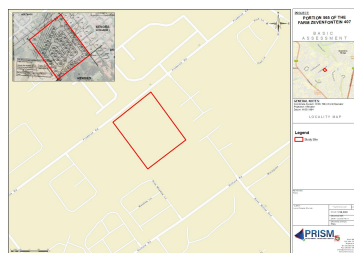


**Lumal
Projects (Pty) Ltd.**



BACKGROUND INFORMATION DOCUMENT

NOTICE OF APPLICATION FOR ENVIRONMENTAL AUTHORISATION IN TERMS OF THE NATIONAL ENVIRONMENTAL MANAGEMENT ACT (NEMA), 1998 (ACT NO. 107 OF 1998), AS AMENDED, A GENERAL AUTHORISATION IN TERMS OF THE NATIONAL WATER ACT (NWA), 1998 (ACT NO. 36 OF 1998), AND CLEARANCE IN TERMS OF THE NATIONAL HERITAGE RESOURCES (ACT NO. 25 OF 1999), AS AMENDED FOR THE PROPOSED DEVELOPMENT OF PORTION 565 (A PORTION OF PORTION 19) OF THE FARM ZEVENFONTEIN 407 JR, CITY OF JOHANNESBURG

Purpose of Document:

The purpose of this document is to:

- Provide all potential Interested and Affected Parties (I&APs) with information about the proposed development; and
- Introduce, explain and initiate the Public Participation Process (PPP) that is prescribed by the relevant legislation.

All I&APs are requested to provide comment on:

- The environmental (bio-physical) and socio-economical environmental and/or considerations and potential impacts related to the proposed development;
- The proposed Public Participation Process (PPP) to be followed;
- The proposed amendment application and authorisation process being followed; and
- Any other suggestions and/or recommendations.

Date of Publication 7 May 2021

Applicant: Lumal Projects (Pty) Ltd.

Environmental Practitioners: Prism EMS.

GDARD Ref No. GAUT 002/20-21/E2803

Project Location:

The proposed development takes place on Portion 565 (a portion of Portion 19) of the Farm Zevenfontein No. 407-JR, City of Johannesburg, Gauteng Province. The following are the centre coordinates of the site:

- 25°59'59.86"S; 27°59'52.89"E

Project Description:

The proposed development, which will be known as Kengies Extension 35, involves the development of fifty-one (51) "Residential 2" erven which have a combined area of 1.17 hectares (ha), one (1) "Special" erf for Private Roads, Guardhouse and Access Control Measures (0.51ha) and one (1) "Private Open Space" erf of 0.35ha. All necessary access, internal roads and services will be put in place and includes:

- The continuation of the regional bio-engineered stormwater drainage channel with associated buffer strips. It is important to note that this regional channel had been completed in its entirety and this small piece, traversing this development, is the last infill section required. As required by the Competent Authority at the time, this regional bio-engineered stormwater drainage channel has been approved separately for each development in the area.
- A stormwater attenuation pond of 484m² and associated stormwater pipelines and subsurface drainage. The stormwater pipes will vary between 300mm to 600mm in diameter.
- Internal sewer pipelines between 110mm and 160mm in diameter which will connect to the existing bulk sewer line that occurs on the north eastern corner of the proposed development.
- Internal water pipelines of 110mm diameter which will connect to the existing bulk water line in Frederick Road.
- Access to the site which will include 2 inbound lanes of 3.0m each and 1 outbound lane of 4.5m. These lanes will have a 10m throat length. A 2.5m wide island will be put in place and will include a guardhouse.
- An internal road which has been designed to accommodate refuse collection internally and which is 5m in width and occurs in a 10.5m road reserve.



Figure 1 below provides an overview of the project location and main project components.

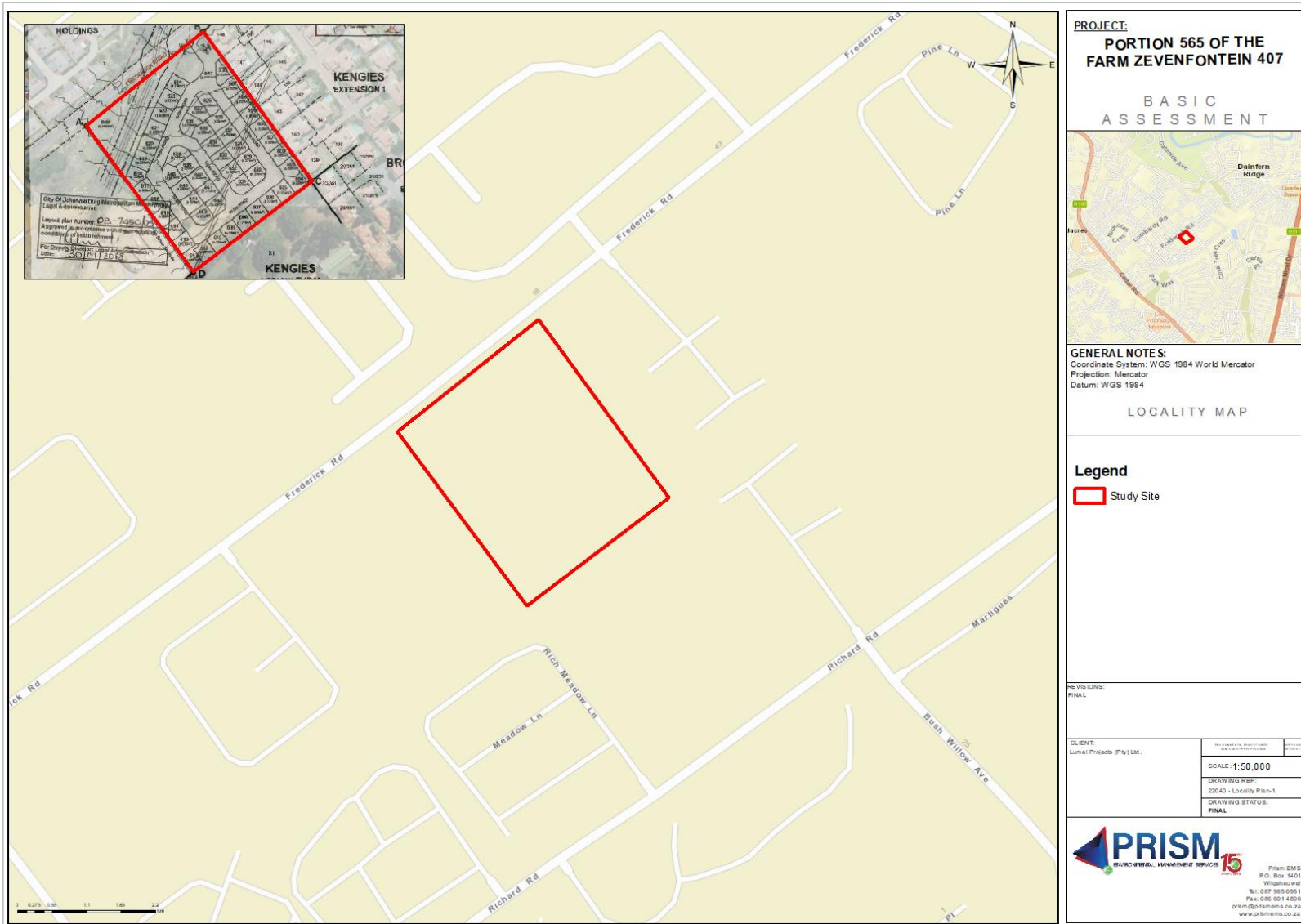


Figure 1: Locality Map

Environmental Assessment Practitioner: Prism EMS is a multi-disciplinary Environmental Management consulting firm which has a vision encompassing a holistic understanding of integrated environmental management in combination with sustainability. The company prides itself on excellent service and value-added solutions to a range of clients. The team involved with the Environmental Authorisation process is as follows:

Table 1: Project Team

Project Director and Quality Control	Unit Manager/Principal EAP
De Wet Botha (<i>Pr.Sci.Nat.</i>) (<i>Reg. EAP</i>) M.A. Env. Man. PHED. 18 years' experience	Vanessa Stippel (<i>Pr.Sci.Nat.</i>) (<i>Reg. EAP</i>) MSc. Ecol, Env, & Cons 10 years' experience

Legal Requirements:

National Environmental Management Act (NEMA) (Act 107 of 1998):

The proposed development triggers certain listed activities in terms of the NEMA and as such requires environmental authorisation: The following listed activities are triggered in terms of the EIA Regulations, 2014 (as amended):

Table 2: Potential listed activities

Competent Authority	GN	Activity Number	Type of Environmental Assessment	Authority Reference number
Gauteng Department of Agriculture and Rural Development (GDARD)	R 983 of 4 December 2014 (as amended):	9, 12, 19, and 27	Basic Assessment Process	GAUT 002/20-21/E2803
	R. 985 of 4 December 2014 (as amended)	4 12 and 14		

National Water Act, 1998 (NWA), 1998 (Act No. 36 of 1998):

In addition, the development requires a General Authorisation in terms of the following:

Table 3: Activities in terms of Section 21 of the National Water Act

Competent Authority	Act	Section 21 uses
Department of Human Settlements, Water and Sanitation (DHSWS)	National Water Act, 1998 and General Authorisation (GA) in terms of Section 39 of the NWA for water uses as defined in Section 21(c) or Section 21(GN 509 of 26 August 2016)	Section 21 (c) Section 21 (i)

National Heritage Resources Act (NHRA) (Act No. 25 of 1999):

A Heritage Impact Assessment will be undertaken as submitted to the South African Heritage Resources Agency (SAHRA) for comment in terms of Section 38 of NHRA.

Please note that an integrated authorisation process is being undertaken.

Be an Integral Part of the Environmental Impact Assessment Process:

Public involvement is an essential part of any environmental assessment process. Parties wishing to register as I&APs, who wish to participate by contributing comments, or require additional information, should register and/or submit their contact details and correspondence in writing to Prism EMS, using the attached Comment Sheet by **9 June 2021**

Please note that a Basic Assessment Report is being compiled and will be made available for review and comment. Please register your interest in the project to be notified of the public review period.

Environmental Authorisation and Public Participation Processes

The key objective of Public Participation is to assist stakeholders to identify issues of concern and suggestions for enhanced benefits, and to comment at various phases of the application process. The Public Participation Process is an integral part of the impact assessment and is undertaken in a systematic approach by the Proponent and/or EAP an overview of the environmental authorisation/water use licence process and associated public participation is provided below.

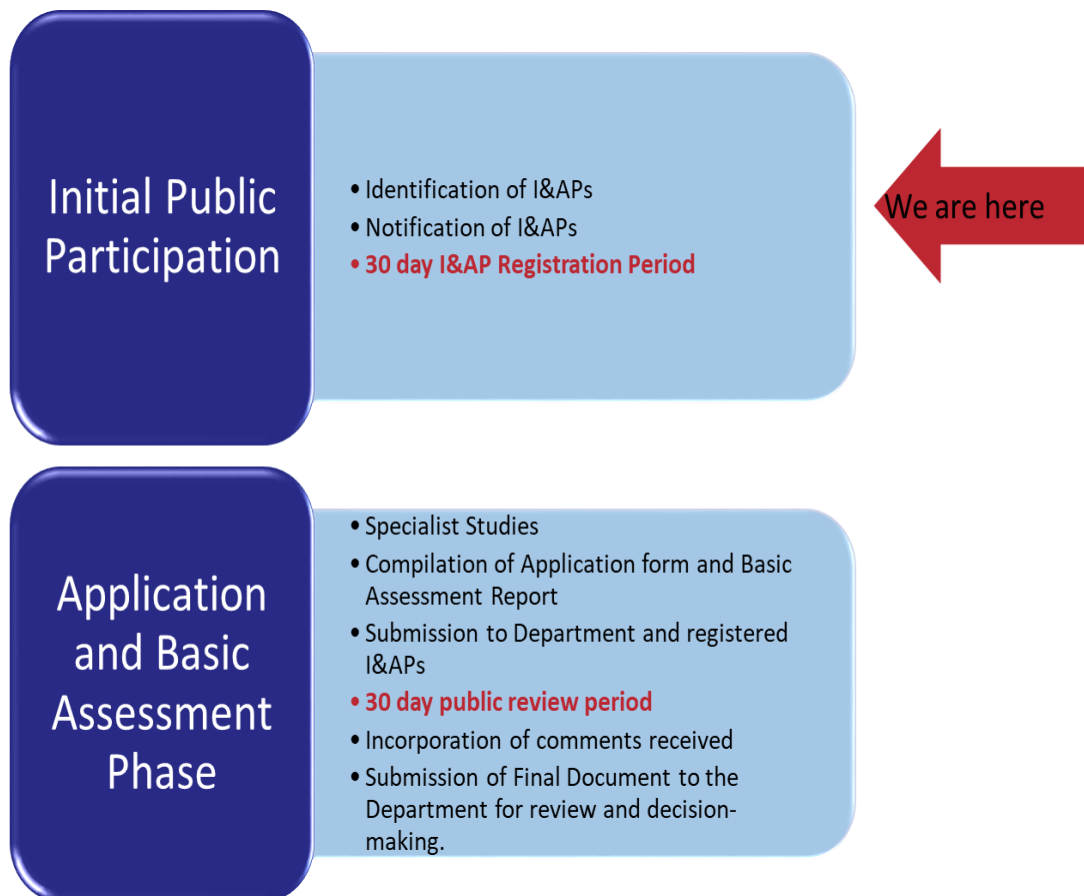


Figure 1: Environmental Authorisation Process

**THE PROPOSED DEVELOPMENT OF PORTION 565 (A PORTION OF PORTION 19) OF THE FARM ZEVENFONTEIN
407 JR, CITY OF JOHANNESBURG
Application for Environmental Authorisation and General Authorisation
I&AP Comment and Registration Form
GDARD Ref No: GAUT 002/20-21/E2803
Prism EMS Ref No: 22052**



Name:				Surname			
Title				Initials			
Organisation / interest:				Capacity (e.g. Chairperson):			
Postal / Residential Address:							
	Area:				Code:		
Contact Details:	Tel:	()					
	Fax:	()					
	Mobile:	()					
	Email:						
Please mark with an X to indicate whether you would like to participate in the process:							Yes
							No
Preferred Method of Communication	Email		Fax		Post		
Date of Comment							
What is your main area of interest with regard to the proposed project?							
What are your points of concern or support for this project?							
Please indicate in which aspects you would require more information.							
Please provide details of any person you feel we should notify of this development.							
Name:				Surname:			
Tel:				Fax:			
Mobile:				Email:			
<p>In order to be registered as an I&AP for this project, fax, mail, or e-mail the completed registration form to Prism EMS: Attention: Vanessa Stippel ▪ Tel: (087) 985 0951 ▪ Fax: (086) 601 4800 ▪ Email: vanessa@prismems.co.za ▪ Post: PO Box 1401, Wilgeheuwel, 1736</p> <p>Thank you for your participation.</p>							

**Please note you are not restricted to use this template to provide written comments on the Environmental Authorisation process. All written comments will be accepted and taken into account.*

Vanessa Stippel

From: Vanessa Stippel
Sent: Friday, May 7, 2021 3:41 PM
Cc: De Wet Botha
Subject: 22052 | Notice of Application for Environmental Authorisation | The Proposed Development of Portion 565 (a Portion of Portion 19) of the Farm Zevenfontein 407 JR, City Of Johannesburg (GAUT 002/20-21/E2803)
Attachments: 22052-BID_1.pdf
Importance: High
Bcc: [REDACTED]

Dear Competent and/or Commenting Authority,

Lumal Projects (Pty) Ltd. plans to develop Portion 565 (a Portion of Portion 19) of the Farm Zevenfontein 407 JR. The proposed development, to be known as Kengies Extension 35, involves the development of fifty-one (51) "Residential 2" erven which have a combined area of 1.17 hectares (ha), one (1) "Special" erf for Private Roads, Guardhouse and Access Control Measures (0.51ha) and one (1) "Private Open Space" erf of 0.35ha. All necessary access, internal roads and services will be put in place. Included is the continuation of a regional bio-engineered stormwater drainage channel with associated buffer strips. Note that this regional channel had been completed and a small section, traversing this development, is the last infill section required.

Prism Environmental Management Services (Prism EMS) has been appointed to undertake the relevant Environmental Authorisation and General Authorisation process and associated public participation. A Background Information Document (BID) is attached and provides more information on the proposed development and the authorisation process required by the applicable legislation.

Register as an Interested and Affected Party (I&AP): You are invited to register as an Interested and Affected Party (I&AP), or to provide written comments by contacting Vanessa Stippel (Post: PO Box 1401, Wilgeheuwel, 1736, Tel: 087 985 095, Fax: 086 601 4800, E-mail: vanessa@prismems.co.za) by **9 June 2021**.

Review of the Basic Assessment Report: : A Basic Assessment Report will be made available for review and comment. Please register as an I&AP to be notified of the public review period.

We look forward to your contribution to the environmental authorisation process.

Kind regards,

Vanessa Stippel (Pr.Sci.Nat)(Reg.EAP)(MSc. Ecol., Env. and Cons.)

Senior Environmental Assessment Practitioner | Unit Manager

Tel No.: 087 985 0951	12A Beacon Road	P O Box 1401
Fax No.: 086 601 4800	Poortview AH	Wilgeheuwel
Cell No.: 076 128 9126	Roodepoort	1736

E-mail: vanessa@prismems.co.za

Website: www.prismems.co.za

Level 2 B-BBEE Certified



Vanessa Stippel

From: Vanessa Stippel
Sent: Friday, May 7, 2021 3:43 PM
To: [REDACTED]
Cc: De Wet Botha
Subject: 22052 | Notice of Application for Environmental Authorisation | The Proposed Development of Portion 565 (a Portion of Portion 19) of the Farm Zevenfontein 407 JR, City Of Johannesburg (GAUT 002/20-21/E2803)
Attachments: 22052-BID_1.pdf
Importance: High

Dear Ward Councillor,

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We look forward to your contribution to the environmental authorisation process.

Kind regards,

Vanessa Stippel (Pr.Sci.Nat)(Reg.EAP)(MSc. Ecol., Env. and Cons.)

Senior Environmental Assessment Practitioner | Unit Manager

Tel No.: 087 985 0951 12A Beacon Road P O Box 1401
Fax No.: 086 601 4800 Poortview AH Wilgeheuwel
Cell No.: 076 128 9126 Roodepoort 1736


E-mail: vanessa@prismems.co.za

Website: www.prismems.co.za

Level 2 B-BBEE Certified



Vanessa Stippel

From: Vanessa Stippel
Sent: Friday, May 7, 2021 3:45 PM
Cc: De Wet Botha
Subject: FW: 22052 | Notice of Application for Environmental Authorisation | The Proposed Development of Portion 565 (a Portion of Portion 19) of the Farm Zevenfontein 407 JR, City Of Johannesburg (GAUT 002/20-21/E2803)
Attachments: 22052-BID_1.pdf
Importance: High
Bcc: 

Dear Affected and Adjacent Landowners,

Lumal Projects (Pty) Ltd. plans to develop Portion 565 (a Portion of Portion 19) of the Farm Zevenfontein 407 JR. The proposed development, to be known as Kengies Extension 35, involves the development of fifty-one (51) "Residential 2" erven which have a combined area of 1.17 hectares (ha), one (1) "Special" erf for Private Roads, Guardhouse and Access Control Measures (0.51ha) and one (1) "Private Open Space" erf of 0.35ha. All necessary access, internal roads and services will be put in place. Included is the continuation of a regional bio-engineered stormwater drainage channel with associated buffer strips. Note that this regional channel had been completed and a small section, traversing this development, is the last infill section required.

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Vanessa Stippel (Pr.Sci.Nat)(Reg.EAP)(MSc. Ecol., Env. and Cons.)

Senior Environmental Assessment Practitioner | Unit Manager

Tel No.: 087 985 0951	12A Beacon Road	P O Box 1401
Fax No.: 086 601 4800	Poortview AH	Wilgeheuwel
Cell No.: 076 128 9126	Roodepoort	1736

E-mail: vanessa@prismems.co.za

Website: www.prismems.co.za

Level 2 B-BBEE Certified



Vanessa Stippel

From: Vanessa Stippel
Sent: Tuesday, May 11, 2021 8:19 AM
To: [REDACTED]
Subject: FW: 22052 | Notice of Application for Environmental Authorisation | The Proposed Development of Portion 565 (a Portion of Portion 19) of the Farm Zevenfontein 407 JR, City Of Johannesburg (GAUT 002/20-21/E2803)
Attachments: 22052-BID_1.pdf
Importance: High

Good day Fiona,

Thank you for taking my call. As discussed, please find the details of the proposed development attached.

Please do feel free to contact me should you require any further information.

Kind regards,

Vanessa Stippel (Pr.Sci.Nat)(Reg.EAP)(MSc. Ecol., Env. and Cons.)
Senior Environmental Assessment Practitioner | Unit Manager

Tel No.: 087 985 0951 12A Beacon Road P O Box 1401
Fax No.: 086 601 4800 Poortview AH Wilgeheuwel
Cell No.: 076 128 9126 Roodepoort 1736
E-mail: vanessa@prismems.co.za
Website: www.prismems.co.za
Level 2 B-BBEE Certified



From: Vanessa Stippel
Sent: Friday, May 7, 2021 3:45 PM
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: FW: 22052 | Notice of Application for Environmental Authorisation | The Proposed Development of Portion 565 (a Portion of Portion 19) of the Farm Zevenfontein 407 JR, City Of Johannesburg (GAUT 002/20-21/E2803)
Importance: High

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Kind regards,

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Cell No.: 076 128 9126	Roodepoort	1736

E-mail: vanessa@prismems.co.za
Website: www.prismems.co.za
Level 2 B-BBEE Certified



My Account



Message History Detail: Batch 1164775993

Time submitted 2021-05-10 08:23:26.0

Total messages 3

Total credits 2.55

Delivery summary	Delivered to mobile	100.00%
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██████████	Delivered to mobile	0.85	2021-05-10 08:23:00	Concatenated SMS (part 2 of 3): he required authorisation process and associated public participation. Contact Vanessa (Prism EMS) on vanessa@prismems.co.za or 076 128 9126 to register	
██████████	Delivered to mobile	0.85	2021-05-10 08:23:00	Concatenated SMS (part 3 of 3): your interest in the environmental authorisation process and to obtain further information by 9 June 2021. : via BulkSMS.com	

Records: 3



My Account



Message History Detail: Batch 1164220736

Time submitted 2021-05-07 15:54:51.0

Total messages 39

Total credits 33.66

Delivery summary

Delivered to mobile	76.92%
Failed: expired	15.38%
Delivered upstream	7.69%

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██████████	Delivered to mobile	0.85	2021-05-07 15:54:00	Concatenated SMS (part 3 of 3): your interest in the environmental authorisation process and to obtain further information by 9 June 2021. : via BulkSMS.com
██████████	Delivered to mobile	0.85	2021-05-07 15:54:00	Concatenated SMS (part 1 of 3): Lumal Projects (Pty) Ltd. plans to develop Portion 565 (a Portion of Portion 19) of the Farm Zevenfontein 407 JR. Prism EMS was appointed to undertake
██████████	Delivered to mobile	0.85	2021-05-07 15:54:00	Concatenated SMS (part 2 of 3): the required authorisation process and associated public participation. Contact Vanessa (Prism EMS) on vanessa@prismems.co.za or 076 128 9126 to register
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██████████	Delivered to mobile	0.85	2021-05-07 15:54:00	Concatenated SMS (part 3 of 3): <div style="border: 1px solid black; padding: 5px;"> <p>your interest in the environmental authorisation process and to obtain further information by 9 June 2021. : via BulkSMS.com</p> </div>
██████████	Failed: expired	0.85	2021-05-09 15:54:00	Concatenated SMS (part 1 of 3): <div style="border: 1px solid black; padding: 5px;"> <p>Lumal Projects (Pty) Ltd. plans to develop Portion 565 (a Portion of Portion 19) of the Farm Zevenfontein 407 JR. Prism EMS was appointed to undertake</p> </div>
██████████	Failed: expired	0.85	2021-05-09 15:54:00	Concatenated SMS (part 2 of 3): <div style="border: 1px solid black; padding: 5px;"> <p>the required authorisation process and associated public participation. Contact Vanessa (Prism EMS) on vanessa@prismems.co.za or 076 128 9126 to register</p> </div>
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██████████	Delivered to mobile	0.85	2021-05-07 15:54:00	Concatenated SMS (part 3 of 3): your interest in the environmental authorisation process and to obtain further information by 9 June 2021. : via BulkSMS.com
██████████	Delivered to mobile	0.85	2021-05-07 15:55:00	Concatenated SMS (part 1 of 3): Lumal Projects (Pty) Ltd. plans to develop Portion 565 (a Portion of Portion 19) of the Farm Zevenfontein 407 JR. Prism EMS was appointed to undertake
██████████	Delivered to mobile	0.85	2021-05-07 15:54:00	Concatenated SMS (part 2 of 3): the required authorisation process and associated public participation. Contact Vanessa (Prism EMS) on vanessa@prismems.co.za or 076 128 9126 to register
██████████	Delivered to mobile	0.85	2021-05-07 15:54:00	Concatenated SMS (part 3 of 3): your interest in the environmental authorisation process and to obtain further information by 9 June 2021. : via BulkSMS.com
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██████████	Delivered to mobile	0.85	2021-05-07 15:54:00	Concatenated SMS (part 2 of 3): the required authorisation process and associated public participation. Contact Vanessa (Prism EMS) on vanessa@prismems.co.za or 076 128 9126 to register
██████████	Delivered to mobile	0.85	2021-05-07 15:54:00	Concatenated SMS (part 3 of 3): your interest in the environmental authorisation process and to obtain further information by 9 June 2021. : via BulkSMS.com
██████████	Delivered to mobile	0.85	2021-05-07 15:55:00	Concatenated SMS (part 1 of 3): Lumal Projects (Pty) Ltd. plans to develop Portion 565 (a Portion of Portion 19) of the Farm Zevenfontein 407 JR. Prism EMS was appointed to undertake
██████████	Delivered to mobile	0.85	2021-05-07 15:55:00	Concatenated SMS (part 2 of 3): the required authorisation process and associated public participation. Contact Vanessa (Prism EMS) on vanessa@prismems.co.za or 076 128 9126 to register
██████████	Delivered to mobile	0.85	2021-05-07 15:55:00	Concatenated SMS (part 3 of 3): your interest in the environmental authorisation process and to obtain further information by 9 June 2021. : via BulkSMS.com
██████████	Delivered upstream	1.02		Concatenated SMS (part 1 of 3): Lumal Projects (Pty) Ltd. plans to develop Portion 565 (a Portion of Portion 19) of the Farm Zevenfontein 407 JR. Prism EMS was appointed to undertake
██████████	Delivered upstream	1.02		Concatenated SMS (part 2 of 3): the required authorisation process and associated public participation. Contact Vanessa (Prism EMS) on vanessa@prismems.co.za or 076 128 9126 to register





Delivered
upstream

1.02

Concatenated SMS (part 3 of 3):

your interest in the environmental authorisation process
and to obtain further information by 9 June 2021.
: via
BulkSMS.com

Records: 39



My Account



Message History Detail: Batch 1164775993

Time submitted 2021-05-10 08:23:26.0

Total messages 3

Total credits 2.55

Delivery summary	Delivered to mobile	100.00%
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Recipient	Status	Credits	Completed time	Body	Help
██████████	Delivered to mobile	0.85	2021-05-10 08:23:00	Concatenated SMS (part 1 of 3): Lumal Projects (Pty) Ltd. plans to develop Portion 565 (a Portion of Portion 19) of the Farm Zevenfontein 407 JR. Prism EMS was appointed to undertake t	
██████████	Delivered to mobile	0.85	2021-05-10 08:23:00	Concatenated SMS (part 2 of 3): he required authorisation process and associated public participation. Contact Vanessa (Prism EMS) on vanessa@prismems.co.za or 076 128 9126 to register	
██████████	Delivered to mobile	0.85	2021-05-10 08:23:00	Concatenated SMS (part 3 of 3): your interest in the environmental authorisation process and to obtain further information by 9 June 2021. : via BulkSMS.com	

Records: 3





P O Box 1401
 Wilgeheuwel
 1736
 Tel No.: 087 985 0951
 Fax No.: (086) 601-4800
 E-mail: prism@prismems.co.za

22052 – Proposed Development of Portion 564 of the Farm Zevenfontein 407 JR

INITIAL NOTIFICATION

BACKGROUND INFORMATION DOCUMENT DELIVERY REGISTER

Chateau De Provence						
21 Digit Code	Property Description	Name	Surname	Trust	Name and Surname of Security Guard	Signature of Security Guard
[REDACTED]	[REDACTED] Chateau De Provence, Kengies Ext 1		Mabhula		Nr. 139	
[REDACTED]	[REDACTED] Chateau De Provence, Kengies Ext 1	Simphiwe Clifton Kanyane Priesta	Mhlongo		140 143 144 145	
[REDACTED]	[REDACTED] Chateau De Provence, Kengies Ext 2	Masibonge Thobile Sihle Rudolph	Mkhkize			
[REDACTED]	[REDACTED] Chateau De Provence, Kengies Ext 3			Kizido Trust, DIM Trust	Bonginkhosi SOTETSA	
[REDACTED]	[REDACTED] Chateau De Provence, Kengies Ext 4			Sand Hez Family Trust		
TOJR05330000013900000	[REDACTED] Chateau De Provence Kengies Ext 5	Ludgero Maria Teresa	Dimingo			