WESTFORT WORK INCUBATOR

a historical leprosy colony in transition

Graduation Plan

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graduation plan

Location and context
Wesfort is a former leprosy colony in the South African city of Pretoria. Founded during the time of the Zuid-Afrikaansche Republiek (Z.A.R.) at the end of the 19th century, 10 km outside the city centre. The colony developed into a self-sufficient village. Next to the patient houses and hospital buildings it had amongst others four churches, a school, a post office, police station tennis courts, orchards and an own electricity and water supply. This all to provide an environment where the patients could live on a “most humane way”.

In 1997 Wesfort closed and got abandoned. Squatters of different backgrounds moved in and formed a community of around 4,000 people. Living conditions are poor. There is no electricity and there is bad access to water and sanitary. The buildings are heavily in decay and some, such as the monumental church, are even demolished by the inhabitants themselves. There is a high rate of unemployment. People who work have to travel far and there is no centre were people can shop and have access to communal functions in the area. Despite, there are several positive initiatives in Wesfort. People start their own shops and businesses at home and there are communal projects such as a crèche, soup kitchen and people come together to make music. There is also a group who has awareness for the historical value of the site.

Beside, Wesfort is under pressure of the upcoming urban developments. On the south the site already borders the neighborhood of Attridgeville. There are plans for further development around and in Wesfort.
Problem Statement
The question for Wesfort is how the historical value of the site and the informal community will play a role in the future developments.

In Wesfort and its surrounding area there is a high rate of unemployment. A formal commercial, communal and a real public place is far away. Therefore people start their one initiative but these don’t have a proper place, so they have few possibilities to develop.

Design Assignment
Making at Wesfort a green public place with facilities promoting work and entrepreneurship. This to uplift the community of Wesfort and the (future) surrounding area.

Location
A place where the people of Wesfort, the surrounding area and people from outside Wesfort can come together (visitors). To attract the last, the historical buildings and unique picturesque layout of Wesfort in combination with the closeness of the fort can be used.

Users
People from outside. (Visitors) People form the Wesfort community and surrounding area who work at the site. (Workers) And the inhabitants of Wesfort and the surrounding area who can make use of the
PvE program

PUBLIC
- Museum
- Exposition space
- Restaurant
- Assembly place
- Podium
- Parc
- Parking space
- Public Toilets

WORK SUPPORTING FACILITIES
- Training room (100-150 m²)
- Computer room (100-150 m²)
- Employment agency 2 offices
- Offices 2 offices
- Toilets
- Storage

MARKET SPACE
- Open market space

WORKSHOPS
- Works space (20 m² - 40 m²)
- Sanitary:
  - Sink
  - Toilet

PUBLIC

PRIVATE
POSSIBLE FUNCTIONS WORK
AT HOME HOUSES

- Hairdresser
- Traditional clothing
- Beadwork
- Sewer
- Tailering
- Social projects, producing for example shopping backs.
- Bandana's Cancer Weeks
- Jewellery
- Woodcarving
- Art
- Print Fabric Block Printed
- Weaving
- Chairs Cane Baskets Food Bowls
- Food catering
- Funeral organizer
- Wedding organizer
- Grave Stones
- Covins
references

overview

Community Skills Centers

- Bandwith Barn, Khaylitsha, Cape Town
- Zikhuliseni Proficiency Development Centre, Diepsloot, Johannesburg
- Themba Training, Cape Town
The Bandwidth Barn Khayelitsha is part of the Cape IT Initiative (CiTi) and opened in 2015. The Barn is an incubator that provides infrastructure and facilities needed for startups and entrepreneurs of people of the local community. This includes an computer area were people can access internet and can hold workshops and training, a restaurant, a shop, marketspace, amphitheater and workshops.

According to Baratang Miya from the Cape Innovation and Technology Initiative (CiTi), Project Head of the Barn Khayelitsha, "We have found that many of the entrepreneurs and Women in Business from these communities are crafters and artists. They create beautiful items, but reaching an audience wider than the market stall or the boot of their car is a challenge we would like to help them overcome."

The Barn is located at the foot of the Look Out Hill, a touristic attraction in the township of Khayelitsha. By this i tries to attract people from outside the community to come to the place. Whey you want to climb the hill, you first have to go through the Barn and pass the restaurant, market place and workshops. People will

http://www.citi.org.za/e-commerce-at-the-barn-khayelitsha/

<table>
<thead>
<tr>
<th>Functions</th>
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<tbody>
<tr>
<td>- Arts and Science Centre</td>
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<tr>
<td>- Computer / Workshop space (2 x 160 m²)</td>
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<tr>
<td>- Reception and exhibition space (130 m²)</td>
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<td>- Research room (30 m²)</td>
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<td>- Storage (8 m²)</td>
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<td>- Toilets (15 m²)</td>
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<tr>
<td>- Info &amp; Gift Shop (60 m²)</td>
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<tr>
<td>- Offices (2 x 20 m²)</td>
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<tr>
<td>- Restaurant</td>
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<tr>
<td>- Inside eating space (150 m²)</td>
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<tr>
<td>- Outside eating space (30 m²)</td>
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<tr>
<td>- Kitchen (30 m²)</td>
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<tr>
<td>- Cold Store (2 x 5 m²)</td>
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<tr>
<td>- Store (14 m²)</td>
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<tr>
<td>- Yard (12 m²)</td>
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<tr>
<td>- Studio (20 m²)</td>
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<tr>
<td>- Public Toilets (2 x 45 m²)</td>
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<tr>
<td>- Storage (2 x 20 m²)</td>
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<tr>
<td>- Large Amphitheatre (300 m²)</td>
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<tr>
<td>- Small Amphitheatre (80 m²)</td>
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<tr>
<td>- Market (160 m²)</td>
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<tr>
<td>- Indigenous Garden (80 m²)</td>
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<tr>
<td>- Parking Space</td>
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<tr>
<td>- Look Out Point</td>
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references

Zikhulseni Proficiency Development Centre, Diepsloot, Johannesburg

The Zikhulseni Proficiency Development Centre offers training in a variety of skills including computer, sewing, beadwork, fabric painting, welding, ironwork, bricklaying and vegetable growing.

Adults get trained in a skill. The goal is that they can find a job or start their own business.

The centre has a small retail area from which people who started a small business can sell their hand-crafted products.


Functions

Total 2000 m²
- Training rooms
- Kitchen
- Bathrooms and showers
- Retail area
- Vegetable Garden
references

Themba Training

Themba Training offers micro business training paired with practical skills like sewing and computer classes. They equip individuals to become small business owners and enter the formal job market. They empower people to become entrepreneurs. The centre also offers training for children.

People get a small starting fund and start their own business at home.

references
Pelip Offices, Wolff Architects
**program**

**Community centre**
- Info room: 60 m²
- Computer room: 350 m²
- Library: 100 m²
- Restaurant: 100 m²
  - Dining: 100 m²
  - Kitchen: 40 m²
  - Cold store: 2 x 5 m²
  - Great store: 15 m²
  - Garbage place: 15 m²

**Amphi theatre**

**Sportfield**
- Administration offices: 2 x 20 m²
- Toilets: 90 m²
  - Woman: 10
  - Man: 6 toilet + 6 urinal

**Groen / buiten ruimte**

**Expo centre**
- Museum / Exhibition place

**Skill centre**
- Workshops
- Rentable offices
- Open market space