

The contribution of Public–Private Partnerships (PPPs) to improving accessibility of low-income earners to housing in southern Nigeria

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Received: 10 September 2009 / Accepted: 11 February 2011 / Published online: 25 February 2011
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Abstract Public–Private Partnership is a relatively new approach to housing provision and was introduced in Nigeria to address the burgeoning housing challenges. To date, little is known about the contribution of this approach to improving the chances of low-income earners in gaining access to decent and affordable housing in urban areas in this country. Based on data obtained from a survey of selected government housing agencies in six cities in southern Nigeria, this study found that the Public–Private-Partnership approach, like most previous public housing delivery strategies, has not made any significant contribution to housing low-income earners; rather it is skewed towards providing housing for high- and middle-income earners. This paper identifies the state-market structure of the Public–Private Partnerships and the absence of a National Policy on Public–Private Partnership in housing in Nigeria as being responsible for this development. It therefore suggests that the development and adoption of a uniform National Policy on Public–Private Partnership in housing, government provision of land at no cost to private developers, lowering of the high building standards, and incorporation of assisted-self-help and incremental housing into the Public–Private-Partnership housing delivery system will ensure better results.

Keywords Housing provision · Low-income earners · Public–Private Partnership · Southern Nigeria · Urban areas

1 Introduction

As in other places of the world, Nigerians are facing many challenges in urban housing development. Thus attempts to address these challenges in the past few decades have tended towards government's active involvement in housing provision for all income groups. However, it has been observed that over the years the independent efforts of the

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