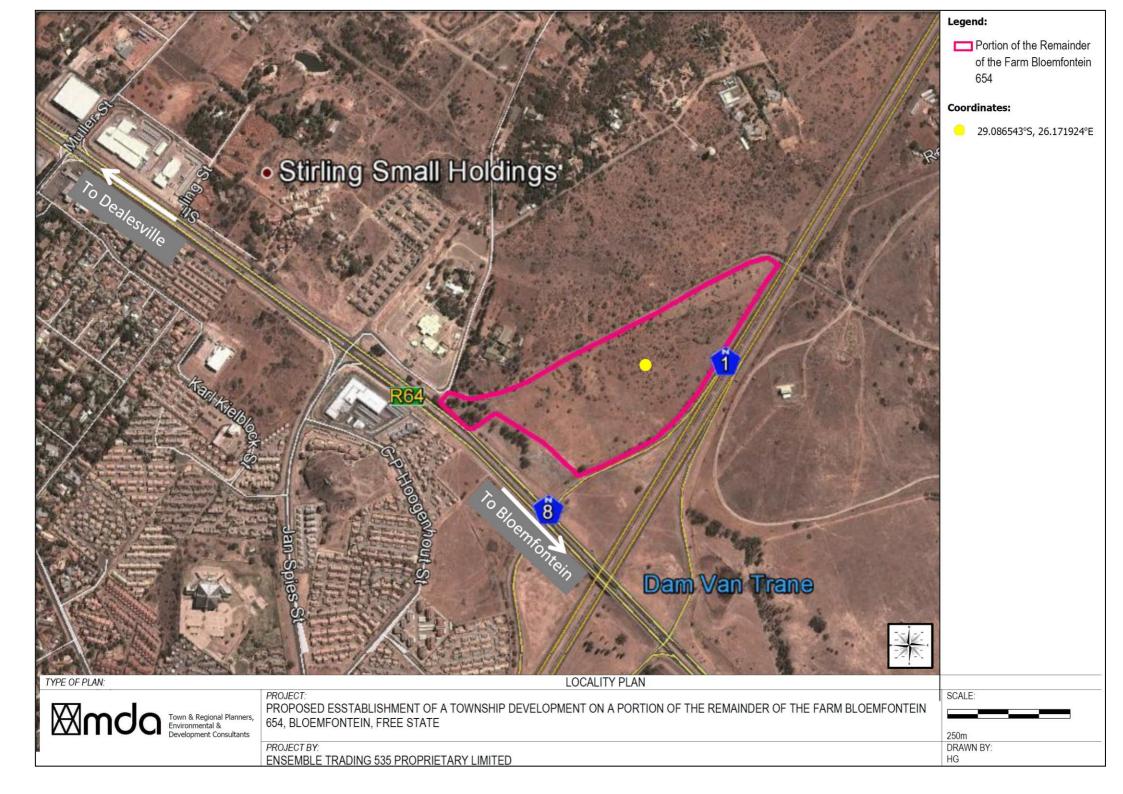
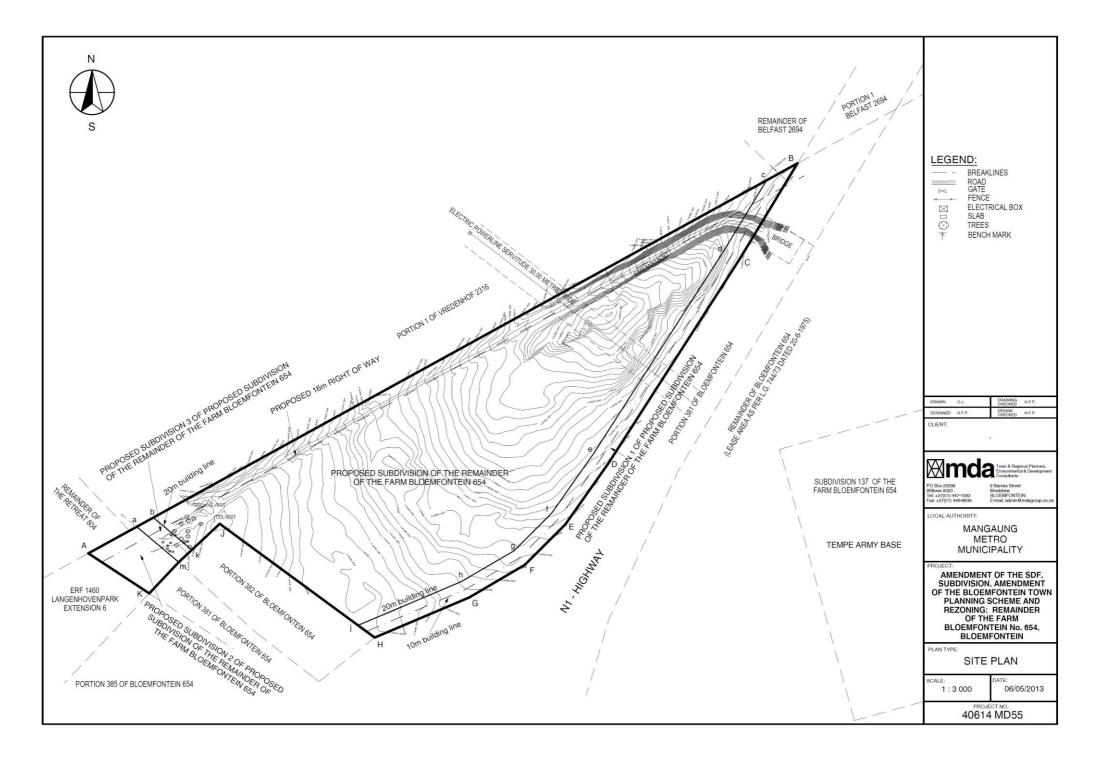
# Appendix A Site plan(s)





# Appendix B Photographs



Figure 1: Panorama of the site. Flyrock and spoil is visible in the foreground (red figure). Note the low percentage vegetation cover.



Figure 2: Panorama of the site illustrating spoil from construction of the dirt road. Note the invader Torch Cactus (*Echinopsis spachiana*) in the foreground (red figure).



Figure 3: Panorama of the site.



Figure 4: Panorama of the site. Note the low percentage vegetation cover.

# Appendix C Facility illustration(s)

Please note that the facility illustrations will only be drawn after approval is obtained from the relevant authorities:

- MMM: Amendment to the SDF
- DETEA: Environmental Authorisation

# Appendix D Specialist report(s)

# Appendix D<sub>1</sub> Heritage report







# Appendix E Comments and responses report

# $\begin{array}{c} \text{Appendix } E_1 \\ \text{List of identified interested and / or affected parties} \end{array}$

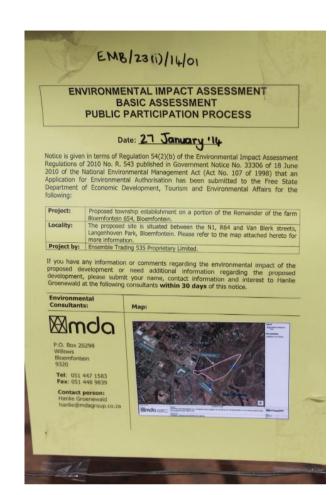
Proposed development on a portion of the remainder of the farm Bloemfontein 654, Bloemfontein Table 1: List of identified interested and / or affected parties			
Authorities & Stakeholders			
Organization	Contact person and contact detail		
The Municipal Ward Councilor: Ward 48	J.C. Pretorius		
Mangaung Metro Municipal Manager	Me. Sibongile Mazibuko		
	P.O. Box 3704 Bloemfontein 9300		
Mangaung Metro Municipality:	Me. Mpolokeng Kolobe		
Enviornmental Division	P.O. Box 3704 Bloemfontein		
	9300		
Mangaung Metro	Collin Dihemo		
Municipality: Planning Division	P.O. Box 3704 Bloemfontein		
DIVISION	9300		
Department of Agriculture	The Assistant Director		
	P.O. Box 34521		
	Faunasig		
	Bloemfontein 9325		
Department of Police,	Head of Department:		
Roads and Transport	Mr Jack Klaas		
	P.O. Box 119		
	Bloemfontein		
	9300		
SAHRA	An on-line application will be submitted to SAHRA		
Department of Water	Private Bag X528		
Affairs	Bloemfontein		
	9300		
Property Name	Adjacent Landowners Contact Name and Contact Detail		
Erf 1568	Barloworld Motor (Pty) Ltd		
	P.O. Box 44		
	Bloemfontein		
	9300		
Farm Retreat 804/RE	R.S. Key		
	5 Van Blerklaan Bain's Vlei		
	9338		
Farm Allonby 3021	Baptist Church Of Bloemfontein		

Proposed development on a portion of the remainder of the farm Bloemfontein 654, Bloemfontein Table 1: List of identified interested and / or affected parties

Authorities & Stakeholders				
Organization	Contact person and contact detail			
	P.O. Box 11238			
	Universitas			
	Bloemfontein, 9321			
Farm Vredenhof 2316/1	Masonic Centre Property Ltd			
	P.O. Box 39100			
	Langenhovenpark			
	9330			
Farm Sunny Ridge	Seyalemoya Communications Pty Ltd (Central Media Group) P.O. Box 7117			
2692/1	Bloemfontein			
	9300			
Farm Belfast 2694/Re	SANRAL			
	Private Bag X928			
Road And Road Reserve	Private Bag X926			
Farm 654/381	0001			
Farm 654/382				
Farm 654/385				
Farm Bloemfontein	Mangaung Metro Municipality			
654/Re (Portion On	P.O. Box 3704			
Eastern Side Of Road)	Bloemfontein			
E ( 4 40E	9300			
Erf 1465	Ams Consultans			
	5 Kennilworth Road			
	Spitskop Bloemfontein			
	9301			
Erf 1460	Igitur Complex			
Erf 1469	Itec			
	14 C.P. Hoogenhout Street			
	Bloemfontein			
	9301			



## Site notices placed on site:





### Advertisement:

REGSKENNISGEWINGS & TENDERS	ALGEMENE	DORPSVESTIGING/	120 ENVIRONMENTAL IMPACT ASSESSMENT	120 ENVIRONMENTAL IMPACT ASSESSMENT	122 JD GILO
& TENDERS	KENNISGEWINGS 4010	STIGTING 4030	ENVIRONMENTAL IMPACT		00
HOFBEVELE/ SEKWESTRASIES/	Kennisgewing		ASSESSMENT: SCOPING PUBLIC PARTICIPATION	ENVIRONMENTAL IMPACT ASSESSMENT:	In die boe
LIKWIDASIES	Hiermee word kennis gegee aan	120	PROCESS Notice is given in terms of	BASIC ASSESSMENT PUBLIC PARTICIPATION PROCESS	bus Danie titeitsnom
n die Hoë Hof van	mnr. Jannie Jacobus Adams, 720614 5159 089,	Kennisgewing in verband met 'n lisensie-aansoek	Regulation 54(2)(c) of the Environmental Impact	Notice is given in terms of	083, datu
Suid-Afrika (Noord- Kaap Hoë Hof, Kimber-	om die inhoud van	in terme van die Petro-	Assessment Regulations of 2010 No. R.543 published in	Regulation 54(2)(c) of the Environmental Impact	10/11/20 012179/2
ey), saaknr. 11/2014. In	wooneenheid no. 1, Cilliersstraat 49, Kestell	leum Produkte Wet, 1977 (Wet Nr. 120 van 1977)	the Government Notice No.	Assessment Regulations of	Striata Af tas, Bloen
lie ex parte aansoek van:	te verwyder, andersins sal	Hierdie kennisgewing het ten doel om partye wat	33306 of 18 June 2010 of the National Environmental	2010 No. R. 543 published in the Government Notice No.	Kennis ge die kredit
Sybrand Gerhardus Steyn, dentiteitsnommer:	dit verkoop word op 1 Februarie 2014 om	geïnteresseerd of geaffek- teer magwees in die lig dat	Management Act (Act No. 107 of 1998) that an appli-	33306 of 18 June 2010 of the National Environmental	om hul vo
380402 5127 082) 1ste	kostes te dek.	OP's Filling Station (Edms) Bpk die hierna verwysde	cation for environmental authorisation has been sub-	Management Act (Act No. 107 of 1998) that an appli-	lewer en h by die ond
eerste applikant en Kathe- een Helen Steyn, identi-		'applikant' 'n aansoek vir 'n	mitted to the Free State Department of Economic	cation for environmental authoriSation has been sub-	'n tydperk 17/01/201
eitsnommer: 791109 0213	VERKOOP VAN SAAK	handelslisensie (retail licence'), aansoeknommer H/2012/02/17/0002, met	Development, Tourism and	mitted to the Free State	ABSA TRO Reg no: 19
084) 2de applikant. Ken- hisgewing van aansoek in	4065	fisieke adres:	Environmental Affairs for the following:	Department of Economic Development, Tourism and	Posbus 24 Bloemford
erme van artikel 21(1)van wet no. 88 van 1984.	120 VERKOOP VAN BESIG- HEID	Perseel 1627 Batiharos Main Weg	Project: Proposed township establishment on the	Environmental Affairs for the following projects:	Tel. 051 44 Faks 086
Geliewe kennis te neem	KENNISGEWING VAN	Batiharos Vallei Kuruman	Remainder of the farm Wesselsheim 1793, Bethle-	Project 1: Proposed town- ship establishment on the	Verw: Mer
at aansoek gedoen sal	VERKOOP VAN BESIG- HEID	ingedien het.	hem, Free State. Locality: The property is	Remainder of Portion 1 of the Farm Tredenham 2153,	son.
vord namens die boge- nelde applikante aan die	Kennis geskied hiermee	Die doel van die aansoek is dat die applikant 'n lisensie	situated immediately south-east of the town of	Bloemfontein	122 MM D
ogemelde agbare hof op	ingevolge Artikel 34(1) van die Insolvensiewet, Wet 24	toegestaan word om petro- leumhandelsaktiwiteite te	Bethlehem and east of the	Locality: The property is situated on the corner of the	KUUJ 🔤
/rydag 14 Februarie 2014 m 10:00, of so spoedig	van 1936, soos gewysig, dat Smithson Ontwikkeling	onderneem soos uiteengesit in die aansoek. Reëlings om	Loch Athlone Dam. Project by: HVDM Prop CC.	T185 and the R700 (Kenneth Kaunda Road), Bloemfon-	
noontlik daarna as wat die	Eiendoms Beperk, Registra-	die aansoekdokumentasie te	If you have any information or comments regarding the	tein. Project by: Six Strings	In die boe
aak aangehoor kan word vir 'n bevel in die volgende	sienommer 1999/003849/07 die geregistreerde eienaar	besigtig kan gemaak word deur die Kontroleurder van	environmental impact of the proposed development or	Investments (Pty) Ltd Contact person: Marike du	Moses Ma nr: 11607/
erme: 1. Dat verlof ver-	van die eiendom, bekend as: Gedeelte 1 van Erf 502 Cla-	Petroleumprodukte te kon- tak by:	need additional information	Plessis	kantoor: B titeitsnom
een word aan die appli- kant om in terme van aar-	rens Dorpsgebied, Registra- sie afdeling R.D., Vrystaat	Ander besonderhede: Telefoon: 012 406 7788; of	regarding the proposed development, please submit	(marike@mdagroup.co.za) 2. Project: Proposed town-	titeitsnom 088, sterfi ber 2011,
ikel 21(1) van die wet op	Provinsie, 1717 (een dui- sende sewe honderd en	Faks 012 341 4228; of E-pos; petroleum.	your name, contact informa- tion and interest to the fol-	ship establishment on a por- tion of the Remainder of the	Desember
nuiweliksgoedere, wet van 1984. hulle huweliks	seventien) vierkante meter,	controller@energy.gov.za	lowing consultants within 30 days of this notice.	farm Bloemfontein 654, Bloemfontein.	adres: 975 Bloemfon
poederebedeling te	geleë by hoek van Naauw- poort- en Stellstraat, Cla-	Enige besware teen die uitreiking van die lisensie,	Consultant: MDA	Locality: The proposed site is situated between the N1,	gemeensk Lindy Mat
verander tot 'n huwelik ouite gemeenskap van	rens, as 'n lopende besigheid verkoop het aan Montdor	wat duidelik die verwysings- nommer soos aangedui	Address: PO Box 20298, Wil- lows, Bloemfontein 9320	R64 and Van Blerk Streets,	Donald, id 740701.02
oed met die uitsluiting	Clarens Elendoms Beperk, Registrasienommer	hierbo moet meld, moet binne 'n periode van twintig	Tel. 051 447 1583 Fax 051 448 9839	Langenhoven Park, Bloem- fontein.	Die gewys finale likw
an die aanwasbedeling. 2.	2012/218929/07 en alle	(20) werksdae, vanaf die	E-mail: marike@mda group.co.za	Project by: Ensemble Trading 535 Proprietary Limited.	busierekei
Dat die applikante gemag- ig word om 'n notariële	belanghebbende partye en skuldeisers word hiermee in	datum van publikasie van hierdie kennisgewing, by die	Contact person: Marike du Plessis	Contact person: Hanlie Groenewald	boedel sal Landdrosk
kontrak te sluit ooreen-	kennis gestel van die voor- genome vervreemding.	Kontroleurder van Petro- leum- produkte ingedien	PIESSIS	(hanlie@mdagroup.co.za)	fontein, vi (een en ty
omstig die konsep Jemerk aanhangsel	Geliewe verder kennis te neem dat eiendomsreg van	word. Sulke besware moet by die volgende fisieke adres		<ol> <li>Project: Proposed town- ship establishment on Por-</li> </ol>	publikasie Indien bin
'C''wat by die eedsverkla-	die voormelde besigheid	ingedien word, of na die vol- gende posadres gestuur	AANDAG	tion 1 and the Remaining	perk geen
ing van die applikante angeheg is. 3. Dat die	geag oorgaan aan Montdor Clarens Eiendoms Beperk,	word:	ALLE	Extent of the farm The Retreat 804, Bloemfontein Locality: The proposed site	by die bet Landdros i gaan die E
opplikante die gemelde	registrasienommer 2012/218929/07, op datum	Fisieke adres: Die Kontrole- urder van Petroleumpro-	<b>ADVERTEERDERS</b>	is situated adjacent to Van	die uitbet
iotariële kontrak moet egistreer binne 3 (drie)	van registrasie van oordrag van voormelde eiendom en	dukte Departement van Energie	Die gebruik van die letter	Blerk Avenue, near Stirling Small Holdings and Groen-	rekening.
maande vanaf datum van	30 (dertig) dae vanaf datum van publikasie van hierdie	Visagiestraat 192 H/v Paul Kruger en Visagie-	"A", leestekens soos "!"	viei Small Holdings in the Langenhoven Park area.	Kramer
die bevel van die boge- melde agbare hof. 4. Dat	kennisgewing. Die datum van registrasie van die oor-	straat PRETORIA	of "**" of die gebruik van	Project by: Keyham Property CC.	Barnesstr Westdene
lie Registrateur van Aktes	drag sal die datum van ver-	0001	syfers met die doel om die	Contact person: Hanlie	Bloemford
e Kimberley gemagtig en gelas word om die	vreemding wees. APPLIKANT: BORCHARDT &	Posadres: Die Kontroleurder van Petro-	advertensie na die bopunt	Groenewald (hanlie@mdagroup.co.za)	Tel. 051 5
gemelde kontrak te regi-	HANSEN ING Vealestraat 361, Brooklyn	leumprodukte Departement van Energie	van die klassifikasie-lys te	If you have any information or comments regarding the	122 AD LA
streer mits dit binne die genoemde tydperk by hom	Court, Blok A. 1ste Vider.	Privaatsak X96	skuif, is streng verbode.	environmental impact of the proposed developments or	- <b>1</b> - R(
ngedien word en ander-	Brooklyn. Tel. 012 460 8047 Verwysing: D.J. Lötz/LG.	Arcadia 0001	SMALLS NOTICE	need additional information regarding the proposed	
sins aan die regsvoors- krifte voldoen. 5. Dat hier-			C. SMALLS NOTICE	developments, please sub-	KENNIS
lie bevel gemaak word		eksklusief aanlyn i		mit your name, contact information and interest to	KRE BESTO
onder benadeling van die egte van bestaande skuld-		ekskiusier aaniyn	oy	the above-mentioned con- tact person at the following	Boedel wy Lawrence
eisers. 6. Dat sodanige				consultants within 30 days of this notice.	Identiteits
erdere en/of alternatiewe egshulp verleen word as			KOLX)	Consultant: MDA Address: PO Box 20298, Wil-	0052.085 Datum va
vat bogemelde agbare hof				lows, Bloemfontein 9320 Tel. 051 447 1583	22/07/20: Boedelnor Adres: Pie
loenlik mag ag. Neem				Fax 051 448 9839	Adres: Pie Sasolburg
verder kennis dat enige bersoon wat van voorneme	Waar kopers e	n verkopers me	kaar ontmoet		Krediteure word hierr
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wat vertoë in hierdie ver- oand wil maak, dit skrifte-		ww	w.uix.cu.za	BOEDELKENNIS- GEWINGS	skulde te tydperk va
ik aan die Griffier van				GEWINGS	gereken v verskynin
ogemelde agbare hof noet doen en terselfdetyd					advertens JH (
n afskrif daarvan aan die			www.namc.co.za		1
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nieronder vermeld, moet	Promoting mark	et access for South African agriculture	I	KREDITEURE EN DEBITEURE	Westdene Bloemford
	-la-	nvitation to Tende	, I	4201	051 506 2
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#### 120 ENVIRONMENTAL IMPACT ASSESSMENT

#### ENVIRONMENTAL IMPACT ASSESSMENT: BASIC ASSESSMENT PUBLIC PARTICIPATION PROCESS

Notice is given in terms of Regulation 54(2)(c) of the Environmental Impact Assessment Regulations of 2010 No. R. 543 published in the Government Notice No. 33306 of 18 June 2010 of the National Environmental Management Act (Act No. 107 of 1998) that an application for environmental authoriSation has been submitted to the Free State Department of Economic Development, Tourism and Environmental Affairs for the following projects: Project 1: Proposed township establishment on the Remainder of Portion 1 of the Farm Tredenham 2153, Bloemfontein Locality: The property is situated on the corner of the T185 and the R700 (Kenneth Kaunda Road), Bloemfontein. Project by: Six Strings Investments (Pty) Ltd Contact person: Marike du Plassis 2. Project: Proposed township establishment on a portion of the Remainder of the farm Bloemfontein 654, Bloemfontein. Locality: The proposed site is situated between the N1, R64 and Van Blerk Streets, Langenhoven Park, Bloemfontein Project by: Ensemble Trading 535 Proprietary Limited. Contact person: Hanlie Groenewald (hanlie@mdagroup.co.za) ed tow 3. Project: Propos ship establishment on Portion 1 and the Remaining Extent of the farm The Retreat 804, Bloemfontein Locality: The proposed site is situated adjacent to Van Blerk Avenue, near Stirling Small Holdings and Groenvlei Small Holdings in the Langenhoven Park area. Project by: Keyham Property CC. Contact person: Hanlie Groenewald (hanlie@mdagroup.co.za) If you have any information or comments regarding the

CC. Contact person: Hanlie Groenewald (hanlie@mdagroup.co.za) If you have any information or comments regarding the environmental impact of the proposed developments or need additional information regarding the proposed developments, please submit your name, contact information and interest to the above-mentioned contact person at the following consultants within 30 days

Consultant: MDA Address: PO Box 20298, Willows, Bloemfontein 9320 Tel. 051 447 1583 Fax 051 448 9839

of this notice.

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RFF

## Example of notification:



P.O. Box 20298 Willows 9320 Tel: +27 (51) 447 1583 Fax: +27 (51) 448 9839 E-mail: admin@mdagroup.co.za 9 Barnes Street, Westdene BI OEMFONTEIN

Makecha Development Associates trading as MDA, CC 1995/030752/23, Member: SAPI, SACTRP

Our ref: 40614 Contact person: Hanlie Groenewald 28 January 2014

Owner of the Erf 1465, Bloemfontein P/A AMS Consultants 5 Kennilworth Road Spitskop Bloemfontein 9301

#### ATTENTION: ME. A. SASSENBERG NOTIFICATION OF AN APPLICATION FOR ENVIRONMENTAL AUTHORISATION FOR THE PROPOSED TOWNSHIP ESTABLISHMENT ON A PORTION OF THE REMAINDER OF THE FARM BLOEMFONTEIN 654, BLOEMFONTEIN

Notice is given in terms of Regulation 54(2)(b) of the Environmental Impact Assessment Regulations of 2010 No. R. 543 published in Government Notice No. 33306 of 18 June 2010 of the National Environmental Management Act (Act No. 107 of 1998) that an Application for Environmental Authorisation has been submitted to the Free State Department of Economic Development, Tourism and Environmental Affairs for the following:

- **Project:** Proposed township establishment on a portion of the Remainder of the farm Bloemfontein 654, Bloemfontein.
- Locality: The proposed site is situated between the N1, R64 and Van Blerk streets, Langenhoven Park, Bloemfontein. Please refer to the map attached hereto for more information.
- **Project by:** Ensemble Trading 535 Proprietary Limited.
- *Listed activities:* The activities being applied for as part of this Basic Assessment, includes the transformation of undeveloped land to residential, retail, commercial, recreational, industrial or institutional use, inside an urban area where the total area to be transformed is bigger than 5 ha but less than 20 ha [Activity 23(i) in terms of R544 of 18 June 2010].

This includes, but is not limited to the following:

Clearance of vegetation

Managing Members: H.F. Prinsloo, Pr. Pln (A/765/1994), B.Sc., M.TRP. (UFS) N. Devenish, Pr. Pln (A/1133/1999), B.A., M.TRP. (UFS) Assisted by: A.C. Rohrbeck, Pr. Pin (A/153/2009), B.Soc.Sc., M.TRP (UFS) M.H. du Plessis, B.Sc. Geology, B.Sc. Hons. Geology (UFS) H. Groenewald, B.Sc. Zoology, B.Sc. Hons. Zoology, M.Sc. Zoology (UFS)

- Levelling of certain areas within application area
- Establishment of storm water management measures
- Establishment and installation of bulk services that will be provided to the proposed development
- Construction of roads, buildings etc.

If you have any information or comments regarding the environmental impact or need additional information regarding the proposed development, please submit your name, contact information and interest to the following consultants by 28 February 2014.

**Environmental Consultant:** 



Willows Bloemfontein 9320 Tel: 051 447 1583

Fax: 051 448 9839

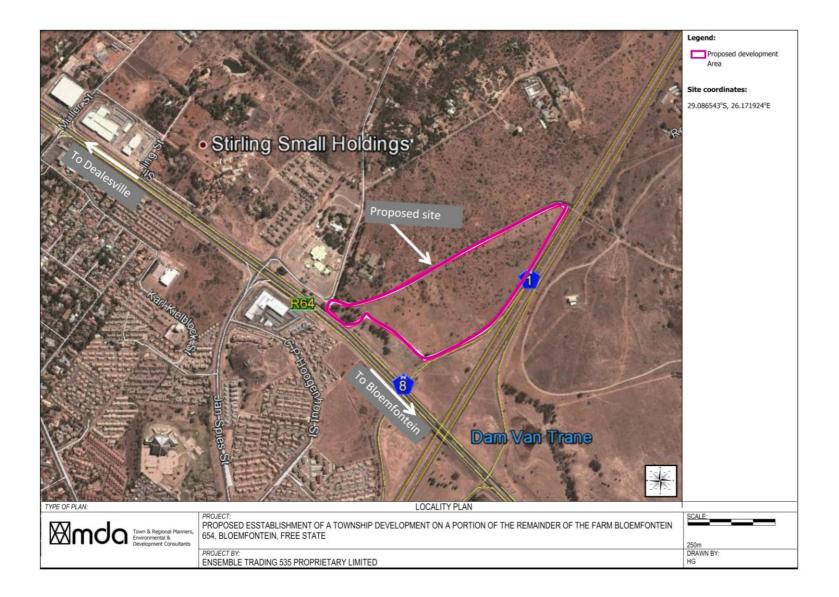
E-mail: hanlie@mdagroup.co.za

Please do not hesitate to contact me should you require additional information on the said project.

Kind regards

Mewenn

NEIL DEVENISH Pr. Pln A/1133/1999 Manager: Town Planning/Environmental



## **Proof of notification to:**

## Ward Councilor:

	Hanlie Groenewald <hanlie@mdagroup.co.za></hanlie@mdagroup.co.za>
Sent:	16 January 2014 10:05 AM
To:	'xgrafies@gmail.com'
Subject:	NOTIFICATION OF AN APPLICATION FOR ENVIRONMENTAL AUTHORISATION FOR THE PROPOSED TOWNSHIP ESTABLISHMENT ON A PORTION OF THE REMAINDER OF THE FARM BLOEMFONTEIN 654, BLOEMFONTEIN
Attachments:	1.pdf; Letter.WC48.pdf

Find attached hereto a notification regarding the above mentioned project for your attention.

Please do not hesitate to contact me should you require additional information on the said project.

Kind regards,

Hanlie Groenewald Environmental Assessment Practitioner for MDA Tel.: +27 51 447 1583 Fax.: +27 51 448 9839 9 Barnes Street, Westdene, Bloemfontein, 9301 PO Box 20298 Willows, 9320



## **Metro Municipal Manager:**

### Fax Send Report

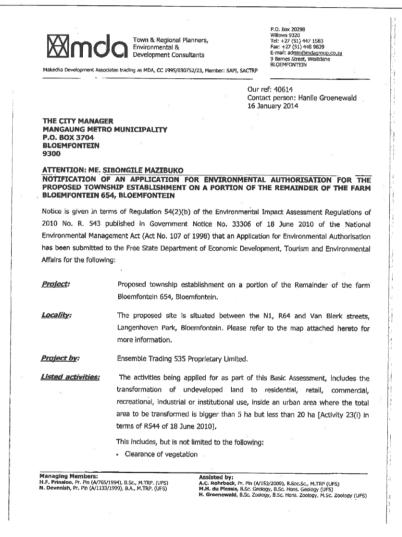
:

#### 16-JAN-2014 09:56 THU

Fax Number : Name

Name/Number Page Start Time Elapsed Time Mode Results

0514058108 : 3 16-JAN-2014 09:53 THU : 01'48" : STD ECM : : [O.K]



## **Municipality Environmental Division:**

Hanlie Groenewald <hanlie@mdagroup.co.za></hanlie@mdagroup.co.za>
16 January 2014 09:41 AM
'mpolokeng.kolobe@mangaung.co.za'
NOTIFICATION OF AN APPLICATION FOR ENVIRONMENTAL AUTHORISATION
FOR THE PROPOSED TOWNSHIP ESTABLISHMENT ON A PORTION OF THE
REMAINDER OF THE FARM BLOEMFONTEIN 654, BLOEMFONTEIN
Letter.Kolobe.pdf; 1.pdf

#### Me Kolobe

Find attached hereto a notification regarding the above mentioned project for your attention.

Please do not hesitate to contact me should you require additional information on the said project.

Kind regards,

Hanlie Groenewald Environmental Assessment Practitioner for MDA Tel.: +27 51 447 1583 Fax.: +27 51 448 9839 9 Barnes Street, Westdene, Bloemfontein, 9301 PO Box 20298 Willows, 9320



A copy of the dBAR (this document) was forwarded to the following additional authorities:

- Mangaung Metro Municipality Planning Division
- Department of Agriculture
- Department of Police, Roads and Transport
- SAHRA (on-line application)
- Department of Water Affairs

Proof thereof will be made available as part of the Final BAR.

## Adjacent landowners:

	mfontein 654, Bloem	
Adjacent	Landowner and Contact	Proof of notification
property	Information	
Erf 1568	Barloworld Motor (Pty) Ltd	REGISTERED LETTER (with a domestic insurance option) SharaCall DBGD 111 502 www.sapo.co.za RD 886 579 626 ZA
	P.O. Box 44 Bloemfontein 9300	CUSTOMER COPY 301028R
Farm Retreat 804/RE	R.S. Key 5 Van Blerklaan Bain's Vlei 9338	REGISTERED LETTER (with a domestic insurance option) - SinneCall 0860 111 502 www.sape.co.za RD 886 579 657 ZA CUSTOMER COPY 301028R
Farm Allonby 3021	Baptist Church Of Bloemfontein P.O. Box 11238 Universitas Bloemfontein, 9321	REGISTERED LETTER (with a domestic insurance option) ShareCall 0850 111 502 www.sapo.co.za RD 886 579 586 ZA CUSTOMER COPY 301028R
Farm Vredenhof 2316/1	Masonic Centre Property Ltd P.O. Box 39100 Langenhovenpark 9330	REGISTERED LETTER (Mi(h a domestic insurance option) ShereCall 0860 111 502 www.sepo.co.ze RD 886 579 569 ZA CUSTOMER COPY 301028R
Farm Sunny Ridge 2692/1	Seyalemoya Communications Pty Ltd (Central Media Group) P.O. Box 7117 Bloemfontein 9300	REGISTERED LETTER (with a domestic insurance option) sharaCall 0860 111 502 www.sapo.co.za RD 886 579 691 ZA CUSTOMER COPY 301028R
Farm Belfast 2694/Re	SANRAL Private Bag X928 Pretoria 0001	REGISTERED LETTER (with a domestic insurance option) ShareCall 0860 111 502 www.sapo.co.xe RD 886 579 674 ZA CUSTOMER COPY 301028R

Road And Road Reserve Farm 654/381	SANRAL Private Bag X928 Pretoria 0001	REGISTERED LETTER (with a domestic insurance option) ShareCall 0860 111 502 www.sapo.co.za RD 886 579 674 ZA CUSTOMER COPY 301028R
Farm Bloemfontein 654/Re (Portion On Eastern Side Of Road)	Mangaung Metro Municipality P.O. Box 3704 Bloemfontein 9300	REGISTERED LETTER (with a domestic insurance option) sharecall 0660 1t1 502 www.sapc.co.za RD 886 579 609 ZA CUSTOMER COPY 301028R
Farm 654/382	SANRAL Private Bag X928 Pretoria 0001	REGISTERED LETTER (with a domestic insurance option) ShareCall 0860 111 502 www.sapo.co.za RD 886 579 674 ZA CUSTOMER COPY 301028R
Farm 654/385	SANRAL Private Bag X928 Pretoria 0001	REGISTERED LETTER (with a domestic insurance option) ShareCall 0860 111 502 www.sapo.co.za RD 886 579 674 ZA CUSTOMER COPY 301028R
Erf 1465	Ams Consultans 5 Kennilworth Road Spitskop Bloemfontein 9301	Notified By E-Mail See below
Erf 1460	Igitur Complex	Notified By Means Of A Pamphlet Distribution Process On 27 January 2014
Erf 1469	Itec 14 C.P. Hoogenhout Street Bloemfontein 9301	REGISTERED LETTER (with a domestic insurance option) ShareCall 0860 111 502 www.sapo.co.za RD 886 579 705 ZA CUSTOMER COPY 301028R

# $\begin{array}{c} \text{Appendix } E_3 \\ \text{List of registered parties} \end{array}$

Proposed development on a portion of the remainder of the farm Bloemfontein 654, Bloemfontein			
Table 2: List of registered parties Authorities & Stakeholders			
Contact person and Comments and Response			
Organization	contact detail	Comments and Response	
The Municipal Ward Councilor: Ward 48	Mr. J.C. Pretorius	<b>Comment:</b> Wants to register as an IAP. All adjacent landowners should be notified of the proposed project. <b>Response:</b> Adjacent landowners were notified. A	
		copy of the dBAR was forwarded to IAPs.	
Mangaung Metro Municipality:	Me. Mpolokeng Kolobe	<b>Comment:</b> Requested a copy of the dBAR.	
Enviornmental Division	P.O. Box 3704 Bloemfontein 9300	<b>Response:</b> A copy of the dBAR was forwarded to Me. Kolobe.	
Mangaung Metro Municipality: Planning Division	Mr. Collin Dihemo P.O. Box 3704 Bloemfontein 9300	A copy of the dBAR was forwarded to Mr. Dihemo.	
Department of Agriculture	The Assistant Director P.O. Box 34521 Faunasig Bloemfontein 9325	A copy of the dBAR was forwarded to the Department of Agriculture, Free State	
Department of Police, Roads and Transport	Head of Department: Mr Jack Klaas P.O. Box 119 Bloemfontein 9300	A copy of the dBAR was forwarded to the Department	
SAHRA		A copy of the dBAR was uploaded on the SAHRA website	
Department of Water Affairs	Private Bag X528 Bloemfontein 9300	A copy of the dBAR was forwarded to DWA, Free State	
	Adjacent La	ndowners	
Property Name	Contact Name and Contact Detail	Comments and Response	
Adjacent Landowner	Cherry Moss Annemarie Sassenberg	<b>Comment:</b> Want more information on the project, including information on the traffic impact study.	
	P.O. Box 26080 Langenhovenpark 9330 info@cherrymossgroup.co	<b>Response:</b> A copy of the dBAR was forwarded to IAPs.	

	.za		
Other Registered Parties			
Property Name	Contact Name and Contact Detail	Comments and Response	
Interested and / or affected party	Andrea Erasmus P.O. Box 2633 Langenhovenpark Bloemfontein 9330 <u>info@alodge.co.za</u> 082 7828 490	<ul><li>Comment: Lives near Van Blerk Avenue and want more information on the project.</li><li>Response: A copy of the dBAR was forwarded to IAPs.</li></ul>	
Interested and / or affected party	Marie-Elize Venter P.O. Box25874 Langenhovenpark 9330 <u>ferplie@gmail.com</u> 082 963 0685	<b>Comment:</b> Want more information on the project. <b>Response:</b> A copy of the dBAR was forwarded to IAPs.	
Interested and / or affected party	Ina Bester P.O. Box 12011 Brandhof 9324	<b>Comment:</b> Want more information on the project, including information on the traffic impact study. <b>Response:</b> A copy of the dBAR was forwarded to IAPs.	
Interested and / or affected party	Bray Rabie Bray.rabie@gmail.com	<b>Comment:</b> Want more information on the project. <b>Response:</b> Additional information was forwarded to Mr. Rabie. MDA requested a postal address as MDA wishes to forward a copy of the dBAR to Mr. Rabie. No response from Mr. Rabie.	
Representative of IAPs	Mr. Barry Cloete P.O. Box 256 Bloemfontein 9300	<ul><li>Comment: Want more information on the project, including information on the traffic impact study.</li><li>Response: A copy of the dBAR was forwarded to IAPs.</li></ul>	

Refer to Appendix  $E_4$  for a copy of the comments received.

## Appendix E<sub>4</sub> List of written comments received

From:	Johan Pretorius <xgrafies@gmail.com></xgrafies@gmail.com>	
Sent:	16 January 2014 11:41 AM	
То:	Hanlie Groenewald	
Subject:	Re: NOTIFICATION OF AN APPLICATION FOR ENVIRONMENTAL AUTHORISATION	
	FOR THE PROPOSED TOWNSHIP ESTABLISHMENT ON A PORTION OF THE	
	REMAINDER OF THE FARM BLOEMFONTEIN 654, BLOEMFONTEIN	

### Hi Hanlie

Sal jy my asb registreer sodat ek al die inligting ontvang soos julle aangaan met die inpak studie.

Maak asb seker julle pos briewe aan al die grond eienaars langs die ontwikkeling sodat hulle ook kan besware maak as daar enige is.

Baie dankie dat julle my betrek.

groete Rdl Johan Pretorius

From: Sent: To: Subject: Marie-Elize Venter <ferplie@gmail.com> 01 February 2014 01:43 PM hanlie@mdagroup.co.za Van Blerklaan ontwikkeling

beste Hanlie,

Ek wil net graag meer inligting bekom oor die ontwikkelings wat beplan word in Van Blerklaan.

Die verwysingsnommers is : EMB/23(ii)/14/02 EMB/23(i)/14/01

Baie Dankie!

Marie-Elize Venter

From: Bray Rabie [mailto:Bray.Rabie@gmail.com] Sent: 10 February 2014 03:31 PM To: 'hanlie@mdagtoup.co.za' Subject:

Goeie Dag

Het u meer besonderhede oor die behuising kan nie veel op die kaart sie nie Ek is ook van LHP en lid van die GPF

Groete Bray Rabie

From:	Ina Bester <ina.bester@clindata.co.za></ina.bester@clindata.co.za>
Sent:	26 February 2014 12:39 PM
To:	hanlie@mdagroup.co.za
Subject:	RE: Letter from Town & Regional Planners: Thora's Place Kompleks van 52
	eenhede (Van Blerklaan) as party geraak

#### Hallo Hanlie,

Dankie vir jou oproep 'n dag of 2 na my e-pos.

Ek wag nog vir die beloofde inligting – veral die inliging rakende die beoogde paaie wat volgens 'n gesaghebbende glo reg langs Thora's Place gaan verbyloop (tussen ons kompleks en die Baptiste kerk).

Volgens jou moet slegs partye waarvan die eiendom binne 'n radius van 100m van die ontwikkeling lê geleentheid gee om kommentaar te lewer, maar indien hier 'n pad reg langs my eiendom gaan verbyloop, raak dit my wel.

Groete en dankie vir jou terugvoer.

#### Me. Ina Bester

From: Ina Bester Sent: 17 February 2014 08:36 AM To: 'hanlie@mdagroup.co.za' Subject: Letter from Town & Regional Planners: Thora's Place Kompleks van 52 eenhede (Van Blerklaan) as party geraak

#### Goeiedag Hanlie,

Ons het met 'n ompad gehoor van die ontwikeling en ek wil graag navraag doen oor die ontwikkeling:

- Hoe gaan die ontwikkeling en konstruksie van paaie die verkeer by Thoras Place raak? Sien asb die ligging gemerk op die kaart, maar ek glo julle is bewus van die ligging.
- Wat is die tydsraam van die projek?
- Waarom is Thora's Place nie geken in die kennisgewing nie? Ons kompleks is reg langs die robot en die Baptiste Kerk oorkant John Williams? Volgens my inligting het John Williams kennis gekry?
- Sal u asb vir my in persoon op hoogte hou van alle vergaderings rakende die projek?
- Sal u asb vir Thora's Place se trustees (Name en kontakbesonderhede verkrygbaar by John de Bruyn van National Real Estate) op hoogte hou van alle vergaderings ens. Daar is 52 eienaars in die kompleks wat nie geken is in die saak nie.

#### Vriendelike groete,

Ina Bester (CJ Bester; Eienaar Thora's Place 35 van Berklaan)

From: Anna-Marie Sassenberg [mailto:info@cherrymossgroup.co.za] Sent: 19 February 2014 05:04 PM To: 'Hanlie Groenewald' Subject: RE: NOTIFICATION OF AN APPLICATION FOR ENVIRONMENTAL AUTHORISATION FOR THE PROPOSED TOWNSHIP ESTABLISHMENT ON A PORTION OF THE REMAINDER OF THE FARM BLOEMFONTEIN 654, BLOEMFONTEIN Importance: High

#### Middag Hanlie

Kan jy asseblief vir my meer inligting rakend die ontwikkeling voorsien Groete



P.O Box 26080 +Langenhovenpark • Tel: 083 631 9511
 • info@cherrymossgroup.co.za •

From: Alma Gonzales [mailto:almag@matsepes.co.za] Sent: 10 February 2014 11:57 To: neil@mdagroup.co.za Subject: EIA, Proposed development on the Remainder of the Farm Bloemfontein 654

Dear Mr Devenish,

I refer to your e-mail dated the 5<sup>th</sup> of February 2014 for which I thank you.

Will you please record that my firm represents various interested parties regarding the abovementioned development and we would appreciate if you would forward all further applications and information regarding the abovementioned application to our firm.

Kind regards

Barry Cloete

CS263P

×	Tel: 051 448 3145 Fax: 051 430 4563	PO Box/Posbus 256 Bloemfontein 9300 DOCEX 23	26/28 Aliwal Street/Straat Bloemfontein 9301
		DOGEA 23	

# $\begin{array}{c} \text{Appendix } E_5 \\ \text{Proof of response to comments received} \end{array}$

Please take note of the following:

- 1. The client was informed of the comments received, as a copy of the dBAR was made available to the client.
- 2. This document (dBAR) was made available to all registered IAPs.
- 3. Comments from SAHRA will be attached to the Final BAR

From:	Hanlie Groenewald <hanlie@mdagroup.co.za></hanlie@mdagroup.co.za>
Sent:	11 February 2014 09:55 AM
To:	'Bray.Rabie@gmail.com'
Subject:	Additional information on the proposed developments in LHP
Attachments:	LHP Developments.kmz; Proposed LHP developments.jpg

### Mr Rabie,

Thank you for contacting us regarding the proposed development in LHP. Please take note of the following:

- 1. We (MDA) are currently busy with two studies in LHP.
- We (MDA) are currently busy with two studies in Eur.
   Please refer to the google map attached hereto for your easy reference.
   Both projects are still in the early stages of assessment.
   The proposed developments entails the following:

Description	Portion of the farm Bloemfontein	Portion of the farm The Retreat
Size of proposed development and type of	The proposed development will be restricted to a maximum permissible Gross Leasable Area (GLA) of 60 000	The proposed development area measures 19.8621 ha in extent.
development planned	m <sup>2</sup> . It is proposed to construct a business centre, to be leased to various business owners such as, for example, a general dealer, gymnasium, restaurants, cafes, motor dealership, showrooms, etc.	<ul> <li>The proposed layout makes provision for 107 erven and can be summarised as follows:</li> <li>a) Special residential: 90</li> <li>b) General residential (group housing schemes / cluster housing): 6</li> <li>c) General residential (block of flats): 1</li> <li>d) Institutional: 1</li> <li>e) Public open space: 5</li> <li>f) Private open space: 2</li> <li>g) Street: 1</li> </ul>
Need of project	Corporate business, office, commercial developments have been the focus of new developments in Bloemfontein and these developments are mostly located in the suburbs, particularly to the western side of town, where the application property is situated. The immediate surrounding areas have extensively been developed	The applicant identified a need to develop the property for residential purposes (township establishment). It is intended to develop and market the proposed neighbourhood as a retirement village. LHP is characterized by a substantial number of high density residential developments (town house developments) as well as a variety of
	with high density residential developments, churches and office / business / commercial developments, which is characteristic of the area. A mixed land use character thus already exists in the area and the proposed development therefore will have no negative effect on the surrounding areas.	The proposed township establishment is therefore an extension of already existing land uses in the area and is reconcilable with the character and densities of the surrounding areas.

1

1	l	
	The proposed development integrates employment opportunities in proximity to residential areas. The economy needs an economic impetus for it to grow in accordance with the population and to alleviate unemployment problems.	
	The proposed development will have an immediate positive and outward spreading effect on the development potential and land values of surrounding areas. The development of economic activities should be promoted as each economic opportunity leads to the creation of employment opportunities, which in turn prevent disinvestment and a stagnant economy. The proposed development broadens the services and goods available	
	(securing supply through diversity) in the area and is complementary to	
Comments i	the surrounding area.	
Current zoning	The application property is currently indicated in the SDF as Metropolitan Open Spaces (moss and city wide recreation). An application is made for the amendment of the Spatial	According to the SDF, which is incorporated in the IDP of MMM, the application properties are situated in the peri-urban areas outside of, but directly adjacent to the urban edge.
	Development Framework (SDF) of the MMM to change the zoning to "Special Use ???", which includes residential buildings, places of assembly, institutions, shops,	The area is currently zoned as 'Holdings' according to the Bainsvlei Town Planning Scheme No. 1 of 1984. However, an application for rezoning was submitted to the relevant authority.
	business premises, auctioneers business, undertakers business, gymnasium, commercial workshop, offices, guest house, hospital (public or private), places of amusement,	
	hostels, restaurants and cafes, warehouses, self-storage, motor dealerships including showrooms (workshop, selling of parts and administrative offices for motor	
	dealer purposes) as well as take away and drive through restaurant.	

- It will be appreciated if you could provide us with your contact information (Name and Surname; Postal and Physical Address, Telephone number, Comments to be included in the Draft Basic Assessment Report).
- All relevant documents will then be forwarded to you as part of the application process (e.g. the draft Basic Assessment Report, specialists reports etc.) as soon as they have been compiled.

We trust that you will find the above in order.

Please do not hesitate to contact me should you require additional information on the said projects.

Kind regards,

Hanlie Groenewald Environmental Assessment Practitioner for MDA Tel.: +27 51 447 1583 Fax.: +27 51 448 9839 9 Barnes Street, Westdene, Bloemfontein, 9301 PO Box 20298 Willows, 9320

Town & Regional Planners, Environmental & Development Consultants

#### **Hanlie Groenewald**

From:	Hanlie Groenewald <hanlie@mdagroup.co.za></hanlie@mdagroup.co.za>
Sent:	26 February 2014 10:30 AM
To:	'Bray.Rabie@gmail.com'
Subject:	RE: Additional information on the proposed developments in LHP
Importance:	High

#### Mnr. Rabie,

Dit sal waardeer word indien u u posadres en telefoonnommer aan ons kan stuur, sodat ons 'n kopie van die 'Draft Basic Assessment Report' vir die onderstaande twee projekte aan u kan pos.

#### Groete,

#### Hanlie Groenewald Environmental Assessment Practitioner

for MDA Tel.: +27 51 447 1583 Fax.: +27 51 448 9839 9 Barnes Street, Westdene, Bloemfontein, 9301 PO Box 20298 Willows, 9320



From:	Hanlie Groenewald <hanlie@mdagroup.co.za></hanlie@mdagroup.co.za>	
Sent:	25 February 2014 08:36 AM	
То:	'info@cherrymossgroup.co.za'	
Cc:	'Neil Devenish'	
Subject:	RE: NOTIFICATION OF AN APPLICATION FOR ENVIRONMENTAL AUTHORISATION	
	FOR THE PROPOSED TOWNSHIP ESTABLISHMENT ON A PORTION OF THE	
	REMAINDER OF THE FARM BLOEMFONTEIN 654, BLOEMFONTEIN	

#### Mev. Sassenberg

Met verwysing na ons telefoniese gesprek vanoggend, die volgende:

- 1. Dankie vir u navrae rakende die bogenoemde projek.
- 2. Die publieke deelname proses (registrasie van IAPs) is bykans afgehandel.
- 3. Ons is tans besig om die 'draft Basic Assessment Report' (dBAR) te finaliseer.
- 4. Die dBAR bevat alle kommentaar ontvang tydens die registrasie-proses en hierdie kommentaar moet in die dBAR aangespreek word.
- 5. 'n Kopie van die dBAR sal aan u, asook die ander geregistreerde partye (IAPs) aangestuur word.
- 6. Die bogenoemde verslag sal moontlike vrae wat u mag hê, aanspreek.
- 7. IAPS het 40 dae om kommentaar op die dBAR te lewer, voordat die finale BAR by die Omgewingsdepartement ingedien kan word.

Ons vertrou dat u bogenoemde in orde sal vind.

Kontak my gerus indien u meer inligting rakende die projek verlang.

Groete,

**Hanlie Groenewald** Environmental Assessment Practitioner for MDA Tel.: +27 51 447 1583 Fax.: +27 51 448 9839 9 Barnes Street, Westdene, Bloemfontein, 9301 PO Box 20298 Willows 9320



From:	Hanlie Groenewald <hanlie@mdagroup.co.za></hanlie@mdagroup.co.za>	
Sent:	26 February 2014 12:50 PM	
To:	'Ina Bester'	
Subject:	RE: Letter from Town & Regional Planners: Thora's Place Kompleks van 52 eenhede (Van Blerklaan) as party geraak	

#### Mevrou Bester.

Na aanleiding van u e-pos hieronder, die volgende:

- 1. Neem asseblief kennis dat ons besig is met die samestelling van die 'Draft Basic Assessment Report'.
- 2. Ons moet alle navrae wat gedurende die publieke deelname proses ontvang was, in hierdie verslag bywerk.
- 3. Ons beoog om die verslag vroeg volgende week te voltooi.
- 4. 'n Kopie van die bogenoemde verslag sal aan u, asook alle ander geregistreerde partye gestuur word om kommentaar op die verslag te lewer.

Ons vertrou dat u bogenoemde in orde sal vind.

Kontak my gerus indien u addisionele inligting rakende die projek verlang.

Groete,

Hanlie Groenewald Environmental Assessment Practitioner for MDA Tel.: +27 51 447 1583 Fax.: +27 51 448 9839 9 Barnes Street, Westdene, Bloemfontein, 9301 PO Box 20298 Willows, 9320



From:	Neil Devenish <neil@mdagroup.co.za></neil@mdagroup.co.za>	
Sent:	10 February 2014 01:52 PM	
То:	'Alma Gonzales'	
Cc:	'Hanlie Groenewald'	
Subject:	RE: EIA, Proposed development on the Remainder of the Farm Bloemfontein 654	

#### Dear Mr Cloete,

Thank you for your e-mail.

You will be added to the Interested and Affected Parties register.

Regards,

NEIL DEVENISH Pr. Pln (A/1133/1999) M.TRP., SAPI, IAIAsa Professional Planner, http://www.saplanners.org.za/ Managing Member: Town Planning/Environmental for MDA Tel.: +27 51 447 1583 Fax.: +27 51 448 9839 9 Barnes Street, Westdene, Bloemfontein, 9301 PO Box 20298, Willows, 9320



From:	Marike du Plessis <marike@mdagroup.co.za></marike@mdagroup.co.za>
Sent:	05 February 2014 03:56 PM
То:	Marie-Elize Venter
Cc:	Hanlie Groenewald
Subject:	Re: Van Blerklaan ontwikkelings

Goeiemiddag Me. Venter,

Dit is net 'n plesier. Hiermee erkenning van ontvangs van inligting om te registreer as Belangstellende Party.

Vriendelike groete

MARIKE DU PLESSIS Environmental Assessment Practitioner for MDA

 
 Town & Regional Planners, Environmental & Development Consultants

 Fax:: +27 51 448 9839

9 Barnes Street, Westdene, Bloemfontein, 9301 PO Box 20298, Willows, 9320

From:	Marike du Plessis <marike@mdagroup.co.za></marike@mdagroup.co.za>	
Sent:	05 February 2014 08:06 AM	
To:	Hanlie Groenewald	
Subject:	Fw: PROPOSED TOWNSHIP ON A PORTION OF THE REMAINDER OF THE FARM	
	BLOEMFONTEIN 654, BLOEMFONTEIN - Notice date 27/1/2014	

From: Andrea Van Vuuren Sent: Tuesday, February 04, 2014 3:19 PM To: Marike du Plessis Subject: Re: PROPOSED TOWNSHIP ON A PORTION OF THE REMAINDER OF THE FARM BLOEMFONTEIN 654, BLOEMFONTEIN - Notice date 27/1/2014

Thank you.

Хх

Sent from my iPad

On 04 Feb 2014, at 14:54, "Marike du Plessis" <<u>marike@mdagroup.co.za</u>> wrote:

Good day,

As per our telephonic discussion, the following:

1. The proposed project will be a business centre, and can thus include any of the mentioned developments below. It will be restricted to a maximum leasable area of 60 000  $m^2$ .

2. Please find attached the Traffic Impact Study.

3. The other documents have not yet been compiled.

Please don't hesitate to contact us for further information.

Kind regards

MARIKE DU PLESSIS Environmental Assessment Practitioner for MDA <sign[5].jpg>Tel.: +27 51 447 1583 Fax.: +27 51 448 9839 9 Barnes Street, Westdene, Bloemfontein, 9301 PO Box 20298, Willows, 9320

# Appendix F Environmental management programme (EMPr)

## Appendix G Additional information

 $\begin{array}{c} \text{Appendix}\ G_1\\ \text{Proof of submission of application: Amendment of SDF: Bloemfontein} \end{array}$ 

To be attached to the Final BAR

 $\begin{array}{c} \text{Appendix} \ G_2 \\ \text{Proof of submission of application: Change of land-use (Dept. of Agriculture)} \end{array}$ 

To be attached to the Final BAR





To be attached to the Final BAR