

## Core Business

JPC is a dynamic and visionary property Company mandated to manage and develop the CoJ's R8.8 billion property portfolio. As a promoter of innovative solutions to the development challenges of contemporary Johannesburg, JPC utilises council-owned land assets to leverage private sector investment in public infrastructure.

JPC's core business is to manage the property assets of the CoJ, maximising the social, economic, and financial value of the CoJ's property portfolio, and enhancing the efficiency of its use. The Company's overarching mandate is to support the achievement of the CoJ's strategic priorities, including economic and social development and the service delivery objectives.

## Day-to-day Operations

JPC provides the following services for CoJ's property portfolio:

- Property Development;
- Property Management;
- Facilities Management which includes Informal Trading and Public Transport;
- Asset Management; and
- All ancillary services related to the above.

## Highlights and Achievements

### Asset Management

The JPC Property Asset Management unit strives to optimally manage the City's property portfolio to achieve its maximum potential by unlocking value of the portfolio through a process of careful analysis, strategic planning, and efficient management. The primary focus of the Property Asset Management unit is to drive JPC's Land Strategy through defining an appropriate return on investment, cost structure, investment plan, disposal and acquisition strategy, and maintenance plan that aligns to transformation targets. Property Asset Management must maintain the property asset register and warrant that land supports the City's objectives and spatial development framework for each property under management, and the portfolio as a whole.

This report focuses on the following aspects of Asset Management reporting for the period under review: