



CITY WINDHOEK "DOING IT ON THEIR OWN"

The Windhoek municipality (CoW) has decided that from now on it will be doing things itself when it comes to land service and housing.

"We decided to do it on our own," said Mr Job Amupanda, mayor of the CoW, about the local authority's approach to new housing. A name for the new urban level state-owned enterprise, which will be 100% owned by CoW, has already been reserved: Nova Actus Holdings. It will also include the establishment of several subsidiaries, of which the first will be set up within six months to tackle issues such as the land and housing shortage.

Through Nova Actus, the CoW council wants to saturate the demand for land and housing in the capital by breathing new life into delayed projects such as Goreangab Extension 4 and Otjomuise Extension 10. In Goreangab, the intention is to take back the plots that were unused in the mass housing project from the Road Contractor Company (RCC). In Otjomuise, the authority plans to force the contractor to make completed houses available soon.

Amupanda says the capital will withdraw from public-private partnerships (PPPs) and investigate how to reclaim the value of the land in question. The arrangements associated with PPP relationships are problematic, according to Amupanda. Instead, the preference is to look for another model for PPPs, or another way to work together. In the meantime, the CoW will continue working with savings groups like the Shack Dwellers Federation of Namibia (SDFN) and the National Housing Enterprise (NHE).

The CoW is also planning its own affordable housing program to meet the target of 600 homes by December 2021 through its partnership with the regional council, its line ministry and NHE. Two hundred of these houses have been completed.

The Windhoek housing program plans to start on a small scale in Goreangab 4 by January 2022 and then expand to around 24 hectares in Cimbebasia to build 900 houses and establish municipal rent as a practice. N\$22 million has already been budgeted for this in the financial year.



According to the municipality, houses worth between N\$220 000 and N\$350 000 will be built, with 70 in the first group. According to the CoW's housing department, Windhoek wants to move away from the segregation of uniform values of houses in developments, to inclusive development for neighbourhoods with houses of various values.

Another subsidiary of Nova Actus will make proposals for financing to the CoW council, while the authority is negotiating to write off old debt to the government of N\$700 million, or to enter into an exchange transaction.

Source: <https://www.we.com.na/news/city-bosses-want-to-build-houses-themselves2021-09-08/>

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NAMIBIA CONSUMER PRICE INDEX - JULY 2021



The inflation rate measures the change in the CPI for the month under review compared to the previous month (month-on-month change) as well as to the corresponding month in the previous year (year-on-year change). The inflation rate is vital for purposes of economic policy-making, especially the conduct of monetary policy and to consumers in general.

In July 2021, the annual inflation rate increased by 4.0 percent compared to 2.1 percent recorded in July 2020. On a monthly basis, the inflation rate increased by 0.2 percent lower than the 0.5 percent recorded a month earlier. The main drivers to the July 2021 annual inflation rate were transport and food and non-alcoholic beverages contributing 1.4 percentage points and 1.1 percentage points to the overall inflation rate, respectively.

The zonal inflation rates for the month of July 2021 revealed that, Zone 1 (Kavango East, Kavango West, Kunene, Ohangwena, Omusati, Oshana, Oshikoto, Otjozondjupa, and Zambezi) recorded annual inflation rate of 3.8 percent, Zone 2 (Khomas) recorded annual inflation rate of 3.6 percent, while Zone 3, (Erongo, Hardap Omaheke and //Kharas) registered inflation rate of 5.0 percent. On a monthly basis, Zone 1 recorded inflation rate of 0.1 percent, while, Zone 2 and 3 registered 0.2 percent each.

The annual inflation rate was estimated at 3.6 percent compared to 2.5 percent recorded in July 2020. The increase was mainly due to increases witnessed in the price levels of transport (from -0.3 percent to 9.0 percent); furnishing, household equipment and routine maintenance of the house (from 1.7 percent to 5.2 percent); housing, water, electricity, gas and other fuels (from -1.1 percent to 0.5 percent); health (from 3.6 percent to 4.8 percent) and miscellaneous goods and services (from 6.2 percent to 6.5 percent).

Source:

https://d3rp5jatom3eyn.cloudfront.net/cms/assets/documents/Namibia_CPI_bulletin_July_2021.pdf

SURVIVAL MODE HITS EX-CONSTRUCTION INDUSTRY WORKERS

Many unskilled employees in the construction industry are finding the going tougher by the day as the industry hits rock bottom.

With the government cutting the industry's budget, many projects around the country have been delayed, hitting those at the bottom of the chain the hardest.

Former short-term contract employees are now resorting to any job that can put bread on the table. Shikongo Nambahu, a former concrete mixer and bricklayer from Swakopmund, has resorted to yard cleaning.

The recent Bank of Namibia economic outlook has predicted that the domestic economy will grow by a mild 1,4% this year, and construction as a subsector is expected to register a 9,5% contraction this year. This is a shrinkage of at least N\$300 million.

Major construction projects are expected to face further delays over the course of this year due to constrained cash flows to finance operations, with the latest projections indicating that the sector is set to contract by 9,5% in 2021. As the economy normalises, the construction sector is expected to grow by 2,6% in 2022.

Recently, the International Monetary Fund has called on governments across the globe to invest in construction. According to the fund, when governments spend on infrastructure, they create jobs. This conclusion was drawn from new research covering a 19-year period of over 5 600 construction companies from more than 30 countries.

The fund said the conclusions reached indicate that public spending on infrastructure can contribute meaningfully to job creation.

Overall, 1% of global output in public investment spending can create more than seven million jobs worldwide through direct employment alone.

Source:

<https://www.namibian.com.na/104496/read/Survival-mode-hits-ex-construction-industry-workers>



"By supporting partners like Letshego to increase the availability of affordable housing loans, we hope to enable more individuals to access quality housing in Namibia".

Adamou Labara, IFC's country manager for Eswatini, Lesotho, Namibia, South Africa and Zimbabwe.

IFC PARTNERS WITH LETSHEGO AFRICA TO INCREASE ACCESS TO AFFORDABLE HOUSING IN NAMIBIA

International Finance Corporation (IFC) has partnered with pan-African finance organisation, Letshego, to increase access to affordable housing finance for thousands of individuals in Namibia with the potential to expand its partnership to other countries.

IFC's \$50 million financing facility to Letshego's subsidiary in Namibia will extend access to affordable housing finance for over 4,000 Namibians.

"Our strategic purpose is clear – we want to improve lives across the communities where we operate. Increasing access to simple and appropriate financial solutions, for more individuals and small business owners, will enable us to deliver on this promise. By partnering with global institutions like IFC, who share our vision of achieving social impact through sustainable commercial strategies, we can unlock exponential value and potential for us to do more. This is truly an exciting partnership. We appreciate the support, synergy and partnership that IFC brings to our strategy", commented Andrew Okai, group chief executive, Letshego Holdings Limited.

Although 78 percent of Namibians have a bank account, only 12 percent of households have mortgage financed homes. The majority of Namibians do not qualify for mortgages from commercial banks because they are often unaffordable.

"By supporting partners like Letshego to increase the availability of affordable housing loans, we hope to enable more individuals to access quality housing in Namibia", said Adamou Labara, IFC's country manager for Eswatini, Lesotho, Namibia, South Africa and Zimbabwe.

IFC works with partners across Africa to help increase access to affordable housing including supporting the development of sustainable and responsible mortgage markets. Letshego Group is an African retail services organisation with operations in 11 markets in sub-Saharan Africa.

IFC is a member of the World Bank Group. It is the largest global development institution focused on the private sector in emerging markets. They work in more than 100 countries, using their capital, expertise, and influence to create markets and opportunities in developing countries. In fiscal year 2020, they invested \$22 billion in private companies and financial institutions in developing countries, leveraging the power of the private sector to end extreme poverty and boost shared prosperity.

The Letshego Group is an African multinational, first opening its doors in Botswana more than 21 years ago by offering loans to government employees. Letshego Holdings Namibia (Letshego Namibia) opened its doors in 2002 as Edu Loan Namibia, providing consumer and micro-lending services. Letshego Namibia is 79 percent owned by Letshego Holdings Limited (Letshego Group), a Botswana Stock Exchange listed entity. Letshego Namibia focuses on underbanked members of the economy, through the provision of financially inclusive solutions.



OKAHANDJA TO SET UP OWN BRICKMAKING FACTORY

The municipality of Okahandja has approved a council resolution to establish a factory making bricks and interlocks at the town, which it would fully own.

This is to create employment opportunities for young people in the area. The bricks will be sold to the surrounding community and residents of the town, and the factory will mostly target low-income earners who are unable to afford the bricks sold at the town. The factory is expected to employ over 120 people.

The motion was proposed during an ordinary council meeting by councillor Asker Aupindi, and was approved on 30 June.

In his motivation, Aupindi said the bricks would be sold at a much cheaper rate than that of local brickmaking factories, and the interlock bricks produced would be used to construct the town's roads with.

"We can start with 15 employees, of which eighteen would be responsible for manufacturing bricks and interlocks, and do the packaging, while seven would be responsible for laying off interlocks to our road constructions. It is our social responsibility to create job opportunities for our people as a council. These 15 people would be town council employees in the engineering department", he said in his motivation.

Aupindi said the project would come into effect once documentation and the costing thereof are finalised, however, the council plans to implement it early in 2022. He assured residents the municipality would consider their safety by making sure the bricks and interlocks produced meet the required standards.

Source: <https://www.namibian.com.na/104093/read/Okahandja-to-set-up-own-brickmaking-factory>

N\$700 MILLION ZAMBEZI ROAD OPENS

The construction of the multi-million dollar Namalubi-Isise-Luhonono road in the floodplains of Zambezi region is completed and now open to motorists.

The 52-kilometre road in the Kabbe North constituency is the first road of its kind, and links the mainland to the flood belt. It cost about N\$700 million and was constructed by Nexus Civils (Pty) Ltd.

Roads Authority chief executive officer Conrad Lutombi during a media briefing on 05 August 2021 said the road is 97% complete, and will be handed over to the government by the end of October 2021 when they are done with the final touches.

"Hopefully, president Hage Geingob will do the official opening. The whole 52 kilometres is now open to traffic. However, we caution the road users to be careful as this is an area with animals and if you are not careful, you might be involved in an accident", he said.

Lutombi said the road is a fully government-funded project, which provides access to the eastern part of Zambezi region as well as Zambia.

Kabbe North constituency councillor Bernard Sisamu said the community is happy with the completion of the road, as it will facilitate the much needed development to the villagers living along the road.

"This road is significant because it will not only benefit the community members of Kabbe North but also those of Kabbe South. Motorists are already making use of the road and it very busy every day", he said. Source:

[https://www.namibian.com.na/104262/read/N\\$700-million-Zambezi-road-opens](https://www.namibian.com.na/104262/read/N$700-million-Zambezi-road-opens)



BEST PROFITABLE CONSTRUCTION IDEAS WITH SMALL INVESTMENT

"Suppose you want to start a construction company but do not have enough money for capital. In that case, some businesses require less capital and still generate a good amount of money with the right attitude and hard work. You can start many businesses by supplying or installing security roof hatches, cleaning after construction projects, and supplying raw materials to the developers for their projects". This is according to the World Construction Today.

This article contains small business ideas that you can pursue and won't require a considerable capital investment.

Manufacturing of blocks and bricks

The construction industry consumes more blocks and bricks than anyone else. Individuals searching for a start-up business with low capital and requires no technology, starting a brick-and-block manufacturing business would be the best idea given the vast market you have to sell your products. They must also make sure that they market their products to significant clients in the industry to make sure they will have constant orders and have more income to grow their businesses.

Roofing materials manufacturing business

The building is not complete without a good roof. This construction-related business is capital-intensive. So, someone might consider conducting market surveys and feasibility studies around their area before investing in this. This business has a massive return on investment within a short period.

Offer bricklayer services

Another way to generate income from the construction industry for aspiring business people is by offering bricklayer services. As a bricklayer contractor, you have to market your services to the developers in the construction industry. It is crucial to go to construction sites and market your business to the developers. However, before that happens, someone should undergo training.

Supply of gravels and sharp sands

This type of business does not require someone to undergo training or develop technical skills. If they plan to become gravel and sharp sand suppliers, their businesses will be profitable since the construction work can't run without sand and gravel. They will need trucks and the required permits to transport gravel and sand to get this business started.

Manufacturing of marbles and tiles

This is a capital-intensive business, manufacturing tiles and marbles. Today, houses are always built with tile or marbles flooring, proving that the demand for the material is high and has a considerable market.

Selling construction equipment

One of the great businesses an entrepreneur who is entering the construction business is selling construction equipment such as concrete mixers, PPE's, shovels, hammers, safety equipment, and logistics.

Landscaping services

The landscaping business is another thriving and profitable construction-related business that is easy to start. People in business who are serious about making money should turn their heads to this kind of service. Landscaping is about the art of planning, designing, preserving, and rehabilitating the land.

Lawn care services

An easy-to-start business that is related to the construction industry is offering lawn care services. The lawn care business makes a lot of money in the early stages without working hard. However, maintaining high profits for your business requires creativity.

Plumbing services

There is a scarcity of plumbing today, so if an individual is looking for a business related to construction, they should learn about plumbing services.

Any of these business ideas do not require a lot of money to start up. All you need is time, dedication, and hard work to get the business running and earning the way you envisioned it to be. Get started today!

Source:

<https://www.worldconstructiontoday.com/news/best-profitable-construction-ideas-with-small-investment/>

All you need is time, dedication, and hard work to get the business running and earning the way you envisioned.



CONSTRUCTION INDUSTRIES FEDERATION OF NAMIBIA'S TRAINING & DEVELOPMENT

The Construction Industries Federation of Namibia (CIF) offer various short-courses to its members and non-members in the construction sector.

The training programs provided are as follows:

- Scaffolding erectors
- Scaffolding inspectors
- Safety representative
- Working at heights

All training includes:

- Brötchen & coffee
- Lunch & refreshment
- Training materials
- Attendance certificate

For bookings or if you need any further information, then please contact:

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