

**NATIONAL UNIVERSITY OF SCIENCE AND TECHNOLOGY  
FACULTY OF THE BUILT ENVIRONMENT**

**DEPARTMENT OF ARCHITECTURE**

**BACHELOR OF ARCHITECTURAL STUDIES (HONOURS) DEGREE  
2010-2011 ACADEMIC YEAR  
PART III FIRST SEMESTER EXAMINATIONS – JANUARY 2011**

**AAR 3105 – ISSUES OF HOUSING AND SUPPLY IN DEVELOPING COUNTRIES**

**Instructions**

**Time: 3 Hours**

*Answer any FOUR Questions.*

**QUESTION 1**

- a) What is an informal settlement (5)
- b) Explain the nature of informal settlements. Give examples to illustrate your analysis and description. (10)
- c) Discuss why informal settlement formation is a common phenomenon in any developing country. (10)

**[25]**

**QUESTION 2**

Like all markets, the housing market has both ‘demand’ and ‘supply’ sides. There are certain basic terms needed to discuss these two sides of the market and these terms are listed below.

Demand side terms	Supply side terms
Affordability (3marks)	Loan (2 marks)
Asset (3 marks)	Subsidy (2 marks)
Collateral (2 marks)	Principal (2 marks)
Mortgage (2 marks)	Interest (2 marks)
Condominium or strata title (2 marks)	Financial Intermediary (2 marks)
	Indexed mortgage(3 marks)

Define what each term means.

**[25]**

**QUESTION 3**

Briefly describe whether the construction and building materials industry in Zimbabwe is well developed in terms of quantity, quality and availability. **[25]**

#### **QUESTION 4**

“The issue of housing is obviously not only a matter of houses, but includes the basic infrastructure of a neighbourhood”.

- a) What basic infrastructure compliments housing? (10)
- b) Briefly describe how infrastructure can be managed in developing countries. (15)

[25]

#### **Question 5**

What are the objectives and goals of any housing policy you have studied? Explain particular instruments to stimulate housing supply? [25]

#### **Question 6**

“Density is one of the most important indicators and design parameter in the field of housing and human settlement planning” Define density and state its purpose? (5)

List and explain the design and standard issues that affect density. (20)

[25]

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**PART III FIRST SEMESTER SUPPLEMENTARY EXAMINATIONS –AUGUST 2011**

**BAR 3105 – ISSUES OF HOUSING AND SUPPLY IN DEVELOPING COUNTRIES**

**Instructions**

*Answer question and any three  
other questions.*

**Time: 3 Hours**

**QUESTION 1**

Discuss, a variety of approaches that can help to lower housing production costs and reduce the price of houses to the urban poor [25]

**QUESTION 2**

- a) Who are the major players in the housing development process and what are their key tasks. (13)  
b) Describe the government's procurement cycle in getting services for construction (13) [25]

**QUESTION 3**

With the aid of examples describe how infrastructure is usually provided in the housing sector. [25]

**QUESTION 4**

Explain fully, the solutions provided to address the housing problems in the cities in developing countries. [25]

**QUESTION 5**

Discuss land for housing development in Bulawayo.

[25]

**QUESTION 6**

State and discuss the advantages and disadvantages of high density versus low density.

[25]