

DIRK KRISTIAN LARSEN – Director

Pr. Pln. BA, M (TRP)



Date of Birth : 1 December 1953
Citizenship : South African
Languages : Afrikaans, English
Education : Stellenbosch University BA in Geography
Masters in Town & Regional Planning 1978

Professional Institutions : Member, SA Council for Town & Regional Planners Membership number 565
: Member, SA Planning Institute

Career Detail

1978 – 1983 : Dept. of Community Development in Cape Town
1983 – 1985 : Dept. of Community Development in Port Elizabeth
1985 – 1988 : Own Affairs Administration: House of Representatives (Deputy Director)
1988 to present : African Town Planning Services (Pty) Ltd. T/A NuPlan Africa

Dirk Larsen started his career at the Department of Community Development in Cape Town (1978 – 1983) where after he was employed at the Department's Port Elizabeth office. In 1985 he located back to Cape Town with the formation of the "Own Affairs Administrations" where, as Deputy Director (Development), he was responsible for the Southern and Eastern Cape areas at the Administration: House of Representatives. In 1988 he joined the private sector as a Director of NuPlan Africa.

Expertise:

Dirk has, for the last 30 years in the private sector, been involved in the full spectrum of Town Planning work on all levels of development. During this period he built strong relationships with all local authorities in the Western Cape as well as with the relevant Provincial and National Government Departments. As such he gained an excellent insight in the dynamics surrounding the procedures and pitfalls associated with the processing of projects.

Increasing and changing needs, financial constraints and an emphasis on creating sustainable communities, gave rise to new challenges for the planning profession. This called for innovative planning and design principles to be implemented resulting in a multidisciplinary approach and building of good working relationships with other development specialists such as engineers, environmentalists, architects and land surveyors.

Spatial Development Frameworks:

Through the years various Structure Plans and thereafter Spatial Frameworks were compiled on behalf of local authorities and government departments. During these projects valuable experience were gained in accumulating and evaluating data to facilitate the preparation of development guidelines and strategies.

Affordable and subsidized housing:

Dirk specializes in strategic planning and affordable housing projects. The ever fluctuating needs in society coupled to morphological changes in growth, provided Dirk and his team the opportunity to gain valuable experience and insight in the market trends and demands.

His experience in Human Settlements started with his career at the Government Departments where he was primarily involved in the development of sustainable human settlements in the Western and Eastern Cape. The expertise gained at the Department was further expanded in the private sector where he continued to excel as a human settlements practitioner with his involvement in numerous strategic planning and housing projects for the City of Cape Town, Provincial Government Western Cape and private developers. During this processes he gained valuable experience, not only in the legislative and regulatory aspects of the projects but also in the intrigues surrounding the needs and aspirations of the communities living in informal settlements.

Dirk's substantial experience in subsidized and affordable housing market reflects in the provision of some 40 000 new residential units as well as the upgrading of informal settlements over the last 30 years, with projects such as:

- Transhex Worcester housing project Breede River Mun (8700 units)

- Pelican Park CoCT (3200 units)
- N2 Gateway Housing Project CoCT (3500 units)
- Wallacedene CoCT (7000 units)
- Delft Leiden CoCT (6300 units)
- Delft Central CoCT (6320 units)
- Vlakkeland Housing Project (2500 units)
- Mau- Mau CoCT (1005 units)
- Nyanga precincts upgrade projects CoCT (1500 units)
- Blue Downs & surrounds (864units)
- Paarl Dal Josafat (1978 units)
- Idas Valley (429 units)
- Paarl Erf 557 & Jamestown (604 units)
- Khayelitsha Kuyasa (3100 erven)
- Kuilsriver Highbury (528 erven)
- Kayamandi Zone O (700 erven)
- NUSP Projects for Breede River Valley Municipality,
- Preparation of Housing pipe lines for Breede River Valley Municipality, Drakenstein Municipality and Stellenbosch Municipality.

In 2003 the Delft Leiden Housing Project won the Western Cape Best Housing Project together with the City of Cape Town. The N2 Gateway project was awarded the Govan Mbeki Human Settlements Award 2012 in the category “Best Priority Project”.

The recently completed Pelican Park mixed use development (3200 residential units) was commended by the Premier at the opening of the project as being the first real integrated housing project in the Western Cape.

Socio –economic and research:

Socio-economic and research projects varying from social facilities (Murraysburg), vacant land studies (City of Cape Town), housing needs & demands (George Municipality) to housing pipe lines (Breede Valley municipality) were undertaken for local authorities in the Western Cape.

Rezoning for commercial use:

Dirk successfully facilitated various rezonings, consent uses and departures for a variety of clients as to enable them to develop properties in an ever changing urban environment. Prestigious developments include the following:

- Shoprite/Checkers Head Office in Brackenfell
- Mettle Building in Bellville
- Norwich-On –Main Building in Claremont
- Swiss Re Building in Claremont.

Industrial and mixed use:

Industrial and mixed use applications include a prestigious industrial park for Cillmore Trust in Brackenfell, Cape Town. The site is located between the N1 (north) and Bottelary Road south abutting the R300 Freeway. An Urban Vision document depicting development scenarios (industrial and commercial) for vacant land in Stikland, Bellville was prepared for the City of Cape Town. This document, including urban design proposals and subdivisions was to facilitate the sale of the land to the private sector.

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