

NATIONAL UNIVERSITY OF SCIENCE AND TECHNOLOGY
FACULTY OF ARCHITECTURE AND QUANTITY SURVEYING

DEPARTMENT OF ARCHITECTURE
BACHELOR OF ARCHITECTURAL STUDIES (HONOURS) DEGREE

PART III FIRST SEMESTER EXAMINATIONS – JANUARY 2004
AAR 3105 – ISSUES OF HOUSING SUPPLY IN DEVELOPING COUNTRIES

Instructions

Time : 3 Hours

Answer Any 3 Questions

QUESTION 1

Land has been described as one of the main constraints for the effective delivery of low income housing. Discuss this assertion and give some suggestions on how land policies can be improved so that they can effectively meet the requirements of low income housing.

QUESTION 2

With reference to Zimbabwe, what are the bureaucratic and legislative steps necessary before a low cost housing project can be implemented necessary to safeguard the interests of beneficiaries.

QUESTION 3

Give a balanced response to the observation that housing services and infrastructure constitute an unnecessary burden on housing delivery.

QUESTION 4

Examine the rationale behind the creation of separate housing finance institutions when there are already established commercial banks.

QUESTION 5

“What is meant today by housing shortage is the peculiar intensification of the bad housing conditions of the worker as a result of the sudden rush of population to the big cities, a colossal increase in rents, still congestion the separate houses, and for same, the impossibility of finding a place to live in at all” (Engels, 1873). Discuss the statement in terms of its appropriateness to defining the housing problem in developing countries.

QUESTION 6

What policy changes would you recommend in order to improve the delivery of low-income housing in the urban areas of Zimbabwe.