**1.6**	**0.3**	**1.5**	**2.1**	**2.4**	**2.4**

Source: IDP (2018:48)

The following table indicates the GDP growth of the Free State per District/Metro Municipalities between 2014 and 2019. The growth experienced in the MMM is 2.01% per annum.

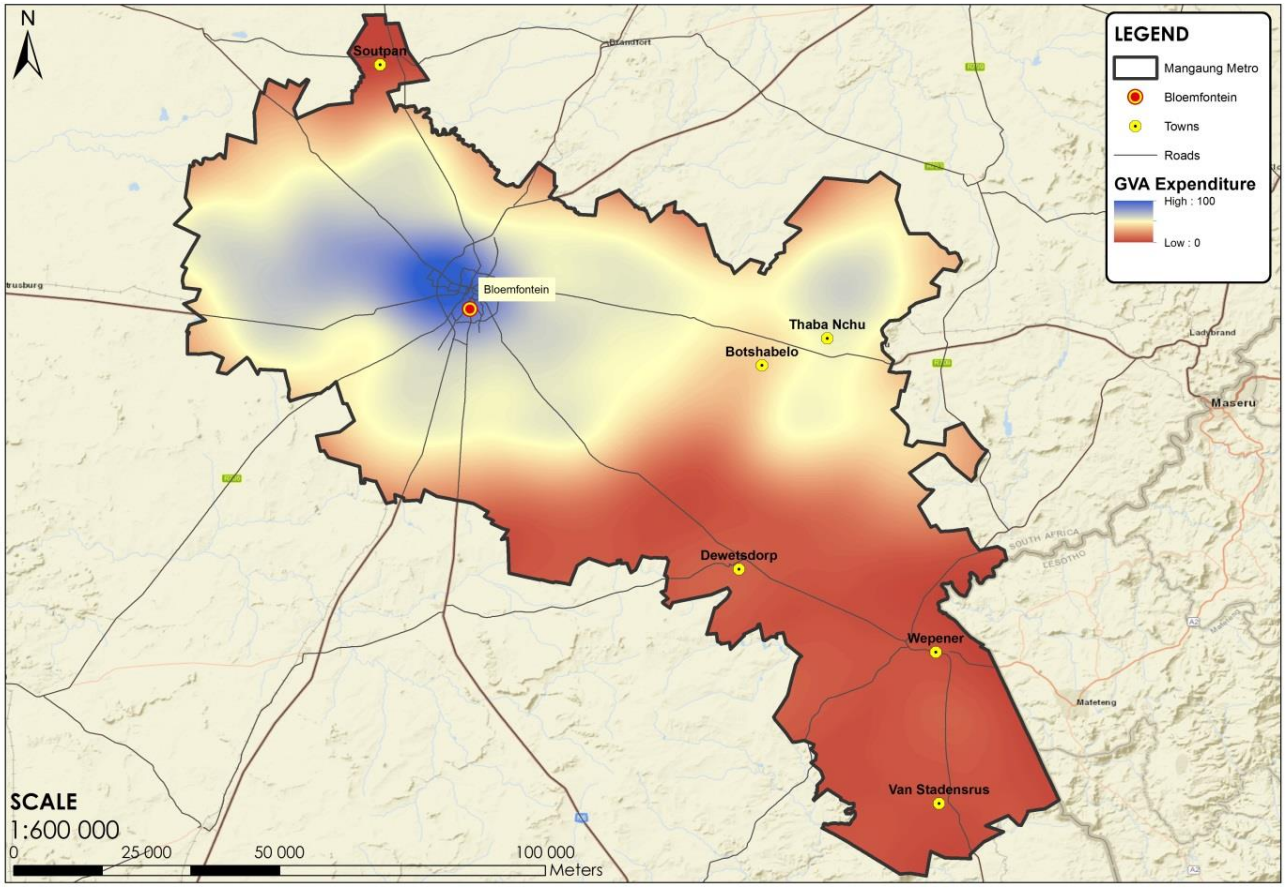
Table 3.17: FS Municipalities' GDP growth (2014 – 2019)

	2019 (Current Prices)	Share of Province	2014 (Constant Prices)	2019 (Constant Prices)	Average Annual Growth
Mangaung	84.51	33.26%	51.38	56.75	**2.01%**
Xhariep	11.25	4.43%	6.64	7.92	**3.60%**
Lejweleputswa	37.97	14.94%	28.21	28.24	**0.02%**
Thaba Mafutsanyane	45.41	17.87%	28.03	30.25	**1.53%**
Fezile Dabi	74.97	29.50%	45.22	50.93	**2.41%**
Free State	**254.11**	**100%**	**159.47**	**174.08**	**1.91%**

Source: IDP (2018:48)

The region is, however, experiencing a decline in Gross Value Added (GVA) when the broad economic sectors for both the Municipality and the Province are considered. This is substantiated by the fact that the majority of economic sectors have declined during the period 1996 – 2011. **Map 3.72** below indicates the study area's GVA expenditure, and as expected, the highest expenditure patterns are occurring in and near the major nodes.

Map 3.72: GVA Expenditure



Source: Department of Rural Development and Land Reform (Free State office), 2019

3.4.2 Agriculture

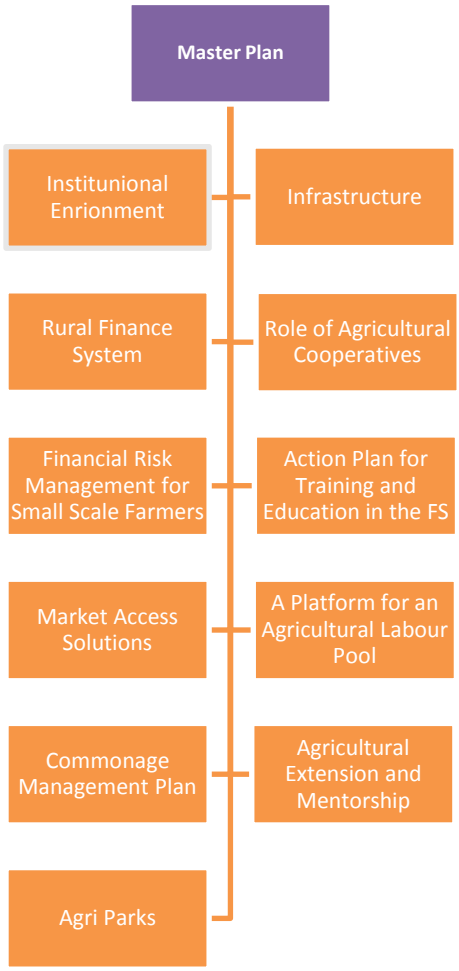
The agricultural sector is characterised by both large- and small-scale commercial agriculture as well as subsistence farming. Livestock production and poultry are prominent in the metro, with the following characteristics;

- The largest concentration of dairy cattle is situated in the metro;
- Poultry is prominent in the Botshabelo area (namely Supreme Chicken).

One of the drawbacks of the region is that very little grain products are produced compared to other regions. Opportunities in MMM centres around value-chain development especially in beef, dairy and poultry, whilst the following opportunities have been identified;

- Establishment of Agri-park in Thaba Nchu;
- Establishment of N8 livestock corridor.

3.4.2.1 Free State Agricultural Master Plan (AMP)



The main considerations in developing the FS AMP are indicated in the figure to the left, and discussed in more detail below:

- Address the alignment of the **institutional environment**;
- Provision and up keeping of **infrastructure & services**;
- Enhance and promote **village banking**;
- The **different agricultural cooperatives** should be encouraged and assisted in working together;
- Better **financial solutions** for small scale farmers;
- Participatory partnership to be implemented for the simultaneous farmer **training** as well as support in agricultural **production** and **marketing**;
- More emphasis should be placed on **access to markets**;
- Apart from creating employment by settling successful farmers, opportunities should also be created and facilitated for farm workers and labourers (**enforcing the entire agricultural labour pool**);
- **Management plan** to manage and guide issues caused by livestock in commonage areas;
- Agricultural extension services be linked to **institutions** to ensure diversification, sustainability, employment and market access;
- **Operational network** of agriculturally driven production and value adding business interventions.

3.4.2.2 Commodity Distribution

Agriculture in the MMM is currently divided between different commodities. **Table 3.18** shows the distribution of hectares between different crops. It is clear that the total irrigation hectares only make up 2% of the total hectares while rain-fed hectares contribute the other 98%. Almost half of the total agricultural land consists of natural grazing while about 14% of the land is fallow. Crops in the region are dominated by Maize (14%), Sunflower (12.15%) and Wheat (8%). Although a variety of other crops also exist in the region, their contribution to the overall hectares is very small.

Table 3.18: Percentages of hectares attributed to different crops

Crop	Irrigation	Rain-fed
Maize	1%	13%
Wheat	1%	7%
Sunflower	0.15%	12%
Potatoes	0.08%	
Vegetables	0.05%	
Lucerne	0.10%	
Fallow		14%
Natural Pasture		49%
Sorghum		0.45%
Oats		1%
Groundnut		0.04%
Total	**2%**	**98%**

Source: FS-AMP (2015)

The livestock sector in MMM is made up from cattle, sheep, goats, poultry and pigs. The hectares attributed to natural pastures in **Table 3.18** show the importance and size of the red meat (beef, lamb, mutton, and chevon). Red meat production has a much lower risk factor than rain fed crop, and less equipment with a smaller capital outlay is needed to farm livestock rather than planting crops.

3.4.2.3 Agricultural Infrastructure and Markets

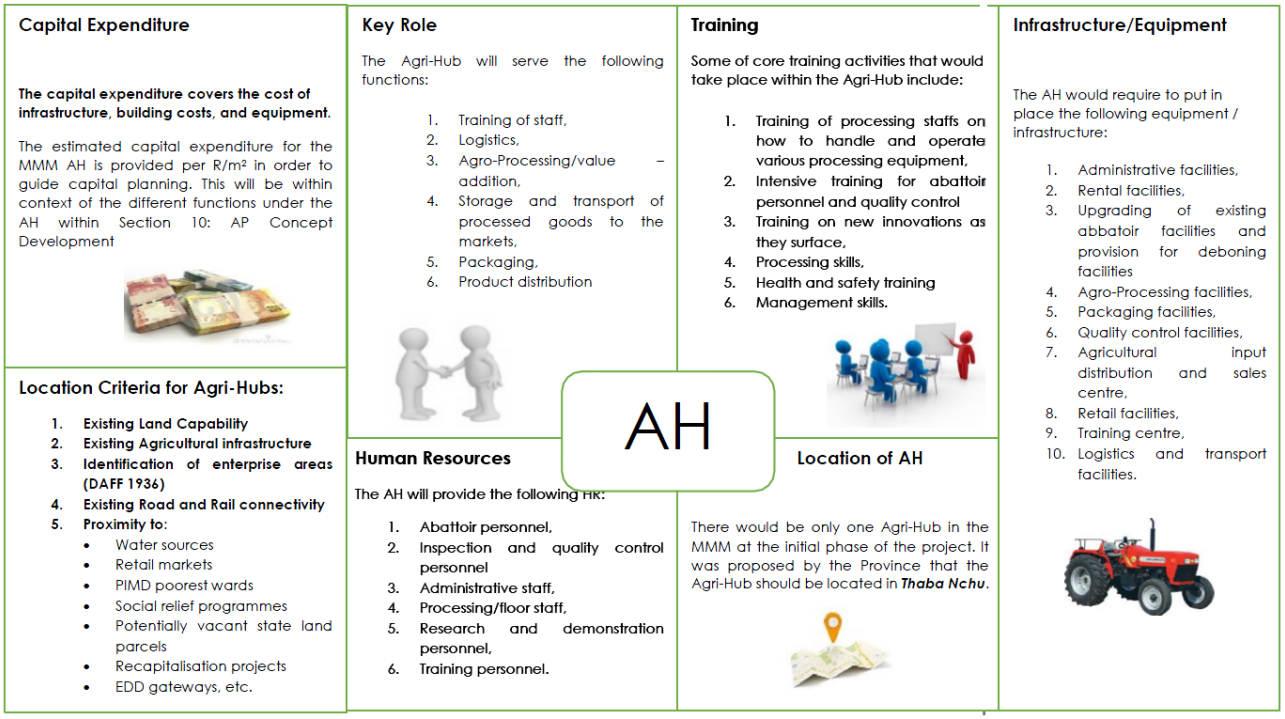
The market for agricultural commodities in the MMM is well developed and most of the necessary infrastructure is available to market most of the commodities produced in the Metro. In terms of meat productions there are a variety of abattoirs where animals can be send to, while many grain silos are also in the metro for the marketing of cereals and oilseeds. The Bloemfontein Fresh Produce market provides a market place for fruit and vegetables.

The different value chains in the Metro function very well for commercial producers, but it is not necessarily the case for small scale or emerging producers. The biggest problem with market access for small producers is the distance to markets as they do not always have the necessary means of transport for their products. Although some market places do provide transport the farmer needs to supply sufficient quantities to make it worthwhile for the market place.

Apart from the distance to existing markets some facilities are not available in the Metro, which include a large feedlot for cattle and sheep as well as fresh produce packaging facilities for small scale producers.

The MMM Agri-Park Model will consist of an Agri Hub (AH), that will be linked to Farmer Production Support Units (FPSU) and a host for the Rural-Urban Marketing Centre (RUMC), which is currently proposed to be in Bloemfontein. The Agri Hub will be situated in Thaba Nchu where the abattoir is currently located, whereas several locations were identified for the FPSU's, namely Sediba, Botshabelo and Woodbridge. There is an agreement between the University of the Free State (UFS) and the MMM that Langau, the experimental farm south of Bloemfontein, be identified as a FPSU. This will be taken into consideration and discussed in comprehensive detail in the implementation plan of the Mangaung Metro RDP. **Figures 3.8 – 3.10** below present the development concepts for the Agri-Park Model.

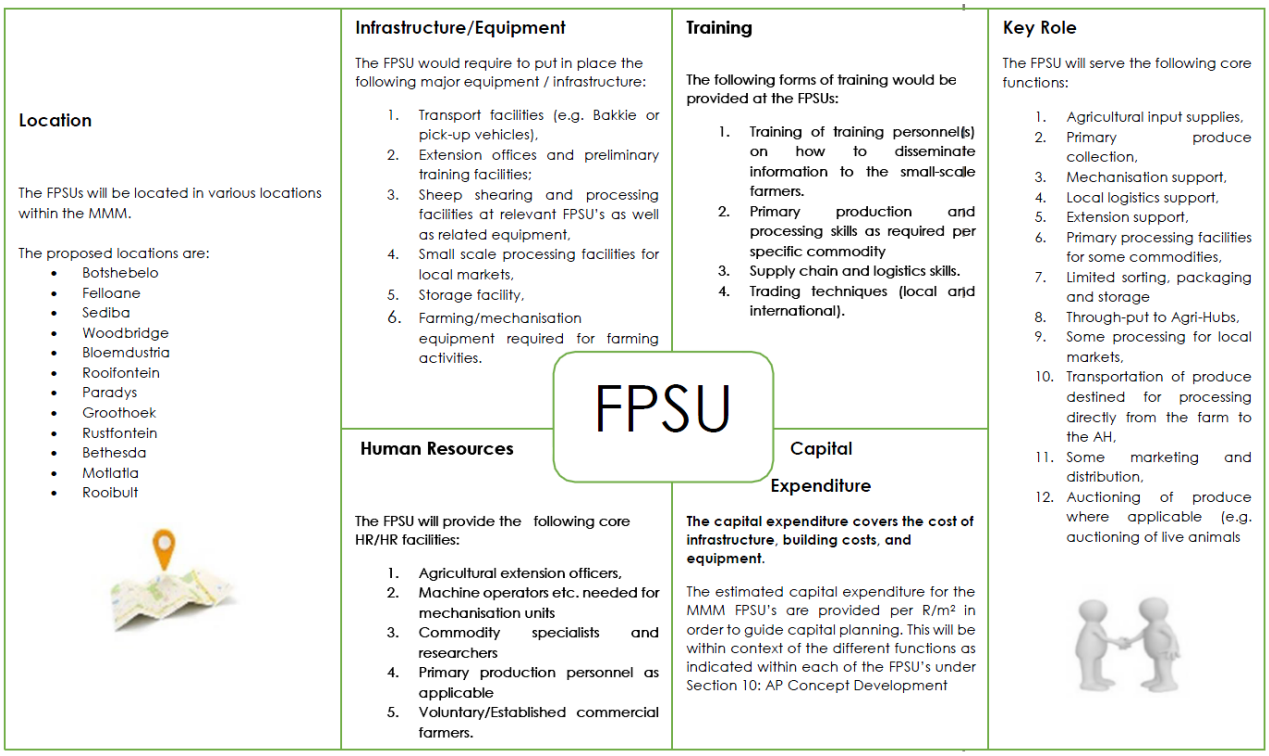
Figure 3.8: Development concept for the Agri-Hub



Source: Agri-Park Business Plan (2016:9)

The Agri Hub serves as the main cluster of agro-processing and product distribution. The AH will also focus on skills development and other related agricultural activities. A typical footprint of the AH will be 120km in areas with a lower density and 60km in areas with higher densities. Various commodities may occur in this catchment area, as well as small scale and emerging farmers, commercial farmers, and even several FPSU's, as illustrated in **Figure 3.11** further down.

Figure 3.9: Development concept for the Farmer Production Support Units



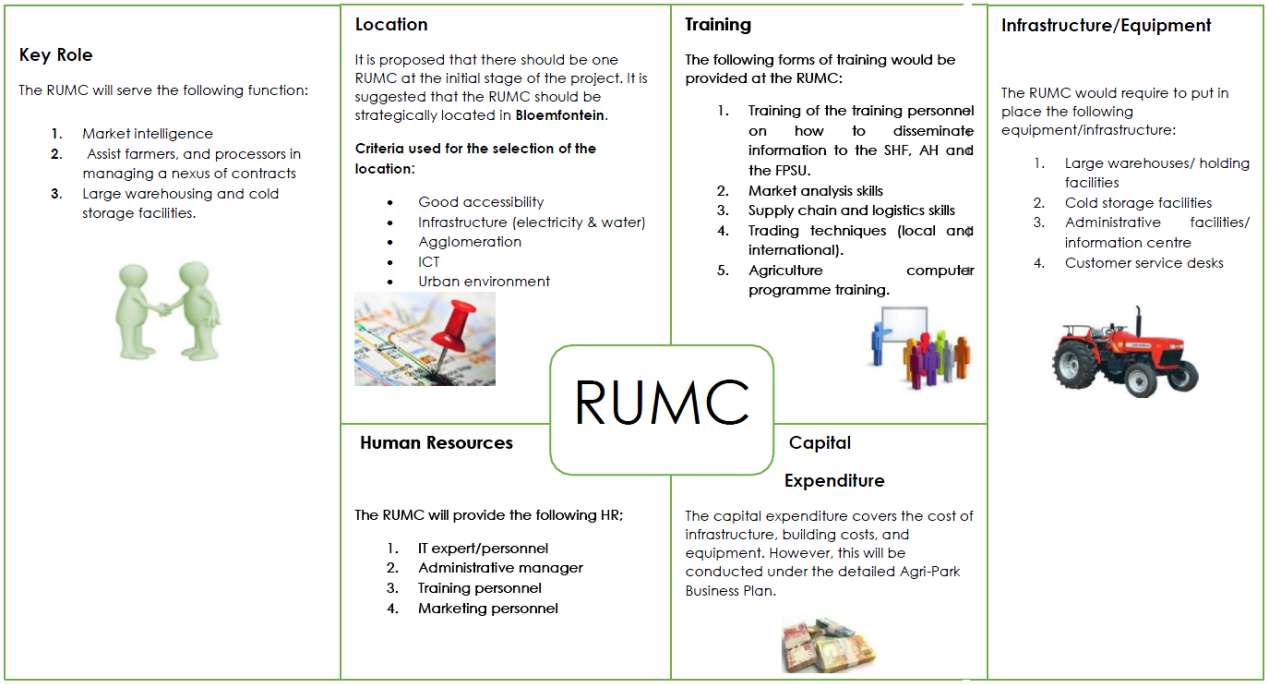
Source: Agri-Park Business Plan (2016:8)

The Farmer Production Support Unit (FPSU) serves as a supporting unit to the main AH. The preliminary activities taking place in enhancing value chains takes place within the FPSU, which includes the following:

- Agricultural input supply control;
- Extension support and training;
- Mechanisation support;
- Servicing of machinery;
- Local logistics support;
- Weighing of produce and stock;
- Sorting of produce for markets;
- Packaging and storage of produce for local markets;
- Auction facilities;
- Farmers looking for services and support (the point has also been raised that some farm workers prefer not living on farms anymore, but rather in urban centres. They still work on farms in respect of their specific skills [fencing for example], however do it on a collective basis with other similar skilled workers);
- Small Business Development and Training centre; and
- Banking.

The main purpose of the Rural Urban Marketing Centre (RUMC) is to provide a connection between rural, urban and international markets, manage contractual agreements, as well as to provide market intelligence and information. The figure below contains all the important aspects regarding the RUMC.

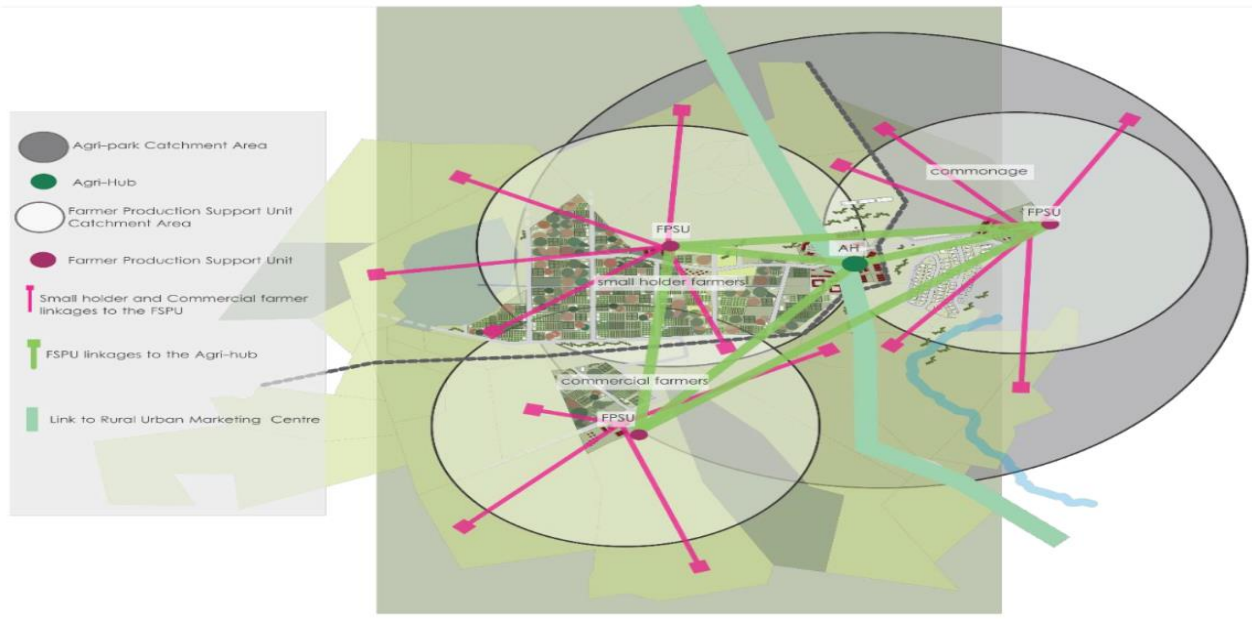
Figure 3.10: Development concept for the Rural-Urban Marketing Centre



Source: Agri-Park Business Plan (2016:8)

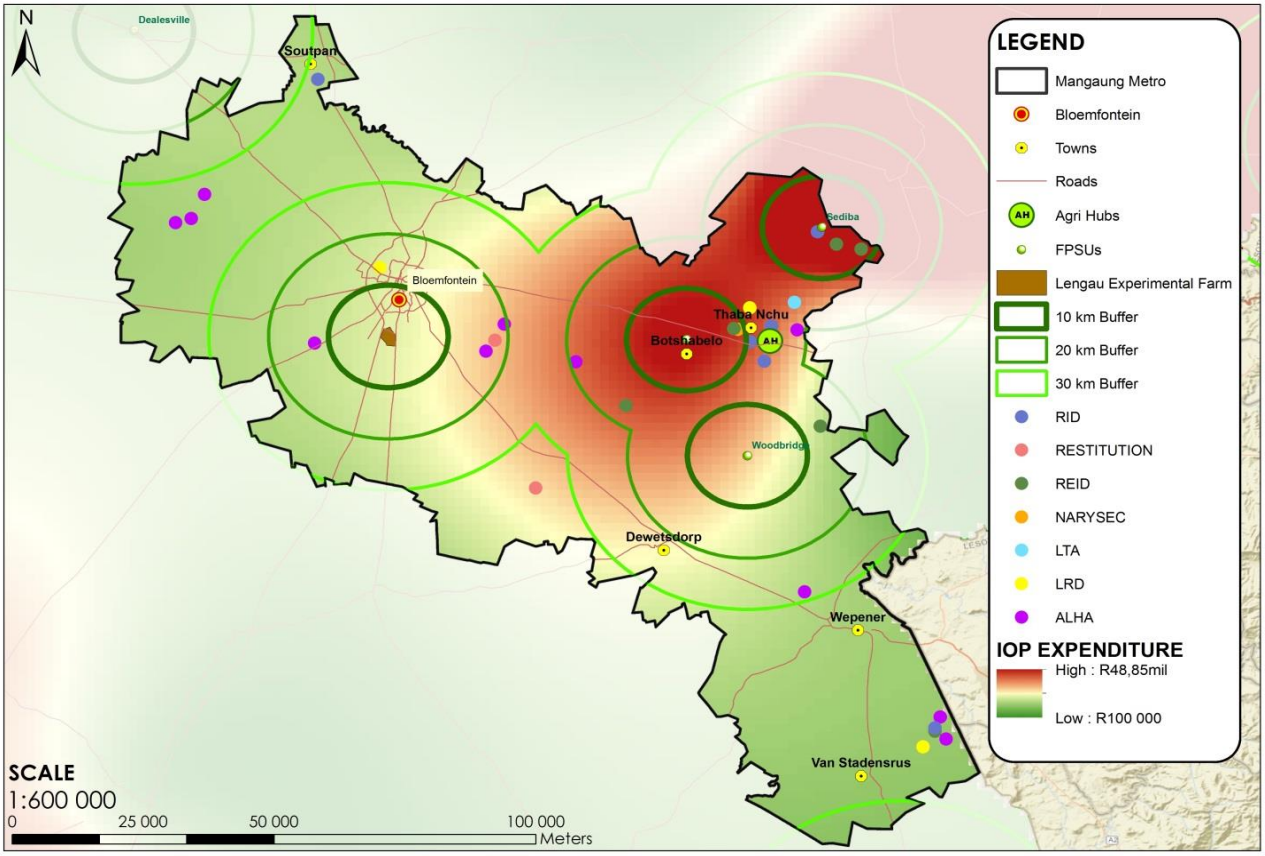
The figure below illustrates the Agri-Park Concept and the catchment areas of the AH & FPSU's. The actual coverage of these sites in the MMM are depicted in **Map 3.73** further down.

Figure 3.11: AH & FPSU Catchment area



Source: Agri-Park Business Plan (2016:22)

Map 3.73: Agri-Park Model Catchment area in Mangaung



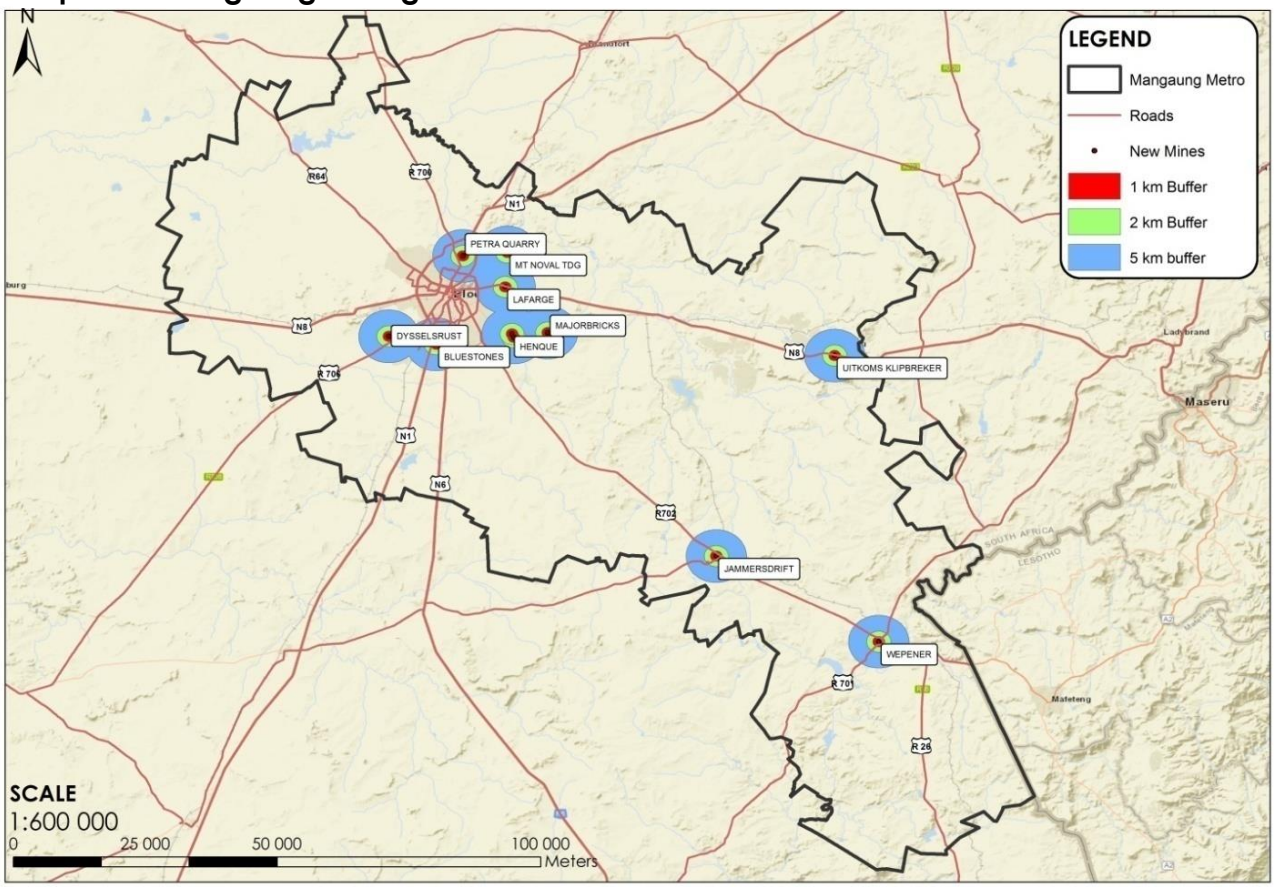
Source: Department of Rural Development and Land Reform (Free State office), 2019

3.4.3 Mining

Historically, mining has played a small role in the economy of MMM and the only form of activities includes the mining of sand, gravel, clay, and salt to a lesser extent. The Department of Minerals and Energy has identified limestone and shale gas as two strategic minerals that could be mined around Bloemfontein in future.

A total of 9 (nine) existing mining activities, registered with the Department of Minerals and Energy (DME), occur around Bloemfontein, Thaba Nchu, Dewetsdorp and Wepener, as indicated in **Map 3.74** below.

Map 3.74: Mangaung Mining Activities



Source: Department of Mineral Resources

Apart from the above, high concentrations of natural salt is to be found around Soutpan, which is ideal for harvesting purposes. Dissolved elements, ions and molecules are owed to history of ancient inland sea, and are a unique feature to this area. Salt producing activities are therefore prominent in the area.

3.4.4 Tourism

Tourism in MMM is predominantly centred around four components, namely cultural-historic tourism, events tourism, leisure tourism and agri-tourism.

- The first is based on several historical events scattered throughout the municipal area (i.e. Battle sites and memorials related to the British War), as well as historical buildings such as museums and the Supreme Court of Appeal;
- Events tourism focusses mainly the domestic market and includes festivals such as Macufe, Free State Arts Festival, Bloemfontein Show and Rose festival, as well as several sporting events during the year;
- Leisure Tourism includes attractions such as the Phillip Sanders, Maselspoort resort, Planetarium, Bloemfontein zoo, as well as the Naval Hill- and other nature reserves; and
- Agri Tourism takes place on agricultural land, on which agriculture remains the main source of income and tourism is a secondary by product. This is similar to events tourism whereby income is generated through events such as markets, weddings and festivals.

In order to support differentiated tourism product development, the following opportunities have been identified;

- Adventure tourism;
- Conferencing and education/medical excursions;
- Commercialisation of existing resorts (Soetdoring, Phillip Sanders, Rustfontein dam and Maria Morkoka Game Rerserve);
- International Convention Centre;
- Township tourism;
- Construction of the Naval Hill cableway.
- Finally, Florisbad, located 5,6 km south of Soutpan, has been proclaimed as a provincial heritage site. This is a significant archaeological and anthropological site, and is home to a 259 000 year old human skull (Florisbad skull).

3.5 ENGINEERING SERVICES

3.5.1 Water

Several dams are located in the rural areas of Mangaung. Some of the more prominent water resources are the Egmont Dam, Groothoek Dam, Krugersdrift Dam, Leeuriver Dam, Mockes Dam, Rustfontein Dam, Tierpoort Dam and Welbedacht Dam. The Modder River and Caledon River drain the area.

The bulk water infrastructure for urban areas consists mostly of reservoirs and pipelines owned and managed by Bloemwater, whilst the rural areas are dependent on groundwater. Mangaung currently experiences increasing shortages in terms of bulk water supply. The Metro is currently busy with three Bulk augmentation options to obtain water from the Gariep Dam. All reservoirs in Bloemfontein, Botshabelo and Thaba Nchu have sufficient capacity to cater for daily demands, except for the Longridge reservoir in Bloemfontein, No. 5 reservoir in Botshabelo Block F and an existing reservoir in Thaba Nchu.

The city currently provides water services to **261 815** households (Mangaung IDP, 2017 – 2022), thus leaving a backlog of only **3 599 (1.4%)** households with limited access to water.

3.5.2 Sanitation

Sanitation in rural areas includes mostly conventional French drain systems, Pit Latrines, and VIP's in some areas.

In urban areas, most of the Waste Water Treatment Works (WWTW) are operating to full capacity, whilst several other are completely under capacity. The combined capacity of all WWTW is 118.4 Ml/day, whilst the current demand is 164.12 Ml/day.

Despite the current or planned upgrading efforts to improve performance of the various WWTWs, the following challenges are being experienced;

- WWTWs exceed the legal limits for key water quality parameters;
- Some WWTWs continue to exceed their design capacities;
- WWTWs do not meet the legal requirements for staffing and staff competencies;
- WWTWs have interim arrangements in terms of Section 21 of the NWA;
- Poor management of EIA processes, authorisations and records associated with upgrades;
- Poor management of water quality data;
- Lack of environmental performance objectives and indicators recorded in the IDP and two SDBIPs.

The City currently provides sewer services to **193 558** households (Mangaung IDP, 2017 – 2022), thus leaving a **backlog of 71 856 (27%)** households without proper sanitation. Resulting from this backlog MMM has embarked on a six year programme of upgrading VIP and bucket toilets into decent waterborne sanitation system.

3.5.3 Electricity

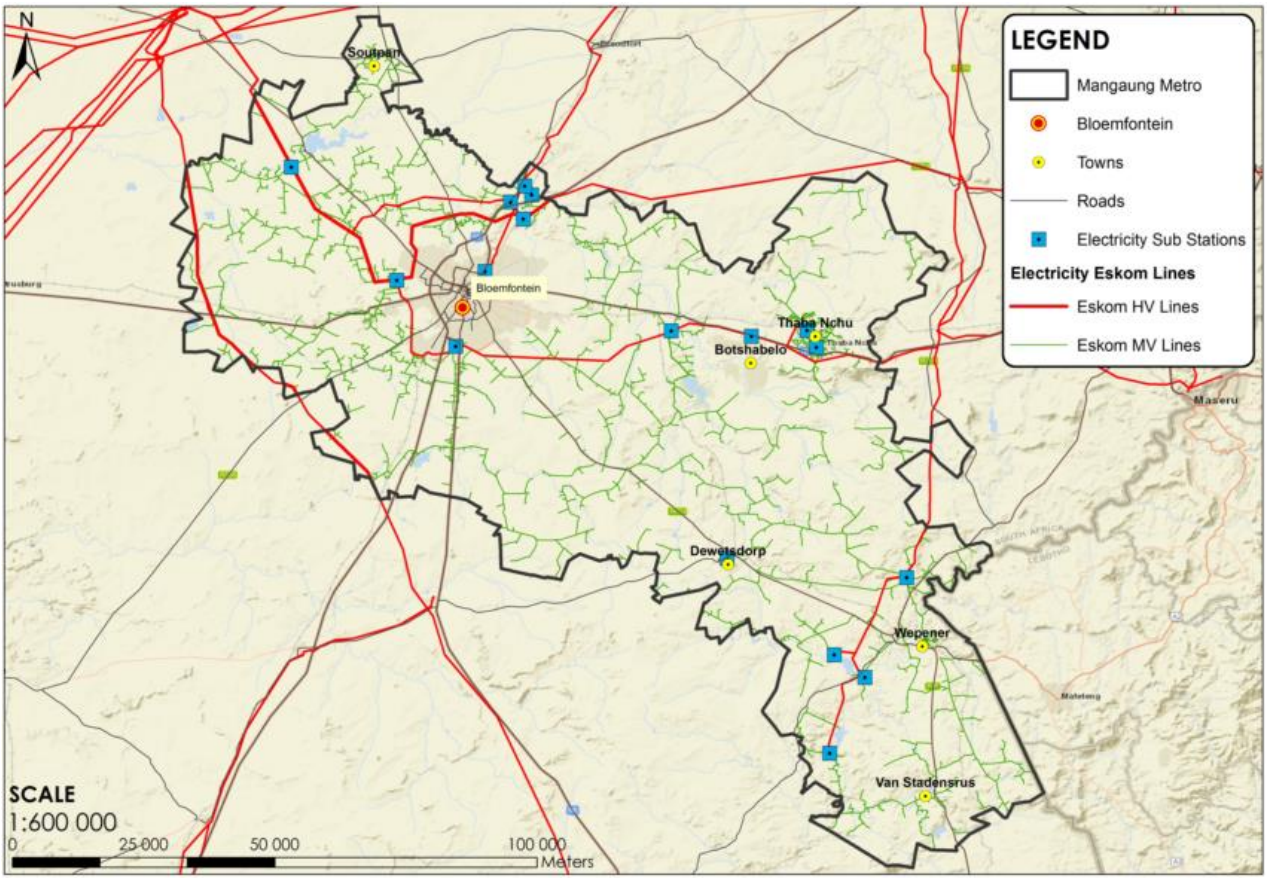
Mangaung has a well-established bulk electrical network. Although the majority of the area does have access to electricity, paraffin and candles are still in use.

Centlec, a Municipal utility, is responsible for providing electricity in Mangaung. According to community survey 2016 the city is providing electricity services to **254 525** households (Mangaung IDP, 2017 – 2022), leaving a shortfall of only **10 889 (4%)** households without electricity.

The ongoing growth due to the new development in urban areas over the years resulted in an equal growth of electrical load as well. Centlec is faced with the following challenges concerning the lack of investment in respect of electrical infrastructure:

- Accelerating the provision of household electricity connections;
- Fast-tracking the completion of Fichardtpark, Cecilia Park Distribution Centre and Northern Ring from Noordstad to Harvard Distribution Centres and the Airport Development Node sub-station;
- Recruiting additional staff;
- Fast-tracking supply chain management processes; and
- Enhancing debt collection strategies on the electricity services arrears debt.

Map 3.75: Mangaung Electricity Infrastructure



Source: The South African Electricity Supply Commission (ESKOM)

3.5.4 Solid Waste

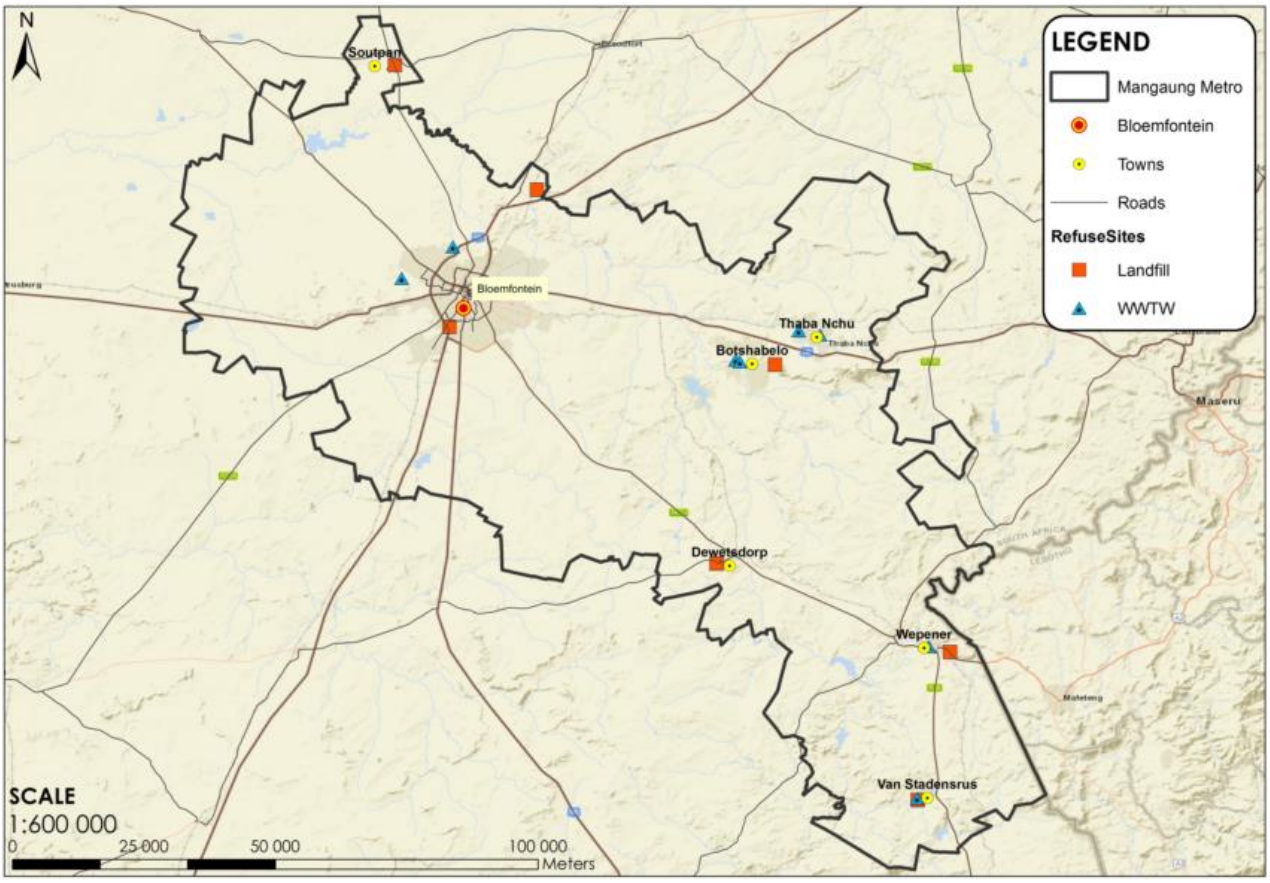
Most Municipal areas have access to waste services, whilst rural areas, farms, small holdings and some informal areas do not have access to the service due to, amongst other, accessibility and distance. The unavailability of a reliable fleet, as well as a lack of equipment and skilled personnel exacerbates the situation.

In MMM **249 735** households receive formal kerb-side refuse removal (Municipal IDP, 2019 – 2020), thus leaving a shortfall of **15 515 (60%)** households which are not being serviced.

The city has eight operational landfills site that are permitted/licensed but are not being operated in accordance with the permit requirements and are therefore non-compliant. This is partly due to low availability of appropriate machinery and shortage of skilled personnel.

Land filling operations are being improved to ensure operational compliance. The maintenance/refurbishment of Northern and Southern landfill sites and the establishment of a waste transfer station in Thaba Nchu are among some projects and initiatives currently being implemented. Additional projects for the Establishment of 3 waste buy-back centres in Thaba Nchu, Botshabelo and Bloemfontein are funded by the Department of Economic, Small Business Development, Tourism and Environmental Affairs (DESTEA), whilst the process is underway to get service providers to operate them.

Map 3.76: Mangaung Refuse Sites



Source: MMM, GIS Division

3.5.5 Roads and Stormwater

A number of national roads transgress the Mangaung Metro area The N1, N6 and N8 are the most important. These roads are upgraded and maintained by SANRAL. The area is also serviced by a number of provincial primary, secondary and tertiary roads, which are being maintained by the provincial government. Due to the extensiveness of these types of roads in the rural area, a large number of roads are in a poor condition and prevent service delivery by government. Urban roads are maintained by the municipality.

3.5.6 Communication

Not all households in Mangaung have access to landlines or telephone facilities. The telephone backlog is 5,27% in Mangaung. In spite of this backlog Telkom SA Limited provides an extensive landline network in Mangaung and all three cell-phone companies (MTN, Vodacom and Cell C) have coverage in the area.

3.6 COMMUNITY FACILITY ANALYSIS

The following section describes the type, number and spatial distribution of community facilities within the Metro.

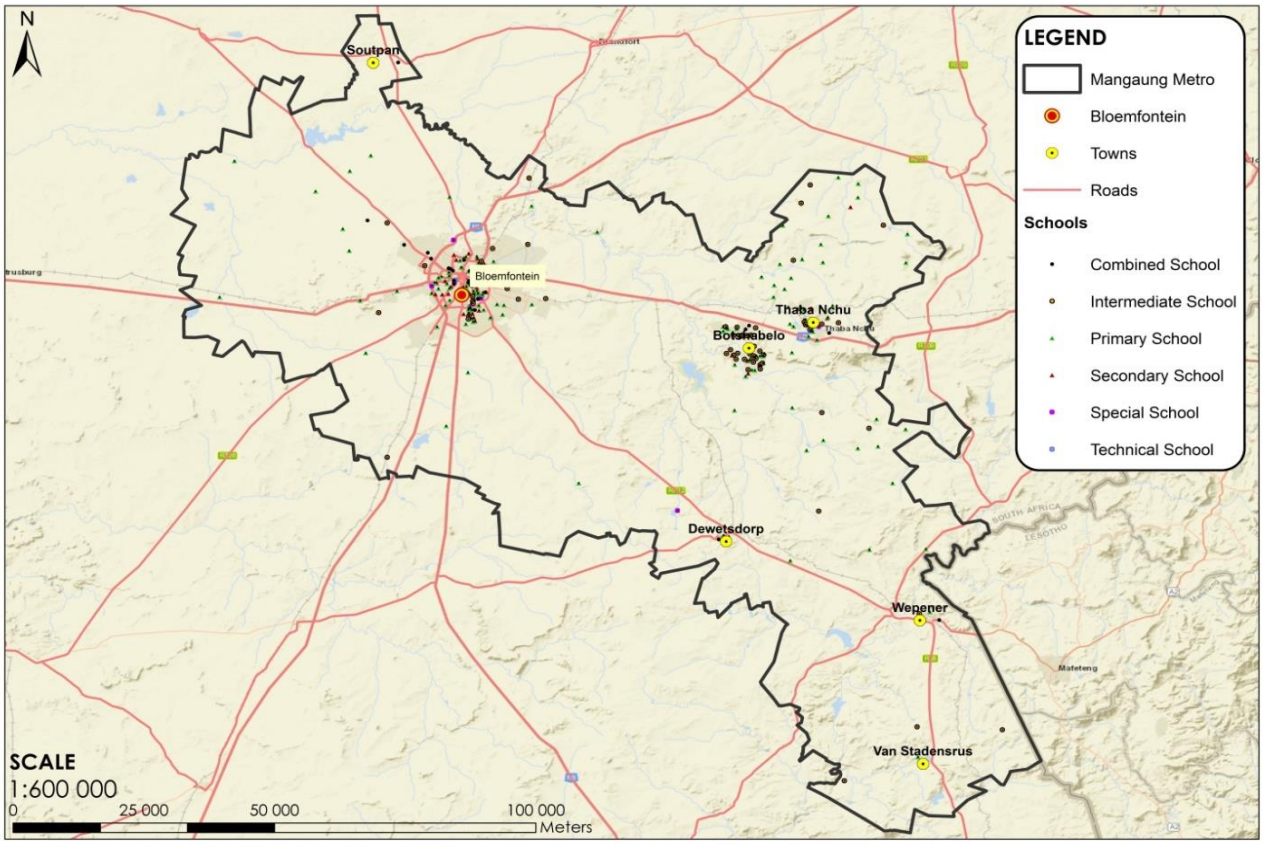
3.6.1 Education

Mangaung Metro Municipality has 314 educational facilities within its boundaries, with the majority of the schools clustered around Bloemfontein, Thaba Nchu and Botshabelo. Smaller towns such as Soutpan, Dewetsdorp, Wepener and Van Stadensrus have around 1-4 schools each, whereas there are several schools located in rural regions, specifically in the Thaba Nchu traditional area.

Table 3.19: Educational Facilities

	Primary School	Secondary School	Other	Total
Bloemfontein	65	31	43	**139**
Botshabelo	18	13	33	**64**
Thaba Nchu	20	7	11	**38**
Dewetsdorp	2	1	1	**4**
Wepener	1	1	1	**3**
Van Stadensrus	1	1	0	**2**
Soutpan	0	0	1	**1**
Rural Areas	42	1	20	**63**

Map 3.77: Educational Facilities in Mangaung



Source: Department of Education

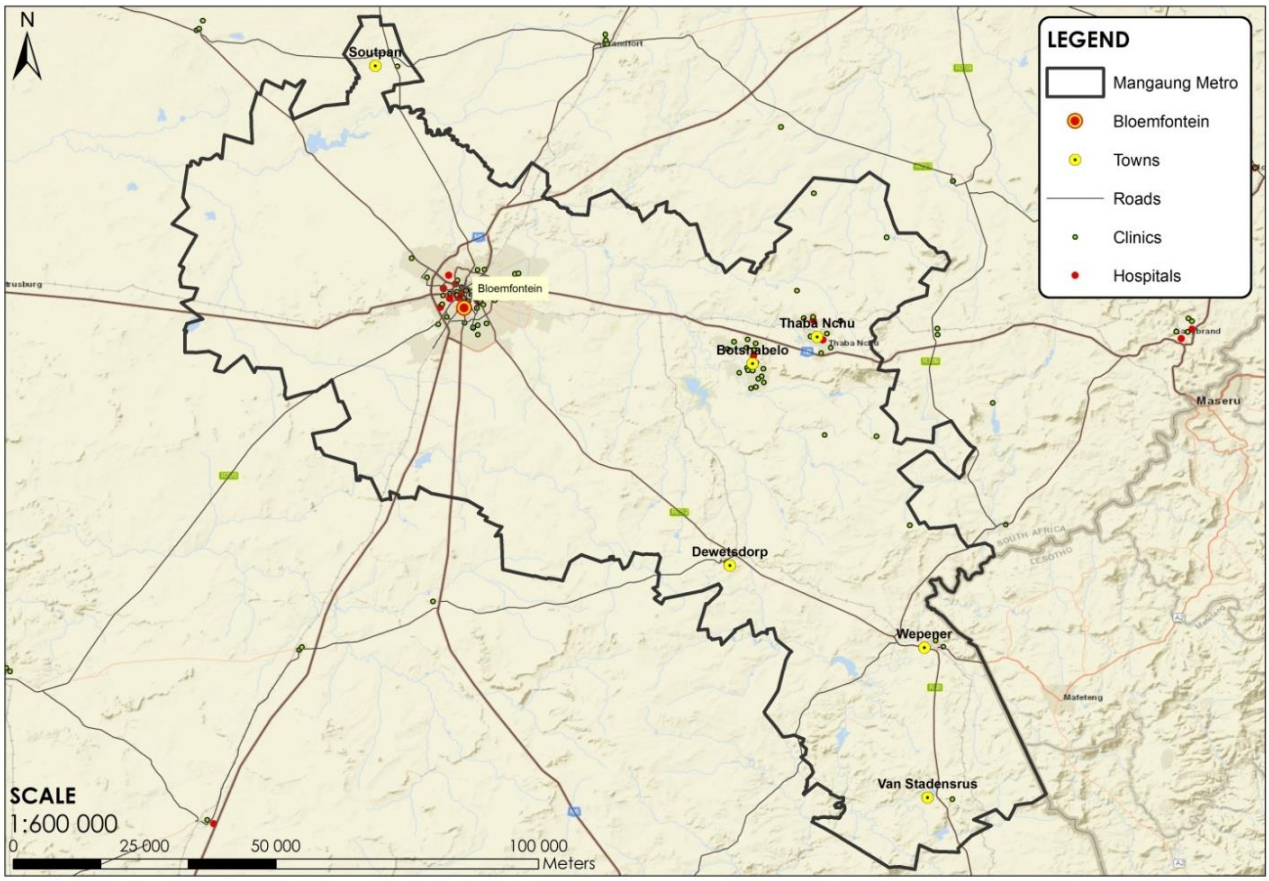
3.6.2 Health

There are a total of 103 health care facilities in the Mangaung Metro, also with the majority situated in Bloemfontein. There are 3 (three) hospitals in Thaba Nchu and 1 (one) in Botshabelo, however, none in the smaller towns. Each town does at least have a clinic, which is an important requirement i.t.o. of healthcare when considering the CSIR's network analysis.

Table 3.20: Health Facilities

	Hospital	Clinic	Mobile Clinic	Total
Bloemfontein	15	31	8	**54**
Botshabelo	1	16	2	**19**
Thaba Nchu	3	7	4	**14**
Dewetsdorp	0	1	2	**3**
Wepener	0	3	1	**4**
Van Stadensrus	0	1	1	**2**
Soutpan	0	1	0	**1**
Rural Areas	0	6	0	**6**

Map 3.78: Health Facilities in Mangaung



Source: Department of Health

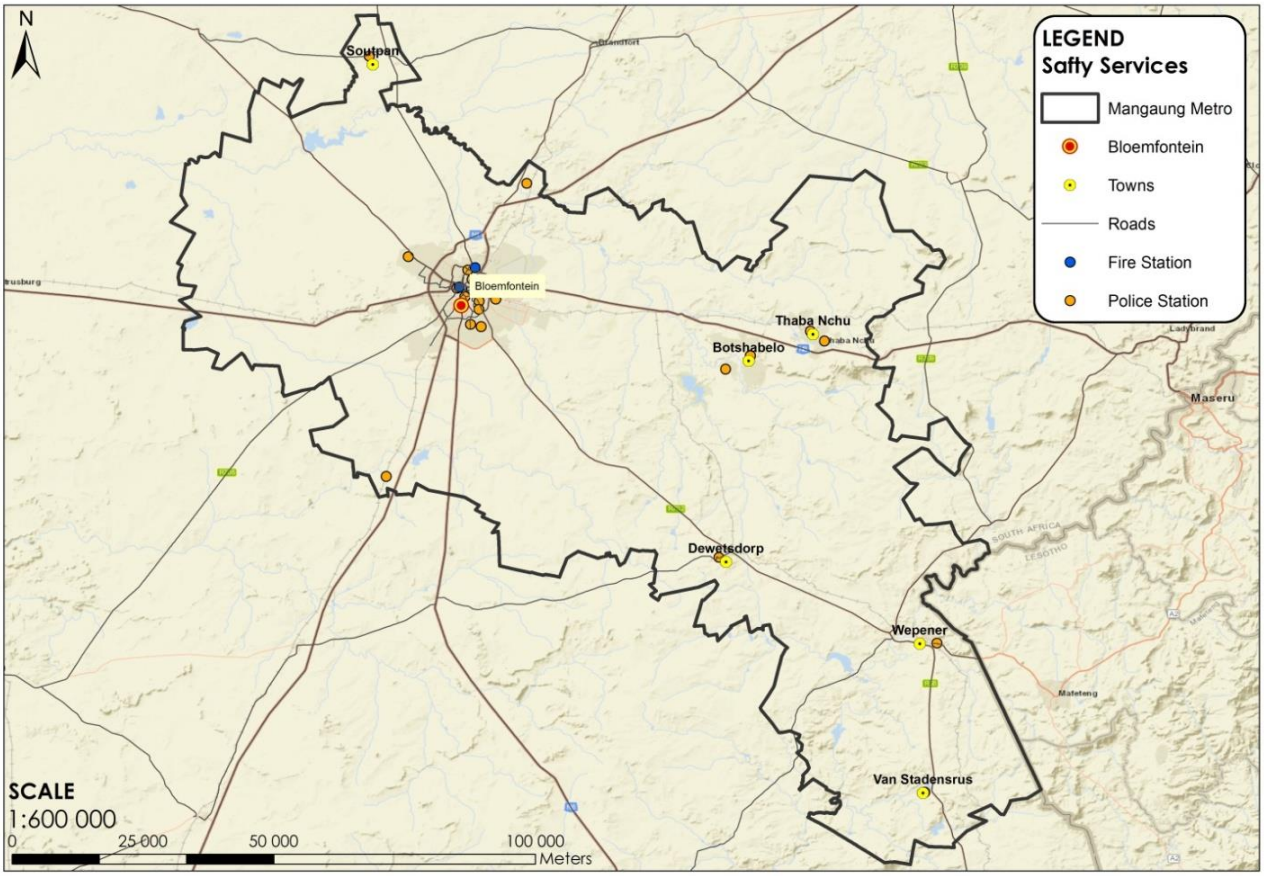
3.6.3 Police and Emergency Services

The Municipal area has 20 police stations within in its boundaries, most of which are clustered around Bloemfontein. Thaba Nchu and Botshabelo have 2 (two) police stations each, whereas the smaller towns, except for Van Stadensrus, have 1 (one) police station each. There are furthermore 3 (three) fire stations, all of which are situated in Bloemfontein.

Table 3.21: Police and Emergency Services

	Police Station	Fire Brigade	Total
Bloemfontein	11	3	**14**
Botshabelo	2	0	**2**
Thaba Nchu	2	0	**2**
Dewetsdorp	1	0	**1**
Wepener	1	0	**1**
Van Stadensrus	0	0	**0**
Soutpan	1	0	**1**
Rural Areas	2	0	**2**

Map 3.79: Police and Emergency Services in Mangaung



Source: MMM, GIS Division

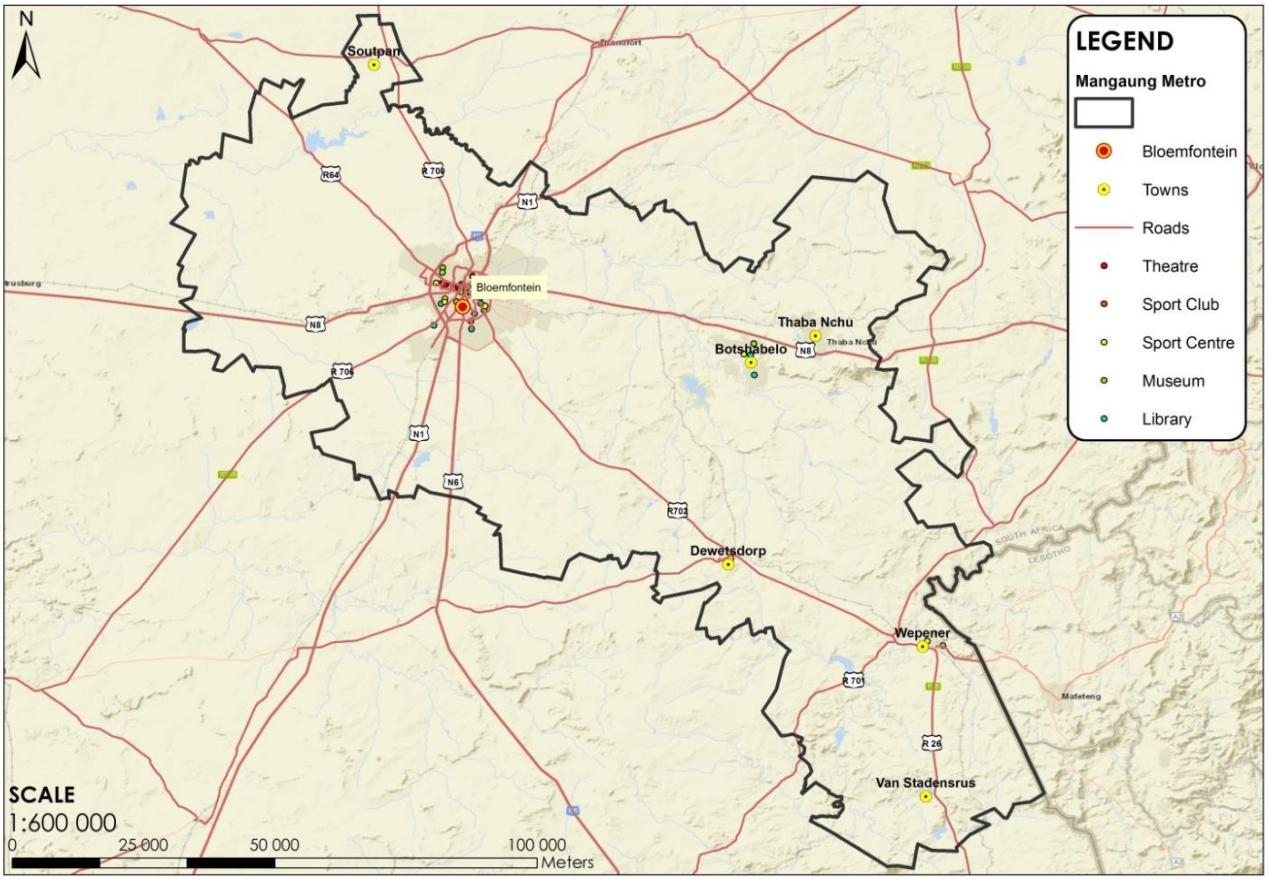
3.6.4 Sport, Recreation and Community Facilities

Sport and recreational facilities are restricted to urban areas, except for informal soccer fields, which is a common phenomenon in rural regions. The table below provides the total number of libraries, community centres and postal services throughout the study area, however, also all of which are only available in the urban areas.

Table 3. 22: Community Facilities

	Library	Centre/Hall	Postal Services	Total
Bloemfontein	9	7	23	**39**
Botshabelo	2	1	1	**4**
Thaba Nchu	1	2	2	**5**
Dewetsdorp	1	0	1	**2**
Wepener	0	0	1	**1**
Van Stadensrus	0	0	0	**0**
Soutpan	1	0	0	**1**
Rural Areas	-	-	-	**-**

Map 3.80: Community facilities



Source: MMM, GIS Division

4 CHAPTER FOUR:

FUNCTIONAL REGIONS, STRATEGIES AND PROJECTS

The first step towards formulating the Rural Development Plan is to compile a Rural Development Framework (RDF), which is an illustration of the functional relationship between various form giving elements within the Municipal area. These structuring elements are derived from critical impacts identified in the SWOT analysis and strive to illustrate the spatial logic of the area. The information has been captured as separate layers building the RDF in a step-by-step process, so as to create a common understanding of the spatial logic for purposes of decision making.

The RDF is depicted in a composite Map indicated on the following page. Several form giving elements are indicated on said map and discussed in more thereafter.

4.1 FORM GIVING ELEMENTS

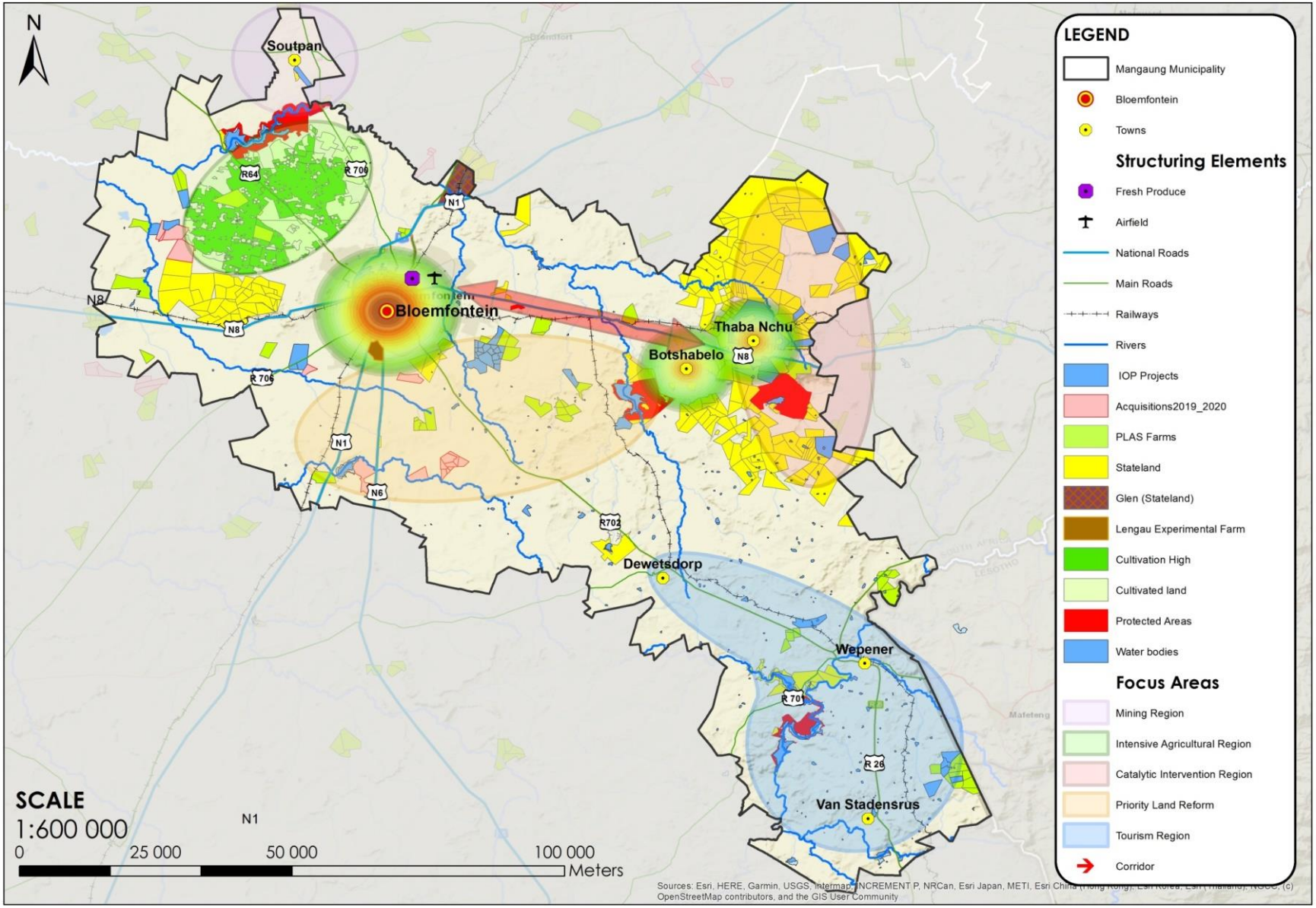
4.1.1 Protection Areas

The study area contains several waterbodies including 11 dams, 4 main rivers, and several smaller water courses and "spruits". All these water bodies play an important role in the storage and distribution of water for human and animal consumption, as well as for irrigation and recreational purposes. Due to the fact that water is a scarce resource within an increasing semi-arid region, all these water bodies need to be protected.

Some areas around the larger dams have already been declared as nature conservation areas. A total of ten nature reserves are spread across the entire municipal area, covering a total of 32 485 ha.

Protected and conservation areas are important in formulating long term development proposals and strategies for the municipal area. These areas have important physical features that are directional in terms of future development and development potential in the municipal area.

Map 4.1: Composite Map for Rural Development in MMM



MANGAUNG
AT THE HEART OF IT ALL

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Rural Development and Land Reform
REPUBLIC OF SOUTH AFRICA

4.1.2 Intensive Farming Areas

The Mangaung Metro Municipality comprises the smallest portion of land (hectare-coverage) available for agriculture within the Free State Province. A total of 126 455 ha is currently utilised for rain-fed production and an additional 8 008 ha is used for irrigation. Although agriculture is not the main contributor to the economy of the Metro, its significance in the agricultural sector cannot be understated, as most of the agricultural value adding industries are found within the Metro.

The area to the west and north-west of Bloemfontein indicates a clear pattern of smaller land portions comprising of agricultural holdings or small subdivisions where intensive farming occurs. This phenomenon can be attributed to the well-known Bainsvlei soil type, which is classified as high potential agricultural land. The area is mostly used for crop farming by individual land owners who produce a variety of products sold at the Bloemfontein Fresh Produce Market, as well as smaller informal markets, or directly to the public.

Although this intensive farming area has a very high production capacity, it is classified as a dry region that receives a lot less rain compared to the eastern and south-eastern parts of Mangaung. The area is thus dependent on groundwater, but due to the high level of farming intensity, underground sources are under extreme pressure.

Nevertheless the area has the potential to increase farming production, leading to higher yields and making a contribution towards food security, agricultural transformation and eventually rural development. However, this needs to take place within the framework of responsible resource management.

4.1.3 Supporting Settlement Areas

Existing urban settlements within the Mangaung Metropolitan area play a very important role from an economic and social perspective, providing access to much needed goods and services. The supporting settlement areas are divided into four categories, as indicated below;

Table 4.1: Supporting Settlement Categories

Supporting Urban Centres	
Primary Urban Centre Bloemfontein	Secondary Urban Centre Botshabelo Thaba Nchu & Selosesha
Supporting Rural Centres	
Rural Towns Soutpan Dewetsdorp Wepener Van Stadensrus	Rural Villages 21 Villages located north of Thaba Nchu 16 Villages located south of Thaba Nchu

Of all the urban centres, Bloemfontein is regarded as the economic hub of the Metro because of the wide range of community services found here, including business, service industries, educational facilities, primary health care, judicial services, etc. Consequently, there is a high level of dependence between the regional centre and the rural area, as well as specifically between Bloemfontein and the other secondary urban centres and smaller rural towns / villages.

Likewise, Botshabelo and Thaba Nchu also play an important role within its immediate surroundings, but with a faltering economy. Economic investment in these areas is therefore critical to ensure a decrease in dependency and to guarantee a greater degree of economic progress and self-sustainability.

Rural towns are merely regarded as small service centres to the predominantly farming community. These towns are mostly underserviced with little economic opportunities and increasing poverty levels. A complete turn-around strategy would thus be required to ensure positive growth in these towns, although investment in community services and infrastructure will benefit rural development tremendously.

Finally, the Tribal Villages in Thaba Nchu simply fulfil a residential function with little to inadequate community support functions. Once again, investment in much needed facilities and infrastructure will best serve the interest of the rural area.

4.1.4 Prominent Markets

Prominent markets are directly related to population density. The highest concentration of people (and buying power), is found in and around Bloemfontein (60%), as well as Botshabelo (23%) and Thaba Nchu (9%). Agricultural production, value adding businesses and distribution of produce should therefore be directed towards these areas, especially with the view to creating strong linkages between the market concentrations.

4.1.5 Transport Corridors

The municipal area is crossed by several important arterials, but more importantly, by no less than 3 National Roads. The N1 National Road links Mangaung with the Free State and other Provinces in a north-south direction via Bloemfontein, whilst the N6 branches off the N1 and extends in a southern direction linking Mangaung with the Xhariep District and the Eastern Cape. Although two secondary nodes (Lengau and Glen to the north and south of Bloemfontein) are located along these routes, the urban centre of Bloemfontein dominates, which imply that no corridor development along these routes and between the secondary nodes are envisaged.

The N8 linking Bloemfontein with Botshabelo and Thaba Nchu, as well as with the Eastern Free State and Lesotho, is regarded as the most important Transport corridor. Not only does this corridor form the link between the two most densely populated areas in Mangaung, but it also serves as an extremely important channel for the transportation of goods and services between the Eastern Free State, Lesotho and Bloemfontein.

This corridor is furthermore complimented by the existing Railway line between Bloemfontein and Lesotho, and although not fully operational, it offers a great opportunity for the cheap transportation of agricultural products to the respective markets, if revitalized. The importance of the N8 corridor is also underlined by the existence and high level accessibility of the Bram Fisher International Airport and fresh produce market located directly adjacent to the N8. With an existing export licence, the Bram Fisher International Airport forms the gateway for the export of raw and processed products globally.

The Dewetsdorp Road (R702), fulfils an important role in linking Bloemfontein with the south eastern supporting urban centres (Dewetsdorp, Wepener and Van Stadensrus), as well as with Zastron and Lesotho via the Van Rooyens and Makhaleng border gates. These areas have also been identified as a supporting tourism node, as discussed further below.

4.1.6 Potential Economic Development Nodes

a) Tourism

Mangaung has a lot of Tourism potential, dispersed across the entire Municipal area. These range from scenic areas to places of cultural-historical importance and events, as well as more recreational and adventure tourism, which are again linked to pristine nature conservation areas in a tranquil rural setting. Without compromising all the potential in Mangaung, it is important to identify the most distinctive areas, with the aim of promoting the tourism industry for the benefit of rural development.

One of the areas with the most significant features include the areas between Dewetsdorp, Wepener and Van Stadensrus. This area receives the most rainfall and consequently appears as a lush green area with beautiful scenery and undulating landscapes. The area is furthermore complimented by the very important Caledon River as water source, and two prominent Nature reserves/dams. The area is also rich in cultural–historical features with sever memorials, national monuments and other places of interest.

Finally, the area serves as gateway to the western and south western parts of Lesotho via the Van Rooyens and Makhaleng border gates located at Wepener and Zastron respectively. These parts of Lesotho are very popular due to the concentration of several private resorts offering adventure tourism as a form of attraction.

b) Industrial and Business

Mangaung does not have a strong industrial sector, mainly due to the fact that the area does not exploit raw materials directly, whilst the Free State's economy relies mostly on agricultural. In Bloemfontein, most industries are light manufacturing or service orientated industries focussing on assembling or wholesale of imported products. Bloemdustria, located to the east of Bloemfontein is a neglected industrial area, although it has great potential and an excellent locality in relation to the N8 Corridor.

Several attempts have been made in the past to support industrial development in Thaba Nchu and Botshabelo, but those were heavily subsidised. Most of the industries susceptible to this type of artificial stimulation were textile enterprises, and eastern countries, in particular, benefited from this. As the subsidies dried up, the industries also disappeared over time.

Despite the above, it is believed that Mangaung still has great potential to develop industries and value adding businesses, safe for any such considerations to focus on goods that are mostly produced in the area, namely agricultural products. Most raw agricultural products are currently being exported, whilst the opportunity exists to generate more income from processing plants and value adding businesses. Any investment in agricultural related industries or businesses should consider the following important aspects;

- Access to raw agricultural products;
- Access to existing markets;
- Availability of skilled / semi-skilled workforce;
- Access routes and distribution networks.

Botshabelo, Thaba Nchu and areas along the N8 corridor seem to comply with the above criteria, and should thus be targeted for industrial and business investment.

c) Mining

Although several mining operations occur within Mangaung, these are already well established and mostly centred around urban settlement areas. The functioning and operational ability of these operations seem to have a strong urban focus and are expected to have a relatively small impact on rural development.

The mining of salt around Soutpan, however, has a much bigger potential. Current operations through existing cooperatives provide employment to several local residents, although mining operators are faced with many challenges, which prevent them from mining optimally. Positive investment in salt mining will

generate a secure and stable income for the Soutpan area and assist in alleviating poverty.

4.1.7 Priority Land Reform Areas

Although the current IOP and PLAS projects of the DRDLR are scattered all over the Mangaung Municipal area (refer to **Map 4.2**), clear patterns become noticeable in relation to the following;

- The majority of DRDLR project spent occurs around Thaba Nchu and Botshabelo;
- LRD, LTA and Restitution projects stretches from the south east of Botshabelo to the southern parts of Bloemfontein; and
- There is a high concentration of State owned land in Thaba Nchu.

The above criteria may not serve as the only considerations for Land Reform, but the high concentration and noticeable pattern in some areas most certainly guide decision making in identifying land for acquisition and land reform.

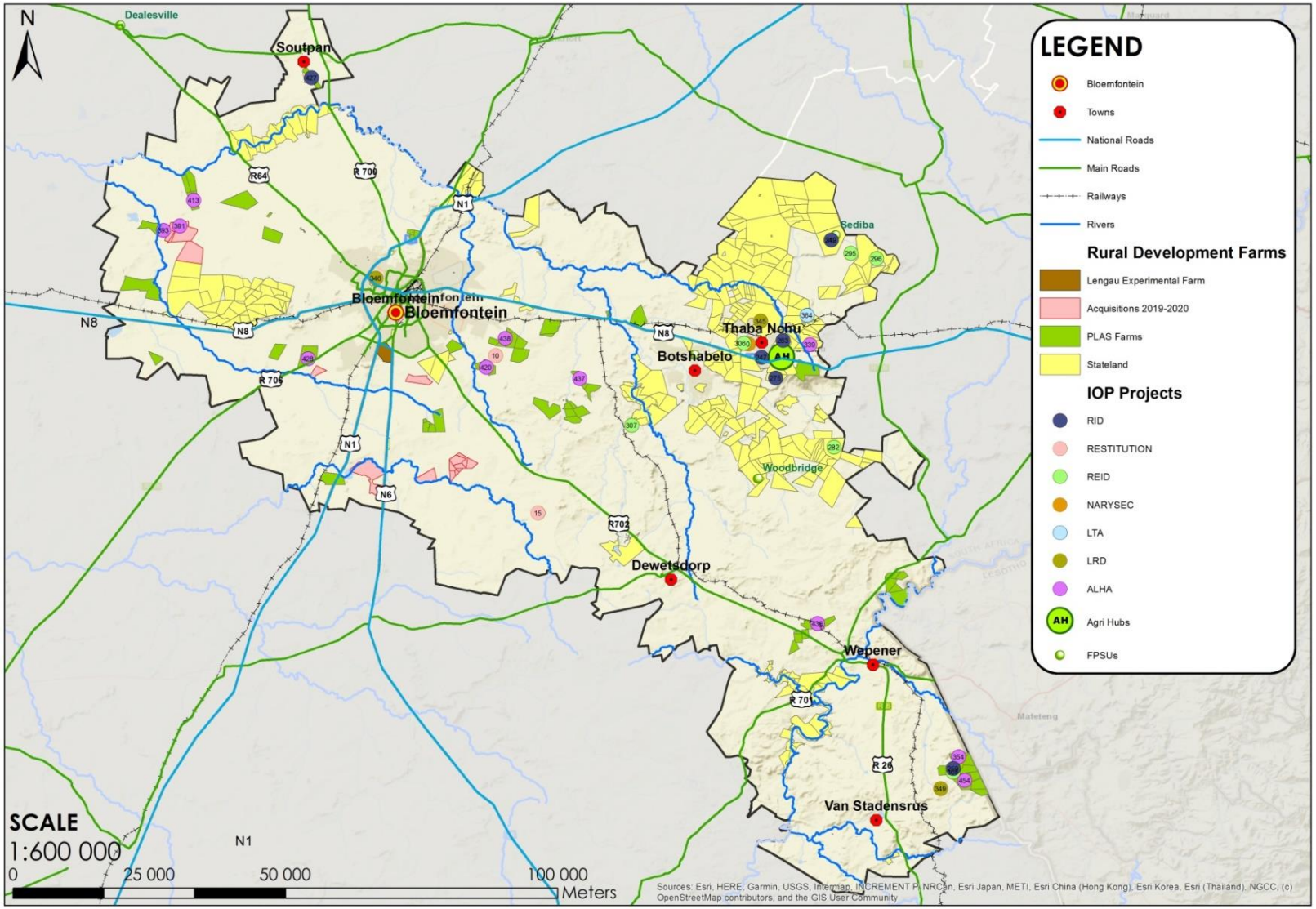
Three priority platforms have been identified for land reform and include the following;

a) The Thaba Nchu rural area comprises mostly state owned land, which is kept in trust and administered by the Barolong Traditional Council. Ownership of the land has been a contentious issue for many years and it is thus expected that the land will eventually be transferred to the Traditional Council;

b) The Thaba Nchu Rural Area also comprises 37 rural villages where most of the rural farmers and their families reside. Likewise, a great need has been expressed by local residents to obtain ownership of the small plots on which they reside;

c) Finally, a vast area located generally to the south of Bloemfontein, stretching from Botshabelo in the east up to the N1 National Road in the west, currently contains many DRDLR projects and existing restitution cases, which serve as a basis for land reform implementation. Important aspects such as access to water, rainfall, soil potential, grazing capacity, etc, all fall in moderate categories, which make this area ideal for future land acquisition and long term land reform projects. The identified area is furthermore highly accessible from both the N8 Corridor and the Dewetsdorp road, and form good linkages with existing urban settlements in all directions. Other major considerations in close proximity of this area include the **Lengau experimental farm** to the west, (proposed as a Farmer Production Support Unit site with an anchor training facility), and the **Rustfontein dam** located to the east.

Map 4.2: State Land and PLAS Farms



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4.1.8 Rural Intervention Areas

An intervention area can be classified as an area with unique features, but which experience adversity, or where the functioning and/or sustainability of the area is threatened from within, or by external factors. Such an area would thus seek intentional action or external involvement in order to improve a difficult situation or condition.

One of the areas in Mangaung with unique circumstances is the entire Thaba Nchu area, where approximately 9.36% of the population of Mangaung lives. Firstly, the area's uniqueness stems from its history as tribal land where the Tswana people settled in 1833. This situation resulted in the area being utilised and developed differently from the surrounding areas. The presence of 37 rural villages speaks of this unique but different development pattern.

The areas of Thaba Nchu and Botshabelo are also categorised by high poverty and inequality due to the lack of local economic opportunities in the immediate area as well as the segregation from the larger economic node of Bloemfontein, which is approximately 60km away. As such, the area has also been identified within the FSPSDF as a "*Restructuring Zone: Priority Area*". Consequently, the MMM and sector departments like the DALRRD, DARD, and the Free State Department of Public Works, etc., have had numerous initiatives within this restructuring zone in order to better the overall socio-economic situation and increase economic and employment opportunities.

Despite the fact that most of the DALRRD's budget is spent in this area, it still requires intervention on different levels, as highlighted below;

a) The livelihood of almost all residents living in rural Thaba Nchu is dependent on agriculture. Cattle farming are by far the most predominant commodity type in the area, but farmers experience many hardships relating to water, overgrazing, fencing, stock theft, diseases, etc. Intervention is thus required in terms of sustainable farming practices, Infrastructure development and security.

b) Supporting rural villages are located far from urban centres with limited access to services infrastructure and community facilities. Intervention in respect of infrastructure and much needed facilities are thus required in all rural villages in order to support a higher level of sustainability and well-balanced communities.

c) If the number of residents living in Thaba Nchu is compared to the availability of economic and employment opportunities, it can be concluded that the area is not functioning satisfactorily on an economic level. The dependency ratio on larger centres of Thaba Nchu, as well as that of Botshabelo needs to be reduced considerably and economical intervention is thus required.

4.2 DELINEATION OF FUNCTIONAL REGIONS

After having considered the overlay of structuring elements, the next step was to delineate distinct **functional regions** for the study area. The strategy directives gave the necessary guidance to determine the demarcation and purpose of functional regions. More specifically, the unique features identified within a specific region determined the functionality and main focus of that region.

Map 4.3 below indicates the delineation of Mangaung into **five** broad functional regions. These regions are based on the natural resource, potential and characteristics of each area. The functional regions delineated are as follows:

Region 1: Mining Region

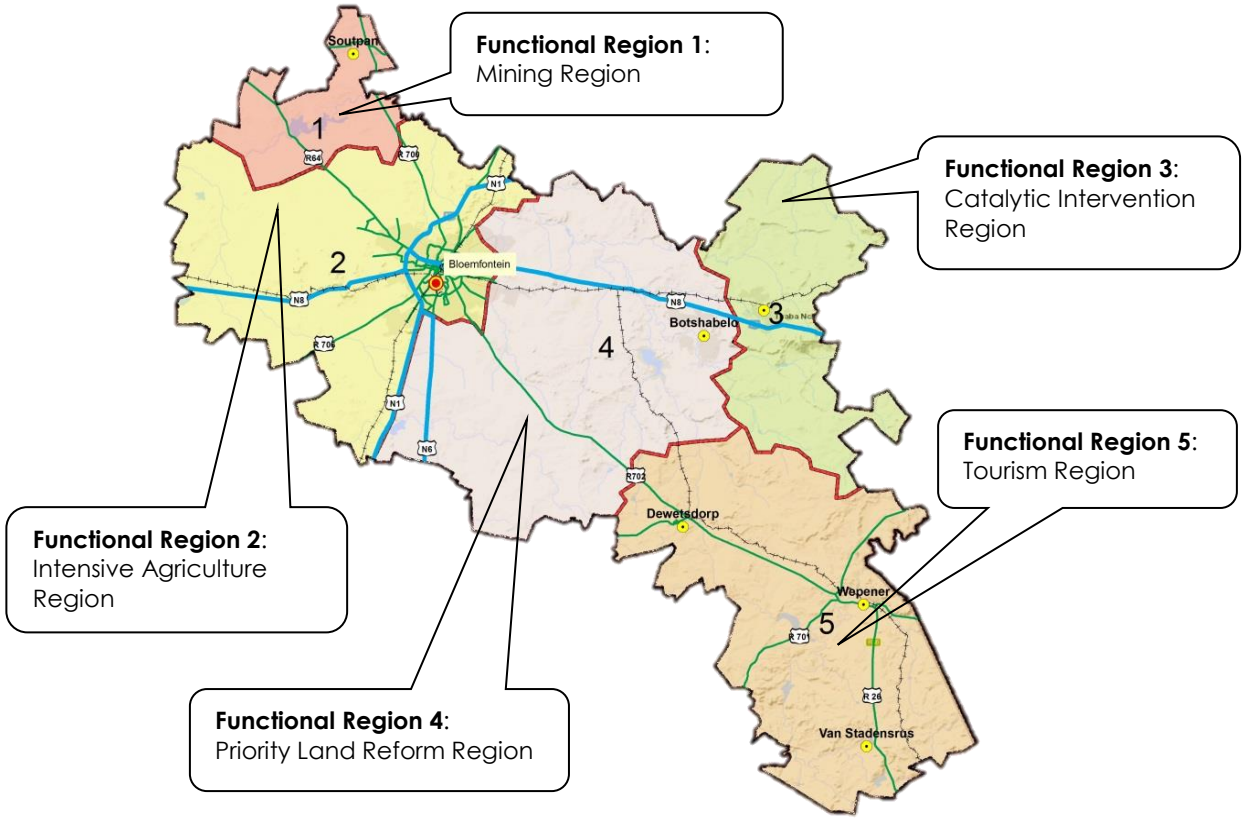
Region 2: Intensive Agriculture Region

Region 3: Catalytic Intervention Region

Region 4: Priority Land Reform Region

Region 5: Tourism Region

Map 4.3: Delineation of Mangaung Functional Regions



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The identified functional regions are almost similar to the initial clusters created for the expanded Community Participation Programme. The Small Area Layer (SAL) from Stats SA was used as a tool to determine the borders between regions.

4.2.1 Functional Region 1

This region measures approximately 550 km² in extent and is located in the north-western corner of the municipal area. A big portion of this area previously formed part of the Masilonyana LM, which has since been adopted into the MMM.

4.2.1.1 Regional Context

a) Nodes

There is only one small town situated within this region, being Soutpan, and a supporting settlement nearby, known as Ikgomotseng. Both of these nodes have extremely small footprints in comparison to some of the other nodes in the MMM, and also make up a small portion of Mangaung's population. These settlements, furthermore, has limited infrastructure and poor service delivery.

b) Corridors

There are two routes going through this region, being the R700 connection Soutpan to Bloemfontein and the R703 going in an east-western direction through Soutpan, which links Dealesville and Brandfort.

c) Physical Environmental Features

The region receives very limited rainfall, however, has moderate groundwater yields leading thereto that a cluster of boreholes are present in the vicinity. The Modderriver feeds the Krugersdrift Dam which falls within the Soetdoring Nature Reserve. Said Nature Reserve is classified as a protected area in terms of the Free State Biodiversity Plan, and should therefore continue to be protected as such to safeguard an important natural resource.

d) Economic Features

This region is not classified as a "poverty pocket", however, being broadly defined in relative terms, does not necessarily exclude areas of being subject to poverty. As in the case of Soutpan and Ikgomotseng, it is evident that extreme levels of poverty do still exist in the area.

Although there are no registered mines in this region, salt is abundantly present and is currently being informally mined. The need to formally mine with salt at an enlarged scale surfaced during the community workshops, as well as to enhance access to the required markets. Coupled with the necessary skills development and available resources, investment opportunities certainly do exist to revitalize the mining of salt in the region.

Furthermore, tourism potential also do exist with Florisbad being proclaimed as a provincial heritage site due to the discovery of a 259,000 year old human skull, however, the skull is situated in a museum in Bloemfontein, effectively meaning

that the tourism potential is being limited as a result thereof. There is a total of ±10,096 ha state owned land in the region, of which ±2,724 ha forms part of the PLAS Farms, owned by former DRDLR. There is also currently one active project from the DRDLR within the region that is situated on a PLAS Farm.

e) Farming Commodities

The main agricultural activities in this region are fruit and vegetable production, protein (livestock), game ranching and poultry. Vegetable farming is prominent in the south of this region (Northern parts of Bainsvlei and Waterbron) due to the good quality soils and the availability of some irrigation water from either surface (mainly from the Modder River and Krugersdrift Dam) or groundwater.

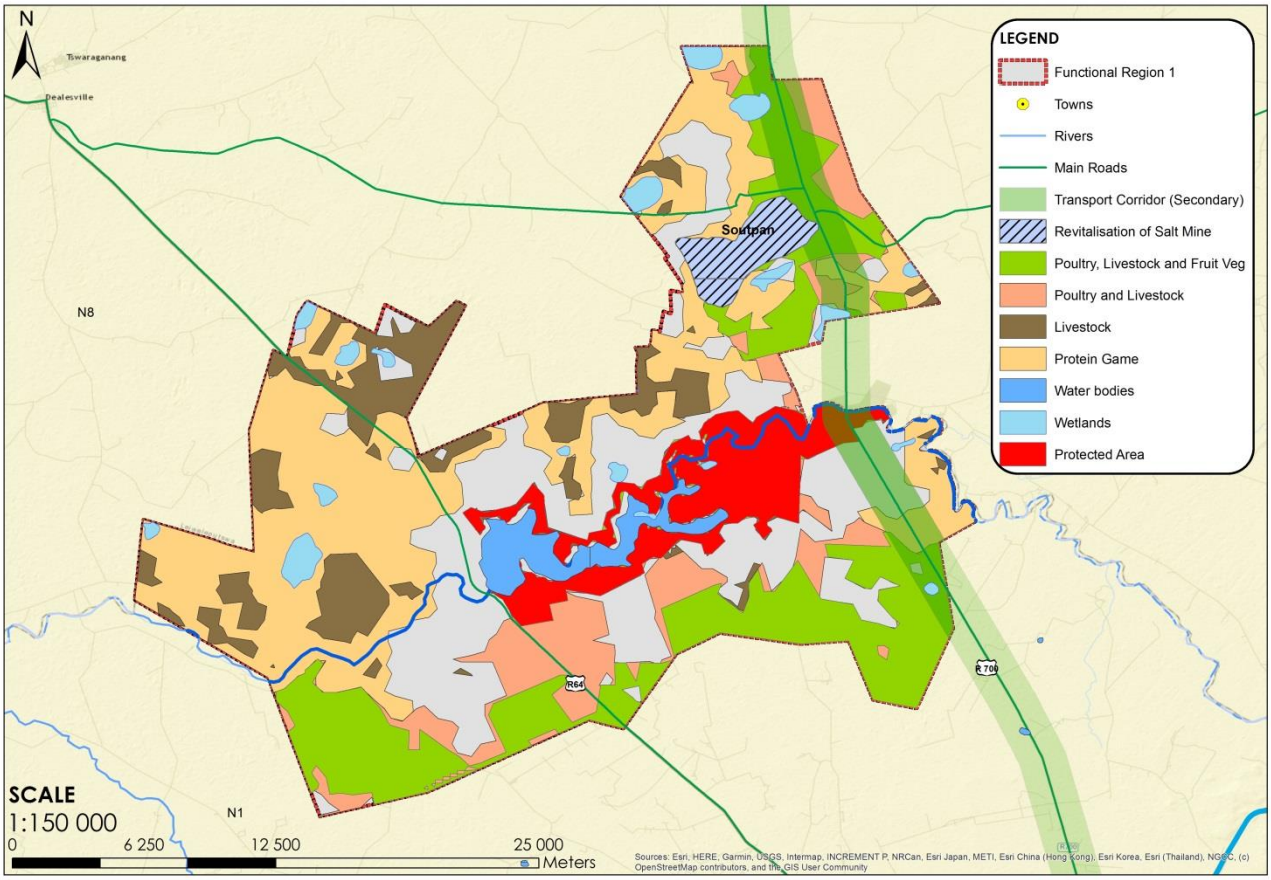
It is interesting to note that large parts of the identified suitable poultry production areas in this region overlaps with the high potential vegetable soils. Since poultry production takes place in climate controlled buildings and the soil are not utilized, the high potential soils should rather be utilized for high value crops, such as vegetables, while poultry production can take place on marginal or low quality soils.

The north-western and north-eastern parts of the region consist of lower quality soil and are made up of natural grazing. This grazing can be utilized for either livestock production or game ranching.

4.2.1.2 Focus areas for the functional region

Weighing the above factors against one another, this region is classified as a **Mining Region** with the focus on potentially revitalizing the salt mining industry. The map below illustrates some of these critical factors depicted above in the process of determining the strategic directive for this region.

Map 4.4: Functional Region 1



4.2.2 Functional Region 2

This region measures approximately 2800 km² in extent and is located on the western border of the municipal area. This region is regarded as one of the priority functional regions due to the extent of the following considerations.

4.2.2.1 Regional Context

a) Nodes

The main node in this region, and in fact in the MMM, is the city of Bloemfontein with it being the capital city of the Free State Province. The city has a significant spatial footprint, whereas the majority of Mangaung's population (±60%) is concentrated therein. Secondary nodes in this region that also contributes to the rural environment include the Glen Agricultural College, Lengau as a possible future FPSU, and De Brug, which is a military training site of the South African National Defense Force (SANDF).

b) Corridors

Bloemfontein is home to an excellent road network leading to the city (national roads), surrounding the city (ring road) and within the city. There are three National Routes running through the city from where the N1 extends in a northern-southern direction, the N8 in an eastern-western direction and the N6 in a southern direction. All these roads serve as main corridors in the region.

The secondary corridors identified in the region are as follows:

- R700 connecting Bloemfontein to Soutpan;
- R64 connecting Bloemfontein to Dealesville;
- R702 connecting Bloemfontein to Dewetsdorp; and
- R706 leading towards Jagersfontein.

Furthermore, also playing an important role in distribution and a potential asset to rural development, is the railway network going through Bloemfontein i.e. the Gauteng-Western Cape railway and the railway running parallel to the N8 road.

c) Physical Environmental Features

This region is not prone to heavy rainfall, however, a portion about half the size of the region has moderate groundwater yields, resulting in the area having more boreholes present. This region is also subject to the highest drought possibility in the entire municipal area, whereas the majority of the area being degraded according to the FS Biodiversity Map.

d) Economic Features

Bloemfontein provides for the best access to markets in the entire study area, and also accommodates a large fresh produce market as well as an airport alongside a main corridor. As discussed earlier in the report, these factors unlock major investment opportunities, contributing towards a sustainable rural economy.

There is a total of ±28 202 ha state owned land in the region, of which ±1 546 ha forms part of the PLAS Farms, owned by DALRRD. There are also a few current projects from said Department in the region, most of whom are situated on the PLAS farms.

e) Farming Commodities

The main agricultural activities in this region are Fats and Oil production, fruit and vegetable production and protein production. In terms of Fats and Oil production it is mainly sunflower production practiced in the Bainsvlei and Waterbron areas, as well as to the south-west of Bloemfontein. The sunflower production mainly takes place on dry lands in these areas, although some irrigation also exist.

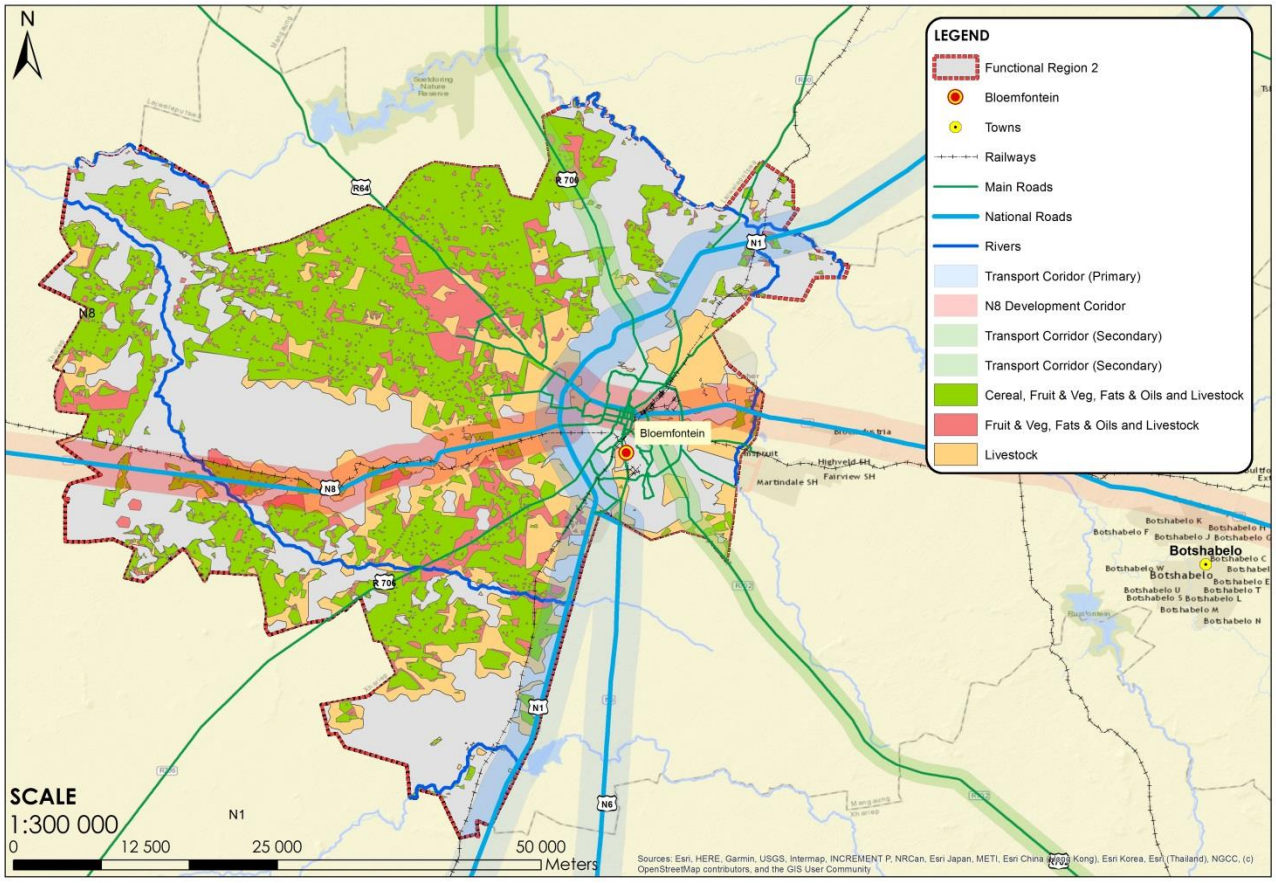
The fruit and vegetable production can mainly be found in the Bainsvlei area with more focus on vegetables than fruit. Although the soil in this area is of high quality, restrictions to the availability of irrigation water limits the production of vegetables. Where sufficient water is available, the production of vegetables remains a good option with the Bloemfontein fresh produce market situated in close proximity.

Livestock farming basically occurs on the natural grazing that remains in this area. The region's close proximity to the city do however create problems, such as stock theft, while game ranching is not really a viable option, as the farm sizes in this area is relatively small.

4.2.2.2 Focus areas for the functional region

Weighing the above factors against one another, this region is classified as an **Intensive Agriculture Region** with the focus on optimizing good soil for Commercial Farming Purposes. The map below illustrates some of these critical factors depicted above in the process of determining the strategic directive for this region.

Map 4.5: Functional Region 2



4.2.3 Functional Region 3

This region measures approximately 1750 km² in extent and is located in the north-eastern corner of the municipal area. This area will also be classified as one of the priority functional regions due to the following considerations.

4.2.3.1 Regional Context

a) <u>Nodes</u>

The main node in this region is Thaba Nchu Urban, including Selosesha, which accounts for roughly 9% of Mangaung's population. The biggest footprint of Thaba Nchu is located north of the N8 corridor/road, with only a small part located to the south of said road. The Thaba Nchu urban area is growing in a general north and north-western direction, and includes former rural villages such as Rooifontein and Bultfontein.

The remaining part of this region is home to 37 tribal villages, which serve as supporting settlements to the rural environment. These villages cover a vast portion of land, both north and south of the N8 road, and are scattered throughout the entire region. These villages are analysed in more detail in the following section of the report.

b) Corridors

The main corridor in this region is the N8 national road going in an east-western direction. Although a number of secondary corridors provide access to the Thaba Nchu suburbs and serve as links to the tribal villages, the majority of the road network in this region is of poor quality.

c) Physical Environmental Features

The region receives the best annual rainfall of the entire municipal area, and as a result thereof, has good groundwater yields and also the biggest cluster of boreholes in the MMM. The region furthermore has a protected area according to the FS Biodiversity Plan, being the Moutloatsi Setlogela Dam.

d) Economic Features

This region provides for several economic and investment opportunities, especially with the envisaged development of the Agri Hub (AH) and FPSU's. The objective of the AH is to, inter alia, ensure the establishment of value chains, continuous skills development, and agro-processing. The AH and FPSU's forms key components of the AH Strategy and will enhance sustainability in terms of the rural environment.

The northernmost part of the region is classified as a poverty pocket, however, in terms of the IOP expenditure, the highest expenditure occurs in this region with regard to DALRRD projects.

There is a total of ±80 079 ha state owned land in the region, of which ±928 ha forms part of the PLAS Farms, owned by DALRRD.

e) Farming Commodities

Due to the rural character of Thaba Nchu, most of the farming activates found within this area can be classified as subsistence farming. The area has an arable land capability, but is restricted due to limited water availability for irrigation of crops, as well as the uneven topography found in a south-eastern direction that hinders intensive irrigation of crops.

The area is currently being used and most suited for grazing (livestock production), and crop (mostly maize) production. The suggested agricultural activities in this region are mainly concentrated on game ranching, poultry production, and some areas where fats and oils can be produced.

Although the area might be ideal for game ranching, the infrastructure that will be required is a concern. A large part of the area consists of tribal land without any fences and the livestock production takes place with herd's men. The many

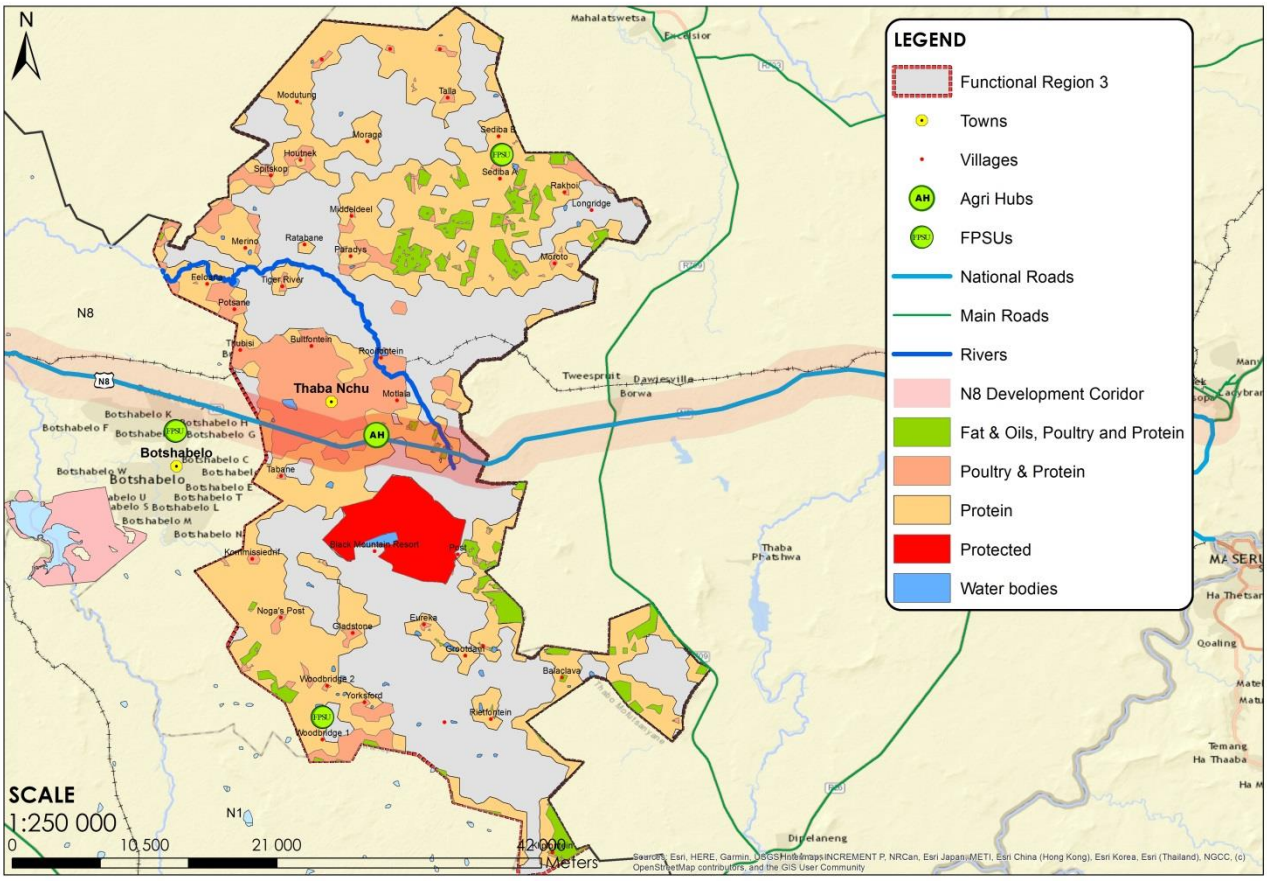
informal settlements in the area further make the area un-attractive and unpractical to hunt.

Poultry production might be the most viable option in this region. Although the infrastructure comes at a cost, the marketing possibilities are endless with both formal and informal markets in close proximity. The remainder of the land can then be used for crop farming and livestock production, assuming that fences are upgraded.

4.2.3.2 Focus areas for the functional region

Weighing the above factors against one another, this region is classified as a Catalytic Intervention Region with the focus on several factors throughout the entire region. These include the designation of Thaba Nchu as an economic growth point, development of the Agri-Hub, strengthening of Farmer Production Support Units at Sediba and Woodbridge, tenure reform and the improvement of rural villages to serve as more effective service centres. The map below provides an illustration of the factors depicted above.

Map 4.6: Functional Region 3



4.2.4 Functional Region 4

This region measures approximately 3200 km² in extent and is located in the center of the municipal area. This area will also be classified as one of the priority functional regions due to the following considerations.

4.2.4.1 Regional Context

a) Nodes

The biggest node in this region is Botshabelo, where also a large portion of Mangaung's population is concentrated (±23%). Botshabelo covers a rather large spatial area, and is relatively well developed. Botshabelo is however experiencing significant urban sprawl towards the south, meaning that residents are moving further away from the main corridor (N8), which a lot of the residents use for commuting purposes on a daily basis.

There are also some informal settlements present, as in the case of the small settlement situated north of the N8, just before reaching the intersection turning into Botshabelo. Sannaspos, situated near the N8 between Bloemfontein and Botshabelo may also serve as a secondary node.

b) Corridors

The main corridor in this region is obviously the N8 national route which is one of the most critical corridors in the entire municipal area. Not only does this corridor serve as a commuting road between Botshabelo and Bloemfontein, it also serves as a distribution corridor, as well as to a small extent a tourism corridor going towards Lesotho. Several housing developments are accommodated adjacent to this corridor and it is envisaged that several more will be developed.

A secondary corridor in this region would be the R702, which serves as the main route between Bloemfontein and Dewetsdorp, thus also having an important role.

c) Physical Environmental Features

The region receives relatively good rainfall and has moderate groundwater yields, resulting in a few boreholes present. The most prominent river in the region is the Moderriver with also a prominent Spruit being the Koringspruit. The region is furthermore home to the Rustfontein dam and Nature Reserve, which is classified as a protected area in the Free State Biodiversity Plan.

d) Economic Features

This region boasts several economic opportunities for the following reasons:

(i) The N8 corridor has several purposes i.e. being a tourism route going towards Lesotho, a commuting corridor accommodating the residents from Thaba Nchu as well as Botshabelo and a distribution corridor with the Airport as well as the Fresh Produce Market situated adjacent this route. This road has therefore significant development and economic potential;

(ii) The cluster of mines situated within this region contributing to the GDP;

(iii) The cluster of PLAS Farms and current projects from the DALRRD present in this region. Between the three spheres of government a total of ±30 046 ha is state owned land in the region, of which ±7 995 ha forms part of the PLAS Farms.

e) Farming Commodities

This region, to the west and south of Bloemfontein, are mainly suitable for livestock production, game ranching and poultry production, although some dry land cropping takes place.

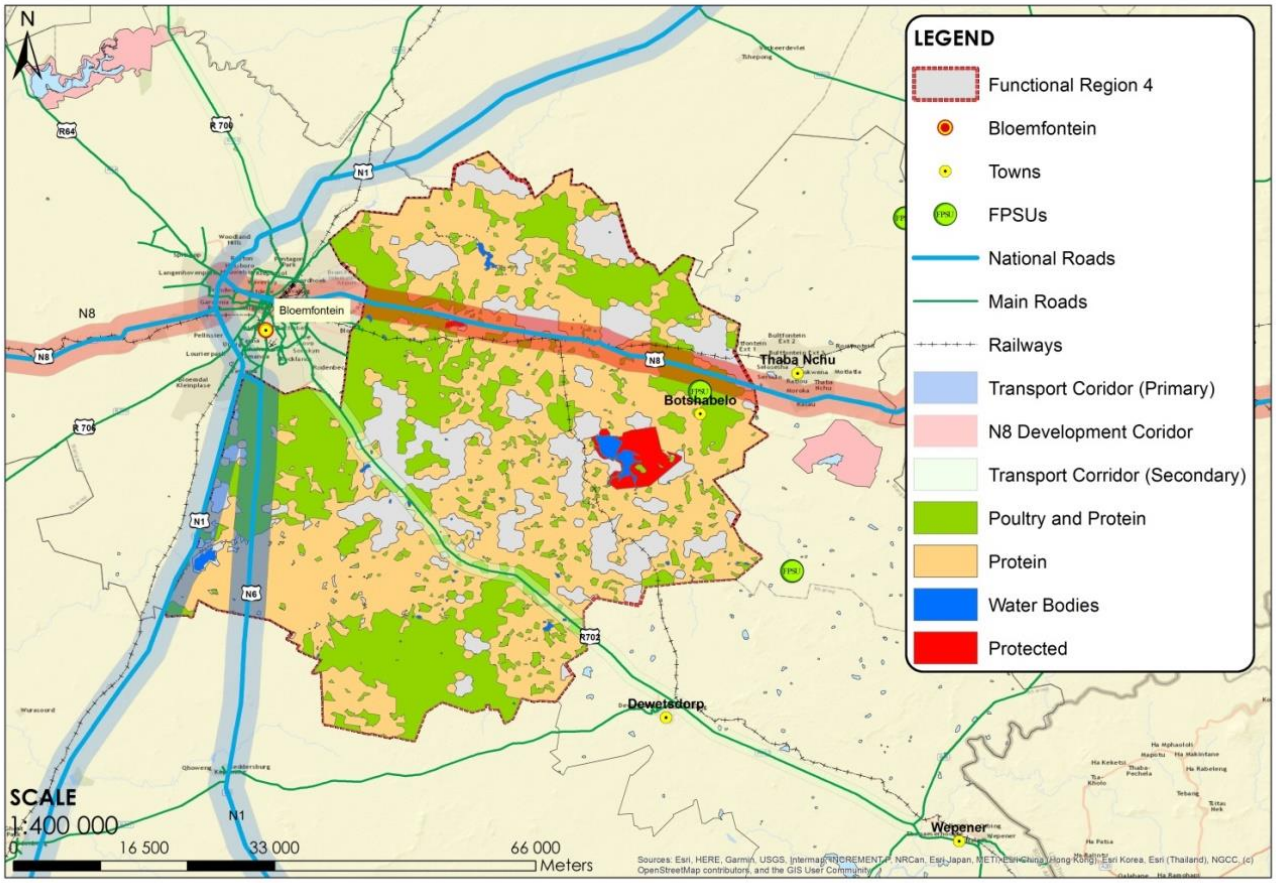
Further from Bloemfontein farm sizes increase and game ranching can be done successfully as the area allows for hunting. It must be pointed out that livestock production and game ranching can both be done on natural grazing, and the farms closer to roads and human settlements should thus rather be used for livestock production, although stock theft remains a challenge.

Poultry production is a viable option in the area, especially on the smaller farms closer to human settlements. The availability of municipal water supplies, the close proximity to markets and good road infrastructure to acquire inputs makes it easy to farm with poultry here.

4.2.4.2 Focus areas for the functional region

Weighing the above factors against one another, this region is classified as a **Priority Land Reform Region** with the focus on the N8 development corridor as well as the cluster of project and state owned land, as well to unlocking investment potential.

Map 4.7: Functional Region 4



4.2.5 Functional Region 5

This region measures approximately 3000 km² in extent and is located in the south-eastern corner of the municipal area. This area previously formed part of the Naledi LM, which has since been adopted into the MMM and forms an integral part of this RDP.

4.2.5.1 Regional Context

a) Nodes

Although there are three small towns situated within this region i.e. Dewetsdorp, Wepener and Van Stadensrus, they account for an extremely small concentration of Mangaung's population.

Each of these nodes are surrounded by supporting settlements, as indicated in the table below:

Table 4.2: Supporting settlements in functional region 5

Primary Node	Supporting Settlement
Dewetsdorp	Morojaneng
Wepener	Ebenhaeserhoogte
	Qibing
Van Stadensrus	Thapelong

b) Corridors

These towns are connected to one another by the R702 and R26 main routes. The R702 is the main corridor between Bloemfontein and Dewetsdorp, which then further extends in a south-eastern direction via Wepener up to the Lesotho border at Van Rooyens Gate border post. The R26 links Wepener with Van Stadensrus, further in a southern direction towards Zastron.

The R701 is another corridor extending in south-western direction from Wepener via the Caledon Nature Reserve, towards the Gariep dam.

c) Physical Environmental Features

The region receives good rainfall and has some of the best groundwater yields in the entire municipal area, resulting in a cluster of boreholes present surrounding Dewetsdorp and Van Stadensrus. The Caledon river flows through this region, however, have dried up in certain places due to the current drought. The region is also home to the Caledon Nature Reserve, which surrounds the Welbedacht Dam situated south-west of Wepener. Said nature reserve is classified as a protected area in the Free State Biodiversity Plan.

Although the majority of the area in Mangaung is relatively flat, the border of Lesotho provides for beautiful scenic routes with the mountains present.

d) Economic Features

Consulting the poverty pockets identified throughout Mangaung, it is evident that this region is subject to extreme levels of poverty, however, investment opportunities do exist in this region, especially in the tourism sector. There is one mine present in both Wepener and Dewetsdorp, distributing sand to mostly Bloemfontein for construction purposes. Furthermore, a total of ±17 076 ha is state owned land in the region, of which ±5 973 ha forms part of the PLAS Farms. The DALRRD also has current projects situated on state land bordering Lesotho.

e) Farming Commodities

This is the lowest populated region of the five and also the one with highest poverty problems. Agriculture in this region is the main economic activity since very little other enterprises are available in the three towns.

The main agricultural activities to be found here are livestock production and game ranching, with some isolated dry land cropping mostly focusing on oilseeds. Livestock farming and game ranching will remain the most important farming activities, but both require large farms with a smaller labour component which will not contribute to the creation of employment. Another problem with livestock production in this area is the very high stock theft levels, especially on the farms close to the Lesotho border.

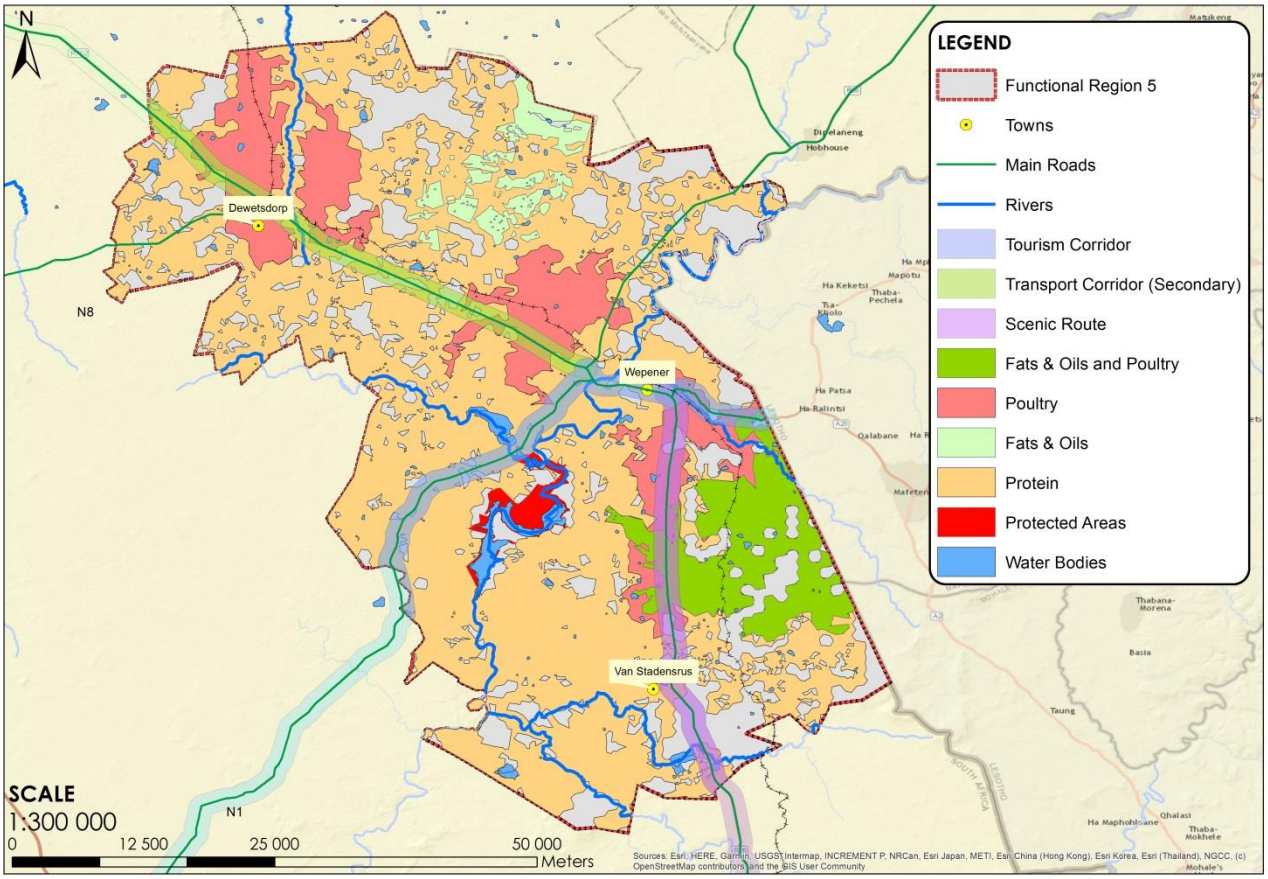
From the map it is clear that there is potential for poultry production, especially in the areas close to Dewetsdorp and Wepener. Poultry production is intensive,

require little land and more labour and is the ideal agricultural enterprise to assist with poverty alleviation.

4.2.5.2 Focus areas for the functional region

Weighing the above factors against one another, this region is classified as a **Tourism Region** with the focus on the especially the Caledon Nature Reserve, however, other aspects in this region also contributes to the tourism industry, being the esthetic views, historical monuments and border post.

Map 4.8: Functional Region 5



4.3 STRATEGIC DIRECTIVES

Derived from the structural elements, the following **eight** strategic directives have been identified, which will guide strategy formulation in respect of each Functional Area.

Table 4.3: Strategic Directives

No	Description	Strategic Directive
1	Protection of Resources	The protection of natural resources is critical to ensure survival of humans, plants and animals. All water sources and nature conservation areas must continue to be protected at all costs to optimise the potential of rural development in a sustainable pristine environment.
2	Intensive Farming	Intensive farming in Bainsvlei can be used effectively as a rural development tool to affect agricultural transformation and guarantee food security. Farming production in the Bainsvlei area must be increased responsibly by the optimal use and management of water resources. The available knowledge base should be harnessed to mentor other areas and ensure the transfer of skills to emerging farmers.
3	Supporting Settlement areas	Urban settlements need to be supported in two ways; namely • Secondary urban centres requires economic investment to decrease dependency on primary centres, and to become self-sufficient; • In order to become more effective service centres to the advantage of the rural environment, sound investment in community facilities and services infrastructure are required in rural towns and villages.
4	Consumer Markets	Existing consumer markets should be used to create strong linkages and stimulate value adding and distribution operations to support these markets.
5	Transport Corridor	The N8 National Road and adjacent railway line form an important transport corridor between Bloemfontein and the eastern Free State (including Lesotho). The corridor does not only link production and consumer markets by transporting goods and services, but it also has a strong commuting function. Investment linked to improving this corridor, or stimulating industrial / business development along this corridor, must be encouraged and directed towards stimulating value chains and distribution functions.
6	Economic Development	• Salt Mining in the Soutpan region should be exploited further to ensure a stable income and alleviate poverty; • The area stretching from Dewetsdorp to Wepener and Van Stadensrus forms a strategic Tourism Node, which offers several

		opportunities to be explored in order to support rural development. Focus should be on promoting adventure tourism and linkages with other pristine areas such as Lesotho, Xhariep and the Eastern Cape. • Agricultural related industries or businesses have the ability to transform the agricultural sector and should be directed towards Thaba Nchu and Botshabelo to promote economic development and self-sufficiency, as well as along the N8 corridor to support distribution to prominent markets (locally, nationally and internationally). The Agri-Hub located in the industrial area at Thaba Nchu is one such business that will spark economic development.
7	Priority Land Reform	Land Reform should focus on three areas over the short, medium and long term. These include the transformation of traditional state owned land in Thaba Nchu to be more economically active via provided Rural Development initiatives, urban tenure upgrading specifically to enable commercial activities in rural villages and more farm acquisitions in the functional region identified for Priority Land Reform.
8	Rural Intervention Areas	Due to cultural-historical differences, alternative development patterns, farming practices and struggling economy, Thaba Nchu requires serious intervention in order to successfully integrate the area within the Mangaung Metro. Current efforts from government (i.e. Agri-Hub and Farmer Support Units), will ensure economic upliftment of the entire area.

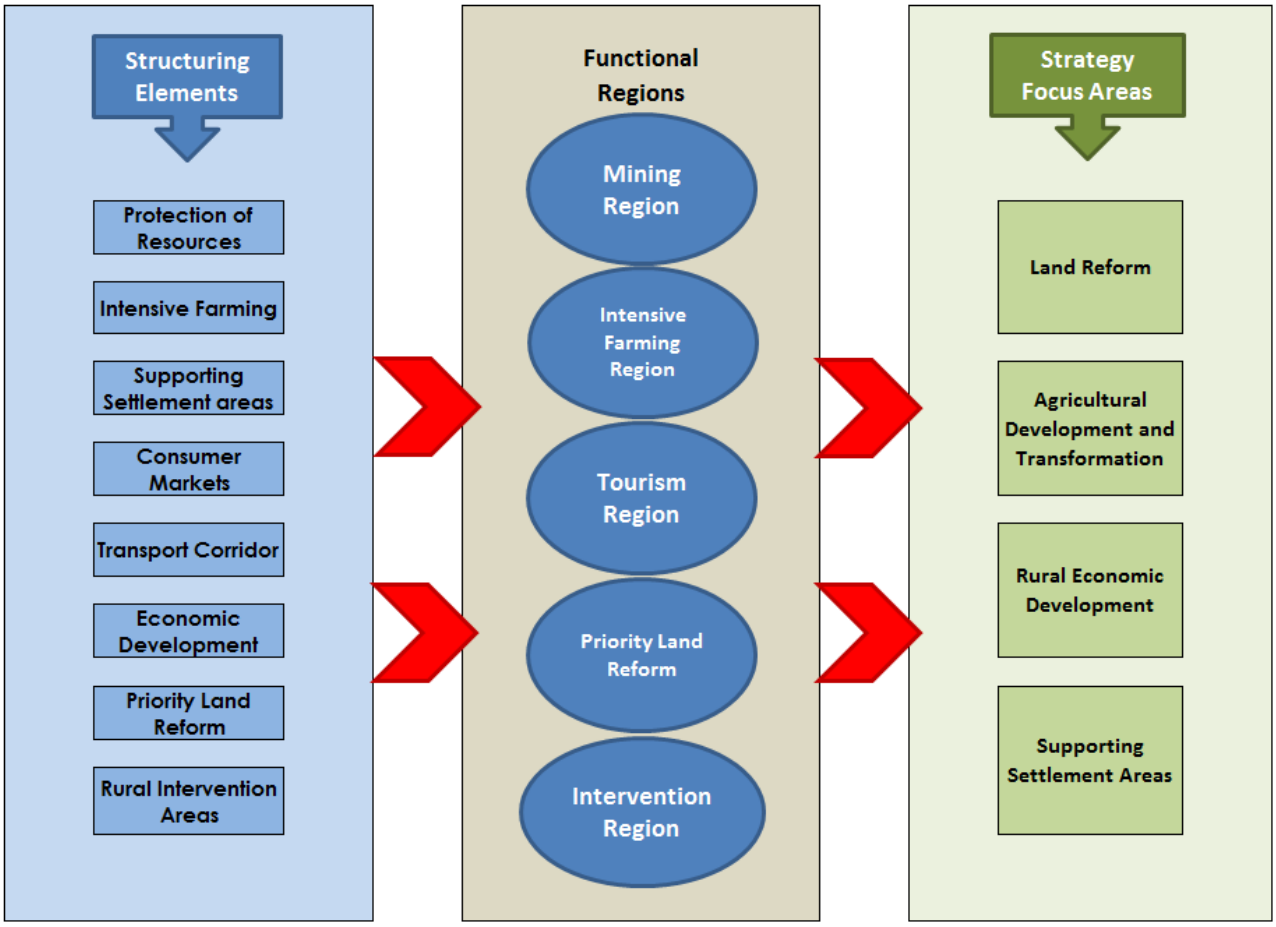
4.4 STRATEGY FORMULATION

The previous section of this report provides a better understanding of the Mangaung Metro in terms of structuring elements, which assisted with identifying functional regions within which rural development can be undertaken. The RDF concludes with Strategic Directives, which were used to identify Development Strategies.

4.4.1 Strategy Focus Areas

The figure below indicates the process for defining strategies for the Rural Development Plan. **Four** Strategy Focus Areas have been identified.

Figure 4.1: Process for Strategy Formulation



4.4.2 Land Reform

Land ownership and access to land for production purposes are key elements in the very existence and future survival of any society – hence the land reform process to restore equality amongst all members of the society and to do away with injustices of the past.

The land reform process makes provision for many different programmes and to addressing land reform in different ways. However, most of these are currently being addressed through existing Integrated Operational Plan (IOP) projects. It's important to realise that the emphasis of this strategy focus area does not only centre around the

distribution, release and transfer of land, but also to properly equip land reform beneficiaries, ensuring sustainability in the long run. The various strategic directives and related strategies associated with land acquisition and development support are indicated in the table below. Two strategy directives relate to this focus area.

Table 4.4: Detail Strategies In respect of Land Reform

Strategy Directives	
Rural Intervention Areas:	Firstly, the Thaba Nchu area possesses unique cultural-historical tenure options that need to be enhanced. These exist on two levels, namely on governing level (Traditional Council), and community level (individual ownership).
Priority Land Reform:	This strategy directive suggests that land reform takes place on three levels, namely; a) transformation of traditional state owned land; b) urban tenure upgrading; and c) the acquisition of land within the appropriate functional region.
Targeted Regions	**Implementation Strategy**
Functional Region 3:	• Develop a Spatial Vision for communal land in TN under control of COGTA and DALRRD for investment in infrastructure, socio economic amenities and commercial development. • Assist with formalisation of existing tribal villages in order to facilitate rural development, ensuring SPLUMA compliance and alignment with the Metro's SDF.
Functional Region 4:	• Identify potential land within the functional region, including land with high agricultural potential that can contribute to Peri-urban land reform. Specifically land for transitional farming development and where retired farm workers can be accommodated. • Acquire agricultural land with good potential and access to resources, to be transformed into an active transitional farming community, east of Bloemfontein on existing small holdings. • Assist qualifying beneficiaries with skills, infrastructure and other agricultural support.
General strategies	**Implementation Strategy**
All Functional Regions:	• Assist existing land reform beneficiary with post settlement support in order to make provision for both infrastructure and operational expenditure. • Provide training to all land reform beneficiaries in respect of business and farming skills; • Identify and assist with tenure enhancement in all supporting settlement areas.
Institutional arrangements:	• Compile a comprehensive database reflecting potential beneficiaries of land reform. • Inform beneficiary communities of the various land reform programs and assist potential participants with applications in accordance with the correct protocol • Create a standardised and simplified business plan format to improve the evaluation of applications.

4.4.3 Agricultural Development and Transformation

It is widely recognised that rural development is very dependent on the agricultural sector and the ability of this sector to make serious changes and to accommodate new entrants. Parallel to this, it is also feared that the magnitude of new entrants in the form of emerging farmers, may have a negative effect on the agricultural production capacity and the economy as a whole. It is therefore extremely important that new entrants are assisted in every possible way to ensure that emerging farmers are not only sustainable, but start to make a considerable contribution to the agricultural sector specifically and to the economy in general.

In this regard, **four** main sub-focus areas have been identified with the collective aim of creating an enabling environment and markets for distribution of produce, including;

- Intensive Farming and Mentoring
- Value adding and Distribution
- Commodity selection
- Peri-Urban Agriculture

4.4.3.1 Intensive Farming and Mentoring

Intensive farming is mostly practised by private commercial farmers that arose from their experiences over many years and generations. These farmers are best equipped to improve on farming practices even more, as well as to increase production and maintain quality. What is even more important though is the fact that commercial farmers have the ability to transform agriculture by sharing their skills with emerging farmers.

Based on the relevant strategic directives from the previous section, the following detailed strategies have been identified;

Table 4.5: Detail Strategies In respect of Intensive Farming and Mentoring

Strategy Directives	
Intensive Farming:	Intensive farming in the Bainsvlei area should be used as a tool to improve production capacity and guarantee food security.
Rural Intervention Areas:	Due to the diverse settlement patterns and communal farming practices in Thaba Nchu, this functional region must be transformed to create positive economic growth.
Resource Protection:	Farming is dependent on water and soil resources. Farming practices and mechanisms should thus consider these resources and be implemented responsibly.
Targeted Regions	**Implementation Strategy**
Functional Region 2:	• Assist commercial farmers to increase production volumes and capacities by implementing more intensive production systems and streamlining inputs, including the use of fertilisers, specialised infrastructure and optimisation of resources. • Utilize appropriate research mechanisms to improve agricultural production. • Identify and develop niche markets such as organic farming, hydroponics, etc.
Functional Regions 3 & 4:	• Crop production must be encouraged parallel to livestock, as it is considered as a means of increasing job opportunities, spurring economic growth and increasing the competitive advantage of the functional region; • The production of high value crops must be considered rather than the crops traditionally produced within the region such as maize and wheat. Such high value crops include cotton, dry beans, soya beans, pomegranate, garlic, squash and pumpkin.
General strategies	**Implementation Strategy**
All Functional Regions:	• Supply resource-poor farmers and cooperatives with appropriate farmer support through existing land reform and agricultural related programmes.
Institutional arrangements:	• Develop Mentorship guidelines and encourage the development of more detailed mentorship plans to be implemented; • Establish an internal Municipal database where willing beneficiary groupings with specific needs can be matched with available expertise and knowledge, or where mentors can be identified and linked with needful recipients of mentorship assistance; • Assist Mentors and outcome based programs financially through grants; • Retain existing commercial farmer expertise through equity schemes and mentorship arrangements.

4.4.3.2 Value adding and Distribution

It is a known fact that too many raw products from the area are being exported and processed elsewhere, and then imported back again at a higher price. It is therefore important that value chains be investigated to start processing **raw materials**. The establishment of more **value-adding and distribution** throughout the Municipal Area will

play a positive role in assisting emerging farmers with the processing of their products. The establishment of such facilities should be made attractive through a process of incentivising potential investors.

The following detail strategies are being proposed in relation to this sub-focus area;

Table 4.6: Detail Strategies In respect of Value-adding and Distribution

Strategy Directives	
Transport Corridor:	The Corridor links production and consumer markets and should be targeted to stimulating establishment of value chains and distribution functions.
Economic Development:	This strategy directive suggests that Botshabelo and Thaba Nchu have stagnant economies and depend greatly on Bloemfontein. In order to promote economic development and ensure self-sufficiency, agricultural related industries and businesses must be directed towards of these areas.
Rural Intervention Areas:	The Agri-Hub together with farmer production support units and other agricultural related projects will create economic upliftment of the area.
Targeted Regions	**Implementation Strategy**
Functional Regions 2, 3 and 4:	• Create an enabling environment by pro-actively incentivising the establishment and expansion of value-adding facilities and distribution centres within the functional regions, but especially along the N8 corridor. • Use existing business plans to ring-fence commodities within the agricultural value chain to encourage local processing of raw material. • Continuously promote further investment for expanding the Agri-Hub to facilitate development of the local agricultural processing industry. • Integrate additional processing facilities with the Bloemfontein Fresh Produce Market to generate additional employment opportunities around the City.
General strategies	**Implementation Strategy**
All Functional Regions:	• Identify and incentivise opportunities for the processing of raw materials and the establishment of value-adding and distribution facilities.
Institutional arrangements:	• Continuously seek opportunities and ways to improve specific product lines through participatory processes and research. • Compile a data-base of available land along the N8 corridor and other strategic locations.

4.4.3.3 Commodity Selection

In accordance with the Agricultural Policy Action Plan (APAP), the criteria for commodity selection should focus on its contribution to food security, job creation opportunities, growth potential, and potential contribution to trade balance that includes import substitution.

As part of the Master Agri-Park Business Plan for Thaba Nchu, Urban Econ has conducted a systematic evaluation process that focussed on all critical parameters, which play

different roles in the successful production and processing of all commodities found within the MMM. As such, environmental conditions, economic and market considerations, and small-holder constraints and preferences were anticipated within this systematic approach. The specific commodity types that were identified are indicated in the following table:

Table 4.7: Preferred commodity types in Mangaung

Commodity Region	Commodity	Commodity Prioritisation Notes
Protein	Red meat	High potential for extensive (good grazing) and intensive (relative proximity to grain and other feedstock sources) beef and mutton sheep production. Most suitable cattle breeds include Angus, Bonsmara, and Taurus.
	Dairy	Proximity to feedstock and fairly favourable climate for dairy production makes the district competitive at local and possibly regional level, but not national level for large- scale dairy production. It is important to note that competition at the local level dairy market is already strong.
	Poultry	There is already a big footprint of poultry farms in Mangaung, but it remains a versatile and important product since it provides subsistence farmers and rural communities with a source of quality protein.
	Wool sheep	High production potential for wool sheep.
Fruit & Vegetables	Potatoes	High to very high suitability from an agronomic and food security perspective.
	Cabbage	High to very high suitability from an agronomic perspective.
	Onions	High suitability from an agronomic perspective.
	Spinach	Extremely suitable from an agronomic perspective, which is considered a very healthy superfood, as it's loaded with nutrients and antioxidants in a low-calorie package.
	Beetroot	High to very high suitability from an agronomic and food security perspective.
Cereals	Wheat	Parts of the Metro are very suitable for winter wheat production under irrigation (note that water for irrigation is very limited, with further limitation to the availability of water to areas best suited for wheat production), which will reduce risk of crop failure significantly and increase yields to profitable levels. Wheat quality from the Metro is amongst the best in the world; therefore, it presents opportunities for processing into speciality or luxury baked goods.

	Sorghum	Very versatile and suitable for intensive farming on small portions of land with an average production of 2 tons per hectare.
	Maize	Good potential for rain-fed maize production, especially towards the east where very high yields can be attained.
Fats and Oils	Soya Beans	Medium yield potential under dryland conditions.
	Groundnut	Medium yield potential under dryland conditions.
	Mung bean (Green gram)	Medium yield potential under dryland conditions. It is a niche market; however, a market can be developed for this excellent food security crop.
	Sunflower	Moderate to moderately high rain-fed production potential. Slightly more suitable than canola for farms in the Metro with a warmer microclimate. Note that the major buyers in the area demand a specific sunflower cultivar.
	Canola (Grapeseed)	Not yet well established in the area, however, moderate to moderately high rain-fed production potential may be possible for farms with a cooler microclimate.

Source: Urban Econ: Master Agri Hub Business Plan for Thaba Nchu, Final Report, April 2016

4.4.3.3 Peri-Urban Agriculture

Peri-Urban areas are usually small holdings located on the periphery of the urban edge. These areas are earmarked by the municipal SDF for predominantly agricultural activities, with some additional permitted consent uses, as per the controlling Land Use Scheme (LUS).

Despite the fact that these areas are earmarked for agricultural use, they do not usually accommodate commercial farmers or yield great returns. This is because of the size of properties, as well the type of dwellers who choose to stay on small holdings, which include;

a) Subsistence farmers who makes a living out of some crops they grow or livestock they hold on the plot; and

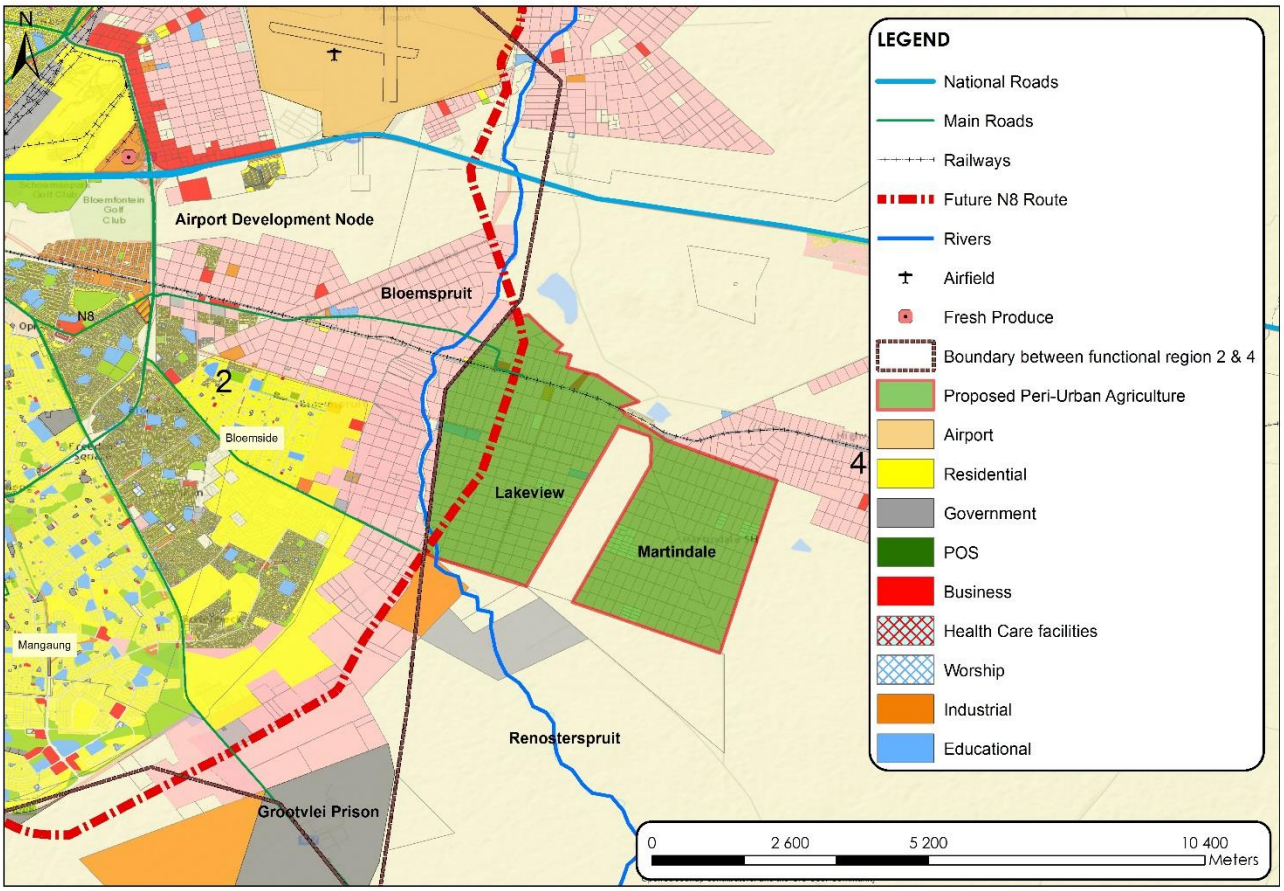
b) Lifestyle farmers who are professional salary earners that prefer living on small holdings as a lifestyle choice. If any, they grow crops or vegetables and hold livestock or game for their personal use.

Both of the abovementioned practices do not fully utilise the natural resources nor soil or irrigation potential to such an extent that it serves the community nearby. A strategy is therefore proposed that will assist in identifying certain areas for land reform to ensure optimal production. The intension is to identify small holdings with good agricultural

potential that can contribute to Peri-urban land reform. Specifically land for transitional farming development and where retired farm workers can be accommodated.

An area for Peri-Urban Agriculture has been identified east of Bloemfontein on the **Lakeview** and **Martindale** Small Holdings, as illustrated in **Map 4.9**. The identified small holdings fall within Functional Region 4.

Map 4.9: Identified Area for Peri-Urban Agriculture



The identified area is most suitable for Peri-urban Agriculture due to its proximity in relation to the following aspects;

- High density urban nodes including parts of Bloemside, Grasslands and Mangaung
- The Fresh Produce Market and Airport;
- The Grootvlei prison as a potential offset market
- The existing railway line and envisaged ring road for possible transport or distribution purposes;

Apart from the location benefits, the identified area has a good soil potential and is also suitable to accommodating various commodity regions. (Refer to **Map 4.7** of Functional Region 4). It will be noticed from the Mangaung IDP that the area earmarked for Peri-Urban Agriculture overlaps slightly with areas earmarked for urban development. It is obvious that the agricultural land will eventually make way for urban development as it extends from west to east.

The area earmarked for Peri-urban Agriculture will enable government to pro-actively identify and acquire land for agriculture specific project initiatives, such as "*one-hectare-one-household*", whilst it will also ensure that land with good soil and production potential be optimally utilised in close proximity of existing markets,. Emerging- and Small Scale Farmers could furthermore be accommodated on these small holdings for skills development and training purposes.

4.4.4 Rural Economic Development

Economic Development is indeed part of the agenda if rural development is to be discussed. As one of the development priorities identified in the earlier phases, it is important to create economic opportunities and to realise secure investment. The following sub-focus areas have been identified;

- Sector Development (mining and tourism); and
- Agri-Hub and Farmer Production Support Units

4.4.4.1 Sector Development

Two different sectors have been identified as drivers of economic change, namely Tourism and Mining. The strategies relating thereto are discussed in the table below;

Table 4.8: Detail Strategies In respect of Sector development

Strategy Directives	
Economic Development:	Despite the valuable contribution that agriculture is making to economic development, the relevant strategy directive identifies two additional sectors that will impact positively on the rural economy. These include mining around Soutpan and tourism development in the southernmost parts of Mangaung
Resource Protection:	Since both mining and tourism involve the exploitation of resources, it is important that the same be protected at all cost.
Targeted Regions	**Implementation Strategy**
Functional Region 1:	• Assist existing miners in the Soutpan area with research, and if proofed viable, to assist miners with training and development initiatives to transform the mining of salt into a viable industry. • Assist miners with infrastructure (windmills) requirements. • Assist miners to obtain ownership of land, if required. • Ensure the optimal development of the Soetdoring and Florisbad areas as tourist destinations.
Functional Region 5:	• Ensure the identification, listing, marketing and optimal development of all tourist destinations in accordance with the TDP. • Ensure the protection and maintenance of all nature conservation and heritage areas.
General strategies	**Implementation Strategy**
All Functional Regions:	• Continuously identify opportunities and support local initiatives that could create employment and provide stimulus to the economy (i.e. recycling initiatives). • Provide entrepreneurial training through accredited institutions.

Institutional arrangements:	• Revise the Economic Development Plan for the Metro, so as to target specific areas and sectors with the view to creating employment opportunities and ensuring transformation of the economy. • Compile and implement a Tourism Development Strategy for the Metro. • Compile and implement an Investment Promotion Strategy for the Metro. • Implement mechanisms to secure foreign investment specifically for mining and tourism, as well as for economic development in general.

4.4.4.2 Agri-Hub

The Agri-Hub located at Thaba Nchu is regarded as one of the primary strategy directives that will spark a change in the agricultural sector and result in a progressive economy. The Agri-Hub is regarded as the main cluster of agro-processing and related activities. This will be the main focus of where the agricultural produce will go to and be further processed. However, it is envisaged that the anchor agri-businesses will create spin-off opportunities that will develop the whole area and act as a catalyst to empower the local communities by creating job opportunities and skills development.

The Agri-Hub will comprise various zones whereby the different functions within the hub will be identified, and includes a Production Zone, Retail Zone, Agro-Processing Zone, Research and Industrial Zone, Logistic Zone and finally an Aquaculture Zone.

It has previously been agreed that the top three commodities that would be processed at the Hub would be Red Meat, Wool Sheep and Vegetables. Although these would be the first commodities evaluated in order to get the Agri-Hub development underway, it is not envisaged to be the only ones developed. As seen in the previous sub-section, there are a number of viable, high scoring commodities on the commodity score sheet. As such, it is foreseen and anticipated that cross cutting functions and synergies will start to form between the different commodities and related functions. These will then establish an integrated and strong agro-processing sector within the area where the Agri-Hub operates as catalyst for the agricultural sector. The Agri-Hub has the potential to penetrate the export market.

The Agri-Hub will be supported directly by at least three Farmer Production Support Units (FPSU's) located at Sediba, Woodbridge and Botshabelo.

4.4.4.3 Farmer Production Support Units

Farmer Production Support Units (FPSUs) play a supporting role to the main Agri-Hub, where most of the agro-processing activities within the value chain take place. These include but are not limited to;

- Agricultural input supply control, in terms of quality, quantity and timeous deployment of inputs;
- Extension support and training, using the private sector, provincial departments of agriculture, universities, agricultural graduates, and the National Rural Youth Service Corps (NARYSEC) working in a symbiotic relationship with farmers;
- Mechanisation support (tractor driving, ploughing, spraying, harvesting, etc.);
- Machinery, servicing workshop facilities;
- Local logistics support, which could entail the delivery of farming inputs, transportation post-harvest, transportation to local markets;
- Primary produce and stock collection and weighing;
- Sorting, local storage and packaging of produce for local markets;
- Processing for local markets (small scale mills, etc.);
- Auction facilities for local markets;
- Provide Market information on commodity prices (ICT);
- Small Business Development and Training centre.

Farmers wanting services and support from the FPSU will register with the FPSU of their choice. There are currently three FPSU's located near the Thaba Nchu Agri-Hub, namely at Sediba, Woodbridge and Botshabelo.

4.4.5 Supporting Settlement Areas

Supporting Settlement Areas (urban centres, rural towns and villages), form the backbone of the rural landscape, as they provide sustenance to the entire rural community in the form of social facilities and services infrastructure. The specific needs and priorities related to the provision and maintenance of infrastructure and facilities are communicated on a regular basis through the IDP process, and were also recently confirmed as part of the RDP extended community participation programme. In order for the relevant settlement areas to continue providing much needed services support to the rural communities, it is important to implement strategies which are aimed at optimal functioning of service centres.

4.4.5.1 Urban Centres and Rural Towns

Urban Centres and Rural Towns refer to all formalised settlements with an urban character and include Bloemfontein, Botshabelo, Thaba Nchu, Soutpan, Dewetsdorp, Wepener and Van Stadensrus. The Central Business Districts (CBD's) of most of the smaller towns still serve as the central meeting place for economic and business purposes, but most of which showing clear signs of decline. Strategies to rejuvenate these spaces are thus critical to ensure survival of these towns.

Table 4.9: Detail Strategies In respect of Urban Centres and Rural Towns

Strategy Directives	
Urban Settlement Support:	This strategy directive suggests that urban settlement areas be supported in two ways, namely; • Secondary urban centres require economic investment to decrease dependency on primary centres, and to become self-sufficient; • In order to become more effective service centres to the advantage of the rural environment, sound investment in community facilities and services infrastructure are required in rural towns and villages.
Targeted Regions	**Implementation Strategy**
Functional Regions 3 and 4:	• Declare Botshabelo and Thaba Nchu as economic growth points and ensure channelling of investment opportunities towards these areas. • Design and implement an incentive strategy that could lead to effective marketing of these areas to realise investment. • Utilise urban regeneration strategies as tools to promote and stimulate growth. • Encourage and support the development of growth points in the rural area.
General strategies	**Implementation Strategy**
All Functional Regions:	• Continue to develop and maintain services infrastructure in accordance with capital budget. • Pro-actively enter government programmes to secure funding for maintenance of existing facilities, as well as the development of new infrastructure.
Institutional arrangements:	• Compile and implement an Urban Regeneration Strategy aimed at the CBD of Thaba Nchu. • Participate in the compilation and Implementation of the Small Town Regeneration (STR) (Karoo RSDF) initiative in Dewetsdorp, Wepener and Van Stadensrus. • Ensure the coordination and alignment with policy directives and plans from National and Provincial Government, as well as internal sector departments. • Continuously source funding to support capital investment and maintenance programmes.

4.4.5.2 Rural Villages

In order to formulate more clear strategies in respect of the rural villages, they need to be analysed in more detail. Apart from their respective sizes, these villages do not really differ in terms of role and function, which makes it difficult to provide specific services within these villages. However, it is important to single out certain villages by assigning specific roles and functions in order to improve the overall service delivery in the vast rural area.

The existing **population size, growth rate, availability of facilities and distance from Thaba Nchu** are all criteria that were used to determine primary and secondary growth points amongst the rural villages.

The following table divides the villages located to the north and south of Thaba Nchu into three categories, namely those that experience significant growth, those that experience slow but constant growth, and finally those that are stagnant with very little signs of growth. The respective population sizes of villages are also indicated in said table.

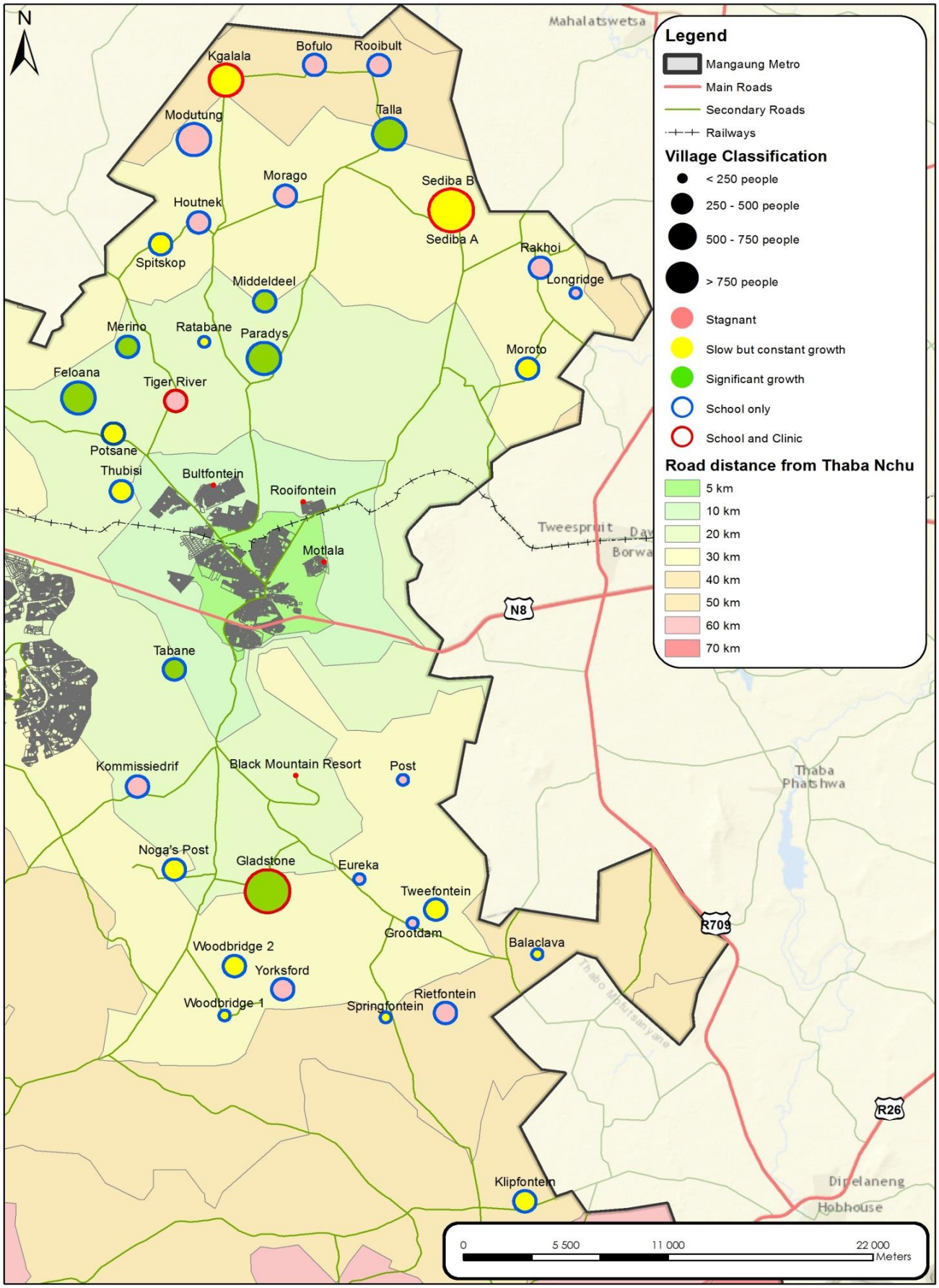
Table 4.10: Size and growth rate of Thaba Nchu Villages

Substantial growth	No People	Slow but steady growth	No People	No to little growth (stagnant)	No People
Villages located North of Thaba Nchu					
Talla	**667**	**Kgalala**	**653**	Bofulo	432
Middeldeel	376	Spitskop	390	Rooibult	442
Paradys	**643**	**Sediba A**	**987**	**Modutung**	**710**
Merino	492	**Sediba B**		Houtnek	380
Feloana	**683**	Moroto	518	Morago	442
		Ratabane	238	Rakhoi	257
		Potsane	482	Longridge	116
		Thubisi	326	Tiger River	515
Villages located South of Thaba Nchu					
Tabane	257	Noga's Post	327	Kommissie Drif	442
Gladstone	**842**	Tweefontein	406	Post	52
		Grootdam	175	Eureka	129
		Balaclava	245	Rietfontein	363
		Springfontein	155	Yorksford	337
		Woodbridge 1	210		
		Woodbridge 2	500		
		Klipfontein	391		

From the above table it is clear that five villages to the north of Thaba Nchu have experienced substantial growth over the past few years, whilst only two villages to the south experienced the same level of growth. The table also indicates the population size of villages, with those villages exceeding a population size of 600 people highlighted in "red" text. The villages with a relatively large population and that experience substantial growth become ideal locations for directing further investment to serve a cluster of villages.

The implications of the village classification are also indicated on **Map 4.10**, on the following page. Another aspect to take into consideration is the availability of existing community facilities within villages, of which education and health are the most important. Although most villages have access to educational facilities, only a few have clinics, namely **Kgalala, Sediba, Tiger River** and **Gladstone.** Again, those villages with the most existing facilities indicate the best potential for further growth.

Map 4.10: Classification of Rural Villages



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Finally, accessibility of a specific village in relation to existing road infrastructure and/or other villages serves an important purpose in terms of identifying potential growth points. It is firstly important that a potential growth point be located centrally in relation to other villages and also be located along major routes so as to justify future investment in such village, as well as upgrading of the roads, leading to a cluster of villages.

From the above analysis and discussion, five villages have been identified as potential growth points where further investment and economic growth should be stimulated. These include **Paradys and Gladstone** as Primary Growth Points, whilst **Feloana, Kgalala and Sediba (A & B)** have been identified as Secondary Growth Points.

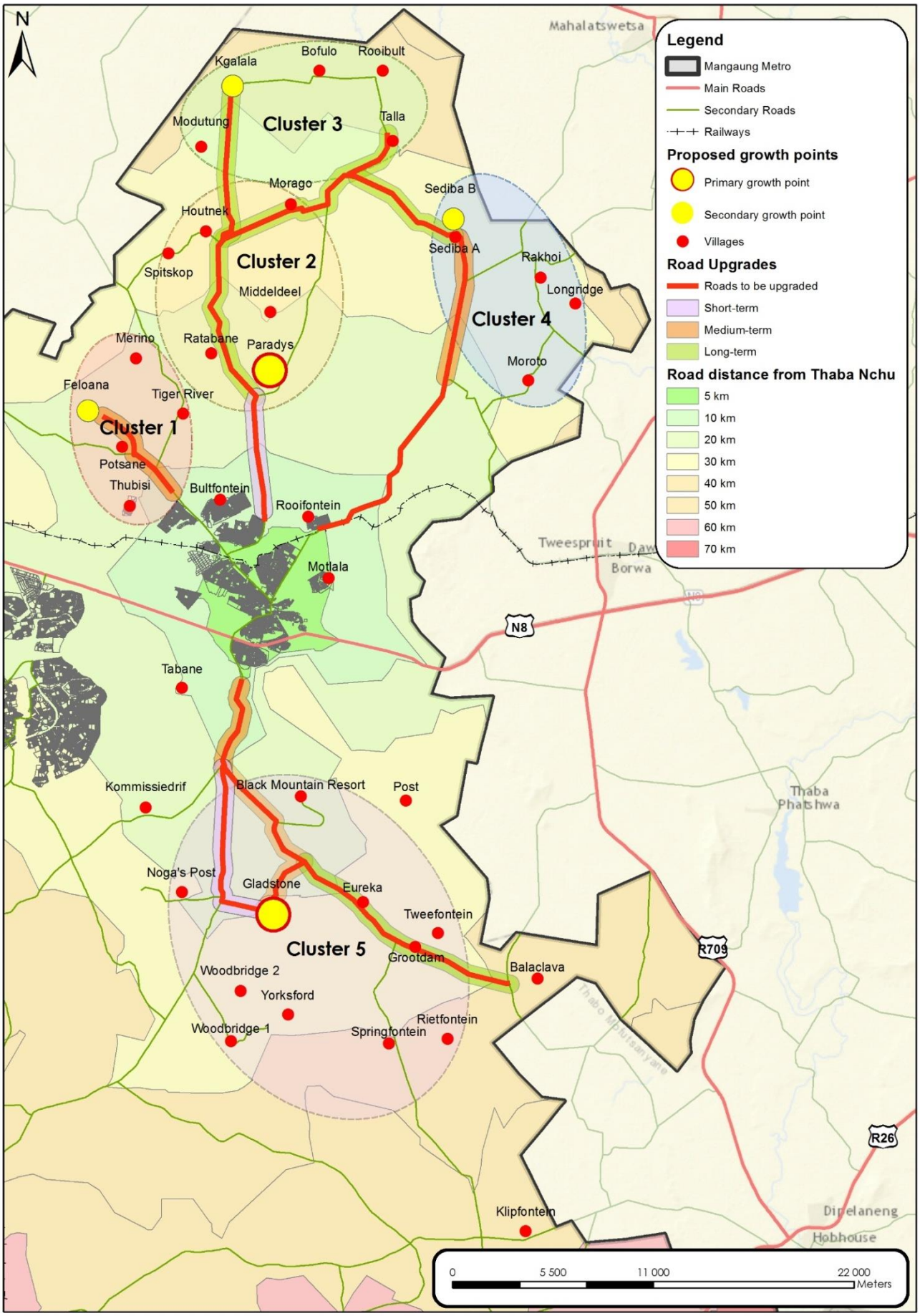
These potential growth points are all located centrally within a cluster of villages and should be developed to become service centres within the relevant clusters. **Table 4.11** below depicts the identified clusters, whilst **Map 4.11** illustrates the respective service centres in relation to the identified clusters.

Table 4.11: Identification of Rural Development Clusters in Thaba Nchu

Cluster 1		Cluster 2		Cluster 3		Cluster 4		Cluster 5	
Feloana	683	Paradys	643	Kgalala	653	Sediba A	987	Gladstone	842
Potsane	482	Middeldeel	376	Modutung	710	Sediba B		Noga's Post	327
Thubisi	326	Ratabane	238	Talla	667	Moroto	518	Eureka	129
Tiger River	515	Spitskop	390	Bofulo	432	Rakhoi	257	Grootdam	175
Merino	492	Houtnek	380	Rooibult	442	Longridge	116	Springfontein	155
		Morago	442					Yorksford	337
								Woodbridge 1	210
								Woodbridge 2	500
Total Population	**2,498**		**2,469**		**2,904**		**1,878**		**2,675**

With the exception of cluster 4, all the other clusters will have a combined population size of between 2,500 to 2,700 people. It is furthermore proposed that the relevant service centres be developed over the short, medium and long term, as discussed in more detail below.

Map 4.11: Development Proposals for Thaba Nchu Rural Area



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a) Short Term (5 Years)

It is proposed that two primary growth points, namely **Paradys** (part of Cluster 2) and **Gladstone** (part of Cluster 5) be stimulated first. This is to create immediate growth points centrally between Thaba Nchu and the villages located furthest away. The primary growth points will automatically bring important services closer to surrounding clusters and villages.

The following development services and facilities should be considered for these Primary growth points;

- Secondary School
- Day Hospital
- Police service
- Community Hall and Library
- Sport Facilities
- Retail, commercial and financial services
- Auction Facilities

The upgrading of roads leading to the respective growth points should typically also form part of stimulating development, as this will improve connectivity and overall service delivery. (Refer to **Map 4.11** for short term road improvements).

b) Medium Term (10 years)

It is proposed that growth be stimulated further in Feloana and Sediba, which forms part of Clusters 1 and 4 respectively, and that the roads leading to this secondary growth points also be upgraded.

The following development services and facilities should be considered for these secondary growth points;

- Secondary School
- Strengthening of existing clinic
- Police service
- Community Hall and Library
- Sport Facilities
- Retail and commercial

c) Long Term (15 – 20 years)

Finally, it is proposed to stimulate growth in Kgalala (Cluster 3) over the long term by developing similar facilities as indicated for the other secondary growth points, as well as to upgrade the necessary road infrastructure.

4.5 CURRENT DEVELOPMENT PROJECTS

4.5.1 Project Identification

Project identification is a process that takes place against the background of several aspects and processes preceding the particular phase. Although projects are normally derived from the objectives and strategies, several projects have already been identified as part of other processes where implementation has already commenced, or are about to commence. These projects are automatically included in the RDP and include the following

- Existing Land Reform Projects
- IOP Projects
- PLAS Projects
- DARD Projects
- Municipal Projects

These projects have already been prioritised in accordance with criteria developed by the respective custodian departments.

The identification of new projects will be weighed against several other considerations and evaluation criteria. This is to ensure that projects are firstly realistic, with an above average chance (possibility), of being implemented.

Secondly, projects normally differ considerably in terms of type, size, compilation and impact. In order to create some form of logic or synergy between projects, it is necessary to identify projects with the following considerations in mind;

- Direct and indirect impact on rural development;
- Catalytic ability and size of the project
- Project resource and operational requirements
- Institutional and other requirements;
- Alignment with existing programmes / policies (i.e. IDP's and sector plans);
- Level of addressing needs, targets and priorities.

It's important to realise that the above considerations are not criteria for the prioritisation of projects yet, but are simply used to create strategic alignment between projects in order to make prioritisation easier at a later stage.

The following sub-section focusses on current and planned projects within the Mangaung Metro Municipality. These projects are mainly from the DALRRD, DARD, and MMM as they are responsible for most of the agricultural, land reform and rural development projects within the Metro.

4.5.2 DALRRD Projects

4.5.2.1 Integrated Operational Plan (IOP) Projects

Table 4.12: IOP Projects for Functional Region 1

PR. NO.	PROJECT NAME	PTN	FARM NAME	NO.	ALHA	LRD	LTA	REID	RID	REST.	NAYSEC
166	GEORGINA	2	GEORGINA	2150	4,377,840						
180	RIETFONTEIN	R/E	RIETFONTEIN	156	7,500,000						
5	RIETFONTEIN FARM SOIL REHABILITATION SOUTPAN	R/E	RIETFONTEIN	156					420,000		
	SUB TOTAL				**11,877,840**				**420,000**		

Table 4.13: IOP Projects for Functional Region 2

PR. NO.	PROJECT NAME	PTN	FARM NAME	NO.	ALHA	LRD	LTA	REID	RID	REST.	NAYSEC
99	MILITARY VETERANS WIDOWS	R/E	BLOEMFONTEIN	654	3,500,000						
144	REMAINING EXTENT OF THE FARM, SANNAS RUST NO. 2333	R/E	SANNAS RUST	2233	4,720,000						
146	THE FARM, BOOMERANG NO. 241		BOOMERANG	241	7,250,000						
181	WILLOWS		THE WILLOWS	2837	7,500,000						
243	MILITARY VETERANS WIDOWS (HOUSEHOLDS PARTICIPATING 1HH 1HA)	R/E	BLOEMFONTEIN	654		3,500,000					
	SUB TOTAL				**22,970,000**	**3,500,000**					

Table 4.14: IOP Projects for Functional Region 3

PR. NO.	PROJECT NAME	PTN	FARM NAME	NO.	ALHA	LRD	LTA	REID	RID	REST.	NAYSEC
92	MOROTO 1HH1HA		ROODEKOP	108	369,566						
98	SEDIBA 2		SELIBA	35	2,000,000						
50	IKEMISETSENG (SITING; DRILLING; EQUIPPING OF A BOREHOLE)		TWEEFONTEIN	82				417,179			
54	ITERELENG (*EIA STUDIES: ITIRELENG; THOZAMA; BOPANANG; THUSANANG & RELEBOHILE)	R/E		1195				169,570			
63	FARMADAUS (SUPPLY AND DELIVERY OF 20 BONSMARA COWS, 1BONSMARA BULL, FEED AND MEDICATION)		RAKHOI 4/5					850,000			
64	SOMERSET (SUPPLY AND DELIVERY OF 20 BONSMARA COWS, 1BONSMARA BULL, FEED AND MEDICATION)	1	SOMERSET	55				850,000			
74	KATLEGO (SUPPLY AND DELIVERY OF BONSMARA BULL, PREGNANT COWS, MEDICATION & FEED)	R/E	SELOSHESHA TOWNLANDS	900				770,770			
80	SEDIBA FPSU (PURCHASE OF MECHANISATION IMPLEMENTS AND ADMIN EQUIPMENT.)		SELIBA	35				3,831,795			
224	RS/SEDIBA RESERV (FINAL PHAS) FS (FINANCIAL COMPENSATION)		SELIBA	35						80,000	
227	RS/SEDIBA FS (FINANCIAL COMPENSATION)		SELIBA	35						580,000	
9	CONSTRUCTION OF SEDIBA POTSANE & RAKHOI STOCK WATER ROOF COVERS		SELIBA	35					30,000		
15	CONSTRUCTION OF THABA NCHU AGRI-HUB ABATTOIR UPGRADE	6	THABA `NCHU	906					14,500,000		
17	CONTRACTOR FOR THE UPGRADING OF SEDIBA IRRIGATION SCHEME & STORAGE FACILITY		SELIBA	35					600,000		
31	THABA NCHU BAROLONG TC PROJECTS	R/E	THABA `NCHU	404					1,300,000		
36	THABA NCHU WOMEN AND CHILDREN'S SHELTER		DUBBELDAM	688					600,000		

Table 4.14: IOP Projects for Functional Region 3 (continued)

PR. NO.	PROJECT NAME	PTN	FARM NAME	NO.	ALHA	LRD	LTA	REID	RID	REST.	NAYSEC
43	THABA NCHU WOMEN AND CHILDREN'S SHELTER		DUBBELDAM	688					600,000		
242	SEDIBA 2 (HOUSEHOLDS PARTICIPATING 1HH 1HA)		SELOSHESHA	904		2,000,000					
117	SCHURWEKOP		SCHURWEKOP	31			50,000				
247	IT TECHNICAL SUPPORT		SELOSESHA TOWNLANDS	900							427,500
248	IT TECHNICAL SUPPORT		SELOSESHA TOWNLANDS	900							195,750
249	IT SYSTEM DEVELOPER		SELOSESHA TOWNLANDS	900							267,750
250	IT TECHNICAL SUPPORT		SELOSESHA TOWNLANDS	900							628,052
251	FIRE & RESCURE		SELOSESHA TOWNLANDS	900							209,980
252	HOSPITALITY RECEPTION		SELOSESHA TOWNLANDS	900							280,000
253	IT TECHNICAL SUPPORT		SELOSESHA TOWNLANDS	900							360,000
254	ECD		SELOSESHA TOWNLANDS	900							277,200
255	OHS		SELOSESHA TOWNLANDS	900							1,682,550
256	POULTRY PRODUCTION		SELOSESHA TOWNLANDS	900							119,900
257	ANIMAL PRODUCTION		SELOSESHA TOWNLANDS	900							404,390
258	ELECTRICAL ENGINEERING		SELOSESHA TOWNLANDS	900							126,000
259	IT TECHNICAL SUPPORT		SELOSESHA TOWNLANDS	900							360,000
260	ECD		SELOSESHA TOWNLANDS	900							277,200
261	ENGINEERING FABRICATION		SELOSESHA TOWNLANDS	900							220,400
262	INFORMATION TECHNOLOGY: TECHNICAL SUPPORT		SELOSESHA TOWNLANDS	900							720,000
263	FURNITURE MAKING		SELOSESHA TOWNLANDS	900							275,000
264	ECD		SELOSESHA TOWNLANDS	900							960,000
265	BUSINESS ADMIN SERVICES		SELOSESHA TOWNLANDS	900							576,000
266	WELDING PRACTICES		SELOSESHA TOWNLANDS	900							484,000
267	WELDING PRACTICES		SELOSESHA TOWNLANDS	900							
268	PLUMBING		SELOSESHA TOWNLANDS	900							
269	STIPENDS		SELOSESHA TOWNLANDS	901							7,571,520
SUB TOTAL					**2,369,566**	**2,000,000**	**50,000**	**6,889,314**	**17,630,000**	**660,000**	**16,423,192**

Table 4.15: IOP Projects for Functional Region 4

PR. NO.	PROJECT NAME	PTN	FARM NAME	NO.	ALHA	LRD	LTA	REID	RID	REST.	NAYSEC
173	EENSGEVONDEN		EENSGEVONDEN	2521	7,657,242						
190	SWAARTREK		SWAARTREK	2663	7,500,000						
191	MELORAMI		MELORAMI	547	7,500,000						
75	MONATENG COOPERATIVE (SUPPLY AND DELIVERY OF BONSMARA BULL, PREGNANT COWS, MEDICATION & FEED)		WATERPAS	294				770,770			
217	RS/LETLHAKA FS (FINANCIAL COMPENSATION)		TSHEPO-ENCHA	3000						381,000	
222	RS/KOPPIE ALLEEN FS (FINANCIAL COMPENSATION)	R/E	KOPJE ALLEEN	46						22,000	
	SUB TOTAL				**22,657,242**			**770,770**		**403,000**	

Table 4.16: IOP Projects for Functional Region 5

PR. NO.	PROJECT NAME	PTN	FARM NAME	NO.	ALHA	LRD	LTA	REID	RID	REST.	NAYSEC
102	MOHAU LINGANI		JUDITHS-DALE	238	2,500,000						
107	LIRONTSHO HLALELE		BULTFONTEIN	195	2,000,000						
189	MICAH		MICAH	364	7,500,000						
207	BALMACARA		BALMACARA	14	408,000						
76	GOLDMAN?S RUST FARM NO.320 (SUPPLY AND DELIVERY OF BONSMARA BULL, PREGNANT COWS, MEDICATION & FEED)	1	DONKERHOEK	468				770,770			
27	DONKERHOEK FARMS - WEPENER SOIL REHABILITATION		DONKERHOEK	468					460,000		
246	MOHAU LINGANI (HOUSEHOLDS PARTICIPATING 1HH 1HA)		JUDITHS-DALE	238		2,000,000					
	SUB TOTAL				**12,408,000**	**2,000,000**		**770,770**	**460,000**		

4.5.2.2 PLAS Farms

Table 4.17: Mangaung - Commodity potential per PLAS project

Project Name	Arable Ha	Irrigated Ha	Total Ha	Maize	Whea	Sunflower	Sorghum	Soya	Agave	Almonds	Antephora	Apples	Aronia	Asparagus	Blueberry	Cactus	Cactus Fruit	Canola	Cantaloupe	Buffel Grass	Cherries	Citrus	Cotton	Digitaria	Drybean	Eragrotis	Figs	Gooseberrie	Groundnuts	Hazelnut	Kiwi	Lablab	olives	Pacinum	Peach	permis	Pistachios	Pomagrante	Potatoes	Potatoes	Raspberries	Squash	Veg &Garlic	Walnut	Watermelon	Wine Grape	Poultry	Game
DOVEDALE FARM	420,51	0,00	1 117,64						✓	✓	✓					✓	✓	✓		✓				✓							✓					✓	✓	✓	✓	✓			✓	✓		✓		✓	✓
MOOIPLAAS	186,10	0,00	236,02						✓	✓	✓					✓	✓	✓		✓				✓							✓					✓	✓	✓	✓	✓			✓	✓		✓		✓	✓
WELLHOPE NO.2122	98,35	0,00	157,84						✓	✓	✓					✓	✓	✓		✓	✓			✓							✓				✓	✓		✓	✓			✓	✓		✓		✓	✓
WONDERKLIP NO 1637	67,02	0,00	1 258,32													✓								✓																							✓	✓
BALMACARA No. 14	106,31	0,00	2 210,38			✓	✓																	✓																			✓			✓	✓
EENSGEVONDEN NO 2521	0,02	0,00	547,57								✓					✓				✓	✓			✓											✓				✓			✓	✓				✓	✓
ELIM NO.30	0,00	0,00	903,27													✓																																✓
ERF POST NO 1465	35,59	0,00	602,78													✓																																✓	✓
MICAH 364	239,79	0,00	876,94													✓																																✓	✓
FORTUNEA NO 363	221,17	0,00	876,94													✓																																✓	✓
GEORGINA NO.2150	865,95	12,74	235,47						✓	✓	✓					✓	✓	✓		✓				✓							✓					✓	✓	✓	✓			✓	✓		✓		✓	✓
GLAMORGAN	37,17	0,00	1 555,57													✓																																✓	✓
GOOD HOPE	148,08	0,00	375,18						✓	✓	✓					✓	✓	✓		✓	✓			✓							✓				✓	✓		✓	✓			✓	✓		✓		✓	✓
HAMOKATIBA	710,47	0,00	2 210,38			✓	✓																	✓																			✓			✓	✓
HELENA 1492	32,30	0,00	1,67						✓	✓	✓					✓	✓	✓		✓	✓			✓							✓				✓	✓		✓	✓			✓	✓		✓		✓	✓
LINDE'S VLEY NO 908	36,63	0,00	473,78													✓																																✓	✓
MARIGOLD 2051	460,14	0,00	603,48								✓					✓				✓	✓			✓											✓				✓			✓	✓				✓	✓
MELORAMI NO 547	189,72	0,00	466,60								✓					✓				✓	✓			✓											✓				✓			✓	✓				✓	✓
MIDDLEPOORT NO 129	1,79	0,00	903,27													✓																																✓
PLAATJIESFONTEIN NO 130	43,22	0,00	944,09													✓																																✓	✓
PLATRAND NO 497	17,25	0,00	626,02													✓																																	✓
PRO ACTIVE DE HOOP NO.320	369,94	0,00	99,49						✓	✓	✓					✓	✓	✓		✓	✓			✓							✓				✓	✓		✓	✓			✓	✓		✓		✓	✓
RIETFONTEIN	135,38	0,00	290,81								✓					✓				✓	✓			✓											✓				✓			✓	✓				✓	✓
RIETFONTEIN 156	193,28	0,00	160,63						✓	✓	✓					✓	✓	✓		✓				✓							✓					✓	✓	✓	✓			✓	✓		✓		✓	✓
SMOKKELDRAAI	535,65	71,43	773,69						✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
SWAARTREK NO 2663	38,39	0,00	602,78								✓					✓				✓	✓			✓											✓				✓			✓	✓				✓	✓
TUSSENVIER NO 1963	423,74	0,00	590,43						✓	✓	✓					✓	✓	✓		✓	✓			✓							✓				✓	✓		✓	✓			✓	✓		✓		✓	✓
VERGEZOCHT NO 467	825,65	0,00	199,30						✓	✓	✓					✓	✓	✓		✓	✓			✓							✓				✓	✓	✓	✓	✓			✓	✓		✓		✓	✓
WAAGSTUK NO 1968	204,90	0,00	916,68								✓					✓				✓	✓			✓											✓				✓			✓	✓				✓	✓
WILDEALASKLOOF 1205	9,92	0,00	243,68													✓																																✓	✓
WILLOWS PTN 1 NO 2837	651,48	0,00	196,42						✓	✓	✓					✓	✓	✓		✓	✓			✓							✓				✓	✓		✓	✓			✓	✓		✓		✓	✓
WOONHUIS NO.1450	20,85	0,00	66,15						✓	✓						✓	✓	✓		✓				✓							✓					✓		✓	✓			✓	✓		✓		✓	✓
ZUURFONTEIN NO 266	86,60	0,00	752,36													✓																																✓	✓

4.5.2.3 Acquisition Farms

Table 4.18: Mangaung - Commodity yield per Acquisition Farm

FARM NAME/NUMBER	LSU	SSU	Grazing_HA	Agave	Almonds	Antephora	Apples	Aronia	q_Blueberr	Blueberry	Cactus_fodde	CactusFruit	Canola	Cantaloupe	Cenchrus	Cherries	Citrus	Cotton	Digitaria	Dry_Beans	Eragrostis	Figs	q_Gooseber	Gooseberry	Groundnut	Hazelnut	Kiwifruit	Lablab	Lucerne	Maize	Olives	Panicum	Peaches	Persimmon	Pistachio	Poegranat	Potato	Potato_Rainfe	Raspberry_Blackb	SorgForage	Sorg_grain	Soya	SquashPump	Sunflower	Vegies	Walnut	Watermelon
RE/605	71	568	341.7								✓																																		
1892	14	116	50.95								✓																																		
RE/43	10	79	79.03								✓																																		
RE/43	10	79	79.03								✓																																		
2/43	14	111	97.41								✓																																		
2/43	14	111	97.41								✓																																		
2995	138	1102	1102								✓																																		
2995	138	1102	1102								✓																																		
WELTEVREDEN No. 167	116	928	580.2								✓																																		
LITTLECOTE No. 46	93	742	370.8															✓																					✓	✓	✓			✓	✓		
WELTEVREDEN No. 167	32	258	113.5								✓							✓							✓	✓	✓	✓		✓		✓		✓			✓		✓	✓	✓	✓	✓	✓	✓		✓
478	35	277	203,3								✓							✓															✓				✓		✓	✓	✓	✓	✓	✓		
1148	35	277	203,3								✓							✓															✓				✓		✓	✓	✓	✓	✓	✓		
1779	36	287	215,37								✓							✓															✓				✓		✓	✓	✓	✓	✓	✓		
VAN ZYL`S DAM No. 72	41	331	248,35			✓					✓				✓	✓			✓																	✓				✓	✓	✓	✓	✓	✓		
1/43	9	68	53,83			✓					✓				✓	✓			✓																	✓				✓	✓	✓	✓	✓	✓		
1/43	9	68	53,83			✓					✓				✓	✓			✓																	✓				✓	✓	✓	✓	✓	✓		
3/43	7	56	40,32			✓					✓				✓	✓			✓																	✓				✓	✓	✓	✓	✓	✓		
3/43	7	56	40,32			✓					✓				✓	✓			✓																	✓				✓	✓	✓	✓	✓	✓		
4/43	7	56	42,16			✓					✓				✓	✓			✓																	✓				✓	✓	✓	✓	✓	✓		
4/43	7	56	42,16			✓					✓				✓	✓			✓																	✓				✓	✓	✓	✓	✓	✓		
RE/593	71	568	330.93	✓	✓						✓	✓	✓		✓				✓								✓		✓	✓					✓		✓	✓			✓	✓		✓	✓		✓
SANNAS RUST No. RE/2233	22	178	89.07	✓	✓						✓	✓	✓		✓				✓								✓		✓	✓					✓		✓	✓			✓	✓		✓	✓		✓
SANNAS RUST No. RE/2233	22	178	89.07	✓	✓						✓	✓	✓		✓				✓								✓		✓	✓					✓		✓	✓			✓	✓		✓	✓		✓
SANNAS RUST No. 2/2233	9	68	40.58	✓	✓						✓	✓	✓		✓				✓								✓		✓	✓					✓		✓	✓			✓	✓		✓	✓		✓
SANNAS RUST No. 2/2233	9	68	40.58	✓	✓						✓	✓	✓		✓				✓								✓		✓	✓					✓		✓	✓			✓	✓		✓	✓		✓
2234	0	3	2.19	✓	✓						✓	✓	✓		✓				✓								✓		✓	✓					✓		✓	✓			✓	✓		✓	✓		✓
2473	28	223	184.07	✓	✓						✓	✓	✓		✓	No			✓								✓		✓	✓					✓		✓	✓			✓	✓		✓	✓		✓
2743	14	109	95.17	✓	✓	✓					✓	✓	✓		✓	✓			✓								✓		✓	✓			✓	✓	✓		✓	✓			✓	✓		✓	✓		✓

4.5.3 DARD Projects

Table 4.19: Summary of DARD Projects

Project Name	Directorate	Project Description	Commodity	Town	Functional Region	Budget
Roadmap	ILIMA	Tunnels, boarder fence, shade nets,production inputs	Vegetables	Bloemfontein	2	R 110,000.00
Devine ministary	ILIMA	Tunnels, boarder fence, shade nets,production inputs	Vegetables	Bloemfontein	2	R 220,000.00
MM Pigery	ILIMA	20 Sows & 4 Boars, Feeds & medication, tank & stand, and piggery structure	Piggery	Bloemfontein	2	R 13,031,300.00
Itireleng Society for the Blind	CASP	Tunnels, Net shades,Security fence, Production inputs	Vegetables	Bloemfontein	2	R 550,000.00
College Revitalisation	CASP	Infrastructure support for Colleges	Provincial programmes	Bloemfontein	2	R 30,000,000.00
Extension Recovery Plan (ERP)	CASP	Ensure visibilit & accountability of Extension, Promote professionalism & improve image of Extension, Recrutment of extension Pratitioners, Reskilling & re-re-orientation and provision of ICT infrastructure	Provincial programmes	All	2	R 500,000.00
Marketing Infrastructure - Provincial planning and support	CASP	Workshops, Agro-processing strategy, Agri-business Development strategy and Agro-processing Indaba, TM Abattoir feasibility study, Business plan development for Rosemead & Micah farms, Hydrological studies.	Provincial programmes	Provincial	2	R 10,000,000.00
Rapulana farm	ILIMA	Plant 160ha maize, perchasing of chemicals and fertilizer, diesel @R7000/ha	Maize	Thaba Nchu	3	R 5,771,000.00
Melacwana	ILIMA	50ha pasture established, electricity and erection of silo	Vegetables	Thaba Nchu	3	R 26,165,000.00
Melacwana	ILIMA	50 cattle Bonsmara + 2 Bulls, water reticulation	Red Meat	Thaba Nchu	3	R 1,600,000.00
Tseki Trust	ILIMA	7 500 layers and chickensproduction input support and medication	Poultry	Thaba Nchu	3	R 650,000.00
Thaba Nchu Irrigation Scheme	CASP	Dam wall construction, Canal repair	Vegetables	Thaba Nchu	3	R 110,000.00
Thaba Nchu Dairy - Poverty Alleviation Programme	CASP	Purchasing of 52 Dairy cows , 1040 layers and fowls, production inputs (1HH:2 Dairy cows & 20 Layers and Fowls)	Dairy	Thaba Nchu	3	R 110,000.00
Gladstone	CASP	Shearing Shed , Rams	Wool	Thaba Nchu	3	R 880,000.00
Modulaqhowa	ILIMA	Tunnels, boarder fence, shade nets, storage facility 7production inputs	Vegetables	Botshabelo	4	R 4,000,000.00
Mohapi Plot 31/3 Roodewal	CASP	Feedlot 1000 herds, Production inputs(Feeds & medication) Livestock, water reticulation, security fence and transport	Wool	Bloemfontein	4	R 500,000.00
Micah Farm	CASP	Production inputs(livestock, feeds, medication & Vet equipment	Red meat	Wepener	5	R 880,000.00
MANGAUNG METRO 2019/20 PROJECTS DELIVERABLES/ACTIVITIES						
Milton Farm	CASP	Purchasing of Mechanization Bailing equipment, tractor and implements; Purchasing of Production inputs Teff and Eragrostis on 150ha; Purchasing of WEMA Production inputs	-	Thaba Nchu	3	R 2,000,000.00
Khumo Farm	CASP	Erection of Solar System; Construction of Multi-purpose storage	-	Thaba Nchu	3	R 938,804.00
Fortuna Farm	CASP	Siting, drilling and equipping of a borehole; 10ha Centre pivot irrigation system; Erection of 50 000 L Reservoir; Establishment of pastures on 50ha (Teff, Eragrostis and Mechanisation repairs); Purchasing of medication and vet equipment; Purchasing of 200 Merino ewes and 8 merino rams; Purchasing of seeds for Green Feed container-Sheep feeding	-	Wepener	5	R 1,400,000.00
Ramaditse	CASP	Purchasing of 30 Bonsmara cows and Bull; Mobile solar; Erection of 50 000L reservoir; Purchasing of 7km fencing material; Establishment of 30ha Lucerne pastures; Medication and vet equipment	-	Botshabelo	4	R 1,000,000.00
Tauoe Family Trust	CASP	Erection of Handling facilities; Erection of 50 000L Reservoir; Purchasing of 9.5km fencing material; Establishment of 40ha pastures; Purchasing of 30 Bonsmara cows and Bull	-	Bloemfontein	2	R 1,200,000.00
Rosemead Farming 883	CASP	Purchasing of Pecan nuts on 15ha; Purchasing of 20ha irrigation equipments; Land clearing; Installation and planting of trees on 25ha; Probe; Purchasing of fertilizers and chemicals; Installation of Electricity; Cutting and pruning equipment and telescopic saw; Purchasing of Diesel	-	Soutpan	1	R 2,000,000.00
Mohapi Plot 31/3	ILIMA	Purchasing of feeds and medication; Rams; Feeding pellets; Hammer mill and mixer; Repairing of feeding kraal	-	-		-

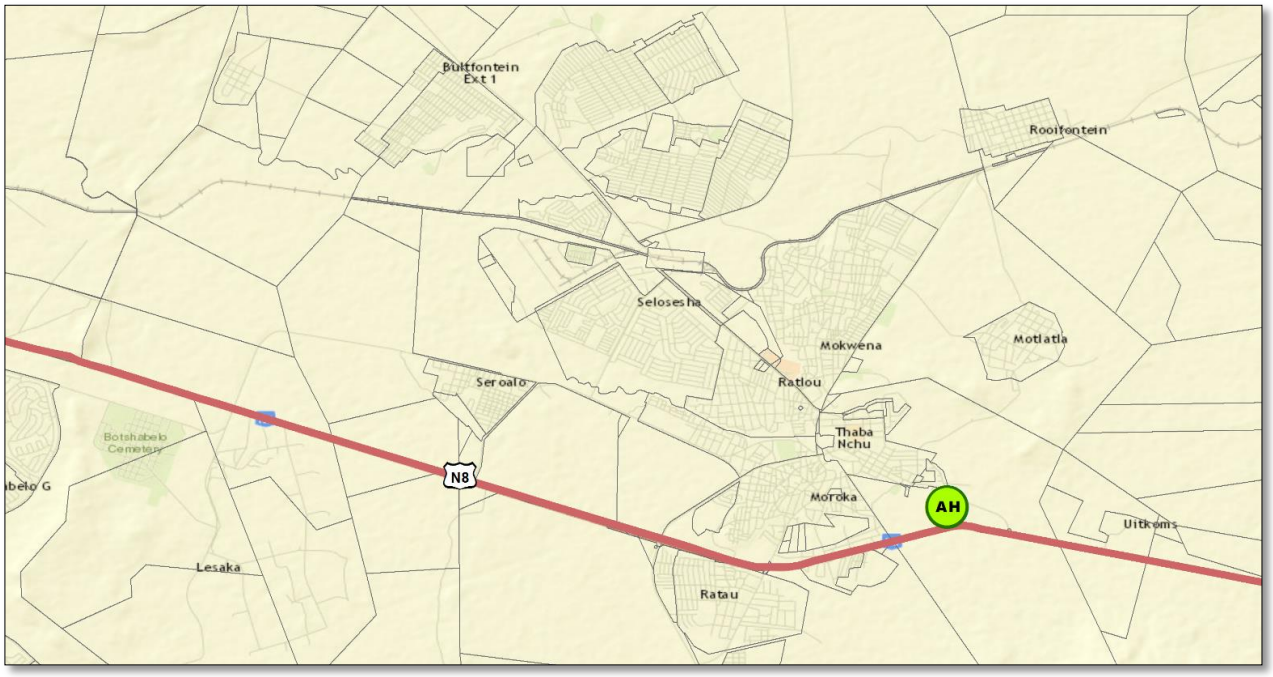
4.5.4 Agri-Hub and Supporting Projects

The Agri-Hub at Thaba Nchu is regarded as one of the most important catalytic projects that will not only impact positively on the immediate surrounding region, but on the entire Metropolitan area and beyond. A Master Agri-Park Business Plan for Thaba Nchu has already been conducted during 2016 and some components of the Agri-Hub are already functioning.

4.5.4.1 Locality

The Agri-Hub is located within the Thaba Nchu industrial area and is depicted on the map below.

Map 4.12: Location of Thaba Nchu Agri-Hub



The site location was influenced by the existence of infrastructure on the one hand, and by the availability of existing FDC warehouses on the other. These warehouses are severely degraded and underused, although it is envisaged that upgrading these facilities will ignite the re-use of the industrial sector within Thaba Nchu, while also reducing building costs for the agri-businesses envisaged for the Agri-Hub.

The site was also chosen due to its proximity to the N8, which improves access to markets and suppliers, as well as the ease of doing business. The area is also close to a high volume of rural communities that will ultimately need to benefit from the Agri-Hub initiative. The site location, together with a representation of the proposed layout and potential operations at the Mangaung Metro Municipality Agri-Hub, is shown in the following figure.

Figure 4.2: Location of Agri-Hub and proposed land use allocation

Source: Urban Econ: Master Agri Park Business Plan for Thaba Nchu, Final Report, April 2016

An operational abattoir is already located within the Agri-Hub, whilst expansion of operations is envisaged by means of upgrading the current activities, provision of additional staff training, and the building of a deboning plant.

The following immediate interventions have been identified by the DRDLR:

- Fencing of the existing abattoir;
- Upgrading of the road;
- Extension of the existing abattoir;
- Upgrading of the existing feedlot; and
- Provision of auction facility.

4.5.4.2 Potential Entrepreneurs and Beneficiaries

Table 4.20 below reflects the people from the local communities that have been identified as potential stakeholders of the Agri-Hub and the list will be broadened as the Agri-Hub value chain is developed further. These are emerging farmers and trusts that are currently operational within the MMM.

Table 4.20: Potential Agri-Park beneficiaries

Farm/Trust/Cooperative	Stewards	Farm size	Coordinates
Ipswitch (Tooi)	LRAD	395 ha	26 47 32 E 29 26 13 S
Westridge (Ketsise)	LRAD	556 ha	26 47 7 E 29 25 12 S
Malvern (Silo)	LRAD	446 ha	26 47 3 E 29 26 59 S
Sibton1 (Mohono)	Private	350.8 ha	26 49 18 E 29 25 59 S
Vlakplaats (Maele)	LRAD	191.4406 ha	26 52 12 E 29 25 18 S
Sibton 2 (Khara)	Communal	175.4 ha	26 49 18 E 29 25 59 S
The Ridge Farm (Moroko)	Private	545 ha	26 55 38 E 29 5 40 S
Rakhoi Farm (Tsimatsima)	Private	856 ha	26 59 29 E 29 2 58 S
Chubani Farm (Monokwane)	Private	496 ha	26 53 48 E 29 2 46 S
Malintja Tyobeka Farm	Private	476 ha	26 55 2 E 29 2 40 S
Milton Farm (Kodisang)	LRAD	311 ha	26 56 56 E 29 2 58 S
Woodbridge Fattening Unit	Communal	4 ha	26 48 54 E 29 25 39 S
Riverside (Nyapotse)	LRAD	278 ha	27 4 2 E 29 25 0 S
Mogotsi Family Trust	LRAD	223 ha	26 41 21 E 29 6 10 S
Maile	PRO-ACTIVE	582 ha	26 25 21 E 29 13 12 S
Ntho Trust	PRO-ACTIVE	298.6 ha	26 25 29 E 29 11 57 S
Morapedi Trust	PRO-ACTIVE	770 ha	26 28 26 E 29 10 21 S
Meloding (Faba)	SLAG	395 ha	26 40 5 E 29 19 26 S
Thabang Basotho (Qathatsi)	SLAG	590 ha	26 41 5 E 29 19 38 S
Eenzam (Zweni)	LRAD	310 ha	26 40 29 E 29 20 44 S
Lower Malika (Ntulini)	PRO-ACTIVE	1288 ha	
Mooifontein (Hlatswayo)	SLAG	507 ha	26 43 48 E 29 26 22 S
Ramaditse	SLAG	747 ha	
Motebontloana	Commonage		26 37 50 E 29 12 29 S
Koppieskraal (Salamane)	SLAG	511 ha	26 46 25 E 29 24 31 S
Sringside (Manyingisa)	SLAG	531 ha	26 44 25 E 29 22 2 S
Total		**11 798 ha**	

Source: Urban Econ: Master Agri Park Business Plan for Thaba Nchu, Final Report, April 2016

4.5.4.3 Supporting Projects

There is also a number of agricultural initiatives that have been either initiated, or is either planned or in the process to be initiated by the Department of Agriculture and Rural Development.

The table below indicates several projects that have been identified in terms of the Master Agri-Park Business Plan for Thaba Nchu.

Table 4.21: Identified supporting projects for Thaba Nchu Agri-Hub

	Project Name	Location	Responsibility	Status
1	Thaba Nchu Abattoir	Thaba Nchu	DARD/DRDLR	Current
2	Narysec College	Thaba Nchu	DRDLR	Current
3	FET College	Thaba Nchu	DRDLR	Current
4	Transport Logistics	n/a	PLAS/LRAD	Planned
5	Feedlot Expansion	Thaba Patswa	PLAS/LRAD	Planned
6	Agricultural trade with inventory	n/a	PLAS/LRAD	Planned
7	Meat Processing Plant	Thaba Nchu	PLAS/LRAD	Planned
8	Vergezocht Oils	Bainsvlei	PLAS/LRAD	Planned
9	Mechanization Coop	n/a	PLAS/LRAD	Planned
10	Production Inputs	n/a	PLAS/LRAD	Planned
11	Skills Development and Training	Thaba Nchu	PLAS/LRAD	Planned
12	Auction Facility	Thaba Nchu	PLAS/LRAD	Planned
13	Business Development	Thaba Nchu	PLAS/LRAD	Planned
14	Seedling Nursery	Feloane	DRDLR	Planned
15	Indigenous Nursery	Botshabelo	DRDLR	Planned
16	Irrigation scheme	Feloane	DARD/DRDLR	Planned
17	Irrigation scheme	Sediba	DARD/DRDLR	Planned
18	Irrigation scheme	Woodbridge	DARD/DRDLR	Planned
19	Flower Mill	Twee Spruit	DRDLR	Planned
20	Bakery	Thaba Nchu	DRDLR	Planned
21	Bufulo Sheep Sheering	Bofulo	DRDLR	Planned
22	Poultry Broilers	n/a	MMM	
23	Piggeries	n/a	MMM	
24	Hydroponics	n/a	MMM	
25	Agricultural Skills Training	n/a	MMM	

Source: Urban Econ: Master Agri Hub Business Plan for Thaba Nchu, Final Report, April 2016

As can be seen from the table above, there are quite a number of supporting projects planned within the MMM. There are currently, however, only a few operational projects and these should be the focus points in order to create quick wins and draw form established enterprises. Further synergies and opportunities should be explored in order to further the establishment of the MMM Agri-Hub and the streamlining of projects and initiatives that might otherwise have been duplicated by different sector departments.

The map below indicates some of the planned projects and other operations within context of their potential linkages to the Agri-Hub located within Thaba Nchu.

Map 4.13: Proposed linkages between planned projects and the Thaba Nchu Agri-Hub

Source: Urban Econ: Master Agri Hub Business Plan for Thaba Nchu, Final Report, April 2016

4.5.4 MMM Projects

The current projects for Economic and Rural Development, as reflected by the Capital Budget Estimates for 2019/2020 – 2021/2022, are indicated in the table below;

Table 4.22: MMM Projects for Economic and Rural Development (2019/2020 – 2021/2022)

DETAIL OF EXPENDITURE	PROJECT STATUS	TOTAL ESTIMATE	2019/2020	2020/2021	2021/2022	GPS CO-ORDINATES
Construction of a new community centre in Thaba Nchu	100% design development complete	16,000,000	9,000,000	7,000,000		
Fire station Botshabelo	100% complete	23,000,000	18,000,000	5,000,000		
Fencing of the fresh produce market ii and iii	640 meters complete	2,000,000	1,000,000	1,000,000		
Upgrading and maintenance of ripening and cold rooms	100% complete	4,750,000	750,000	4,000,000		
KLEIN MAGASA HERITAGE PRECINCT REHABILITATION (Fencing)	Fencing of Klein Magasa	1,500,000	1,500,000	-	-	
NAVAL HILL PARKING AREA		2,000,000	2,000,000	-	-	29° 06' 03.97"S 26° 13' 50.55"E
NAVAL HILL KIOSK		-	-	-		29° 06' 03.97"S 26° 13' 50.55"E
REVITILIZATION OF BOTSHABELO PLEASURE RESORT	New indicator	3,500,000	1,500,000	2,000,000	-	
REHABILITATE MOHOKARE LODGE AND RESORT	New indicator	2,500,000	2,500,000	-	-	
TOURISM ROUTES SIGNAGE	New indicator	400,000	300,000	100,000		
BATHO HERITAGE PARK	New indicator	2,200,000	1,000,000	1,200,000	-	
SMALL SCALE EGG PRODUCTION UNITS	Identification of site	3,000,000	1,000,000	1,000,000	1,000,000	
PIG FARMING UNIT	Building of incomplete unit	5,700,000	1,700,000	2,000,000	2,000,000	
FENCING OF FARMS AND COMMONAGES	Fencing of 3 farms in Dewetsdorp	4,500,000	1,700,000	1,800,000	1,000,000	
MUNICIPAL POUND BOTSHABELO AND WEPENER	Identification of site	3,500,000	1,500,000	1,000,000	1,000,000	
GROUNDWATER AUGMENTATION(BOREHOLES AND WINDMILLS)	Boreholes and windmills installation	3,500,000	1,500,000	2,000,000	-	
Informal Trade Design and Infrastructure	Identification of site	1,100,000	600,000	500,000		
ARTS AND CRAFT SMME CENTRE	Identification of site	3,500,000	1,500,000	1,000,000	1,000,000	
INCUBATION CENTRES X 4	Identification of site	7,000,000	2,000,000	2,000,000	3,000,000	
HAWKING STALLS BOTSHABELO CBD	108 hawking stalls completed	11,413,502	2,384,318	4,222,574	4,806,610	
CONTAINER PARK THABA NCHU	Finalization of the transfer of land	21,046,498	4,396,682	7,786,426	8,863,390	
Revitalising Township Economy (Land Purchase for Factory Shells in Townships)	Municipal business site identified	8,000,000	3,000,000	5,000,000		
TN-Botshabelo Node Economic Infrastructure	Urban design completed(New indicator)	10,500,000	3,000,000	7,500,000		
Thaba CBD Revitilisation Economic Infrastructure	Urban design completed (New indicator)	10,500,000	3,000,000	7,500,000		
CECILIA PARK ECONOMIC INFRASTRUCTURE		4,000,000	-	-	4,000,000	
AGRO-PROCESSING (AGRI-PARK)	Business plans competed (New indicator)	16,000,000	3,000,000	5,000,000	8,000,000	
SUB TOTAL		**171,110,000**	**67,831,000**	**68,609,000**	**34,670,000**	

Source: Mangaung Metro Municipality Built Environment Performance Plan (BEPP), 2019

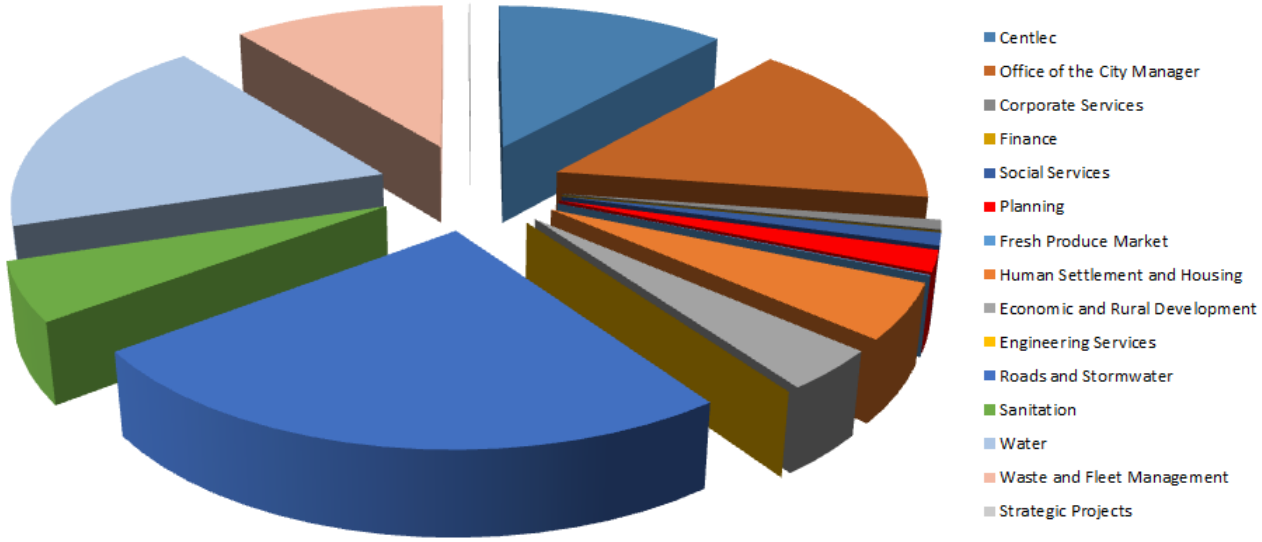
Apart from the above projects, the Municipality has also budgeted for several other projects that will have either a direct or indirect effect on rural development. The sub-totals for all the sub-directorates (including Economic and Rural Development), are shown in **Table 4.23** and **Figure 4.3** below.

Table 4.23: Summary of Total Capital Budget for all MMM projects

CAPITAL EXPENDITURE PER DIRECTORATE	Approved Budget	Adjusted Budget	Percentage
Centlec	142,318,113.00	119,158,821.00	11.71%
Office of the City Manager	167,252,200.00	158,702,200.00	15.60%
Corporate Services	32,300,000.00	8,841,194.00	0.87%
Finance	-	10,000.00	0.00%
Social Services	17,330,000.00	11,604,691.00	1.14%
Planning	45,425,000.00	19,375,000.00	1.90%
Fresh Produce Market	2,100,000.00	750,000.00	0.07%
Human Settlement and Housing	13,075,847.00	51,175,847.00	5.03%
Economic and Rural Development	**29,381,000.00**	**37,701,600.00**	**3.71%**
Engineering Services	-	-	0.00%
Roads and Stormwater	251,010,000.00	252,773,995.00	24.85%
Sanitation	140,545,263.00	54,400,000.00	5.35%
Water	278,000,000.00	192,051,429.00	18.88%
Waste and Fleet Management	119,523,453.00	109,842,923.00	10.80%
Strategic Projects	28,000,000.00	779,400.00	0.08%
TOTAL	**1,266,260,876.00**	**1,017,167,100.00**	**100%**

Source: Mangaung Metro Municipality Built Environment Performance Plan (BEPP), 2019

Figure 4.3: Breakdown of Total Capital Budget for all MMM projects



4.5.5 Other Projects

The only known project from other Provincial / National spheres include the construction of the Welbedacht water pipeline at a cost of R192 million. This is being funded by the Regional Bulk Infrastructure Grant (RBIG).

4.5.6 Project Implementation

The next phase of the Rural Development Plan takes the identified projects one step further by focusing on implementation. The Implementation Plan firstly transforms the projects into project Programmes. A combined project programme can be described as a comprehensive project list where projects (derived from different implementation agents) are grouped together in so far as those projects:

- are aimed at achieving a common desired outcome (goal);
- relate to the same priority issues; or
- form inter-dependent relationships to realise the implementation of another critical project.

The purpose of a combined project programme is to create a logical set of inter-related actions (projects), which can be viewed within the parameters of a common goal by focusing on the specific purpose or contribution of such an activity (project). This process allows for a simplistic exposition of sequential actions, which makes it easier to identify catalyst projects and eventually project prioritisation.

The following set of criteria will be used for prioritising projects:

Table 4.24: Project Prioritisation Criteria

Rural Development Relevance:	Although projects have been identified over a wide spectrum of sectors, the ultimate purpose of the RDP is to assist with and speed development in the rural area and improving the quality of lives of all residents.
Key Issue Relevance:	Since all the projects are derived from a set of underlying causes (key issues), they will be evaluated against a number of such key issues that will be addressed when implemented.
Agricultural Value:	The impact that projects will have on agriculture is a key determining factor in ensuring food security and sustainable growth of this main employment sector.
Economic Value:	Although some projects may not have a direct spin-off from an agricultural point of view, it may also have an equal important economic (catalytic) value to generate income, create jobs or promoting investments (economic benefits).
Environmental Impact:	Some projects may have a negative impact on the surrounding environment and need to be penalized accordingly. This impact does not only include the natural environment (i.e. impact on resources), but also the market environment. The consequence of projects, which may upset or lead to a distortion of market forces, must be considered carefully.
Social Impact:	The social impact of projects is another important consideration where the general welfare of families or beneficiary groupings is improved. Areas of impact would typically include aspects including access services infrastructure or social facilities.
Vulnerable Groups:	Vulnerable groups (women, youth, disabled), are given high priority in almost all government policy considerations and should therefore be targeted as priority beneficiary groupings during project implementation.
Dependency Ratio:	Due to the multi sectoral approach of the RDP, some of the projects are interrelated with others across a number of sectors. Some projects will therefore have the ability to unlock a series of other projects when implemented (enabling projects), whilst others will have strong dependency ratios.
Probability of Achievement:	Due to the limited financial resources available for a series of projects, it is important to ensure that projects are realistic and achievable. Projects will therefore be subjectively evaluated against two different sets of criteria, related to project viability, including risk factors, the availability of financial resources and long term sustainability.

5 CHAPTER FIVE:

CONCLUSION

The Mangaung Metro Municipality (MMM) has been identified as one of the most impoverished regions in the country, largely due to its vast rural landscape, as well as with the Municipality recently adopting several deprived urban nodes, by including these towns (previously part of the Naledi Local Municipality) into its area of jurisdiction.

A total of 44 District Rural Development Plans have been developed throughout SA thus far, however, this plan is unique in that it is the first Rural Development Plan (RDP) compiled for a Metro Municipality. The Department of Agricutlure, Land Reform and Rural Development (DALRRD), in collaboration with MMM and several sector departments, therefore longed for a plan that will not only address the dire circumstances that are currently being experienced in the area, but also serve as a benchmark in directing development in rural areas. To achieve this, an extended public participation process was followed to actively involve the community, whereby workshops were held throughout the region in order for residents to share their concerns as well as aspirations.

Two main drivers, namely the Medium Term Strategic Framework (MTSF) and the Comprehensive Rural Development Programme (CRDP) were continuously used as basis in compiling the RDP. As part of the process, a contextual and spatial analyses were conducted which considered several factors that had an influence in determining the way forward for the RDP. These factors included, *inter alia*, alignment with National, Provincial and Local Policies, the status quo of physical and environmental features, the municipal area's socio-economic profile, current economic trends, engineering services and services infrastructure.

These factors, in collaboration with the feedback from the community, enabled the formulation of development priorities that were transitioned into a vision and objectives, and furthermore used as a tool to determine certain form giving elements. Functional regions were demarcated thereafter in which specific strategies and programs were created to ensure focused spending and effective implementation in the rural environment.

To ensure sustainable development, this RDP aims at enhancing the coordination and alignment in planning systems between the different spheres of government. Not only will the plan be utilised to identify potential opportunities and direct development, but to enhance the livelihoods of people living in rural areas as well.