

## JPOMA - Chairman's Report - 2021

I ended last year's report with the hope that 2021 would see us return to normal business. A year down the line, this appears to have been a vain hope. We are entering the third wave and the numbers in Gauteng are not looking good. Added to which the recovery of the inner-city housing market has been slow, with our tenants remaining under immense pressure.

What is heartening is to see the way that the affordable housing market has responded to these challenges and adapted to them.

Against this back drop it is very sad and frustrating to see the extent to which the city appears to be going backwards in terms of service delivery. This remains a major concern and the focus of much of the work we are doing as an association.

The good news on this front is that, through our close association with the JICP, we are getting a number of important projects recognised and are getting closer to having the key measurements of service delivery aligned with the KPI's of the city officials. This is a slow process and a frustrating one at times, but we are gaining increasing recognition of the value the private sector plays in the city.

It is fair to say that while we JPOMA represents a significant proportion of the inner-city players, there remain a number of significant property owners and managers outside of the JPOMA fold. We are spending time and effort on trying to bring this grouping together so as to present a unified private sector representative body for our discussions with the CoJ. This has once again been a slow process, but we are making good progress to this end.

The association has achieved a growth in the number of members and finds itself in a strong financial position at the end of the 2021 FY. AFS's for the FY have been completed and signed off.

The year ahead will see us focusing on three main areas:

- Member assistance and upliftment:
  - one of the great successes of last year were the webinars which we hosted and these are being continued this year. We had a slow start to this year for various reasons but are spooling up the process and will have a busy remainder of the calendar year.
  - Building Managers training course: the second round of this course, which proved so successful last time round, is underway. We have a new service provider for this course and a new updated curriculum.
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- Value add to members: We are making progress in utilising the power of the collective to provide value to our members. These include:
  - Discounts for members: we have secured membership dependent discounts at a number of suppliers and will extending efforts in this regard.
  - Artisan accreditation: in a attempt to assist with the development of small suppliers and contractors to JPOMA members, we have embarked on a relationship with a Health and Safety service provider to create a platform for the vetting of contractors and this includes assisting small operators to become compliant and thus improve their access to larger contracts.

- CoJ: As mentioned above the state of service delivery in the city has declined over the last year. The actions here are threefold:
  - We continue to report issues, escalate problems experienced by our members and to interact with the inner-city office to get these resolved.
  - Where this is proving unsuccessful, we are assessing the opportunity to take legal action. We have earmarked funds for these efforts in our current budget and expect to be launching some actions in the second half of the year.
  - Issues in the media: in conjunction with the above, we are raising the awareness of the issues being faced through the media, with our first article being finalised currently.
  - Lobbying and objecting to tariff increases: this is an ongoing issue and covers many fronts. We submitted detailed objections to the proposed increases in tariff proposed by the CoJ. We have plans to expand this lobbying to both provincial and national government as well in the media.

I thank you all for your continued support of JPOMA. It is because of your membership of the organisation that we are able to do the work we do. My hope is that in the coming year we will be able to improve further on the work done to date and record some significant wins for the JPOMA members and for the city in general.

Yours Faithfully

Nicholas Barnes  
Chairman

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