



CITY OF CAPE TOWN
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Frequently Asked Questions:

Unregistered erf 161669 (Good Hope Centre)



Good Hope Centre FAQ for Radio Interviews

By James Vos, MayCo Member for Economic Growth

1. What has Council agreed to regarding the Good Hope Centre?

The City Council has granted in-principle approval on 4 December 2025 to release the Good Hope Centre precinct for redevelopment. The idea is to unlock its economic potential and breathe new life into the area. This means the City will sell the property through a transparent, competitive public auction, which we expect to happen in early 2026. The auction will be managed by Claremart Auction Group, a City-appointed auctioneer, and everything will follow the proper legislative and governance rules.

2. Why is the City selling the site instead of revamping it?

The Good Hope Centre is underutilised and would cost millions of rands in repairs in respect of functionality and structure. That's a financial burden with very little return for the public. Selling it to a private developer is the smarter move: it allows private investment to fund the restoration and redevelopment, reduces the City's financial risk, and ensures the heritage elements are properly preserved. At the same time, it unlocks the site for investment, job creation, and overall precinct revitalisation.

3. Why hasn't the site been earmarked for affordable housing?

The existing Good Hope Centre buildings have to be kept because of their heritage value, and the remaining land can be redeveloped under Mixed-Use 2 zoning. Developers have flexibility, they could include housing, but we haven't mandated affordable housing here because restoring the building is already a big investment.

It's worth bearing in mind that there is already significant affordable housing either in the works or already delivered nearby. My mandate is that of economic growth and broadening economic and employment opportunity is essential.

4. How does the redevelopment fit with the City's strategic goals?

This project ticks a lot of boxes for us. It aligns with the City's IDP, the Table Bay District plan, and our broader urban regeneration goals. It supports private investment, creates jobs, upgrades infrastructure, and preserves heritage. Ultimately, it helps make this part of Cape Town more functional, liveable, and vibrant, while safeguarding a civic landmark.

5. How will the redevelopment boost economic growth and urban regeneration?

We see this as a catalytic project. During construction, it will create jobs for contractors, artisans, and service providers. When the site is developed, from where I'm sitting, I'm envisaging a mixed-use precinct and if you look at the bulk that's being made available that will generate long-term employment and support small businesses. The redevelopment will attract private investment, activate underutilised land, and bring new commercial, and cultural uses into the precinct. By conserving and repurposing the Good Hope Centre, we are encouraging precinct-wide regeneration. It's about kickstarting broader economic and urban renewal.

6. What kinds of uses are being considered for the redeveloped Good Hope Centre?

We're looking at a vibrant, mixed-use precinct. Think commercial, cultural and residential spaces. Everything will respect the Mixed-Use 2 zoning, heritage requirements and technical studies, so it's a mix that's feasible, market-driven, and good for the public.

7. How will the Good Hope Centre's heritage be protected?

Heritage is a priority. The redevelopment will follow the Phase 2 Heritage Impact Assessment and, if needed, a Conservation Management Plan. We'll make sure the iconic dome, architectural character, and heritage value are preserved and integrated into the new precinct. It's about modern use with full respect for history.

8. How does the project connect Cape Town's history to modern needs?

The redevelopment keeps the Centre's historic and cultural significance while bringing it into the 21st century. We're talking modern design, better infrastructure, accessibility upgrades, and a mix of uses that meet today's city needs. The aim is a precinct its cultural heritage while meeting current and future needs.

9. What are the financial benefits for the City?

The sale will bring revenue that will be reinvested into city services and strategic projects. Private investment means the City doesn't have to carry the cost of restoration, maintenance, or operations. In short, it frees up municipal resources for other priorities while ensuring the Good Hope Centre has a sustainable future.

10. How will the sale process work?

It will be a transparent, competitive public auction run by Claremart Auction Group. Details about participation, requirements, and timing will be made publicly available, and of course, we'll follow all statutory and governance obligations.

12. How will the public benefit from this redevelopment?

There's a lot for the public here:

- Better infrastructure: roads, pedestrian links, and streetscapes that improve safety and accessibility.
- Heritage conservation: retaining and refurbishing key structures in the CBD.
- Activation of underutilised land: more commercial, cultural, and even residential activity to bring the precinct to life.
- Economic opportunities: jobs during construction and long-term commercial and small-business opportunities.
- Catalytic impact: a redevelopment that encourages investment in surrounding areas, making the precinct more liveable, inclusive, and economically resilient.

13. What happens to the iconic dome and adjoining facilities?

The dome will be fully preserved. Adjoining spaces, landscaped zones, pedestrian connections, will be sensitively integrated, making the precinct functional, and vibrant while respecting its heritage.

14. How does this project address urbanisation challenges?

By optimising underused land, improving infrastructure, and creating mixed-use opportunities, the redevelopment helps Cape Town manage urban growth. It's about supporting a growing population while keeping the precinct inclusive, sustainable, and resilient.

The whole site comes to 2.4ha. It's the building and surrounding land. On the investor pack, you'll find the square meterage of permissible bulk with the rights for now and what you need to apply for going forward.

15. Where can people get more info about the auction?

Claremart Auction Group will manage the auction process on the City's behalf.
Contact details:

Contact Person: Rob Stefanutto

Tel no: 083 556 6861

Email: coctproperties@claremart.com

More information can be obtained at the link:

[GHC Auction details](#)