



Sustainable Community Development

17 May 2022

Dear Duncan,

Report back to the BRO Trust and Oppenheimer Generations Fund

Support for SCD/Waaiport Farm Building Infrastructure Programme

Donation: R 180 000

Date Received: June 2021

Section 18A receipt sent 23rd June 2021

I trust you and your team are well and I am happy to see that there is great activity in terms of the webinars you are hosting and also that the conservation conference is back on the calendar!

Much has happened on the farm since our last report to you and we have made very good use of your kind donation.

The past summer season brought great challenges to our building program and needed adjusting due to the extreme weather we experienced for the second year in a row. The rainy season started earlier than in previous years. Due to the soil still being quite saturated from last year's late rains (April & May 2021) the mountains and hills quickly started oozing excess water, filling the local streams and rivers.

For many days and occasionally weeks, this resulted in the farm being cut off from the 'outside world' as the only access to the farm was through a low level bridge of the Meulspruit.

Due to the heavy floods this bridge was severely damaged and we could only make interim repairs. We expect a dryer winter which will allow us to make more permanent structural changes.

The damaged bridge delayed the building program, as no labour could reach the farm. We have also had to make use of the labour for more menial tasks, e.g. to produce crushed rock, as we had planned to bring some from the local quarry. However no truck can access the farm to this day.

Progress to date:

This narrative is accompanied by a separate pictorial project report

We have employed three local youths who have assisted us in our building program in the past (on a temporary basis) They are being trained by Sid Organe, a member of our staff, who has had extensive experience in the building industry.

Sid's program for the men is a three-year basic training, by which time they will be ready to start their own construction company in Rosendal/Mautse. Apart from the construction training they will also be getting basic conversational english instructions by a local teacher as well as enterprise development and entrepreneurship training by Sid. After the completion of the three foundation years, they will be mentored for an other 2 years by Sid on construction projects they will undertake in the community and in our sister projects in the North West.

As the builders become more competent we will employ a few more candidates to join the program. The 'newcomers' will work under the supervision of the initial team, so we can monitor their capacity to transfer the skills they have learnt.

The following construction work has been done to date:

1. Foundation work for the **accommodation units** has been completed.
This included the trench work, for which we had to excavate between 500mm and 800mm deep, install drainage piping and fill with crushed stone ($\pm 6 \text{ m}^3$) to the natural ground level (NGL) . The crushed rock was capped with a 100mm layer of concrete, into which rebar was embedded to provide structural support for the initial layers of adobe soil bags. Adobe soil bags were laid to 100mm above floor level on top of that concrete foundation.
A bottle stem wall was constructed to contain the 'stoep' of the accommodation units above the sloping NGL.
The total square meterage under roof cover is 72 sqm's and the final costs at current calculations, including furniture (mostly built in) and finishings will be R 2670 per sqm, which is considerably below current building costs.
2. Foundation work for the **kitchen and ablution building** has been completed.
This included the trench work, for which we had to excavate between 500mm and 800mm deep, install drainage piping and fill with crushed stone ($\pm 12 \text{ m}^3$) to the natural ground level (NGL) . The crushed rock was capped with a 100mm layer of concrete, into which rebar was embedded to provide structural support for the initial layers of adobe soil bags. Adobe soil bags were laid to 100mm above floor level on top of that concrete foundation.
The total square meterage under roof cover is 110 sqm's and the final costs at current calculations, including furniture (mostly built in), equipment, solar power and solar thermal installations and finishings will be R 4500 per sqm. This includes major appliances and power generation for this and future accommodation units that are planned.
3. Extension work for the existing storage and **workshop shed as well as a new composting toilet** is nearing completion (expected by May 27th, funding permitting).
As the weather pattern became a bit more clear it was evident that we needed extra space to work under cover and continue the building training there.

We added an extra 180 sqm as well as a 9 sqm compost toilet building. This was done as a simple gumpole and zinc sheet roofing structure. We built a couple of low bottle walls (as the ground slopes here as well) as training exercises to retain the soil to level out the flooring. Part of the storage area is clad with pallet wood and the area that is to store valuable materials and equipment is built with adobe soil bags. The compost toilet was donated by EnviroLoo and will add convenience for people working at the workshop and in the adjoining fields and animal kraal area. We've made good use of the spacious area, primarily to restore old wooden door and window frames that we acquired for a good price and are used in our buildings. The total square meterage under roof cover is 250 sqm's and the final costs at current calculations, including finishings will be R 2300 per sqm.

4. Foundation work for the first phase of the **House on the Hill**. As continuing training exercise the foundations for the first phase of a private residence on the mountain were completed. This work is privately funded.

Use of funds donated:

We have used the donation in the following manner and a detailed breakdown of the numbers can be supplied upon request.

	Materials		Labour		GRAND TOTAL	
Accommodation Infrastructure	R	21 765,01	R	32 577,00	R	54 342,01
Kitchen & Ablutions	R	26 226,37	R	62 728,00	R	88 954,37
Workshop & compost toilet	R	42 362,23	R	11 685,00	R	54 047,23
TOTAL	R	90 353,61	R	106 990,00	R	197 343,61

In order for us to complete the building projects we would like to appeal to your generosity once more and request your support.

Request for support:

We would like to request for the Oppenheimer Generations Fund and/or BRO Trust to contribute to the completion of the building operations started and fitting out the buildings for future use.

We have done a detailed costing to complete the three projects, taking into consideration the experience gained over the last 11 months.

As you can see the labour costs are higher than in traditional building work. The main reason for that is that the majority of the building materials are produced on site, especially for the adobe bags (see the pictorial report).

	Materials	Labour	Equipment & furniture	Notes for equipment & furniture	TOTAL
Accommodation Infrastructure	R 51 350,00	R 59 138,00	R 17 526,00	Beds & bedside tables, curtains, carpets	R 128 014,00
Kitchen & Ablutions	R 150 535,00	R 128 595,00	R 121 451,00	Biogas digester, stove, fridge, washing machine, solar geyser, solar PV, tables, chairs, pots & pans, crockery	R 400 581,00
Workshop & compost toilet	R 39 278,00	R 31 845,00	R 0,00		R 71 123,00
Admin & logistics (8%)	R 47 977,44	R 0,00	R 0,00		R 47 977,44
TOTAL	R 289 140,44	R 219 578,00	R 138 977,00		R 647 695,44

As always, we are very happy to come and do a presentation at your offices, should it be required.

Should you have any questions, please do not hesitate to contact me.

With kind regards



Thomas Linders for the team