

CLAUS RABE

URBAN ECONOMIST | DIRECTOR, CITYCENTRIC

Pr PIn (SACPLAN A/2560/2017)

✉ claus@citycentric.co.za | ☎ +27 73 775 0355

PROFESSIONAL SUMMARY

Urban economist and director of Citycentric, an independent advisory practice focused on urban economic modelling and decision support. Eighteen years' experience across local government, public sector consulting, international development and applied research.

Advises public and private institutions on housing, transport, labour and land market dynamics. Develops bespoke, tractable analytical frameworks grounded in observed market behaviour, integrating spatial and economic processes to support complex planning, investment and policy decisions.

ACADEMIC BACKGROUND

- Cert. of HE in Arch., Leicester U., 2021
- MSc Urban Mgmt., TU-Berlin, 2011
- M City & Regional Planning, UCT, 2006
- B Policy Studies (with Econ.), Stell., 2004

AWARDS

- Leicester Uni. Archaeology Prize, 2021
- Cape Town Service Excellence Award, 2016
- SAPI National Planning Award, 2014
- Ernest Oppenheimer Scholarship, 2009

FIELDS OF SPECIALISATION

- Urban economic modelling, forecasting and scenario analysis
- Decision-support tools and spatial diagnostics for planning and investment
- Financial and economic feasibility of land development and infrastructure projects
- Evaluation and targeting of place-based, programmatic and network interventions
- Municipal performance indicators and spatial-economic analysis
- Inclusive local economic development, housing markets and urban safety

WORK EXPERIENCE

Founder and Director

Citycentric

(Claus Rabe and Partners (Pty) Ltd)

Cape Town, South Africa

2026-Present

Director and Practice Area Lead: Urban Econ.

Palmer Development Group (PDG)

Cape Town, South Africa

2017 – 2025

Principal Planner (Growth Mgmt.)

City of Cape Town

2011 – 2017

Local Expert (Urban Mgmt.)

GIZ (formerly GTZ)

South Africa and Egypt offices

2010

Senior Development Consultant

Silimela Development Services

2007-2011

Subcontracted Intern

Palmer Development Group (PDG)

Cape Town, South Africa

2007

SELECTED RECENT PROJECTS

- **Feasibility assessment** for a proposed intermodal agri-logistics hub, Polokwane, Limpopo, under the UK Foreign Office-supported Urban Resilience Programme (2025).
- **Market demand and viability assessment** of a strategic mixed-use land development, Newcastle Municipality, under the UK Foreign Office-supported Urban Resilience Programme (2025).
- **Programme-level multi-criteria decision framework** to support portfolio prioritisation, enabling the UK Foreign Office to sequence 100 project proposals against programme objectives (2025).
- **Partial equilibrium residential growth projection model** to support spatial planning and engineering functions, City of Cape Town (2025).
- **Programmatic CBA and business case** for a transport-led inner city regeneration programme, Bellville CBD, City of Cape Town (2024).
- **Economic feasibility and spatial prioritisation** of a development incentive overlay zone, supporting amendments to the City of Cape Town Municipal Planning By-Law (2023).
- **Urban economic monitoring framework** for South Africa's metropolitan municipalities, commissioned by the South African Cities Network (2023).
- **Cost-benefit assessment** of alternative locations for a proposed intermodal container terminal, City of Cape Town (2022).
- **Land use and transport interaction modelling** to support strategic planning, developed in collaboration with the World Bank and CIRED (2016–).

URBAN GROWTH, HOUSING AND LAND MARKETS

| Year | Project / Decision context | Client / Institution | Role |
|------|---|---------------------------|------------------|
| 2025 | Partial equilibrium residential growth projection model | City of Cape Town | Project lead |
| 2025 | Gravity-based population distribution model with spatial constraints | City of Cape Town | Spatial modeller |
| 2024 | Human Settlements Sector Plan review, incl. housing strategy dashboard linked to demand, costing and spatial prioritisation | City of Cape Town | Technical lead |
| 2024 | Market demand assessment for Claremont Local Area Plan | City of Cape Town | Urban economist |
| 2022 | Gateway Precinct Market Demand study, including medium-term forecast of office, residential submarkets for Cape Town CBD. | City of Cape Town | Urban economist |
| 2022 | Impact of flood hazard on property prices in Cape Town, presented at Boston, Mass. | Lincoln Land Institute | Project lead |
| 2020 | Modelling impact of COVID on long-term population growth | UK FCDO | Project lead |
| 2020 | Development of spatial demographic model using synthetic households and iterative proportional fitting method. | City of Cape Town | Project lead |
| 2018 | Long-term population projections, in collaboration with PwC. | City of Cape Town | Project lead |
| 2016 | Land use-transport interaction model (NEDUM) | World Bank Research Group | Urban economist |

INFRASTRUCTURE INVESTMENT, REGENERATION AND FEASIBILITY

| Year | Project / Decision context | Client / Institution | Role |
|------|---|--------------------------------------|-----------------------|
| 2025 | CBA of Sea Point sea wall refurbishment using CVM, hedonic pricing, risk simulation | City of Cape Town | Urban economist |
| 2024 | Pre-feasibility market and financial analysis for AJ West Housing | City of Cape Town | Property economist |
| 2023 | Ingulube Hives Redevelopment Strategy | City of Cape Town | Technical lead |
| 2022 | Feasibility of affordable housing in Gateway Precinct development | City of Cape Town | Property economist |
| 2021 | Market assessment for municipal bulk infrastructure financing | Development Bank of Southern Africa | Urban economist |
| 2020 | Impact of Gautrain rapid rail extension on property prices | Gauteng Provincial Government | Urban economist |
| 2019 | Costing development in discouraged growth areas | City of Cape Town | Project lead |
| 2018 | Financial mechanisms towards economic water resilience | Western Cape Provincial Government | Regional economist |
| 2017 | Impact evaluation of Foreshore Freeway Proposal | V&A Waterfront | Urban economist |
| 2017 | Medium-Term Infrastructure Investment Framework | City of Cape Town | Project lead |
| 2017 | Economic impact study of Klapmuts industrial hub | Distell | Urban economist |
| 2012 | Property feasibility appraisal of Valhalla Business Park | City of Cape Town | Urban economist |
| 2010 | Urban development programme for Cairo Governorate | GIZ (formerly GTZ) | Participatory planner |
| 2007 | Public Investment Strategy | Cape Winelands District Municipality | Project manager |

PUBLIC SECTOR PLANNING, STRATEGY AND INSTITUTIONAL FRAMEWORKS

| Year | Project / Decision context | Client / Institution | Role |
|------|--|---|----------------------------|
| 2025 | Provincial mobility master plan briefing document | Western Cape Provincial Government | Project lead |
| 2024 | Community Services Operational Sector Plan | City of Cape Town | Technical lead |
| 2024 | Safety and Security Operational Sector Plan | City of Cape Town | Technical lead |
| 2023 | Bellville Rough Sleepers Strategy | City of Cape Town | Technical lead |
| 2023 | Growth for Jobs Strategy | Western Cape Provincial Government | Regional economist, editor |
| 2021 | Integrated drought and water resource plan | Western Cape Provincial Government | Regional economist |
| 2020 | Soweto Triangle Strategic Area Framework | UK FCDO | Urban economist |
| 2015 | Review of Cape Town Spatial Development Framework | City of Cape Town | Urban economist |
| 2012 | Cape Town Spatial Development Framework | City of Cape Town | Urban economist |
| 2008 | Gauteng 2055 Development Strategy | Gauteng Provincial Government | Futures researcher |
| 2008 | Review of Urban Renewal Programme anchor projects | Department of Provincial and Local Government | Project manager |
| 2008 | Impact and effectiveness of urban development incentives | South African Cities Network | Project manager |

EVALUATION, DIAGNOSTICS AND POLICY ASSESSMENT

| Year | Project / Decision context | Client / Institution | Role |
|------|--|--|--------------------|
| 2025 | Provincial mobility master plan briefing document | Western Cape Provincial Government | Project lead |
| 2023 | International benchmarking of place-based economic policies | Centre for Development and Enterprise | Project lead |
| 2019 | Urban development indices to track spatial transformation | City of Cape Town | Urban economist |
| 2019 | Diagnostic assessment of nine intermediate cities | World Bank | Senior expert |
| 2019 | Evaluation of Housing Chapters Programme | National Department of Human Settlements | Project lead |
| 2018 | Diagnostic modelling of municipal viability | National Treasury | Regional economist |
| 2018 | Evaluation of LandCare programme | Western Cape Dept. of Agriculture | Evaluator |
| 2017 | Assessment of DBSA's role in supporting Integrated Urban Development Framework | Development Bank of South Africa | Project lead |
| 2015 | Economic Areas Management Programme (ECAMP), incl. spatial diagnostics for 72 business nodes | City of Cape Town | Programme lead |
| 2011 | Extension of Urban Development Zone | City of Cape Town | Urban economist |
| 2010 | Violence and crime prevention programme | GIZ (formerly GTZ) | Local expert |
| 2008 | OECD Territorial Review of Kimberley and surrounds | Office of the Presidency | Regional economist |

PUBLICATIONS

- **RABE, C.** (2025). Thirty Years of Magical Planning and the Reluctant Pragmatic Turn. In: du Plessis, D. (eds) *Territorial Governance and Spatial Transformation in Post-apartheid South Africa. Local and Urban Governance*. Springer, Cham. https://doi.org/10.1007/978-3-031-85489-7_16
- **RABE, C., AND SELOD, H.** (2023). Place-based Economic Policies: International Lessons for South Africa. Discussion Document 11. Centre for Development and Enterprise. Johannesburg. <https://cde.org.za/wp-content/uploads/2023/05/Discussion-Document-11.pdf>
- **RABE, C., AND KARPUL, D.** (2023). Effects of Flood Hazard on Property Prices in Cape Town, South Africa. Working Paper WP23CR1. Lincoln Institute of Land Policy. <https://www.lincolnist.edu/publications/working-papers/effects-flood-hazard-property-prices-cape-town-south-africa>
- **BRUECKNER, J.K., RABE, C., SELOD, H.** (2019). Backyarding: Theory and evidence for South Africa. *Regional Science and Urban Economics* 79, 103486. <https://doi.org/10.1016/j.regsciurbeco.2019.103486>.
- **PFEIFFER B., RABE C., SELOD H. and VIGUIE V.** (2019). Assessing Urban Policies Using a Simulation Model with Formal and Informal Housing: Application to Cape Town, South Africa. *Policy Research working paper; no. WPS 8921*; Paper is funded by the Strategic Research Program (SRP). Washington, D.C.: World Bank Group.
- **RABE, C.** (2019). Measuring Spatial Transformation in South African Cities: a Location Equity Approach. *The Journey to Transform Local Government*. Cape Town. Juta (ISBN 978-485-133056).
- **RABE, C. & ROUSSEAU, E.** (2016). Turning Data into Actionable Intelligence: Cape Town's ECAMP tool. *Planning Law Reform in the Western Cape: The Road to Transformation* (ISBN 978-0-621-44991-4).
- **RABE, C., MCGAFFIN, R. and CRANKSHAW, O.** (2015). A Diagnostic Approach to Intra-Metropolitan Spatial Targeting: evidence from Cape Town, South Africa. *Development Southern Africa*. DOI 10.1080/0376835X.2015.1063988.
- **BELTRAN del RIO GARCIA, L. and RABE, C.** (2010). Case study: Ezzbet Al Nasr. In Fokdal, J. & Zehner, C. (Eds.), *Improving Informal Areas in Greater Cairo. The cases of Ezzbet Al Nasr and Dayer El Nahia* (pp. 34-60). TU Berlin.