A Neoliberal Framework for Urban Housing Development in the Global South

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List of Abbreviations

ACFID   Australian Council for International Development
AHR     Adaptive housing regulations
CAHF    Centre for Affordable Housing Finance in Africa
CBOs    Community-based organisations
CDF     Comprehensive development framework
CESCR   Committee on Economic, Social and Cultural Rights
CSOs    Civil society organisations
EAH     Employer-assisted housing
EU      European Union
GNI p.c Gross national income per capita
GOV     Governance
HDI     Human Development Index
HDO     Housing Development Outcome
HFE     Housing finance
IQD     Interquartile deviation
LA      Local authority
LFK     Legal framework
MDGs    Millennium Development Goals
MHCLG   Ministry for Housing, Communities and Local Government
MTSF    Medium-Term Strategic Framework
NDP     National Development Plan
NGOs    Non-governmental organisations
NHA     National Housing Authority
NHP     National Housing Policy
OECD    Organisation for Economic Co-operation and Development
PHI     Presidential Housing Initiative
PIR     Price to Income Ratio
PPP     Public–Private Partnerships
PSUP    Participatory Slum Upgrading Programme
PUSH    Programme for Urban Self-Help
RIR     Rent to Income Ratio
SCN     Stakeholders coordination
SCY     Stakeholders capacity
SDGs    Sustainable development goals
SPN     Stakeholders participation
SD      Standard deviation
List of Abbreviations

TEVET  Technical Education, Vocational and Entrepreneurship Training
UN     United Nations
UNDP   United Nations Development Programme
UN-Habitat United Nations Habitat
USAID  United States Agency for International Development
WHO    World Health Organization
ZAMSIF Zambia Social Investment Fund
ZCA    Zambia Consumer Association
Preface

Cities in developing countries are faced with housing challenges that differ from country to country. The reasons for and the nature of these challenges differ from city to city. For cities in sub-Saharan African countries, the majority of residents live in squatter and unplanned settlements. As a result, most residents lack decent housing as well as access to basic services. This is due to among other factors ineffective urban planning, weak urban governance, low private sector involvement, and lack of access to affordable housing finance. Compounding this, is the fact that there are few empirical studies that have investigated and developed frameworks aimed at improving urban housing. This book provides readers with an understanding of various concepts of housing, measurement of housing development, and theories underpinning housing studies. Furthermore, an integrated urban housing development framework is provided which focuses at improving urban housing situation in the global south.

The contribution of this book to the body of knowledge is significant in that it highlights the factors which predict urban housing development from developing countries’ perspective. This provides a guide for countries in the sub-Saharan Africa where governments have limited financial resources competing among several needs besides that of providing housing. Anchored on neoliberalism this novel book argues that urban housing development is an eight-factor construct consisting of legal framework, tenure, stakeholder coordination, stakeholder participation, stakeholder capacity, adaptive housing regulations, housing finance, and governance. Using Zambia as a case study and through Delphi method, this book validated the conceptualised urban housing development framework which was developed priori based on extensive literature review.

The book outlines the role of the state in creating an enabling environment for other stakeholders to participate in the provision of affordable housing for all. This book will be of interest to researchers in the built environment, housing regulatory bodies, providers of basic services, academia, Tevet institutions, private sector actors, policy makers, non-governmental organisations, individuals and communities involved in housing development and consumption. The authors confirm that the text utilised in this work reflects original work and, where necessary, material has benefited from relevant context-setting/referencing.