

OPERATIONAL ENVIRONMENTAL MANAGEMENT PROGRAMME

**EXPANSION OF THE EXISTING SHOPRITE CHECKERS
DISTRIBUTION CENTRE SITUATED ON ERF 8741, WELLS
ESTATE, EASTERN CAPE PROVINCE.**



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DEFINITIONS OF TERMS AND ACRONYMS

Definitions:

"Activity" means an activity identified in any notice published by the Minister or MEC in terms of section 24D(1)(a) of the Act as a listed activity or specified activity. Activity in this document refers to the activities as listed in Listing Notice 1, 2 and 3 of the Environmental Impact Assessment Regulations, 2014 (as amended).

"Bush Encroachment" means stands of plants of the kinds specified in column 1 of Table 4 of the Conservation of Agricultural Resources Act (Act No. 43 of 1983) where individual plants are closer to each other than three times the mean crown diameter.

"Ecological Infrastructure" refers to naturally functioning ecosystems that deliver valuable services to people, such as water and climate regulation, soil formation and disaster risk reduction.

"Flood event" is the event where land is inundated by the overflowing of water from a river channel and where this event causes significant damage to infrastructure or results in watercourse erosion and/or sediment deposition.

"Impeding" as defined in the General Authorisation, in terms of section 39 of the National Water Act, 1998 (Act no 36 of 1998) for Water Uses as defined in Section 21(c) and 21(i) (GN. 509 of 26 August 2016), means to, in any manner, hinder or obstruct the instream flow of water temporarily or permanently, but excludes the damming of flow so as to cause storage of water.

"Indigenous vegetation" refers to vegetation consisting of indigenous plant species occurring naturally in an area, regardless of the level of alien infestation and where the topsoil has not been lawfully disturbed during the preceding ten years.

"Maintenance" means actions performed to keep a structure or system functioning or in service on the same location, capacity and footprint.

"Owner" means the landowner.

"Watercourse" means:

(a) a river or spring;

(b) a natural channel in which water flows regularly or intermittently;

(c) a wetland, lake or dam into which, or from which, water flows; and any collection of water which the Minister may, by notice in the Gazette, declare to be a watercourse as defined in the National Water Act, 1998 (Act No. 36 of 1998); and a reference to a watercourse includes, where relevant, its bed and banks.

“Wetland” means, land which is transitional between terrestrial and aquatic systems where the water table is usually at or near the surface, or the land is periodically covered with shallow water, and which land in normal circumstances supports or would support vegetation typically adapted to life in saturated soil.

Acronyms:

BAR	Basic Assessment report
CBA	Critical Biodiversity Area
DEDEA	Eastern Cape Department of Economic Development, Environmental Affairs and Tourism
DWS	Department of Water & Sanitation
EAP	Environmental Assessment Practitioner
GA	General Authorisation, in terms of the National Water Act, 1998 (Act No. 36 of 1998)
GN	Government Notice
MEC	Member of Executive Council
NEMA	National Environmental Management Act, 1998 (Act No. 107 of 1998)
NEMBA	National Environmental Management: Biodiversity Act, 2004 (Act No. 10 of 2004)
NFEPA	National Freshwater Ecosystem Priority Areas
NWA	National Water Act, 1998 (Act No. 36 of 1998)
PES	Present Ecological State
PPP	Public Participation Process
REC	Recommended Ecological Category
RQO's	Resource Quality Objectives

1. CONTEXTUAL INFORMATION

1.1. Background Information

An Operational Environmental Management Programme (EMPr) describes mitigation measures in detail, and is prescriptive, identifying specific individuals or organisations responsible for undertaking specific tasks to ensure that impacts on the environment are minimised during operational and related activities. Information gained during on-going monitoring of procedures on site could lead to changes in the recommendations and specifications of this document over time.

This document is intended to guide and manage operational activities associated with the proposed expansion of the existing Shoprite Checkers Distribution Centre (DC) located on Erf 8741, Wells Estate.

By virtue of the fact that this document has been compiled as part of a Basic Assessment application there exist a legal obligation for the specifications of this OEMPr to be complied with should an Environmental Authorisation be issued by DEDEA for this project.

Financing of environmental control requirements outlined in this document, as they relate to each of the development phases of the project, is the responsibility of the Developer unless another party has been identified as the responsible party.

It is the responsibility of the Owner, and any other responsible entity, to ensure adherence to the recommendations of the OEMPr, and to review the results of the monitoring reports and to facilitate any corrective action that may be necessary.

1.2 EAP Qualifications

PAUL SLABBERT (Managing Member) graduated from the Potchefstroom University in 1995 with an honours degree B Art Et Scien. His passion for environmental, heritage, visual & land-use planning with knowledge of associated management strategies, enables him to facilitate with all role players to implement workable solutions. His extensive experience in rural and urban conservation, with the emphasis on environmental impact reporting and management with focus on sustainable development, enabled him to have various publications. He has hands-on expertise

in heritage, conservation, mining and recreation disciplines, with the emphasis on creating economic and employment opportunities.

Professional Registration & Membership

- Professional Certified Member of the of the Certification Board for Environmental Impact Practitioners: Environmental Assessment Practitioners Association of South Africa (EAPSA)
- Professional Certified Member of the Association of Professional Heritage Practitioners (APHP)
- Corporate Member of the South African Planning Institute (SAPI)
- Professional Member of the International Association for Impact Assessment (IAIA)

Amanda Fritz-Whyte graduated from Nelson Mandela Metropolitan University in 1998 with a Bachelors of Science Honours Degree in Geology, after which she completed a Masters Degree of Science in Water Resource Management in 2006 through University of Pretoria. She has 20 years experience in environmental management in the mining, motor manufacturing and construction industries, with specific reference to impact assessment, pollution management, EMS, water use licencing and auditing.

Nadine Duncan obtained a Bachelor of Science Honours Degree in Geography as well as a Bachelor of Science Degree in Landscape Architecture- both from the University of Pretoria. With 16 years experience in Impact Assessments and environmental management and a passion for sustainable development, responsibilities included Project Management, conducting Environmental Impact Assessments (Scoping/EIA's & BA's), Environmental Management Programmes, Public Participation Process facilitation, Open Space Planning, compilation of Environmental Management Frameworks and legal reviews. She is proficient in Geographic Information System (GIS) software and has a good understanding of the laws and regulations relating to air quality, water, biodiversity, heritage, and waste management in South Africa.

Impact Practitioners & Environmental Planners:

- Environmental Impact Assessments [legislative & process],
- Heritage & Visual Impact Assessments [legislative & process],
- Mining [legislative & process],
- Environmental Management [environmental control, management plans],
- Conservation [management strategies, funding & alien vegetation],
- Land-Use [forward planning, feasibility study, business plan],

- Eco-tourism [trails, birding, recreation, construction, lodging],
- Community [facilitating, public participation, education],
- Water use authorisation (WULA's, GA's pollution prevention management plans and ELU's);
- Waste management licences;
- Organizers [events, packages, strategic, project management].

Completed Projects and Roles:

- For full list of implemented projects please view at www.phsconsulting.co.za
- For overview of social and community engagement visit www.africanvisionfoundation.co.za

Advanced Legislative Knowledge:

Providing specialist services and managing and driving projects related to the following legislation:

- National Environmental Management Act (Act No. 107 of 1998) and 2017 Regulations;
- Environmental Conservation Act (Act No. 73 of 1989);
- National Heritage Resources Act (Act No. 25 of 1999);
- Land Use Planning Ordinance (Ordinance 15 of 1985);
- National Environmental Management: Integrated Coastal Management Act (Act No. 24 of 2008);
- National Environmental Management: Waste Act (Act No. 59 of 2008);
- National Environmental Management: Air Quality Act (Act No. 39 of 2004);
- Mineral and Petroleum Resources Development Act (Act No. 28 of 2002);
- National Water Act (Act 36 of 1998);
- National Water Services Act (Act 108 of 1997).

1.3. Proposed Development

PHS Consulting has been appointed by Shoprite Checkers (Pty) Ltd for the Application for Environmental Authorisation (Basic Assessment) for the expansion of the existing Shoprite Checkers Distribution Centre situated on Erf 8741 Wells Estate, located approximately 15 kilometres north from the CBD of Gqeberha, east of Motherwell and west of the Coega IDZ. The property is traversed by the R102 (the Old Grahamstown Road) and M Kaulela Street (**Figure 1**). Erf 8741 is owned by Shoprite

Checkers (Pty) Ltd (Reg. Nr. 1929/001817/07) and comprise 82 ha. The total size of the proposed development footprint is approximately 19 ha.



Figure 1: Locality Plan

The proposed development will entail additions and alterations to the existing distribution centre, including a new office building, new workshop and truck wash, new guardhouses and additions to the dry goods warehouse; returns warehouse and perishables warehouse (**Figure 2**) including the installation of additional subsurface diesel storage containers (4x 83 000l tanks) (**Figure 3**). The existing 78 000l diesel tank on site will not be decommissioned. The combined volume of all diesel storage containers on site will be less than 500,000 litres. The existing development on site has access to water; sewer; electrical; and waste removal services.

Access to the property will be gained from the Old Grahamstown Road (R102). The proposed access will be directly opposite M. Kaulela Street. The existing access south of M. Kaulela Street will remain open for access to the staff and visitors car park. An emergency road is proposed from the R102 Old Grahamstown Road at a point approximately 430 m south of the proposed staff access. This access will remain closed and will only be used in an emergency.

Stormwater management will entail the provision for subsoil drains to address the shallow groundwater table that could be encountered during construction. The proposed subsoil network will consist of 110 mm diameter perforated pipes connecting to the stormwater system. Stormwater run-off from the impervious areas will be routed via roadside channels, as well as low points with inlets towards the underground stormwater pipe network into the attenuation facilities, located on the

western and southern boundary of the site. The internal stormwater system consists mainly of an underground gravity pipe and culvert network, Q-drain channels, roadside channels in the parking area and inlet structures that drain the roads and marshaling yards. This system was designed to have sufficient capacity to convey a 1:5-year rainfall event. During rainfall events with a return period larger than 1:5-years, the proposed roads, marshaling yards, parking areas and channels will act as overland flow routes that will channel, attenuate and ultimately discharge the surface runoff via predetermined escape routes into the attenuation facilities. The design of these dams will make allowance to adequately manage the 1:50-year rainfall event. Two stormwater attenuation facilities/dams will be constructed on the south and western boundaries of the site and will operate as a dry extended detention facility. The attenuation dam outlets will be connected to the existing stormwater channel to the southeast of the site. The outlet capacity of the attenuation dams will be capped at 1400l/s by limiting the outlet pipe sizing. Note that the existing dam will be incorporated into the new dam design (**Refer to DBAR_Appendix D-9: Stormwater Management Plan**).

The layout of the proposed development takes into consideration all recommendations made by the various specialists and aims to limit the impact on the 'sensitive terrestrial area' as far as possible. The proposed layout is supported by the various appointed specialists on condition that recommended mitigation measures are implemented. Note that all recommended mitigation measures have been included in this OEMPr and the CEMPr.

1.4. Comment to the OEMPr

The OEMPr forms part of the contract identifying and specifying the procedures to be followed during the operational phase of the development in order to eliminate or reduce adverse impacts of the operational activities on the natural and social environment.

1.5. Legal Status of the OEMPr

The Environmental Contract ascribes legal status to the OEMPr and any subsequent amendments thereto. The OEMPr includes all relevant documentation within this report and/or referred to within it.

1.6. Environmental Principles

The following Section 2 of the National Environmental Management Act (NEMA) principles were used in compiling this OEMPr:

- Environmental management must place people and their needs at the forefront of its concern, and serve their physical, psychological, developmental, cultural and social interests equitably.
- Development must be socially, environmentally and economically sustainable, i.e. meet the "triple bottom line" criteria.
- Sustainable development requires the consideration of all relevant factors including the following:
 - o that the disturbance of ecosystems and loss of biological diversity are avoided, minimised and remedied;
 - o that the disturbance of landscapes and sites that constitute the nation's cultural heritage is avoided, or where it cannot be altogether avoided, is minimised and remedied;
 - o that the development, use and exploitation of renewable resources and the ecosystems of which they are a part do not exceed the level beyond which their integrity is jeopardised;
 - o that a risk-averse and cautious approach is applied, which takes into account the limits of current knowledge about the consequences of decisions and actions.
- Environmental management must be integrated, acknowledging that all elements of the environment are linked and interrelated, and it must take into account the effects of decisions on all aspects of the environment.
- Community well-being and empowerment must be promoted through environmental education, the raising of environmental awareness and the sharing of knowledge and experience and other appropriate means.

- Capacity building and education: The OEMPr must play a role in developing the understanding, skills and capacity of the employees on, and people surrounding, the project of environmental management principles and the concept of sustainable development.
- Duty of care: Every person (professional consultants, developers, contract workers and community members) associated with the development have a duty to act with due care to avoid damage and pollution to the environment and to limit wastage of resources such as water.
- Equity: Environmental Management should ensure equitable access to natural resources, benefits and services to meet basic needs and ensure human well-being.
- Good project management: Good project management depends on reciprocal understanding between the people in the area and the project management team. Decisions must be taken, and executed, in an open and transparent manner, and access to information must be provided in accordance with statutory provisions and directives in the OEMPr.
- Prevention: The OEMPr must anticipate problems and prevent negative impacts on the environment and on people's rights.
- Polluter Pays: Those responsible for environmental damage must pay the repair costs and the costs of preventative measures to reduce or prevent further pollution or degradation.
- Waste management: The creation of waste must be minimised and avoided where possible. Waste recycling, separation at source and safe disposal of unavoidable waste should be encouraged.

1.7. EIA Regulations, 2014 (as amended) - OEMPr Content Requirements

Appendix 4 of the Environmental Impact Assessment (EIA) Regulations of 2014 provides the content requirements for an EMPr. An EMPr must also comply with section 24N (2) of the National Environmental Management Act, 1998 (Act No. 107 of 1998) (NEMA).

2. BIOPHYSICAL MANAGEMENT MEASURES – TERRESTRIAL RESOURCES

Operational phase impacts mainly relate to Grassridge Bontveld negatively impacted on by activities such as infrastructure maintenance. Any activity associated

with maintenance should take place in areas where vegetation has already been cleared and must not encroach on intact vegetation, especially in the No-Go area.

Mowing/brushcutting of vegetation along roads/fire breaks should be minimal. Mowed strips must not exceed 2 m (average height of vegetation).

Care should be taken when fuel for maintenance equipment is used/stored to avoid spillage and contaminating soil.

An environmental awareness programme must be developed for staff (see Appendix 3).

Staff movement must be limited to clearly designated areas and access routes to limit disturbances to fauna; strict poaching control must be implemented; fuel-wood collection must be prohibited; and no domestic/feral dogs and cats must be allowed on site.

Appropriate waste (particularly food) management is required to prevent increases in the incidence of opportunistic species (e.g., vervet monkeys, pied crows, starlings, sparrows, and rats and mice) that displace other indigenous fauna, and come into conflict with humans: 1) cover temporary waste storage facilities appropriately, and 2) empty temporary storage facilities regularly.

Light pollution must be reduced through the use of low UV-emitting LEDs that attract fewer insects, and use down-lighting to reduce light spill.

2.1. Alien Vegetation clearance

All invasive alien vegetation (as per NEMA lists) on site must be cleared as per the Terrestrial Alien Invasive Plant Eradication Management Plan (Section 4.1 of the CEMPr).

Follow-up control is essential during the Operational Phase to control alien saplings, seedlings and coppice regrowth to achieve and sustain the progress that was made in the initial phase. If the follow up control phase is neglected, the alien infestation may become worse and denser than before the eradication process started.

Follow-up should be undertaken quarterly for the first year after the initial AIP clearing, thereafter, annually, within the growing season (September – November) for at least seven (7) years. An annual assessment before mobilisation of the clearing crew should be undertaken to determine equipment and personnel requirements in order to secure the necessary funding.

After initial control operations dense regrowth may arise as new regrowth will sprout in the form of stump coppice, seedlings and root suckers. The following should therefore be applied:

- Plants that are less than 1m in height must be controlled by foliar application.
- Areas with dense seedlings should not be uprooted or hoed out, as these areas will result in soil disturbance and will in return promote flushes and germination of alien seedling growth.

Once all vegetation clearing is completed all vegetation must be disposed of at a licensed refuse facility and may not be mulched or burned on site.

Impacts on Terrestrial Fauna mainly relate to increased disturbance and mortalities of faunal species.

Use of pesticides, herbicides and insecticides

Pesticides should be avoided but when necessary should be used with circumspection. No pollution of surface and ground water should occur. Label instructions should be read and followed.

The 'Owner' should exercise control over these substances and proper storage, use and disposal of empty containers should be enforced. Such chemicals must be stored in appropriate lockable stores. Empty containers should not be placed in the domestic waste stream, but separately disposed of at a registered disposal facility.

Pesticides herbicides and insecticides should have low environmental toxicity. Herbicides should break down on contact with the soil. Residual herbicides should not be used.

Pesticides should be loaded and off-loaded, mixed and equipment cleaned in a designated area where spills can be contained and cleaned up.

Herbicides provided that these are such that break down on contact with the soil. Residual herbicides should not be used.

Fertilizers should preferably be organic, but if chemical fertilizers are used it should be a slow release type.

3. BIOPHYSICAL MANAGEMENT MEASURES – FRESHWATER RESOURCES

Operational Phase impacts mainly relate to the modified flow and water quality of stormwater.

The stormwater management plan for the site should ensure that any impacts of stormwater from the site are mitigated as far as possible within the site (measures such as the use of permeable surfaces, re-use of runoff from built areas such as roofs as well as the use of measures such as swales) to minimise the stormwater impacts on the watercourse.

Where necessary pre-treatment areas such as oil, sediment and litter traps should be included in the stormwater management design.

Wetland habitat within the new stormwater infrastructure at the site should be constructed to mitigate the loss of the existing stormwater pond wetland habitat. The facilities should be planted with a mixed community of indigenous sedges and rushes

4. BIOPHYSICAL MANAGEMENT MEASURES – GROUNDWATER RESOURCES

Due to the nature of the geological formations on which the fuel station will be established, and the encounter of shallow / seasonal groundwater beneath the Site, the risk to pollution of groundwater, should a fuel leak or spillage occur, is considered high.

It is advised that the pollutants (fuel) should not come into direct contact with the ground surface beneath the Site; and also, should not leak into the permeable soils and Alexandria Formation (from the USTs). Once pollutants have come into contact with the Alexandria Formation, it could come into contact with shallow groundwater table (directly or within rainwater or storm water) and migrate towards the Swartkops River and / or the sea.

Due to the perceived high risk to contamination of groundwater for this area, the USTs and all holding and working areas of the fuels must be contained and lined so that no pollutants can come into contact with the underlying soils or geology. If this is done, the risk of pollutants getting into the groundwater environment is greatly reduced, under normal conditions.

It is standard practice to install small diameter monitoring wells in the excavations where USTs are installed, so that leakage of fuel can be detected. If a spillage or leakage event occurs, it should be reported to the relevant authorities and the necessary actions taken to contain the fuel and reduce any negative impact.

5. STORMWATER MANAGEMENT

Stormwater management will entail the provision for subsoil drains to address the shallow groundwater table that could be encountered during construction. The proposed subsoil network will consist of 110 mm diameter perforated pipes connecting to the stormwater system. Stormwater run-off from the impervious areas will be routed via roadside channels, as well as low points with inlets towards the underground stormwater pipe network into the attenuation facilities, located on the western and southern boundary of the site. The internal stormwater system consists mainly of an underground gravity pipe and culvert network, Q-drain channels, roadside channels in the parking area and inlet structures that drain the roads and marshalling yards. This system was designed to have sufficient capacity to convey a 1:5-year rainfall event. During rainfall events with a return period larger than 1:5-years, the proposed roads, marshalling yards, parking areas and channels will act as overland flow routes that will channel, attenuate and ultimately discharge the surface runoff via predetermined escape routes into the attenuation facilities. The design of these dams will make allowance to adequately manage the 1:50-year rainfall event. Two stormwater attenuation facilities/dams will be constructed on the south and western boundaries of the site and will operate as a dry extended detention facility. The attenuation dam outlets will be connected to the existing stormwater channel to the southeast of the site. The outlet capacity of the attenuation dams will be capped at 1400l/s by limiting the outlet pipe sizing. Note that the existing dam will be incorporated into the new dam design (**Refer to DBAR_Appendix D-9: Stormwater Management Plan**).

The stormwater management plan for the site should ensure that any impacts of stormwater from the site are mitigated as far as possible within the site (measures such as the use of permeable surfaces, re-use of runoff from built areas such as roofs as well as the use of measures such as swales) to minimise the stormwater impacts on the watercourse.

Where necessary pre-treatment areas such as oil, sediment and litter traps should be included in the stormwater management design.

Wetland habitat within the new stormwater infrastructure at the site should be constructed to mitigate the loss of the existing stormwater pond wetland habitat. The facilities should be planted with a mixed community of indigenous sedges and rushes.

6. WASTE MANAGEMENT, MINIMISATION AND RECYCLING

Integrated waste management must be introduced that is based on waste minimisation and must include reduction, recycling, re-use and disposal where appropriate.

The 'Owner' should introduce a waste recycling system, encouraging residents to sort waste and separate plastic, paper, tins, and bottles into different containers and ensuring that those items get into the recycling stream.

Organic waste (excluding felled alien vegetation) generated in the development should be composted and used as fertilizer and topdressing.

The development should tie in with the Municipal waste stream. The municipality will service the site.

7. ENVIRONMENTAL MANAGEMENT MEASURES

The environmental management and mitigation measures that must be implemented during the operational Phase, as well as responsibilities and timelines for the implementation of these measures, and monitoring thereof, are laid out in Table 1 below.

Table 1: Environmental management and mitigation measures that must be implemented during the Operational Phase

OPERATIONAL PHASE MEASURES					
Aspects	Mitigation measure / Procedure	Responsible	Implementation Timeframe	Monitoring Methods	Performance Indicators
Waste Management	<p>Separate materials that can be reused or recycled to minimise waste e.g. metals, packaging and plastics, and provide separate marked bins/ skips for these items. These wastes must then be sent for recycling and records kept of recycling.</p> <p>No dumping within the surrounding area shall be permitted, and no waste may be buried or burned on site.</p> <p>Sufficient portable on-site weather & vermin proof bins with lids need to be provided and appropriately placed and emptied regularly (contents to be disposed of at a licensed landfill site, and proof of disposal retained for auditing purposes).</p> <p>Cleared alien vegetation should be disposed of so that it does not re-establish on site.</p>	The Proponent	Throughout the Operational phase.	Visual Inspection /Internal auditing	Waste disposal records

	All staff shall be trained on correct waste management.				
Stormwater	Implementation of the stormwater management plan to ensure stormwater exiting the site meets the requirements in terms of quality and volume.	The Proponent	Prior to construction and throughout the operational phase.	Compliance Auditing.	Compliance Audits.
Terrestrial Flora and Fauna	<p>Implement Alien Invasive Plant (AIP) Management Plan.</p> <p>Any activity associated with maintenance should take place in areas where vegetation has already been cleared and must not encroach on intact vegetation, especially in the No-Go area.</p> <p>Mowing/brushcutting of vegetation along roads/fire breaks should be minimal. Mowed strips must not exceed 2m (average height of vegetation).</p>	The Proponent	Throughout the operational phase.	Compliance Auditing.	Compliance Audits.

	<p>Care should be taken when fuel for maintenance equipment is used/stored to avoid spillage and contaminating soil.</p> <p>Implement Environmental Awareness Plan .</p> <p>Staff movement must be limited to clearly designated areas and access routes to limit disturbances to fauna; strict poaching control must be implemented; fuel-wood collection must be prohibited; and no domestic/feral dogs and cats must be allowed on site.</p> <p>Appropriate waste (particularly food) management is required to prevent increases in the incidence of opportunistic species (e.g., vervet monkeys, pied crows, starlings, sparrows, and rats and mice) that displace other indigenous fauna, and come into conflict with humans: 1) cover temporary waste storage facilities appropriately, and 2) empty temporary storage facilities regularly.</p>				
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	<p>Light pollution must be reduced through the use of low UV-emitting LEDs that attract fewer insects, and use down-lighting to reduce light spill.</p> <p>Limit clearing of sensitive Limestone bontveld habitats to a minimum .</p> <p>Locate infrastructure in already transformed habitats as much as possible.</p> <p>Cleared areas should be re-established with indigenous vegetation.</p>				
<p>Use of pesticides, herbicides and insecticides</p>	<p>Pesticides should be avoided but when necessary should be used with circumspection. No pollution of surface and ground water should occur. Label instructions should be read and followed.</p> <p>The 'Owner' should exercise control over these substances and proper storage, use and disposal of empty containers should be</p>	<p>The Proponent</p>	<p>Throughout the operational phase.</p>	<p>Compliance Auditing.</p>	<p>Compliance Audits.</p>

	<p>enforced. Such chemicals must be stored in appropriate lockable stores. Empty containers should not be placed in the domestic waste stream, but separately disposed of at a registered disposal facility.</p> <p>Pesticides herbicides and insecticides should have low environmental toxicity. Herbicides should break down on contact with the soil. Residual herbicides should not be used.</p> <p>Pesticides should be loaded and off-loaded, mixed and equipment cleaned in a designated area where spills can be contained and cleaned up.</p> <p>Herbicides provided that these are such that break down on contact with the soil. Residual herbicides should not be used.</p> <p>Fertilizers should preferably be organic, but if chemical fertilizers are used it should be a slow release type.</p>				
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Groundwater	<p>Pollutants (fuel) should not come into direct contact with the ground surface beneath the Site; and also, should not leak into the permeable soils and Alexandria Formation (from the USTs).</p> <p>Small diameter monitoring wells in the excavations where USTs are installed, so that leakage of fuel can be detected. If a spillage or leakage event occurs, it should be reported to the relevant authorities and the necessary actions taken to contain the fuel and reduce any negative impact.</p>	The Proponent	Throughout the operational phase.	Compliance Auditing.	Compliance Audits.

8. ENVIRONMENTAL AUDITING

The 'Owner' must conduct an annual audit to assess the state of the development in achieving the goals of waste minimisation, water and energy conservation and the efficient use of resources.

APPENDICES

APPENDIX 1 – LOCALITY PLAN



Kariega

spatch

R75

R102

Google Earth

Data SIO, NOAA, U.S. Navy, NGA, GEBCO
Image Landsat / Copernicus
Image © 2022 Maxar Technologies

UITENHAGE FARMS

Motherwell

Erf 8741

MARKMAN

R335

COEGA

BLUEWATER BAY

N2

2 km



APPENDIX 2 – SDP



SCHEDULE OF RIGHTS

USE ZONE	INDUSTRIAL 2
OFFICES	WAREHOUSE
WORKSHOP	
SITE AREA	820348 m ²
BULK AREA	86788 m ²
DENSITY ZONE	N/A
BUILDING LINES	0 m along street boundaries
HEIGHT ZONE	0 m
COVERAGE	PERMISSIBLE: 100% (820348 m ²), ACTUAL: 9.38% (76920 m ²)
F.A.R.	0.7 (574243.6 m ²)
F.S.R.	0 m ² (0.077966 63959 m ²)
HEIGHT	2 storeys
PARKING RATIO	4 bays per 150 square meters
OFFICES	4 (3954 m ²)
WAREHOUSE	1 (55308 m ²)
WORKSHOP	1 (2607 m ²)
PARKING	173.31 bays (1229 PROVIDED)
EXISTING AREAS	
VEHICULAR GATEHOUSE	38 m ²
PEDESTRIAN GATEHOUSE	18 m ²
ELECTRICAL ROOMS	73 m ²
TRUCKWASH	195 m ²
PUMP ROOM AND TANKS	128 m ²
BOILER ROOM	14 m ²
COUNCIL SWITCH ROOM	64 m ²
PERISHABLES	4251 m ²
DRY GOODS	3152 m ²
RETURNS	1194 m ²
STAFF FACILITIES	408 m ²
RECEIVING OFFICE	276 m ²
PLANT AREA	110 m ²
EXISTING AREA	9921 m ²
AREAS TO BE DEMOLISHED	
VEHICULAR GATEHOUSE	38 m ²
PEDESTRIAN GATEHOUSE	18 m ²
TRUCKWASH	195 m ²
DEMOLISHED AREA	251 m ²
REMAINING EXISTING AREA	9670 m ²
NEW AREAS	
MAIN BUILDING	
OFFICE	3075 m ²
NEW DRY GOODS WAREHOUSE - TOTAL	50000 m ²
NEW FRESHMARK/ PERISHABLES - TOTAL	8944 m ²
RETURNS WAREHOUSE - TOTAL	9294 m ²
WORKSHOP	2801 m ²
TRUCK WASH	141 m ²
REFUSE YARD	152 m ²
ENTRANCE GUARDHOUSE	38 m ²
EXIT GUARDHOUSE	38 m ²
PROPOSED NEW AREAS	71530 m ²
GRAND TOTAL AREA	81200 m ²

SANITARY POPULATION SCHEDULE

OFFICE	Area 3954 m ²	Population 264				
Area per Person = 15 m ²	Male 132	Female 132				
REQUIRED						
WC	U	WHB	S	WC	WHB	S
4	7	6	0	10	6	0
PROVIDED						
WC	U	WHB	S	WC	WHB	S
6	4	8	0	7	6	0
PARALEGIC PROVIDED						
WC	WHB					
1	1					

SANITARY POPULATION SCHEDULE

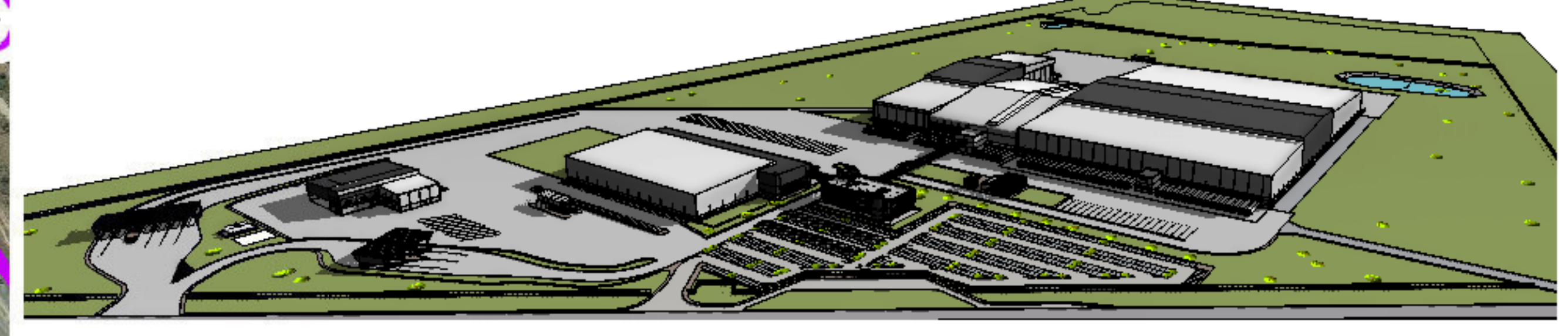
WAREHOUSE	Area 57915 m ²	Population 1000				
Male 500	Female 500					
REQUIRED						
WC	U	WHB	S	WC	WHB	S
7	10	9	0	17	9	0
PROVIDED						
WC	U	WHB	S	WC	WHB	S
12	15	14	18	26	14	28
PARALEGIC PROVIDED						
WC	WHB					

NOTE: SANITARY FIXTURES ARE TOTAL ACROSS ENTIRE DEVELOPMENT, WITH CENTRAL ABLUTIONS IN THE OFFICE BLOCK AND SATELLITE FACILITIES AROUND THE DEVELOPMENT

REFUSE CALCULATIONS

TYPE OF BUILDING	Area	(Volume)m ³ /week	Total Bins	Total Skips
OFFICES	3954 m ²	8.93 m ³	35.712528	1.116017
WAREHOUSE	55308 m ²	209.65 m ³	838.597595	26.206175
FACTORY	2607 m ²	12.32 m ³	49.293886	1.540434
SHOPS	0 m ²	0.00 m ³	0	0
FLATS	0 m ²	0.00 m ³	0	0
TOTAL:	61869 m²	230.90 m³	923.604009	28.862625

NOTE: REFUSE TO BE COMPACTED AND CLEARED DAILY BY PRIVATE CONTRACTOR



0	06/03/22	LW	DESIGN STORAGE AND ROOFING INFO
1	07/03/22	LW	FINAL STORMWATER LAYOUTS
2	08/03/22	LW	FINAL STORMWATER LAYOUTS
3	09/03/22	LW	POSITION OF EXISTING UNDERGROUND
4	10/03/22	LW	UTILITIES
5	11/03/22	LW	LAYOUTS UPDATED
6	12/03/22	LW	ISSUES FOR CLIENT APPROVAL
7	13/03/22	LW	BUILDING SECTIONS INDICATED AND
8	14/03/22	LW	ISSUES FOR INFORMATION
9	15/03/22	LW	ISSUES FOR INFORMATION
10	16/03/22	LW	ISSUES FOR DISCUSSIONS AND
11	17/03/22	LW	INFORMATION
12	18/03/22	LW	INFORMATION

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SCALING
 Drawings not to be scaled, report any discrepancies to architect before construction or manufacturing.

client	EQUITIES
signature	
project	PROPOSED ADDITIONS AND ALTERATIONS TO EXISTING FACILITY
stand number	ERF 8741, WELLS ESTATE, GOEBERHA
engineer	REWRIVER
contact	REWRIVER
signature	
project architect	REWRIVER
contact	REWRIVER
signature	
drawing description	SITE PLAN
job number	P037
drawing number	0000
drawn	LW
scale	As Indicated
date	Issue Date
revision number	Issued for
G	INFORMATION



LOCALITY PLAN

SITE PLAN
 Scale 1:2500

APPENDIX 3 – ENVIRONMENTAL AWARENESS PLAN

ENVIRONMENTAL AWARENESS PLAN

**EXPANSION OF THE EXISTING SHOPRITE
CHECKERS DISTRIBUTION CENTRE SITUATED ON
ERF 8741, WELLS ESTATE, EASTERN CAPE
PROVINCE.**



April 2022

ENVIRONMENTAL AWARENESS PLAN

The contractor (Construction Phase) and the Proponent (Operational Phase) will implement an Environmental Awareness Plan (EAP) at the Shoprite Checkers Distribution Centre. The material/source of information for the EAP will be the approved Environmental Management Programme Report(s), as well as other relevant specialist reports. These documents will be utilised to compile a database which will contain environmental aspects and issues with medium to high significance. The environmental issues and aspects will be entered into the database with associated mitigation measures and responses, along with the specific legislation that governs such an impact or aspect. The environmental awareness plan is detailed in the sections below.

Induction

All full time staff and contractors are required to attend an induction session. Employees are inducted when they start at the mine and when they return from leave. Any contractor, who works on the mine for a period of 24 hours or more, is required to undergo the respective induction training. Environmental issues and aspects related to the operation will be addressed in these induction sessions.

All environmental impacts and aspects and their mitigating measures will be discussed, explained and communicated to employees. The induction sessions will be modified according to the level of employee attending the induction session, so that all employees gain a suitable understanding of environmental issues and pollution.

The basic content of the induction programme for full time employees is as follows:

- Welcome and Registration;
- Disciplinary Code;
- Fire Extinguisher;
- Employee Assistance Program;
- Security;
- HIV/Aids Awareness;
- Environmental Issues as per EMPRs
- Environmental and Quality Checklists

A Basic Environmental Training Course should be developed by management.

Environmental Meetings

Environmental meetings can be held with management, and selected groups of supervisors /foremen and/or employee representatives. This will take the form of an open discussion between the relevant department and these individuals. The symposiums will aid in environmental awareness being generated at all levels, as well as assist the relevant department in defining all, and identifying new environmental issues, concerns and pollution sources.

In-house Training

In-house training sessions will be held with relevant employees. The training sessions will be determined by the relevant department, and will allow for employees to participate in determining what the environmental issues and concerns are with regard to their specific occupation. Education with regard to environmental incident reporting will be detailed at these sessions.

On the Job Training

On the job training is an essential tool in environmental awareness. Employees will be given details of the expected environmental issues and concerns specifically related to their occupation. Employees will be trained on how to respond if an environmental problem or source of environmental pollution arises. The training will be on-going, and all new employees will be provided with the same standard of training as existing employees.

General Training and Skills Development

Human Resources Development Programmes will include appropriate training and skills development programmes as required by the workforce in support of operation specific business plans (both mining and non-mining related). Training will be offered in portable skills, being competencies that will enable employees to find jobs elsewhere within the mining industry, or to become self-employed.

Basic environmental and pollution control skills will be included in this training.

ENVIRONMENTAL COMMUNICATION STRATEGY

Management shall establish and maintain procedures for the internal communication between the various levels and functions of the organisation, and receiving, documenting and responding to relevant communication from external interested & affected parties. The organisation shall consider processes for external communication on its significant environmental aspects and record its decision. Communication is a management

responsibility. All supervisors are responsible for effective communication within their own sections. Environmental communication can be divided into two categories, namely internal communication and external communication.

Internal Communication

The following communication channels and media will/can be used to communicate environmental issues.

HOD Meetings: The Contractor/ DC Manager communicates information to senior management on environmental issues.

Publications: Leaflets, posters etc are produced by the relevant department or other designated persons.

Daily/ Weekly Safety Meeting: All meetings are scheduled to commence with a discussion on safety, health & environmental topics.

External Communication

The following communication channels and media will/can be used to communicate environmental issues to individuals who are not employed.

Publications: Selected publications should be produced and used to communicate environmental issues to outside parties. Examples include newsletters and Annual Reports.

E-mail: E-mail communication received must be stored, with replies, in an appropriate folder on a server. E-mail messages, relevant to environmental management, should be kept for a minimum of two years before deletion.

Mail: Correspondence received by mail must be filed, along with the response (where relevant), within the relevant department's filing system for a minimum period of 2 years. Paper correspondence will be archived in this department.

Telephone: A register of telephonic environmental queries should be kept by the relevant department detailing caller, contact details, date, query, action taken and response. Furthermore, the person answering the call will be responsible for logging their particulars against the call, as well as ensuring that all communication that leads to an aspect or an impact, is entered on the database.

Storage of Correspondence: All original correspondence must be retained for a minimum period of two years.

Environmental Reports: Copies of relevant specialist study reports and Environmental Impact Assessments to be made available should these be requested by an external party.

Queries from Interested and Affected Parties: Response to queries about environmental impacts and aspects will be addressed by the relevant department.

Incident Reporting Structure

Environmental incident reporting is a vital part of communication. Employees are required to report any and all environmentally related problems, incidents and pollution, so that the appropriate mitigating action can be implemented timeously.

ENVIRONMENTAL INCIDENT REPORTING PROCEDURE

ENVIRONMENTAL INCIDENT REPORTING STRUCTURE	ACTION REQUIRED
<p>Line Management in relevant area of responsibility where the incident occurred</p>	<p>Shall investigate the incident and record the following information:</p> <ul style="list-style-type: none"> o How the incident happened; o The reasons the incident happened; o How rehabilitation or clean up needs to take place; o The nature of the impact that occurred; o The type of work, process or equipment involved; and o Recommendations to avoid future such incidents and/or occurrences. <p>Shall inform the Environmental Manager /DC Manager on a daily basis of all incidents that were reported in the area/section.</p> <p>Shall consult with the relevant department / person for recommendations on actions to be taken or implemented where appropriate (e.g. clean-ups).</p> <p>Shall assist the Environmental Manager and/or DC Manager</p>

	<p>with applicable data in order to accurately capture the incident into the reporting database.</p>
<p>Area / Line Managers</p>	<p>Shall forward a copy of the incident form to other line managers.</p> <p>Shall forward a copy of the incident form to the Environmental Manager / DC Manager.</p> <p>Shall inform the relevant department / person on a weekly basis of the incident by e-mail or by submitting a copy of the incident report. Once a High Risk Incident (any incident which results from a significant aspect and has the potential to cause a significant impact on the environment) occurred it must be reported immediately to the Environmental Manager /DC Manager by telephone or email to ensure immediate response / action.</p> <p>Shall forward a copy of the completed Incident Reporting Form (and where applicable a copy of the incident investigation) to the relevant department / person</p>
<p>Environmental Manager / DC Manager</p>	<p>Shall complete an incident assessment form to assess what level of incident occurred.</p> <p>Shall make recommendations for clean-up and / or appropriate alternate actions.</p> <p>Shall enter actions necessary to remediate environmental impacts into the database in conjunction with the responsible line manager.</p> <p>Shall enter the incident onto the database in order to monitor the root causes of incidents.</p> <p>Shall highlight all incidents for discussion at meetings</p>