

Vanessa Stippel

From: Siwelane Lilian (GAU) <SiwelaneL@dws.gov.za>
Sent: Tuesday, September 22, 2020 10:22 AM
To: Vanessa Stippel
Subject: RE: 21949 | Environmental Authorisation and Water Use Licence Application Process | Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties (GAUT 002/19-20/E2532)

Morning

It is noted.

Regards

Lillian

From: Vanessa Stippel [mailto:vanessa@prismems.co.za]
Sent: Monday, September 21, 2020 4:24 PM
Cc: De Wet Botha
Subject: 21949 | Environmental Authorisation and Water Use Licence Application Process | Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties (GAUT 002/19-20/E2532)
Importance: High

Dear Competent and/or Commenting Authority,

Hocom Properties (Pty) Ltd. Plans to develop a mix use development which includes a broad range of Business 1 and Commercial Uses. Necessary roads and services (water, sewer and stormwater) will also be put in place. The proposed development will take place on Portions 260 (a Portion of Portion 114) of the Farm Rietfontein 189 IQ, Mogale City Local Municipality, Gauteng Province. Associated roads and services will be developed on Portions, 7, 188, 189, 222, 251, 252, 253, 254, 255, 257, 258, 631, and 646 of the Farm Rietfontein 189 IQ. An alternative sewer line has also been assessed as part of the process and occurs on Portion 217, 256, 257, 258 and 632 of Portion Rietfontein 189 IQ.

Prism Environmental Management Services (Prism EMS) has been appointed to undertake the relevant Environmental Authorisation and Water Use Licence Application (WULA) process and associated public participation. Notification regarding the proposed development was sent previously on 7 September 2020.

Review of the Basic Assessment Report: A Basic Assessment Report has been compiled and as per telephonic discussions with your office, a hard copy and/or USB containing the full BAR and associated appendices has been delivered to your office or uploaded to the appropriate website (SAHRIS). A copy can also be downloaded from <http://www.prismems.co.za> under the **Projects tab** (the password is **21949_260BAR**). The review period provided is from **21 September 2020 to 22 October 2020**. All comments on the Basic Assessment Report should be submitted to me by **22 October 2020**.

We look forward to your contribution to the environmental authorisation and WULA 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
Fax No.: 086 601 4800

12A Beacon Road
Poortview AH

P O Box 1401
Wilgeheuwel



DISCLAIMER: This message and any attachments are confidential and intended solely for the addressee. If you have received this message in error, please notify the system manager/sender. Any unauthorized use, alteration or dissemination is prohibited. The Department of Water and Sanitation further accepts no liability whatsoever for any loss, whether it be direct, indirect or consequential, arising from this e-mail, nor for any consequence of its use or storage.

Vanessa Stippel

From: BELOT, BONISWA (GDARD) <Boniswa.Belot@gauteng.gov.za>
Sent: Tuesday, September 22, 2020 3:35 PM
To: Vanessa Stippel
Cc: MASHIMBYI, KULANI (GDARD)
Subject: Acknowledgement

This is to acknowledge that the matter mentioned below has been received.

Ref No: 002/19-20/E2532

BA application form and DBAR-The proposed development to be situated on Portion 260 of the Farm Rietfontein 189 IQ



COVID-19
PATIENTS WITH COVID-19 HAVE EXPERIENCED
MILD TO SEVERE RESPIRATORY ILLNESS

If you have been in a country affected by COVID-19 or in close contact with someone with confirmed COVID-19 in the past 2 weeks, and develop symptoms, call your doctor.
*** These symptoms may appear 2-14 days after exposure.**



Call the COVID-19 Hotline: 0800 029 999

Send 'H' on Whatsapp to COVID-19

Gauteng Provincial Government

Hotline: 08600 11000 | w

Disclaimer:

The Gauteng Provincial Government does not take responsibility for Gauteng Provincial Government users' personal views. Gauteng Provincial Government services available online at www.gauteng.gov.za - The information contained in this communication from boniswa.belot@gauteng.gov.za sent at 2020-09-22 15:34:59 is confidential and may be legally privileged. It is intended solely for use by vanessa@prismems.co.za and others authorized to receive it. If you are not vanessa@prismems.co.za you are hereby notified that any disclosure, copying, distribution or taking action in reliance of the contents of this information is strictly prohibited and may be unlawful.

Vanessa Stippel

From: SEHONA, MALESELA (GDARD) <MALESELA.SEHONA2@gauteng.gov.za>
Sent: Tuesday, September 22, 2020 1:28 PM
To: Vanessa Stippel; prism
Subject: BA Application & Draft BAR: 002/19-20/E2532

Good day

This is to acknowledge your submission of the BA Application & Draft BAR which was uploaded on 21/09/2020 in respect of your project referenced 002/19-20/E2532.

Regards

Malesela Sehona
Senior Admin Officer: SUE Admin Unit
Gauteng Department of Agriculture & Rural Development
56 Eloff Street, Umnotho House, JOHANNESBURG 2000
tel: 011 240 3048 **email:** malesela.sehona2@gauteng.gov.za
website: <http://www.gdard.gpg.gov.za>



COVID-19
PATIENTS WITH COVID-19 HAVE EXPERIENCED
MILD TO SEVERE RESPIRATORY ILLNESS

If you have been in a country affected by COVID-19 or in close contact with someone with confirmed COVID-19 in the past 2 weeks, and develop symptoms, call your doctor.
*** These symptoms may appear 2-14 days after exposure.**



Call the COVID-19 Hotline: 0800 029 999

Send 'H' on Whatsapp to COVID-19 C

Gauteng Provincial Government

Hotline: 08600 11000 | w

Disclaimer:

The Gauteng Provincial Government does not take responsibility for Gauteng Provincial Government users' personal views. Gauteng Provincial Government services available online at www.gauteng.gov.za - The information contained in this communication from malesela.sehona2@gauteng.gov.za sent at 2020-09-22 13:28:14 is confidential and may be legally privileged. It is intended solely for use by vanessa@prismems.co.za and others authorized to receive it. If you are not vanessa@prismems.co.za you are hereby notified that any disclosure, copying, distribution or taking action in reliance of the contents of this information is strictly prohibited and may be unlawful.

PROPOSED DEVELOPMENT OF PORTION 260 (A PORTION OF PORTION 114) OF THE FARM RIETFontein 189 IQ AND ASSOCIATED SERVICES AND ROADS ON SURROUNDING PROPERTIES



Application for Environmental Authorisation and Water Use License

I&AP Comment and Registration Form

GDARD Ref No: GAUT 002/19-20/E2532

Prism EMS Ref No: 21949

Name:	ROB		Surname	LEIMER	
Title			Initials	R G	
Organisation / interest:	Owner		Capacity (e.g. Chairperson):		
Postal / Residential Address:	277 QUORN DRIVE NORTH RIDING.				
	Area:		Code:		
Contact Details:	Tel:	()			
	Fax:	()			
	Mobile:	071 993 7453			
	Email:	JLEIMER@MWEB.CO.ZA			
Please mark with an X to indicate whether you would like to participate in the process:					<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Preferred Method of Communication	Email	<input checked="" type="checkbox"/>	Fax	<input type="checkbox"/>	Post
Date of Comment	20.9.2020				
What is your main area of interest with regard to the proposed project?					
THE PROPOSED ROAD AND SEWER GOING THROUGH MY PROPERTY					
What are your points of concern or support for this project?					
SEE ABOVE.					
Please indicate in which aspects you would require more information.					
Name:	ROB		Surname:	LEIMER	
Tel:			Fax:		
Mobile:	071 993 7453		Email:	JLEIMER@MWEB.CO.ZA	
<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: Wednesday, September 23, 2020 12:14 PM
To: jleimer@mweb.co.za
Cc: De Wet Botha
Subject: 21949 | Development of portion 260

Good day Rob,

Thank you for the completed registration form. You have been registered as an Interested and Affected Party (I&AP). We have also noted your comment. Please refer to the Basic Assessment Report which is currently available for review for more information on the planned development and roads and services.

We are also happy to arrange a meeting with you and Janine should you wish to discuss it further.

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: jleimer@mweb.co.za <jleimer@mweb.co.za>
Sent: Sunday, September 20, 2020 3:02 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: Development of portion 260

Dear Vanessa,
Please find query form attached
Thank you Rob Leimer

Vanessa Stippel

From: Dawn Rose <drdawnrussell@gmail.com>
Sent: Tuesday, September 29, 2020 12:56 PM
To: Vanessa Stippel
Subject: Re: 21949 | Environmental Authorisation and Water Use Licence Application Process | Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties (GAUT 002/19-20/E2532)

Dear Vanessa,

Thank you for your email.

I have no comments to make.

Kind regards,

Dawn Crawford

On Mon, Sep 21, 2020 at 4:33 PM Vanessa Stippel <vanessa@prismems.co.za> wrote:

Dear Registered I&AP,

Hocom Properties (Pty) Ltd. Plans to develop a mix use development which includes a broad range of Business 1 and Commercial Uses. Necessary roads and services (water, sewer and stormwater) will also be put in place. The proposed development will take place on Portions 260 (a Portion of Portion 114) of the Farm Rietfontein 189 IQ, Mogale City Local Municipality, Gauteng Province. Associated roads and services will be developed on Portions, 7, 188, 189, 222, 251, 252, 253, 254, 255, 257, 258, 631, and 646 of the Farm Rietfontein 189 IQ. An alternative sewer line has also been assessed as part of the process and occurs on Portion 217, 256, 257, 258 and 632 of Portion Rietfontein 189 IQ.

Prism Environmental Management Services (Prism EMS) has been appointed to undertake the relevant Environmental Authorisation and Water Use Licence Application (WULA) process and associated public participation. Notification regarding the proposed development was sent previously on 7 September 2020.

Review of the Basic Assessment Report: A Basic Assessment Report has been compiled and can also be downloaded from <http://www.prismems.co.za> under the **Projects tab** (the password is **21949_260BAR**). The review period provided is from **21 September 2020 to 22 October 2020**. All comments on the Basic Assessment Report should be submitted to me by **22 October 2020**.

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

Kind regards,

Vanessa Stippel

From: Vanessa Stippel
Sent: Tuesday, September 29, 2020 1:02 PM
To: Dawn Rose
Subject: RE: 21949 | Environmental Authorisation and Water Use Licence Application Process | Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties (GAUT 002/19-20/E2532)

Good day Dawn,

Thank you for your email. I have noted the contents.

In addition, I had tried to get hold of you earlier today. We are in the process of organizing a meeting with the developer and team for Wednesday, 7 October 2020 at 3pm. You are welcome to attend should you wish. We are happy to organize Microsoft Teams if you prefer?

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: Dawn Rose <drdawnrussell@gmail.com>
Sent: Tuesday, September 29, 2020 12:56 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: Re: 21949 | Environmental Authorisation and Water Use Licence Application Process | Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties (GAUT 002/19-20/E2532)

Dear Vanessa,

Thank you for your email.

I have no comments to make.

Kind regards,

Dawn Crawford

Vanessa Stippel

From: Dawn Rose <drdawnrussell@gmail.com>
Sent: Tuesday, September 29, 2020 2:22 PM
To: Vanessa Stippel
Cc: Mitchell Crawford
Subject: Re: 21949 | Environmental Authorisation and Water Use Licence Application Process | Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties (GAUT 002/19-20/E2532)
Attachments: image001.jpg

Hi Vanessa,

Thank you for your email.

I am currently in the Western Cape and will not be back in Gauteng in time for the meeting.

I have asked my son, Mitchell to attend.

Kind regards,

Dawn

On Tue, 29 Sep 2020 13:02 Vanessa Stippel, <vanessa@prismems.co.za> wrote:

Good day Dawn,

Thank you for your email. I have noted the contents.

In addition, I had tried to get hold of you earlier today. We are in the process of organizing a meeting with the developer and team for Wednesday, 7 October 2020 at 3pm. You are welcome to attend should you wish. We are happy to organize Microsoft Teams if you prefer?

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

Vanessa Stippel

From: Vanessa Stippel
Sent: Tuesday, September 29, 2020 2:55 PM
To: Dawn Rose
Cc: Mitchell Crawford; De Wet Botha
Subject: RE: 21949 | Environmental Authorisation and Water Use Licence Application Process | Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties (GAUT 002/19-20/E2532)

Good day Dawn,

Thank you for your email. That is fine. I will note that Mitchell is attending on your behalf.

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: Dawn Rose <drdawnrussell@gmail.com>
Sent: Tuesday, September 29, 2020 2:22 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Cc: Mitchell Crawford <crawfordml@vodamail.co.za>
Subject: Re: 21949 | Environmental Authorisation and Water Use Licence Application Process | Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties (GAUT 002/19-20/E2532)

Hi Vanessa,

Thank you for your email.

I am currently in the Western Cape and will not be back in Gauteng in time for the meeting.

I have asked my son, Mitchell to attend.

Kind regards,

Dawn

Vanessa Stippel

From: Dawn Rose <drdawnrussell@gmail.com>
Sent: Tuesday, September 29, 2020 2:56 PM
To: Vanessa Stippel
Cc: Mitchell Crawford; De Wet Botha
Subject: Re: 21949 | Environmental Authorisation and Water Use Licence Application Process | Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties (GAUT 002/19-20/E2532)
Attachments: image001.jpg

Great, thank you.

On Tue, 29 Sep 2020 14:54 Vanessa Stippel, <vanessa@prismems.co.za> wrote:

Good day Dawn,

Thank you for your email. That is fine. I will note that Mitchell is attending on your behalf.

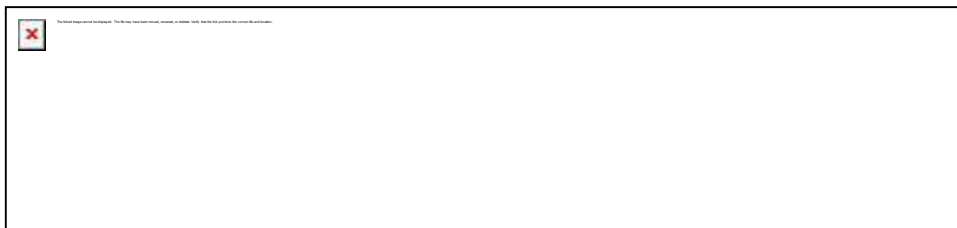
Kind regards,

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



PROPOSED DEVELOPMENT OF PORTION 260 (A PORTION OF PORTION 114) OF THE FARM RIETFOONTEIN 189 IQ AND ASSOCIATED SERVICES AND ROADS ON SURROUNDING PROPERTIES

Application for Environmental Authorisation and Water Use License

I&AP Comment and Registration Form

GDARD Ref No: GAUT 002/19-20/E2532

Prism EMS Ref No: 21949



Name:	MARY	Surname	MOLL
Title	MRS	Initials	ME
Organisation / interest:	PRIVATE	Capacity (e.g. Chairperson):	LAND OWNER
Postal / Residential Address:	134 WATERVAL VILLAGE, HENDRIK POTGIETER ROAD		
	Area:	Code:	
	FLORIDA GLEN	1716	
Contact Details:	Tel:		
	(011) 472 4510		
	Fax:	()	
	Mobile:	(082) 443 1641	
	Email:	theresamoll@hotmail.com	

Please mark with an X to indicate whether you would like to participate in the process:

<input checked="" type="checkbox"/> Yes
<input type="checkbox"/> No

Preferred Method of Communication

<input checked="" type="checkbox"/> Email	<input type="checkbox"/> Fax	<input type="checkbox"/> Post
---	------------------------------	-------------------------------

Date of Comment

30 SEPTEMBER 2020

What is your main area of interest with regard to the proposed project?

I own plot 184 which is opposite ^{AND OVER} THE ROAD TO THIS DEVELOPMENT.

What are your points of concern or support for this project?

I HOPE THE DEVELOPMENT WILL BE TO A HIGH STANDARD ARCHITECTURALLY AND IN CONSTRUCTION,

AND SURROUNDING LANDSCAPES

Please indicate in which aspects you would require more information.

DO YOU KNOW WHEN THE BEYERS NAUDE ROAD WILL BE CONSTRUCTED?

Name:	THERESA (DAUGHTER)	Surname:	MOLL
Tel:	(FOR MARY MOLL)	Fax:	
Mobile:	082 443 1641	Email:	theresamoll@hotmail.com

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
Thank you for your participation.

*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, October 2, 2020 9:55 AM
To: 'Theresa Moll'
Cc: De Wet Botha
Subject: RE: 21949 | Environmental Authorisation and Water Use License Application Process | Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties (GAUT 002/19-20/E2532)

Good day Theresa,

Thank you for your email. It is not a problem. We have registered you and your mother as Interested and Affected Parties (I&APs). As noted in my previous email, the Basic Assessment Report is available for review currently. Please send any further comments you may have by 22 October 2020.

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: Theresa Moll <theresamoll@hotmail.com>
Sent: Wednesday, September 30, 2020 4:53 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Cc: De Wet Botha <dewet@prismems.co.za>; Theresa Moll <theresamoll@hotmail.com>
Subject: 21949 | Environmental Authorisation and Water Use License Application Process | Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties (GAUT 002/19-20/E2532)
Importance: High

Dear Vanessa,

Apologies for being late with our registration.

Please see attached.

Thank you and kind regards,
Theresa Moll (daughter) for Mary Moll.

Vanessa Stippel

From: Di Beadle <di@beadles.co.za>
Sent: Thursday, October 1, 2020 12:37 PM
To: Vanessa Stippel
Cc: De Wet Botha
Subject: Re: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Dear Vanessa,

Thank you for this information.

I would like to attend the meeting on Wednesday, 7th October from 3.00 to 4.00 pm.

Kind regards,

D. Beadle. (Mrs)

On 29 Sep 2020, at 1:51 PM, Vanessa Stippel <vanessa@prismems.co.za> wrote:

Good day,

Hocom Properties (Pty) Ltd. Plans to develop a mix use development which includes a broad range of Business 1 and Commercial Uses. Necessary roads and services (water, sewer and stormwater) will also be put in place. The proposed development will take place on Portions 260 (a Portion of Portion 114) of the Farm Rietfontein 189 IQ, Mogale City Local Municipality, Gauteng Province. Associated roads and services will be developed on Portions, 7, 188, 189, 222, 251, 252, 253, 254, 255, 257, 258, 631, and 646 of the Farm Rietfontein 189 IQ. An alternative sewer line has also been assessed as part of the process and occurs on Portion 217, 256, 257, 258 and 632 of Portion Rietfontein 189 IQ.

Prism Environmental Management Services (Prism EMS) has been appointed to undertake the relevant Environmental Authorisation and Water Use Licence Application (WULA) process and associated public participation. Notification regarding the proposed development was sent previously on 7 September 2020 and the Basic Assessment Report and WULA technical report are currently available for review (between 21 September 2020 and 22 October 2020).

We have had a number of questions from those affected by the services and roads associated with the proposed development and would thus like to facilitate a meeting between those affected by roads and services and the developer and engineering/townplanning team as follows:

- **Date:** Wednesday, 7 October 2020
- **Time:** 3pm to 4pm
- **Venue:** Victor and Partners, Highcliff Office Park, Unit 10, Second Floor (Cnr. Wilhelmina street and Christiaan de Wet Road), Constantia Kloof, Roodepoort

Please note that due to Covid-19 protocols we will need to restrict the meeting to one representative only. Masks are required and hand sanitizer will be available at the entrance. We are also happy to arrange Microsoft Teams for those who would like to attend online.

Please RSVP by Monday 5 October 2020. We look forward to hearing from you.

Kind regards,

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

Vanessa Stippel

From: Kirsty Popplestone <kirsty@radmin.co.za>
Sent: Friday, October 2, 2020 7:13 AM
To: Vanessa Stippel
Cc: De Wet Botha
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Morning Vanessa,

I will definitely attend.

Kirsty

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: 29 September 2020 13:52
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting
Importance: High

Good day,

Hocom Properties (Pty) Ltd. Plans to develop a mix use development which includes a broad range of Business 1 and Commercial Uses. Necessary roads and services (water, sewer and stormwater) will also be put in place. The proposed development will take place on Portions 260 (a Portion of Portion 114) of the Farm Rietfontein 189 IQ, Mogale City Local Municipality, Gauteng Province. Associated roads and services will be developed on Portions, 7, 188, 189, 222, 251, 252, 253, 254, 255, 257, 258, 631, and 646 of the Farm Rietfontein 189 IQ. An alternative sewer line has also been assessed as part of the process and occurs on Portion 217, 256, 257, 258 and 632 of Portion Rietfontein 189 IQ.

Prism Environmental Management Services (Prism EMS) has been appointed to undertake the relevant Environmental Authorisation and Water Use Licence Application (WULA) process and associated public participation. Notification regarding the proposed development was sent previously on 7 September 2020 and the Basic Assessment Report and WULA technical report are currently available for review (between 21 September 2020 and 22 October 2020).

We have had a number of questions from those affected by the services and roads associated with the proposed development and would thus like to facilitate a meeting between those affected by roads and services and the developer and engineering/townplanning team as follows:

- **Date:** Wednesday, 7 October 2020
- **Time:** 3pm to 4pm
- **Venue:** Victor and Partners, Highcliff Office Park, Unit 10, Second Floor (Cnr. Wilhelmina street and Christiaan de Wet Road), Constantia Kloof, Roodepoort

Please note that due to Covid-19 protocols we will need to restrict the meeting to one representative only. Masks are required and hand sanitizer will be available at the entrance. We are also happy to arrange Microsoft Teams for those who would like to attend online.

Please RSVP by Monday 5 October 2020. We look forward to hearing from you.

Kind regards,

Vanessa Stippel

From: Vanessa Stippel
Sent: Friday, October 2, 2020 9:31 AM
To: Kirsty Popplestone
Cc: De Wet Botha
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Hi Kristy,

Thank you for your email and confirmation of attendance.

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: Kirsty Popplestone <kirsty@radmin.co.za>
Sent: Friday, October 2, 2020 7:13 AM
To: Vanessa Stippel <vanessa@prismems.co.za>
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Morning Vanessa,

I will definitely attend.

Kirsty

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: 29 September 2020 13:52
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting
Importance: High

Good day,

Hocom Properties (Pty) Ltd. Plans to develop a mix use development which includes a broad range of Business 1 and Commercial Uses. Necessary roads and services (water, sewer and stormwater) will also be put in place. The

Vanessa Stippel

From: Alan Beadle <alan@beadles.co.za>
Sent: Friday, October 2, 2020 12:47 PM
To: Vanessa Stippel
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Greetings Vanessa,
Thank you for the invite to the meeting on Wednesday 7th October.
I will be attending.
Kind regards,
Alan Beadle

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: 29 September 2020 13:52
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting
Importance: High

Good day,

Hocom Properties (Pty) Ltd. Plans to develop a mix use development which includes a broad range of Business 1 and Commercial Uses. Necessary roads and services (water, sewer and stormwater) will also be put in place. The proposed development will take place on Portions 260 (a Portion of Portion 114) of the Farm Rietfontein 189 IQ, Mogale City Local Municipality, Gauteng Province. Associated roads and services will be developed on Portions, 7, 188, 189, 222, 251, 252, 253, 254, 255, 257, 258, 631, and 646 of the Farm Rietfontein 189 IQ. An alternative sewer line has also been assessed as part of the process and occurs on Portion 217, 256, 257, 258 and 632 of Portion Rietfontein 189 IQ.

Prism Environmental Management Services (Prism EMS) has been appointed to undertake the relevant Environmental Authorisation and Water Use Licence Application (WULA) process and associated public participation. Notification regarding the proposed development was sent previously on 7 September 2020 and the Basic Assessment Report and WULA technical report are currently available for review (between 21 September 2020 and 22 October 2020).

We have had a number of questions from those affected by the services and roads associated with the proposed development and would thus like to facilitate a meeting between those affected by roads and services and the developer and engineering/townplanning team as follows:

- **Date:** Wednesday, 7 October 2020
- **Time:** 3pm to 4pm
- **Venue:** Victor and Partners, Highcliff Office Park, Unit 10, Second Floor (Cnr. Wilhelmina street and Christiaan de Wet Road), Constantia Kloof, Roodepoort

Please note that due to Covid-19 protocols we will need to restrict the meeting to one representative only. Masks are required and hand sanitizer will be available at the entrance. We are also happy to arrange Microsoft Teams for those who would like to attend online.

Please RSVP by Monday 5 October 2020. We look forward to hearing from you.

Kind regards,

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

Vanessa Stippel

From: Vanessa Stippel
Sent: Friday, October 2, 2020 12:53 PM
To: 'Alan Beadle'
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Good day Alan,

Thank you for the confirmation.

Have a lovely day.

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: Alan Beadle <alan@beadles.co.za>
Sent: Friday, October 2, 2020 12:47 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Greetings Vanessa,
Thank you for the invite to the meeting on Wednesday 7th October.
I will be attending.
Kind regards,
Alan Beadle

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: 29 September 2020 13:52
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting
Importance: High

Good day,

Hocom Properties (Pty) Ltd. Plans to develop a mix use development which includes a broad range of Business 1 and Commercial Uses. Necessary roads and services (water, sewer and stormwater) will also be put in place. The

Vanessa Stippel

From: jleimer@mweb.co.za
Sent: Sunday, October 4, 2020 3:58 PM
To: Vanessa Stippel
Subject: Re: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Hi Vanessa,
Just to confirm that Rob Leimer (owner of 257) and Janine Leimer (owner of 252) will be attending the meeting on wednesday
Thank you Janine Leimer

From: "Vanessa Stippel" <vanessa@prismems.co.za>
Cc: "De Wet Botha" <dewet@prismems.co.za>
Sent: Tuesday, September 29, 2020 1:51:46 PM
Subject: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Good day,

Hocom Properties (Pty) Ltd. Plans to develop a mix use development which includes a broad range of Business 1 and Commercial Uses. Necessary roads and services (water, sewer and stormwater) will also be put in place. The proposed development will take place on Portions 260 (a Portion of Portion 114) of the Farm Rietfontein 189 IQ, Mogale City Local Municipality, Gauteng Province. Associated roads and services will be developed on Portions, 7, 188, 189, 222, 251, 252, 253, 254, 255, 257, 258, 631, and 646 of the Farm Rietfontein 189 IQ. An alternative sewer line has also been assessed as part of the process and occurs on Portion 217, 256, 257, 258 and 632 of Portion Rietfontein 189 IQ.

Prism Environmental Management Services (Prism EMS) has been appointed to undertake the relevant Environmental Authorisation and Water Use Licence Application (WULA) process and associated public participation. Notification regarding the proposed development was sent previously on 7 September 2020 and the Basic Assessment Report and WULA technical report are currently available for review (between 21 September 2020 and 22 October 2020).

We have had a number of questions from those affected by the services and roads associated with the proposed development and would thus like to facilitate a meeting between those affected by roads and services and the developer and engineering/townplanning team as follows:

- **Date:** Wednesday, 7 October 2020
- **Time:** 3pm to 4pm
- **Venue:** Victor and Partners, Highcliff Office Park, Unit 10, Second Floor (Cnr. Wilhelmina street and Christiaan de Wet Road), Constantia Kloof, Roodepoort

Please note that due to Covid-19 protocols we will need to restrict the meeting to one representative only. Masks are required and hand sanitizer will be available at the entrance. We are also happy to arrange Microsoft Teams for those who would like to attend online.

Please RSVP by Monday 5 October 2020. We look forward to hearing from you.

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: Monday, October 5, 2020 11:45 AM
To: 'jleimer@mweb.co.za'
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Good day Janine,

Thank you for your email and confirmation. I will note you and Rob's attendance.

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: jleimer@mweb.co.za <jleimer@mweb.co.za>
Sent: Sunday, October 4, 2020 3:58 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: Re: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Hi Vanessa,
Just to confirm that Rob Leimer (owner of 257) and Janine Leimer (owner of 252) will be attending the meeting on wednesday
Thank you Janine Leimer

From: "Vanessa Stippel" <vanessa@prismems.co.za>
Cc: "De Wet Botha" <dewet@prismems.co.za>
Sent: Tuesday, September 29, 2020 1:51:46 PM
Subject: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Good day,

Hocom Properties (Pty) Ltd. Plans to develop a mix use development which includes a broad range of Business 1 and Commercial Uses. Necessary roads and services (water, sewer and stormwater) will also be put in place. The proposed development will take place on Portions 260 (a Portion of Portion 114) of the Farm Rietfontein 189 IQ, Mogale City Local Municipality, Gauteng Province. Associated roads and services will be developed on Portions, 7, 188, 189, 222, 251, 252, 253, 254, 255, 257, 258, 631, and 646 of the Farm Rietfontein 189 IQ. An alternative sewer

line has also been assessed as part of the process and occurs on Portion 217, 256, 257, 258 and 632 of Portion Rietfontein 189 IQ.

Prism Environmental Management Services (Prism EMS) has been appointed to undertake the relevant Environmental Authorisation and Water Use Licence Application (WULA) process and associated public participation. Notification regarding the proposed development was sent previously on 7 September 2020 and the Basic Assessment Report and WULA technical report are currently available for review (between 21 September 2020 and 22 October 2020).

We have had a number of questions from those affected by the services and roads associated with the proposed development and would thus like to facilitate a meeting between those affected by roads and services and the developer and engineering/townplanning team as follows:

- **Date:** Wednesday, 7 October 2020
- **Time:** 3pm to 4pm
- **Venue:** Victor and Partners, Highcliff Office Park, Unit 10, Second Floor (Cnr. Wilhelmina street and Christiaan de Wet Road), Constantia Kloof, Roodepoort

Please note that due to Covid-19 protocols we will need to restrict the meeting to one representative only. Masks are required and hand sanitizer will be available at the entrance. We are also happy to arrange Microsoft Teams for those who would like to attend online.

Please RSVP by Monday 5 October 2020. We look forward to hearing from you.

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: jleimer@mweb.co.za
Sent: Wednesday, October 7, 2020 9:01 PM
To: Vanessa Stippel
Subject: Re: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Comments from J E Leimer
Owner Plot 252

Re the proposed development of portion 260, Rietfontein 189,
I am objecting to the proposed sewer line that will bisect my property. the property is used for grazing my stud flock of sheep. It would mean the removal of my electric fence and several camp fences to put this sewer in. Also I would be unable to graze my sheep during the installation of this sewer. How do you propose I feed 100 sheep for the duration of the installation? How would the ground be rehabilitated? It would take several years for the grass to be back to its present state. What would I do with my sheep while all the construction is going on with the prospect of the sheep being stolen?

If this project is to go ahead I need to know how I will be compensated during this period and how security can be maintained.

All I want to do is quietly farm I have no interest in how it will supposedly increase the value of my property.

Thank You Janine Leimer

From: "Vanessa Stippel" <vanessa@prismems.co.za>
To: jleimer@mweb.co.za
Sent: Monday, October 5, 2020 11:45:00 AM
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Good day Janine,

Thank you for your email and confirmation. I will note you and Rob's attendance.

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: Thursday, October 8, 2020 10:12 AM
To: jleimer@mweb.co.za
Cc: De Wet Botha
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Good day Janine,

Thank you for your email and for attending yesterday's meeting. We really do appreciate your input.

I have added your comments to the comments and responses report. We will consider them properly and then provide you with a more detailed response once we have input from the project team.

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: jleimer@mweb.co.za <jleimer@mweb.co.za>
Sent: Wednesday, October 7, 2020 9:01 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: Re: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Comments from J E Leimer

Owner Plot 252

Re the proposed development of portion 260, Rietfontein 189,

I am objecting to the proposed sewer line that will bisect my property. the property is used for grazing my stud flock of sheep. It would mean the removal of my electric fence and several camp fences to put this sewer in. Also I would be unable to graze my sheep during the installation of this sewer. How do you propose I feed 100 sheep for the duration of the installation? How would the ground be rehabilitated? It would take several years for the grass to be back to its present state. What would I do with my sheep while all the construction is going on with the prospect of the sheep being stolen?

If this project is to go ahead I need to know how I will be compensated during this period and how security can be maintained.

All I want to do is quietly farm I have no interest in how it will supposedly increase the value of my property.

Vanessa Stippel

From: jleimer@mweb.co.za
Sent: Wednesday, October 7, 2020 8:48 PM
To: Vanessa Stippel
Subject: Re: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting reply

Comments from R.G.Leimer
owner 257 Ibis Lane

Re the proposed development of portion 260, Rietfontein 189,
I am totally opposed to the construction of road B. Our land is intensively used for the farming of a large flock of Hampshire stud sheep.

The proposed 12.5 m road reserve deprives us of well established irrigated pastures which are important to the farming we operate.

The road and any related disturbances (removal of boundary wall and electric fence) are of no benefit to us whatsoever, and to consider it would require arriving at a mutually agreed compensation, to be paid to us by the developer

Thank you Rob Leimer

From: "Vanessa Stippel" <vanessa@prismems.co.za>
To: jleimer@mweb.co.za
Sent: Monday, October 5, 2020 11:45:00 AM
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Good day Janine,

Thank you for your email and confirmation. I will note you and Rob's attendance.

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: jleimer@mweb.co.za <jleimer@mweb.co.za>
Sent: Sunday, October 4, 2020 3:58 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: Re: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting

Vanessa Stippel

From: Vanessa Stippel
Sent: Thursday, October 8, 2020 10:09 AM
To: jleimer@mweb.co.za
Cc: De Wet Botha
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting reply

Good day Rob,

Thank you for your comments and for attending yesterday's meeting. We do appreciate your input.

Your comments are noted and I have included them in the Comments and Responses Report. We will consider them in more detail and provide you with a more detailed response once we have input from the team.

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: jleimer@mweb.co.za <jleimer@mweb.co.za>
Sent: Wednesday, October 7, 2020 8:48 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: Re: 21949 | Portion 260 of the Farm Rietfontein 189 | Affected landowner Meeting reply

Comments from R.G.Leimer
owner 257 Ibis Lane

Re the proposed development of portion 260, Rietfontein 189,
I am totally opposed to the construction of road B. Our land is intensively used for the farming of a large flock of Hampshire stud sheep.

The proposed 12.5 m road reserve deprives us of well established irrigated pastures which are important to the farming we operate.

The road and any related disturbances (removal of boundary wall and electric fence) are of no benefit to us whatsoever, and to consider it would require arriving at a mutually agreed compensation, to be paid to us by the developer

Thank you Rob Leimer

Vanessa Stippel

From: Alan Beadle <alan@beadles.co.za>
Sent: Saturday, October 10, 2020 9:59 AM
To: Vanessa Stippel
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 IQ | Affected landowner Focus Group Meeting

Greetings Vanessa,

Thank you for holding the meeting last Wednesday, and for the attachments, with list of attendees.

Although I did the basic subdivision of our plot 259 IBIS drive, it is noted that the requirements are so much higher these days.

Kind Regards,

Alan Beadle

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: 09 October 2020 14:37
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: 21949 | Portion 260 of the Farm Rietfontein 189 IQ | Affected landowner Focus Group Meeting

Good day All,

Thank you for attending the meeting on Wednesday, 7 October 2020. Attached, please find the meeting notes together with Appendix 1 – Attendance Register and Appendix 2 – Presentation.

Please remember to send in any comments on the Basic Assessment Report and associated documents by 22 October 2020.

We do appreciate your input.

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: Monday, October 12, 2020 9:58 AM
To: Alan Beadle
Cc: De Wet Botha
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 IQ | Affected landowner Focus Group Meeting

Good day Alan,

Thank you for your email.

Noted, yes, the process is quite extensive with new legislation.

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: Alan Beadle <alan@beadles.co.za>
Sent: Saturday, October 10, 2020 9:59 AM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: RE: 21949 | Portion 260 of the Farm Rietfontein 189 IQ | Affected landowner Focus Group Meeting

Greetings Vanessa,

Thank you for holding the meeting last Wednesday, and for the attachments, with list of attendees.

Although I did the basic subdivision of our plot 259 IBIS drive, it is noted that the requirements are so much higher these days.

Kind Regards,

Alan Beadle

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: 09 October 2020 14:37
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: 21949 | Portion 260 of the Farm Rietfontein 189 IQ | Affected landowner Focus Group Meeting

Good day All,

Vanessa Stippel

From: Alan Beadle <alan@beadles.co.za>
Sent: Sunday, October 11, 2020 8:40 PM
To: Vanessa Stippel
Subject: Comment on Assessment Report
Attachments: RESPONSE PLOT 260.docx

Greetings Vanessa,
Thank you for the meeting on 7th October, and for the attachments.
The meeting and discussions were much appreciated.

Attached are our comments on the proposal for the development of Greengate Ext 98.

Your have our permission to shorten the wording of our attachment to facilitate distribution.

Kind Regards,

Alan and Diana Beadle.

GREENGATE EXT 98

11th October 2020

We acknowledge the proposal by Prism, for Victor and Partners (V&P) {Lance Joseph (L J)} to develop Plot 260 into Greengate Ext 98.

We recognise that as the first developer in the area it will create unforeseen and unexpected changes to the area.

As the owners of Plot 259, (subdivided into portions 632, 631, 646 and Remainder Portion 259) we support the development as beneficial to the area.

The following points are raised:

Historical:

We purchased the property in 2001.

As the area was defined as agricultural, the original owner provided boreholes to supply water to the residences on Plot 259.

The subdivision was registered in the Deeds office as 4 portions of Plot 259 in 2015. A servitude was registered to gain access to the lower portions as well as the Borehole on portion 632.

The plan for the development of the roads in the area (Road 1 / Road B) runs directly on or across the boundary between our Portions 631 and 646.

Comment on Basic Assessment Report:

We do not object to and agree with the construction of Road B, as it provides access to Portions 632, 631 and 646 of Plot 259.

Provision should be made on Road B, to prevent the cutting off the electricity and water piping to the borehole on portion 632.

Financial

Water is provided to Plot 259 from the Mogale City Municipality, but it is a high-pressure system. The facilities on Plot 259 were constructed as a low-pressure system operating from a storage tank mounted on a high stand next to Gate B on the plot.

My wife and I (Mr A S and D B Beadle) are both retired pensioners and live on a fixed pension. We do not have the funds to upgrade the whole water system to accommodate high pressure or to make any changes as might be required.

We are willing to negotiate the sale of the two lower Portions (632 and 631) to a buyer or L J, to be incorporated into the development of Greengate Ext 98. We recognise that foundations cannot be constructed within the 1:100-year flood line (high water line), but the portions will accommodate recreational facilities or walking paths.

Thanks

We welcome the upgrading of Beyers Naudee Drive and the provision for access to Ibis Drive.

We welcome the provision of Sewerage to the area, but the first plan (not being adopted) for the sewerage would have provided much needed access for sewerage disposal from our property.

We welcome the development of the roads within the area as it upgrades the locality. We recognise the commencement of the upgrading of the K56.

A S Beadle

D B Beadle

Vanessa Stippel

From: Vanessa Stippel
Sent: Monday, October 12, 2020 9:53 AM
To: 'Alan Beadle'
Cc: De Wet Botha
Subject: RE: Comment on Assessment Report

Good day Alan,

Thank you for your comments and for attending the meeting on Wednesday, 7 October 2020.

We will go through your comments in more detail and provide a more detailed response once we have had an opportunity to consider them properly.

Once again, thank you for your input into the public participation 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



From: Alan Beadle <alan@beadles.co.za>
Sent: Sunday, October 11, 2020 8:40 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: Comment on Assessment Report

Greetings Vanessa,
Thank you for the meeting on 7th October, and for the attachments.
The meeting and discussions were much appreciated.

Attached are our comments on the proposal for the development of Greengate Ext 98.

Your have our permission to shorten the wording of our attachment to facilitate distribution.

Kind Regards,

Alan and Diana Beadle.

Vanessa Stippel

From: Alan Beadle <alan@beadles.co.za>
Sent: Monday, October 12, 2020 10:12 AM
To: Vanessa Stippel
Subject: RE: Information from the meeting.

Greetings Vanessa,

As our daughter Kathleen Bigham lives on plot 259, I request permission from you to forward to her the information from the meeting.

She is a single lady and manages some tenants on the property.

Kind Regards,

Alan Beadle

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: 12 October 2020 09:53
To: Alan Beadle <alan@beadles.co.za>
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: RE: Comment on Assessment Report

Good day Alan,

Thank you for your comments and for attending the meeting on Wednesday, 7 October 2020.

We will go through your comments in more detail and provide a more detailed response once we have had an opportunity to consider them properly.

Once again, thank you for your input into the public participation 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



From: Alan Beadle <alan@beadles.co.za>
Sent: Sunday, October 11, 2020 8:40 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: Comment on Assessment Report

Vanessa Stippel

From: Vanessa Stippel
Sent: Monday, October 12, 2020 2:27 PM
To: 'Alan Beadle'
Cc: De Wet Botha
Subject: RE: Information from the meeting.

Hi Alan,

Yes, it is not a problem. You can share it with her. She was notified of the development (we placed a Background information document on the gate as there was no property information available online).

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: Alan Beadle <alan@beadles.co.za>
Sent: Monday, October 12, 2020 10:12 AM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: RE: Information from the meeting.

Greetings Vanessa,

As our daughter Kathleen Bigham lives on plot 259, I request permission from you to forward to her the information from the meeting.

She is a single lady and manages some tenants on the property.

Kind Regards,

Alan Beadle

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: 12 October 2020 09:53
To: Alan Beadle <alan@beadles.co.za>
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: RE: Comment on Assessment Report

Good day Alan,

Thank you for your comments and for attending the meeting on Wednesday, 7 October 2020.



Mogale City

PO Box 94
Krugersdorp, 1740
Tel: 011 951-2109 (w)
081-380-9962
musa.ndlela@mogalecity.gov.za

MUSA NDLELA
Control Sheet No:

Prism EMS
PO Box 1401
Wilgeheuwel

Tel: 012 342 2974
email: prismpretoriaprismems.co.za

1734

Attention: Vanessa Stippel

DRAFT BAR: APPLICATION FOR THE PROPOSED MIX-USE DEVELOPMENT TO BE KNOWN AS GREENGATE EXTENSION 98 ON PORTION 260 (A PORTION OF PORTION 114) OF THE FARM RIETFONTEIN 189 IQ, MOGALE CITY LOCAL MUNICIPALITY.

The above matter has reference.

The Department: Integrated Environmental Management (DIEM) of Mogale City Local Municipality (MCLM) received the Basic Assessment Report (BAR) and Environmental Management Programme (EMP) on 21 September 2020 and conducted a site inspection on 22 September 2020. DIEM therefore comments as follows:

- The application entails the establishment of a mix-use development that includes business, commercial and residential uses.
- The property is situated on Portion 260 (a portion of portion 114) of the farm Rietfontein 189 IQ, adjacent to Bayers Naude Drive.
- In terms of the provisions of Regulation 13(2) of the Gauteng Noise Control Regulations issued in terms of the Environment Conservation Act (Act 73 of 1989), as well as the West Rand District Municipality's Air Quality Management By-Laws (Notice 717 of 31 May 2012), the following must be adhered to:
 - No noise nuisance or noise disturbance above threshold levels, as defined in terms of the said Act, will be allowed at any given time;
 - The permissible day time ambient noise level of 55 dB (A) – measured on the property boundary - may not be exceed at any given time;
 - The permissible night time ambient noise levels at any time may not exceed 45 dB (A) – measured on the property boundary - may not be exceed at any given time;
 - In any event, the volume of sound shall be so controlled that it will not be unreasonably loud, raucous, disturbing or a nuisance; and

- No loud music to be played after 22h00 at night.
- The municipality reserves the right to instruct the owner, or his representative, to appoint a qualified acoustic engineer at their own cost to take and record the emitted noise levels for any event. The municipality may also request from the acoustic engineer to submit a report containing the findings to this office within two (2) working days after the completion of such assessments. The engineer's cost will be borne by the applicant.
- MCLM shall render a service for collection and removal of waste from the premises. It is the responsibility of the occupier of the premises to notify the municipality in advance (at least one month before occupation) of the date of occupation of the premises. The municipality shall charge applicable tariffs for the collection and removal of the waste. Private waste transporters can be used only if approved by the MCLM, otherwise transportation of the waste without authorisation by the municipality is an offence.
- No development will be supported within the 1:100 year flood-line, or 32m from the edge of the Riparian Zone/Wetland's outer edge, whichever is the furthest away from the stream. The proposed road crossing the wetland (referred to as "Road B") is not supported. Alternatives that should be investigated are to scale down the development to accommodate less traffic, or to upgrade to the access road intersection to the south of the property.
- The applicant must comply with and submit a Landscape Development Plan to this office that is in line with all relevant provisions contained under MCLM's Urban Greening & Biodiversity Preservation By-Laws (2017).
- The applicant's attention is drawn to the fact that the Open Space Contribution Policy's conditions will apply in the calculation of Open Space Contributions. In this regard, all areas within the 1:100 year flood-line, or 32m from the edge of the Riparian Zone/Wetland's outer edge, whichever is the furthest away from the stream, will be excluded from the said calculations, since such areas are considered as unusable open spaces.
- The applicant must ensure that the following measures are incorporated in the development (aligned with the approved Integrated Water Resource Management Strategy of MCLM):
 - *Water Conservation:* The applicant must incorporate the following:
 - "Water-wise" gardens with endemic and indigenous plants;
 - Water harvesting, re-use and other water conservation initiatives;
 - The applicant must comply with the provisions contained under the National Environmental Management: Biodiversity Act (Alien and Invasive Species Regulations, 2014) regarding alien invasive species on the subject site;

- The applicant must make provision for Green Infrastructure and Sustainable Urban Drainage (SUD) principles for all storm water runoff areas, which must incorporate the following mitigation measures:
 - The surfacing for driveways and parking areas must be permeable (within the confines of slopes of less than 5 degrees);
 - The sheet flow must be directed into onsite infiltration trenches, filter drains, filter strips and/or artificial wetlands rather than gulleys and pipes.
 - Ensure that all outlet structures are adequately designed to prevent erosion.
- Cognizance must be taken that all recommendations contained in the EMP are binding to the applicant including all contractors, labourers and personnel on site.
- A copy of the Environmental Authorisation and Water Use License must be submitted to this office for compliance monitoring purposes.

In addition to the above, cognizance must be taken that no construction must take place prior to the competent authorities granting an Authorisation. Non-compliance with the above will result in the relevant authority issuing a directive to address the non-compliance, including an order to stop the activity as well as instituting criminal and/or civil proceedings to enforce compliance. In addition, all the statutory requirements including those of National, Provincial Governments and MCLM's by-laws and policies must be adhered to.

Should you have any queries regarding the above matter, please do not hesitate to contact Musa Ndlela at 011 951 2109

Yours faithfully,



TMM MATSHEGO

EXECUTIVE MANAGER: INTEGRATED ENVIRONMENTAL MANAGEMENT

DATE: 14/10/2020

Vanessa Stippel

From: Vanessa Stippel
Sent: Monday, November 30, 2020 1:37 PM
To: koogan.naidoo@mogalecity.gov.za
Cc: De Wet Botha
Subject: 21949: BAR Comments - Ptn 260 Rietfontein

Good day Koogan,

Thank you for the comments. We have included them in the comments and responses report and provided detailed responses therein. The Basic Assessment Report final submission will be undertaken this week. We will provide a link to download the Comments and Responses Report as well as the full report and appendices so you can see how the comments were taken into account when we do so.

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: Koogan Naidoo <koogan.naidoo@mogalecity.gov.za>
Sent: Friday, 16 October 2020 07:50
To: De Wet Botha <dewet@prismems.co.za>
Cc: Thabang Matlala <Thabang.Matlala@mogalecity.gov.za>
Subject: BAR Comments - Ptn 260 Rietfontein



WEST RAND DISTRICT MUNICIPALITY



OFFICE OF THE MUNICIPAL MANAGER

Ref: 12/10/3
Your ref: GAUT 002/19-20/E2532

Prism Environmental Management Services
Ms V Stippel
P.O. Box 1401
Wilgeheuwel
1736

Madam

Email: vanessa@prismems.co.za

**LEGAL COMPETENCY: ENVIRONMENTAL MANAGEMENT: ROUTINE ENQUIRIES: COMMENTS:
PROPOSED MIXED USE DEVELOPMENT INCLUDING BUSINESS 1 AND COMMERCIAL USES ON
PORTION 260 (A PORTION OF PORTION 114) OF THE FARM RIETFONTEIN 189 IQ AND ASSOCIATED
ROADS AND SERVICES ON SURROUNDING PROPERTIES, MOGALE CITY LOCAL MUNICIPALITY**

With reference to your request for comments in the above regard, the West Rand District Municipality (Environmental Management Section) would like to submit the following comments:

- The development should comply with the Bio-regional Plan for the West Rand, published in Government Gazette 390, in all cases where land is depicted as Critical Biodiversity Areas or Ecological Support Areas.
- Water conservation must be actively promoted through water saving technologies.
- The applicant should comply with all West Rand District Municipality Environmental Health requirements in terms of environmental health.
- Waste minimization must be implemented in line with the National Waste Management Strategy.
- Cumulative environmental impacts over time should be taken into account in the report.
- The activities should be in line with the proposals as contained in the Integrated Development Plan, Spatial Development Framework and Environmental Management Framework of the Mogale City Local Municipality.
- In the event of actions that may result in significant environmental damage, an emergency response and contingency plan must be in place to limit the extent of environmental damage.
- Building plans for new structures or alterations should be submitted to Mogale City Local Municipality and be approved before any construction.
- Ensure compliance with Section 19 of the National Water Act, Act 36 of 1998 requires that all reasonable measures be taken to prevent any water pollution from occurring, continuing or recurring.
- Sustainable energy measures must be implemented in the development to reduce the carbon footprint of the development.
- Submit a storm water management plan based on the principles of Sustainable Urban Drainage Systems (SUDS).

Trusting the above to be in order

Yours faithfully


MS M MAZIBUKO

EXECUTIVE MANAGER: HEALTH AND SOCIAL DEVELOPMENT

Date:

Vanessa Stippel

From: Vanessa Stippel
Sent: Monday, November 30, 2020 1:38 PM
To: Susan Stoffberg
Cc: Portia Sikiti; De Wet Botha
Subject: RE: 21949 | Environmental Authorisation and Water Use Licence Application Process | Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties (GAUT 002/19-20/E2532)

Good day Susan,

Thank you very much for the comments. They have been included in the Comments and Responses Report and taken into account where necessary.

Kind regards,

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: Susan Stoffberg <susanenvironment@gmail.com>
Sent: Friday, October 16, 2020 9:46 AM
To: Vanessa Stippel <vanessa@prismems.co.za>
Cc: Portia Sikiti <psikiti@wrdm.gov.za>
Subject: Re: 21949 | Environmental Authorisation and Water Use Licence Application Process | Proposed

Vanessa Stippel

From: Dawn Rose <drdawnrussell@gmail.com>
Sent: Monday, September 21, 2020 6:16 PM
To: Vanessa Stippel
Subject: Re: 21949 | Environmental Authorisation and Water Use Licence Application Process | Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties (GAUT 002/19-20/E2532)

Dear Vanessa,

Thank you I have received it.

Regards,

Dawn Crawford
PTN 254

On Mon, Sep 21, 2020 at 4:33 PM Vanessa Stippel <vanessa@prismems.co.za> wrote:

Dear Registered I&AP,

Hocom Properties (Pty) Ltd. Plans to develop a mix use development which includes a broad range of Business 1 and Commercial Uses. Necessary roads and services (water, sewer and stormwater) will also be put in place. The proposed development will take place on Portions 260 (a Portion of Portion 114) of the Farm Rietfontein 189 IQ, Mogale City Local Municipality, Gauteng Province. Associated roads and services will be developed on Portions, 7, 188, 189, 222, 251, 252, 253, 254, 255, 257, 258, 631, and 646 of the Farm Rietfontein 189 IQ. An alternative sewer line has also been assessed as part of the process and occurs on Portion 217, 256, 257, 258 and 632 of Portion Rietfontein 189 IQ.

Prism Environmental Management Services (Prism EMS) has been appointed to undertake the relevant Environmental Authorisation and Water Use Licence Application (WULA) process and associated public participation. Notification regarding the proposed development was sent previously on 7 September 2020.

Review of the Basic Assessment Report: A Basic Assessment Report has been compiled and can also be downloaded from <http://www.prismems.co.za> under the **Projects tab** (the password is **21949_260BAR**). The review period provided is from **21 September 2020 to 22 October 2020**. All comments on the Basic Assessment Report should be submitted to me by **22 October 2020**.

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

Kind regards,

Vanessa Stippel

From: odette glossop <lainscrazymom@gmail.com>
Sent: Tuesday, September 22, 2020 6:06 AM
To: Vanessa Stippel
Subject: Personal query/proclaimed road reserve adjacent to beyers naude

Hi Vanessa,

Thanks for taking my call...

As discussed, how would one ascertain the status of the road reserve and it's measurement alongside beyers naude drive, muldersdrift.... I. E has it been proclaimed and when?

As I said there was the original road reserve (older than 30 years ago), then a proposed amendment 2015 for the intended upgrade to double carriage with centre Island for beyers naude.

Where would assorted 'proclamations' be located..... Government gazette?

Once again, thank you for your time
Keep well
Odette

Vanessa Stippel

From: Vanessa Stippel
Sent: Monday, November 30, 2020 1:41 PM
To: odette glossop
Subject: RE: Personal query/proclaimed road reserve adjacent to beyers naude

Hi Odette,

Thank you for your email. The project engineers have confirmed that yes, all proclamations of provincial roads will be gazetted. A copy of the gazette can be obtained from Gautrans's drawing office in Koedoespoort. They keep all proclamations in each road's proclamation file.

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: odette glossop <lainscrazymom@gmail.com>
Sent: Tuesday, September 22, 2020 6:06 AM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: Personal query/proclaimed road reserve adjacent to beyers naude

Hi Vanessa,

Thanks for taking my call...

Vanessa Stippel

From: Dawn Rose <drdawnrussell@gmail.com>
Sent: Friday, October 16, 2020 2:24 PM
To: Vanessa Stippel
Subject: Fwd: Application for servitude for services PTN 254 D R CRAWFORD
Attachments: CRAWFORD PTN 254 GAUTRANS SERVITUDE FOR SERVICES - REQUEST.docx;
CRAWFORD PTN 254 GAUTRANS SERVITUDE FOR SERVICES 16102020.doc

Dear Vanessa,

I wish to inform you that I have, quite some time ago made a formal request to Gautrans for access to future services from the top portion of my property.

Kind regards,

Dawn

----- Forwarded message -----

From: **Dawn Rose** <drdawnrussell@gmail.com>
Date: Wed, Jul 24, 2019 at 4:19 PM
Subject: Application for servitude for services PTN 254 D R CRAWFORD
To: <phindile.mafukate@gauteng.gov.za>

Please see acknowledge receipt of my email sent 16 July 2019. (See attached)

Regards,

Dawn

Vanessa Stippel

From: Vanessa Stippel
Sent: Wednesday, October 28, 2020 12:01 PM
To: Dawn Rose
Subject: RE: Application for servitude for services PTN 254 D R CRAWFORD

Good day Dawn,

Apologies for my delayed response. Thank you for the 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: Dawn Rose <drdawnrussell@gmail.com>
Sent: Friday, October 16, 2020 2:24 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: Fwd: Application for servitude for services PTN 254 D R CRAWFORD

Dear Vanessa,

I wish to inform you that I have, quite some time ago made a formal request to Gautrans for access to future services from the top portion of my property.

Kind regards,

Dawn

----- Forwarded message -----

From: **Dawn Rose** <drdawnrussell@gmail.com>
Date: Wed, Jul 24, 2019 at 4:19 PM
Subject: Application for servitude for services PTN 254 D R CRAWFORD
To: <phindile.mafukate@gauteng.gov.za>

Please see acknowledge receipt of my email sent 16 July 2019. (See attached)

Regards,

Vanessa Stippel

From: Alan Beadle <alan@beadles.co.za>
Sent: Monday, October 12, 2020 5:01 PM
To: Vanessa Stippel
Subject: RE: Information from the meeting.

Hi Vanessa,
Thank you for the go ahead for Kathleen to be included.
She did pass on your initial document to us but did not study it at the time.
Guess you will continue to be pretty busy and efficient as we have noted!
Regards,
Alan

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: 12 October 2020 14:27
To: Alan Beadle <alan@beadles.co.za>
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: RE: Information from the meeting.

Hi Alan,

Yes, it is not a problem. You can share it with her. She was notified of the development (we placed a Background information document on the gate as there was no property information available online).

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: Alan Beadle <alan@beadles.co.za>
Sent: Monday, October 12, 2020 10:12 AM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: RE: Information from the meeting.

Greetings Vanessa,
As our daughter Kathleen Bigham lives on plot 259, I request permission from you to forward to her the information from the meeting.
She is a single lady and manages some tenants on the property.



Prism Environmental Management Services
P.O. Box 1401
WILGEHEUWEL
1736

Tel No: 087 985 0951
Fax No: N/A
E-mail: vanessa@prismems.co.za / prism@prismems.co.za

Dear Vanessa Stippel

COMMENTS ON THE DRAFT BASIC ASSESSMENT REPORT: THE PROPOSED DEVELOPMENT OF PORTION 260 (A PORTION OF PORTION 114) OF THE FARM RIETFONTEIN 189 IQ, MOGALE CITY LOCAL MUNICIPALITY.

Regarding the above-mentioned draft basic assessment report received by this Department on 21 September 2020, herewith receive the comments from the Department.

1. Description of the site/property/route and development

The proposal entails mixed use development which includes Business 1 and Commercial Uses on the above-mentioned site. The proposed site for development measures approximately 8, 8893 hectares in extent. The site is vacant and does not display any of the environmental sensitivities according to the Gauteng Conservation Plan version 3.3. The proposed site is within an Environmental Management Zone 4 of the Gauteng Provincial Environment Management Framework, 2015.

- 1.1 The site measures approximately 8.8 hectares in extent.
- 1.2 Development footprint will cover 8.8 hectares in extent.
- 1.3 Establishment of mixed-use development which includes Business 1 and Commercial Uses, roads and services required for the development will also be put in place.

2. Applicable legislation and policies

The report has made provisions to accommodate applicable legislations. The activities entails the establishment of mixed use development which includes Business 1 and Commercial Uses which accommodate the Constitution of the Republic of South Africa Act, 1996 (Act No. 108 of 1996), National Environmental Management Act, 1998 (Act No. 107 of 1998 as amended), National Water Act, 1998 (Act No. 36 of 1998) and the National Environmental Management: Biodiversity Act, 2004 (Act No 10 of 2004). The Gauteng Environmental Management Framework (GPEMF, 2015) identifies the proposed site as within Environmental Management Zone 4, which is a normal control zone and dominated by agricultural uses outside the Urban Development Zone. The proposed development must infuse agriculture related activities to be in-line with the land uses permitted within this Zone.

3. Description of the receiving environment

The proposed site is located outside sensitive area except the Threatened Ecosystem remaining Extent as identified by Gauteng conservation Plan (C-Plan Version 3.3). The proposed sewer line will cross the wetland and wetland buffer before connecting to the existing line according to the draft report.

4. Listed activities applied for

The following listed activities have been applied for-

Activity No and description	Description of the development related to the listed activity
<p>Listing Notice 1 activity 9 (i) <i>"The development of infrastructure exceeding 1000 metres in length for the bulk transportation of water or storm water</i> – (i) <u>with an internal diameter of 0,36 metres or more;</u> <u>or</u> (ii) <i>with a peak throughput of 120 litres per second or more; excluding where-</i> (a) <i>such infrastructure is for bulk transportation of water or storm water drainage inside a road reserve or railway line reserve; or</i> (b) <i>where such development will occur within an urban area.</i></p>	<p><i>The proposed development requires the development of a storm water system which will include "interlocking joint" concrete pipes with a minimum diameter of 450mm (up to 675mm diameter).</i></p> <p><i>N.B The applicant must confirm or check if the description above correspond to the listed activity on the left hand side and augment if not all activities are covered. The department expects this type of a format of the table in the application form</i></p>
<p>Listing Notice 1 activity 12(ii)(a)(c) The development of – (i) dams or weirs, where the dam or weir, including infrastructure and water surface area, exceeds 100 square metres; or (ii) infrastructure or structures with a physical footprint of 100 square metres or more; where such development occurs – (a) within a watercourse; (b) in front of a development setback; or (c) if no development setback exists, within 32 metres of a water course, measured from the edge of a watercourse; - excluding- (aa) the development of infrastructure or structures within existing ports or harbours that will not increase the development footprint of the port or harbour; (bb) where such development activities are related to the development of port or harbor, in which case activity 26 in Listing Notice 2 of 2014 applies; (cc) activities listed in activity 14 in Listing Notice 2 of 2014 or activity 14 in Listing Notice 3 of 2014, in which case that the activity applies; (dd) where such development occurs within urban area;</p>	<p><i>Part of the mixed-use development occurs within 32m of a wetland. Further, with both the proposal and the alternative routes, the sewer line traverses (to varying degrees), the wetland area. Lastly Road B will also cross the wetland area. These components will thus result in more than 100m² of infrastructure within 32m of a wetland.</i></p> <p><i>N.B The applicant must confirm or check if the description above correspond to the listed activity on the left hand side and augment if not all activities are covered. The department expects this type of a format of the table in the application form</i></p>

<p>(ee) where such development occurs within existing roads; road reserves or railway line reserves; or</p> <p>(ff) the development of temporary infrastructure or structures where such infrastructure or structure will be removed within 6 weeks of the commencement of development and where indigenous vegetation will not be cleared</p>	
<p>Listing Notice 1 activity 19</p> <p>The infilling or depositing of any material of more than 10 cubic metres into, or the dredging, excavation, removal or moving of soil, sand, shells, shell grit, pebbles or rock of more than 10 cubic metres from a watercourse;</p> <p>but excluding where such infilling, depositing, dredging, excavation, removal or moving—</p> <p>(a) will occur behind a development setback;</p> <p>(b) is for maintenance purposes undertaken in accordance with a maintenance management plan;</p> <p>(c) falls within the ambit of activity 21 in this Notice, in which case that activity applies;</p> <p>(d) occurs within existing ports or harbours that will not increase the development footprint of the port or harbour; or</p> <p>(e) where such development is related to the development of a port or harbour, in which case activity 26 in Listing Notice 2 of 2014 applies</p>	<p><i>The proposed development involves construction within watercourse (for infrastructure such as Road B and sewer line) and will thus involve excavation of more than 10 cubic metres from the watercourse as well as the infilling of more than 10 cubic metres of material into the watercourse.</i></p> <p>N.B. The applicant must confirm or check if the description above correspond to the listed activity on the left hand side and augment if not all activities are covered. The department expects this type of a format of the table in the application form</p>
<p>Listing Notice 1 activity 24 (ii)</p> <p>The development of a road-</p> <p>(i) for which an Environmental Authorisation was obtained for the route determination in terms of activity 5 in Government Notice 387 of 2006 or activity 18 in Government Notice 545 of 2010; or</p> <p>(ii) with reserve wider than 3,5 meters, or where the road is wider than 8 meters; but excluding a road-</p> <p>(a) which is identified and included in Activity 27 in Listing Notice 2 of 2014;</p> <p>(b) where the entire road falls within an urban area; or</p> <p>(c) which is 1 kilometer or shorter.</p>	<p><i>A number of internal and external roads are required as part of the development. These are of varying sizes including:</i></p> <ul style="list-style-type: none"> • 16m wide internal road • Road B – 7.4m wide in a 25m road reserve <p><i>All together these roads are longer than 1km.</i></p> <p>N.B The applicant must confirm or check if the description above correspond to the listed activity on the left hand side and augment if not all activities are covered. The department expects this type of a format of the table in the application form.</p>
<p>Listing Notice 1 activity 27-</p> <p><i>"The clearance of an area of 1 hectare or more, but less than 20 hectares of indigenous vegetation, except where such clearance of indigenous vegetation is required for-</i></p> <p>i) The undertaking of a linear activity; or</p> <p>ii) Maintenance purposes undertaken in accordance with a maintenance management plan.</p>	<p><i>The proposed development is approximately 8.8 hectares in extent. Whilst the site is degraded and parts have been used for agriculture, more than 1 hectare of indigenous vegetation will be cleared</i></p>

<p>Listing Notice 1 activity 28(ii) Residential, Mixed, Retail, Commercial, Industrial or institutional developments where such land was used for agriculture, game farming, equestrian purposes or afforestation on or after 01 April 1998 and where such development;</p> <ul style="list-style-type: none"> (i) Will occur outside an urban area, where the total land to be developed is bigger than 5 hectares; or (ii) Will occur outside an urban area, where the total land to be developed is bigger than 1 hectare; excluding where such land has already been developed for residential, mixed, retail, commercial, Industrial or institutional purposes. 	<p><i>Proposed Mixed use development which includes Business 1 and Commercial Uses.</i></p> <p><i>N.B The applicant must confirm or check if the description above correspond to the listed activity on the left hand side and augment if not all activities are covered. The department expects this type of a format of the table in the application form.</i></p>
<p>Listing Notice 3 activity 4(c)(iv)(v)(vi)- The development of a road wider than 4 metres with a reserve less than 13, 5 metres.</p> <ul style="list-style-type: none"> (i) A protected area identified in terms of NEMPAA, excluding conservancies; (ii) National Protected Area Expansion Strategy Focus Areas; (iii) Gauteng Protected Area Expansion Priority Areas; (iv) <u>Sites identified as Critical Biodiversity Areas (CBAs) or Ecological Support Areas (ESAs) in the Gauteng Conservation Plan or in bioregional plans;</u> (v) <u>Sites identified within threatened ecosystems listed in terms of the National Environmental Management Act: Biodiversity Act (Act No. 10 of 2004);</u> (vi) <u>Sensitive areas identified in an environmental management framework adopted by the relevant environmental authority;</u> (vii) Sites identified as high potential agricultural land in terms of Gauteng Agricultural Potential Atlas; (viii) Important Bird and Biodiversity Area (IBA); (ix) Sites or areas identified in terms of an international convention; (x) Sites managed as protected areas by provincial authorities, or declared as nature reserves in terms of the Nature Conservation Ordinance (Ordinance 12 of 1983) or the NEMPAA; (xi) Sites designated as nature reserves in terms of municipal Spatial Development Frameworks; or (xii) Sites zoned for conservation use or public open space or equivalent zoning. 	<p>A number of internal and external roads are required as part of the development. These are of varying sizes. The proposed site occurs in an area which is noted as Egoli Granite Grassland (although degraded).</p> <p><i>N.B The applicant must confirm or check if the description above correspond to the listed activity on the left hand side and augment if not all activities are covered. The department expects this type of a format of the table in the application form.</i></p>
<p>Listing Notice 3 activity 12 (c) (i) (ii) The clearance of an area of 300 square metres or more of indigenous vegetation except where such clearance of indigenous vegetation is required for maintenance purposes undertaken in accordance with a maintenance management plan.</p> <ul style="list-style-type: none"> (i) Within any critically endangered or endangered ecosystem listed in terms of section 52 of the 	<p><i>The proposed development involves the development of approximately 8.8 hectares in extent in area that is degraded. Further some clearing is required for Road B which crosses an Ecological Support Area (ESA).</i></p>

<p>NEMBA or prior to the publication of such a list, within an area that has been identified as critically endangered in the National Spatial Biodiversity Assessment 2004;</p> <p>(ii) Within Critical Biodiversity Areas or Ecological Support Areas identified in the Gauteng Conservation Plan or bioregional plans; or</p> <p>(iii) On land, where, at the time of the coming into effect of this Notice or thereafter such land was zoned open space, conservation or had an equivalent zoning.</p>	<p><i>N.B The applicant must confirm or check if the description above correspond to the listed activity on the left hand side and augment if not all activities are covered. The department expects this type of a format of the table in the application form.</i></p>
<p>Listing Notice 3 activity 14 (c) (iv)(v)(vi)</p> <p>The development of—</p> <p>(i) dams or weirs, where the dam or weir, including infrastructure and water surface area exceeds 10 square metres; or</p> <p>(ii) infrastructure or structures with a physical footprint of 10 square metres or more;</p> <p>where such development occurs—</p> <p>(a) within a watercourse;</p> <p>(b) in front of a development setback; or</p> <p>(c) if no development setback has been adopted, within 32 metres of a watercourse, measured from the edge of a watercourse;</p> <p>excluding the development of infrastructure or structures within existing ports or harbours that will not increase the development footprint of the port or harbour.</p> <p>(i) A protected area identified in terms of NEMPAA, excluding conservancies;</p> <p>(ii) National Protected Area Expansion Strategy Focus Areas;</p> <p>(iii) Gauteng Protected Area Expansion Priority Areas;</p> <p>(iv) <u>Sites identified as Critical Biodiversity Areas (CBAs) or Ecological Support Areas (ESAs) in the Gauteng Conservation Plan or in bioregional plans;</u></p> <p>(v) <u>Sites identified within threatened ecosystems listed in terms of the National Environmental Management Act: Biodiversity Act (Act No. 10 of 2004);</u></p> <p>(vi) <u>Sensitive areas identified in an environmental management framework adopted by the relevant environmental authority;</u></p> <p>(vii) Sites or areas identified in terms of an international convention;</p> <p>(viii) Sites managed as protected areas by provincial authorities, or declared as nature reserves in terms of the Nature Conservation Ordinance (Ordinance 12 of 1983) or the NEMPAA;</p>	<p><i>Part of the mixed-use development occurs within 32m of wetland. Further, with both the proposal and the alternative routes, the sewer line traverses (to varying degrees), the wetland area. Lastly Road B will also cross the wetland area. These components will thus result in more than 10m² of infrastructure within 32m of a wetland</i></p> <p><i>N.B. The applicant must confirm or check if the description above correspond to the listed activity on the left hand side and augment if not all activities are covered. The department expects this type of a format of the table in the application form</i></p>

(ix)	Sites designated as nature reserves in terms of municipal Spatial Development Frameworks; or	
(x)	Sites zoned for conservation use or public open space or equivalent zoning.	

5. Specialist studies

The proposed road B and the Sewer line will both traverse the wetland, therefore, a wetland study must be undertaken by the suitable qualified specialist and form part of the final Basic Assessment Report (BAR). The methodology of pipeline crossing must be well articulated in the report and as possible try to avoid crossing the watercourses. Since the Gauteng Conservation Plan Version 3.3, alluded to the fact that the site is within Threatened Ecosystem Remaining Extent (Egoli Granite Grassland), both fauna and flora study will be welcomed.

6. Services required

Water will be sourced from the local authority and electricity from Eskom. The principles of sustainable development must be incorporated into the proposed development both during its construction and the operational phase. Aspects such as green building techniques, energy (include solar geysers, solar power lighting and heating) and water efficiency (including rainwater harvesting) measures as well as waste minimization needs to be considered.

7. Assessment of alternatives

Alternatives for the proposed development were not considered (only alternatives for the proposed pipeline were provided), therefore alternatives must be thoroughly assessed in such a way that it must inform decision making on the final BAR. No-Go alternative for the proposed activities needs to be considered and included in the final BAR.

8. Maps, layout plans, services route positioning

A color layout plan (in an A3 page) indicating the positioning of all the proposed activities on site with a legend clearly linked to activities components must be included in the final report. It must be clear and legible. The applicant must detail exactly what is proposed (activities proposed) on site, description of the activities and the positioning of the activities must be done on the layout plan.

9. Public Participation Process

The Public Participation Process must be done in accordance to the minimum requirements of EIA Regulations 2014. Stakeholders must be consulted through electronic accessibility of draft report. Note that all comments from registered interested and affected parties must be incorporated on the comments and response report to be attached on the final report and must be adequately addressed. Please note that the application may be prejudiced by not addressing issues raised by the registered interested and affected parties and all aspects raised in this letter.

Proof of correspondence (site notice, newspaper advertisement, email, fax, delivery etc.) with stakeholders must be included in the final report. Should you be unable to submit comments, proof of attempts that were made to obtain comments must be submitted to this Department. Any other information that needs to be added that will benefit the decision-making process must be included in the final report. Comments from the local authority must be sourced and included in the final report.

10. other aspects to be considered

- a) There are discrepancies with regards to the site plan and description of the alternative considered. The site plan outlined activities which constitutes the proposed township development which is "Business 1 and Commercial" Uses, which also include the sewer layout proposal and alternative sewer (Appendix A1 of the Draft BAR), whereas page 38 (Proposal and Alternative 1) indicate the



development of pipeline only. Clarity regarding activities which constitutes the proposed mixed-use development must be provided in this regard. Please note that all the proposed activities ought to be described in the description of alternatives considered.

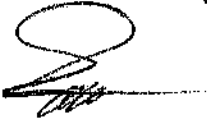
- b) Detailed storm water management plan for the proposed site (including storm water management measures to be implemented temporarily during the construction phase and permanent measures to be installed for the operational phase) must be developed by a suitably qualified engineer and approved by the Local Municipality.

11. Environmental Management Programme (EMPr)

EMPr is not attached in the draft report, therefore it must be included in the final Report. The EMPr must comply with the content requirements as stipulated in Appendix 4 of the Environmental Impact Assessment (EIA) Regulations, 2014. The EMPr needs to address impacts that may arise as a result of the proposed activities and must be practical, site specific and easily enforceable. It is a binding document and all the conditions must be enforceable, it is therefore important that words that do not emphasise enforcement be avoided.

If you have any queries regarding the contents of this letter, please contact the official of the Department using any of the above indicated contact details.

Yours faithfully,



Mr. T. Rambuda

Control Environmental Officer Grade B: Impact Management

Date: 21/10/2020

Vanessa Stippel

From: Vanessa Stippel
Sent: Monday, November 2, 2020 11:35 AM
To: RAMBUDA, TENDANI (GDARD)
Cc: De Wet Botha
Subject: 21949 | Comments on Portion 260 of the Farm Rietfontein 189 | GAUT: 002/19-20/E2532 | Request for a Microsoft Teams Meeting
Attachments: 21949-20201022-GDARD Comments.pdf
Importance: High

Good day Tendani,

I trust you are well.

The attached comments dated 22 October 2020 have reference. There are a number of comments we would like to discuss further with you. I have provided a summary below:

1. **Item 5, 10b and 11**

- a. A Baseline Ecological Habitat Assessment, Stormwater Management Plan and EMPR were provided as part of the BAR (both the hard copy and the online submission – refer to Appendix G1, G7 and H respectively). It should be noted that the hard copy consisted of 2 blue lever arch files (volume 1 and volume 2), we would therefore just like to confirm that both these volumes of the hard copy (or the online submission copy) were reviewed.

2. **Item 7 and 10a**

- a. The proposed development involves the development of a Mixed-Use development involving Business 1 and Commercial Uses as well as the services required to cater for this development. This was explained in detail in the executive summary of the report. The alternatives assessed relate to how the full development itself will cater for sewer services. The sewer pipelines are not a standalone aspect but directly relate to how the Business 1 and Commercial Development will provide services.
- b. The EIA regulations, 2014 (as amended) do not require that alternatives for each project component be developed, but just one proposal and alternative (layout, technology, design, site etc.) be assessed. We believe that our report therefore meets this requirement.
- c. Further, as detailed in the Impact Assessment (Appendix I1), the Impact Assessment Summaries included in Table 12 and 13 and Section 5 (page 113), the no go alternative was assessed in detail. It should be noted that Section 3 of the BAR (page 38, paragraph 2), specifically notes that the no-go alternative **should not** be included in the Table. The No-Go Alternative has therefore been fully assessed.
- d. In addition to the above, it should be noted that due to concerns raised by I&APs regarding Road B during the public review period, a new layout with a lower FAR has been developed as a response. We are in the process of addressing these comments. However, in summary, due to this lower FAR, Road B is no longer required and therefore will be removed from the project components. We will add this updated layout with the reduce FAR to the Impact Assessment and description of alternatives assessed that is included in the Final BAR.

We would like to arrange a Microsoft Teams meeting with you to go through the project and the Comments raised by GDARD so to ensure there are no additional issues related to the review of the Final BAR.

Please could you indicate when you would be available so that I can send a meeting request.

We look forward to hearing from you.

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: Dawn Rose <drdawnrussell@gmail.com>
Sent: Wednesday, October 28, 2020 3:47 PM
To: Vanessa Stippel
Subject: Re: Application for servitude for services PTN 254 D R CRAWFORD
Attachments: image001.jpg

Thank you for acknowledging receipt of my e-mail.

Regards

Dawn

On Wed, 28 Oct 2020 12:00 Vanessa Stippel, <vanessa@prismems.co.za> wrote:

Good day Dawn,

Apologies for my delayed response. Thank you for the 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



Vanessa Stippel

From: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Sent: Monday, November 2, 2020 11:51 AM
To: Vanessa Stippel
Cc: NGOMA, EDITH (GDARD)
Subject: RE: 21949 | Comments on Portion 260 of the Farm Rietfontein 189 | GAUT: 002/19-20/E2532 | Request for a Microsoft Teams Meeting

Dear Vanessa Stippel

Please provide possible dates (three) and time.

Kind regards

Tendani Rambuda *Pr.Sci.Nat* **Control Environmental Officer**

Gauteng Department of Agriculture & Rural Development
56 Eloff Street, Umnotho House, JOHANNESBURG 2000
tel: 011 240 3386 fax: n/a cell: 072 8812230 email: Tendani.Rambuda@gauteng.gov.za
website: <http://www.gauteng.gov.za>



COVID-19
PATIENTS WITH COVID-19 HAVE EXPERIENCED
MILD TO SEVERE RESPIRATORY ILLNESS

If you have been in a country affected by COVID-19 or in close contact with someone with confirmed COVID-19 in the past 2 weeks, and develop symptoms, call your doctor.
*** These symptoms may appear 2-14 days after exposure.**



Call the COVID-19 Hotline: 0800 029 999

Send 'H' on Whatsapp to COVID-19

Gauteng Provincial Government

Hotline: 08600 11000 | w

Disclaimer:

The Gauteng Provincial Government does not take responsibility for Gauteng Provincial Government users' personal views. Gauteng Provincial Government services available online at www.gauteng.gov.za - The information contained in this communication from tendani.rambuda@gauteng.gov.za sent at 2020-11-02 11:51:23 is confidential and may be legally privileged. It is intended solely for use by vanessa@prismems.co.za and others authorized to receive it. If you are not vanessa@prismems.co.za you are hereby notified that any disclosure, copying, distribution or taking action in reliance of the contents of this information is strictly prohibited and may be unlawful.

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: Monday, 02 November 2020 11:35
To: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: 21949 | Comments on Portion 260 of the Farm Rietfontein 189 | GAUT: 002/19-20/E2532 | Request for a Microsoft Teams Meeting
Importance: High

Good day Tendani,

I trust you are well.

The attached comments dated 22 October 2020 have reference. There are a number of comments we would like to discuss further with you. I have provided a summary below:

1. **Item 5, 10b and 11**

Vanessa Stippel

From: Vanessa Stippel
Sent: Monday, November 2, 2020 2:17 PM
To: RAMBUDA, TENDANI (GDARD)
Cc: NGOMA, EDITH (GDARD); De Wet Botha
Subject: RE: 21949 | Comments on Portion 260 of the Farm Rietfontein 189 | GAUT: 002/19-20/E2532 | Request for a Microsoft Teams Meeting

Importance: High

Hi Tendani,

I have discussed internally and we can do the following dates and times:

- Tuesday, 3 November 2020 at 103h0;
- Thursday, 5 November 2020 at 14h30; or
- Friday, 6 November 2020 at 15h00.

Please let me know if any of these dates will suit you.

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: Monday, November 2, 2020 11:53 AM
To: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Cc: NGOMA, EDITH (GDARD) <EDITH.NGOMA@gauteng.gov.za>; De Wet Botha <dewet@prismems.co.za>
Subject: RE: 21949 | Comments on Portion 260 of the Farm Rietfontein 189 | GAUT: 002/19-20/E2532 | Request for a Microsoft Teams Meeting

Hi Tendani,

Thank you for quick response. I will confirm internally and get back to you shortly.

Kind regards,

Vanessa Stippel

From: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Sent: Monday, November 2, 2020 4:26 PM
To: Vanessa Stippel
Cc: NGOMA, EDITH (GDARD)
Subject: RE: 21949 | Comments on Portion 260 of the Farm Rietfontein 189 | GAUT: 002/19-20/E2532 | Request for a Microsoft Teams Meeting

Dear Vanessa

Tomorrow is too early for us and Wednesday there is quarterly review meeting,

Friday 6th is possible but in the morning, maybe from 10:00 am, otherwise we can look at another date next week.

Kind regards

Tendani Rambuda *Pr.Sci.Nat* **Control Environmental Officer**

Gauteng Department of Agriculture & Rural Development

56 Eloff Street, Umnotho House, JOHANNESBURG 2000

tel: 011 240 3386 fax: n/a cell: 072 8812230 email: Tendani.Rambuda@gauteng.gov.za

website: <http://www.gauteng.gov.za>

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: Monday, 02 November 2020 14:17
To: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Cc: NGOMA, EDITH (GDARD) <EDITH.NGOMA@gauteng.gov.za>; De Wet Botha <dewet@prismems.co.za>
Subject: RE: 21949 | Comments on Portion 260 of the Farm Rietfontein 189 | GAUT: 002/19-20/E2532 | Request for a Microsoft Teams Meeting
Importance: High

Hi Tendani,

I have discussed internally and we can do the following dates and times:

- Tuesday, 3 November 2020 at 103h0;
- Thursday, 5 November 2020 at 14h30; or
- Friday, 6 November 2020 at 15h00.

Please let me know if any of these dates will suit you.

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: Monday, November 2, 2020 4:32 PM
To: 'RAMBUDA, TENDANI (GDARD)'
Cc: NGOMA, EDITH (GDARD); De Wet Botha
Subject: RE: 21949 | Comments on Portion 260 of the Farm Rietfontein 189 | GAUT: 002/19-20/E2532 | Request for a Microsoft Teams Meeting

Hi Tendani,

Unfortunately, we have meetings on Friday morning.

I see you mention that your quarterly review is on Wednesday, 4 November 2020. Is Thursday, 5 November at 14h30 not an option then?

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: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Sent: Monday, November 2, 2020 4:26 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Cc: NGOMA, EDITH (GDARD) <EDITH.NGOMA@gauteng.gov.za>
Subject: RE: 21949 | Comments on Portion 260 of the Farm Rietfontein 189 | GAUT: 002/19-20/E2532 | Request for a Microsoft Teams Meeting

Dear Vanessa

Tomorrow is too early for us and Wednesday there is quarterly review meeting,

Friday 6th is possible but in the morning, maybe from 10:00 am, otherwise we can look at another date next week.

Kind regards

Tendani Rambuda *Pr.Sci.Nat*
Control Environmental Officer

Gauteng Department of Agriculture & Rural Development

56 Eloff Street, Umnotho House, JOHANNESBURG 2000

tel: 011 240 3386 fax: n/a cell: 072 8812230 email: Tendani.Rambuda@gauteng.gov.za

Vanessa Stippel

From: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Sent: Monday, November 2, 2020 5:06 PM
To: Vanessa Stippel
Cc: NGOMA, EDITH (GDARD)
Subject: RE: 21949 | Comments on Portion 260 of the Farm Rietfontein 189 | GAUT: 002/19-20/E2532 | Request for a Microsoft Teams Meeting

Yes we can try Thursday, but if possible we start at 14:15.

Kind regards

Tendani Rambuda *Pr.Sci.Nat* **Control Environmental Officer**

Gauteng Department of Agriculture & Rural Development
56 Eloff Street, Umnotho House, JOHANNESBURG 2000
tel: 011 240 3386 fax: n/a cell: 072 8812230 email: Tendani.Rambuda@gauteng.gov.za
website: <http://www.gauteng.gov.za>

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: Monday, 02 November 2020 16:32
To: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Cc: NGOMA, EDITH (GDARD) <EDITH.NGOMA@gauteng.gov.za>; De Wet Botha <dewet@prismems.co.za>
Subject: RE: 21949 | Comments on Portion 260 of the Farm Rietfontein 189 | GAUT: 002/19-20/E2532 | Request for a Microsoft Teams Meeting

Hi Tendani,

Unfortunately, we have meetings on Friday morning.

I see you mention that your quarterly review is on Wednesday, 4 November 2020. Is Thursday, 5 November at 14h30 not an option then?

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: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Sent: Monday, November 2, 2020 4:26 PM

Vanessa Stippel

From: Vanessa Stippel
Sent: Monday, November 2, 2020 9:31 PM
To: 'RAMBUDA, TENDANI (GDARD)'
Cc: NGOMA, EDITH (GDARD)
Subject: RE: 21949 | Comments on Portion 260 of the Farm Rietfontein 189 | GAUT: 002/19-20/E2532 | Request for a Microsoft Teams Meeting

Good day Tendani,

Thank you. I will send a meeting request for Thursday at 14h15 shortly.

We do appreciate your assistance.

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: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Sent: Monday, November 2, 2020 5:06 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Cc: NGOMA, EDITH (GDARD) <EDITH.NGOMA@gauteng.gov.za>
Subject: RE: 21949 | Comments on Portion 260 of the Farm Rietfontein 189 | GAUT: 002/19-20/E2532 | Request for a Microsoft Teams Meeting

Yes we can try Thursday, but if possible we start at 14:15.

Kind regards

Tendani Rambuda *Pr.Sci.Nat*

Control Environmental Officer

Gauteng Department of Agriculture & Rural Development

56 Eloff Street, Umnotho House, JOHANNESBURG 2000

tel: 011 240 3386 fax: n/a cell: 072 8812230 email: Tendani.Rambuda@gauteng.gov.za

website: <http://www.gauteng.gov.za>

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: Monday, 02 November 2020 16:32
To: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>



GAUTENG PROVINCE
AGRICULTURE AND RURAL DEVELOPMENT
REPUBLIC OF SOUTH AFRICA

Reference: GAUT 002/19-20/E2532
Enquiries: Tendani Rambuda
Tel: +27 (0)11 240 3386
Tendani.Rambuda@gauteng.gov.za

Prism Environmental Management Services
P.O. Box 1401
WILGEHEUWEL
1736

Tel No: 087 985 0951
Fax No: N/A
E-mail: vanessa@prismems.co.za / prism@prismems.co.za

Dear Vanessa Stippel

ADDENDUM TO THE COMMENTS SIGNED ON 21 OCTOBER 2020 FOR THE DRAFT BASIC ASSESSMENT REPORT ON THE PROPOSED DEVELOPMENT OF PORTION 260 (A PORTION OF PORTION 114) OF THE FARM RIETFONTEIN 189 IQ, MOGALE CITY LOCAL MUNICIPALITY.

The comments of the abovementioned matter were issued by this Department on October 2020, regarding the Draft Basic Assessment Report (BAR) received on 21 September 2020. The Department's wetland specialist managed to review the draft report and conducted a site inspection on 11 November 2020. The Applicant was informed of this delay at a virtual meeting held on 05 November 2020 that the Department's wetland specialist will be able to respond to the applicant at a later date regarding the proposed activities. Therefore, this submission is an addendum to the comments issued on 21st of October 2020. The responses and comments by the applicant can be incorporated into the Final BAR. Please find additional comments so that nothing is left out without the applicant's consideration:

1. Background

A wetland and its associated seep was observed in close proximity to the boundary of the study area on the western side. Wetland plants (*Imperata cylindrica*) on the wetland seep area and *Hypoxis spp.* were also observed. Auger samples were taken in close proximity to boundary of the study site close to the trees and the rocky out crop, indicating the seep extends furthermore than the boundary of the study area. Topsoil underlain by the E-horizon (bleached soil with mottles) was also observed within the 50cm depth of the soil profile (**Annexure A: Figure 1.**) and act as conduits for the lateral flow of water.

According to the wetland specialist in the wetland assessment report by PRISM, dated September 2020, there are identified wetland borders of the study area on the western side, and only the wetland buffer zone will be encroached by the proposed development footprint. Furthermore, it is proposed that the wetland buffer zone will be utilised to assist with storm water management and flow management at the transitional point. Therefore, a swale/retention pond is proposed to be constructed along the western boundary **within the 32m wetland buffer zone**. This was also confirmed in the storm-water management report under section 7.4 by Ilifa Africa Engineers (Pty) Ltd dated July 2020.

Sewer pipelines: (60mm and 200mm diameter)

Two (2) sewer pipeline routes (the proposed and alternative 1) associated with the development are proposed together with the storm-water infrastructure. The two sewer pipeline are proposed to join the 250mm existing municipal sewer pipeline west of the study area.

Proposed sewer line

- ❖ The new sewer line will be installed 1.0m outside the 1:100 year flood line of the natural drainage watercourse according to outline service report, section 4.2.2 dated August 2020 by Ilifa Africa Engineers (Pty) Ltd. However, there are three proposed wetland crossings:
 - **Sewer crossing 1:** pipeline route is crossing on the edge of the wetland buffer according to the delineated wetland map as depicted in Figure 6.7 of the wetland buffer zone (wetland assessment report by PRISM dated September 2020).
 - **Sewer crossing 2:** pipeline route is crossing on the edge of the wetland and/ within the wetland buffer zone.
 - **Sewer crossing 3:** pipeline route is crossing on the edge of the wetland buffer

Alternative 1

- Two sewer pipeline crossings (crossing 1 and 2) are proposed. Both pipelines are proposed to cross the wetland and its buffer area before joining to the existing (main) municipal sewer pipeline.
- ❖ **Sewer pipeline specifications stipulates that trenching and excavations will be undertaken by contractors as per engineer's recommendations (drawing number K19-040-02-240 dated June 2020 by Ilifa Africa Engineers (Pty) Ltd).**

Rescue of medicinal plants

An email entitled "request for medicinal plant rescue operation" must be sent to GDARD (Albertina.Setsiba@gauteng.gov.za or Calvin.Johnas@gauteng.gov.za) within a minimum of six weeks prior to site clearance. The following documents must be attached to the email:

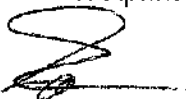
1. A scanned version of the Environmental Authorisation (EA);
2. A map clearly showing the location of the site;
3. A plant species list on site; and
4. The site layout plan, clearly indicating which areas are to be retained as natural open space.

The email should also indicate

1. The size of the site;
2. The contact details (telephone, fax and email) of the environmental control officer, who must make themselves available during rescue operations; and
3. The contact details (telephone, fax and email) of the project proponent and/ or landowner.

Conclusions and recommendations

- All wetlands and associated buffer zones are designated as sensitive. Therefore the development footprint must be outside wetland areas and associated 30m buffer zones.



- Lateral movement of waters (interflow) must not be impeded especially on a hillslope seepage wetland.
- Sewer pipeline route: Alternative 1 is **not supported** as it will have detrimental impacts on the environment and the applicant also indicated that Alternative 1 is not supported.
- The **proposed** sewer pipeline route is **supported**, provided that the route is re-aligned to be outside the wetland and its 30m buffer zone.
- The extent of the wetland area (seep) extending into the study area in close proximity to the boundary, west of the study area must be investigated and excluded from the development footprint.
- Proposed building footprint and proposed sewer route on ERF 6 (Business 1) must be outside the wetland and its 30m buffer zone.
- As per GDARD minimum requirements for biodiversity assessment, a wetland and a protective buffer zone, beginning from the outer edge of the wetland temporary zone, must be designated as sensitive. Rules for buffer zone widths are as follows:
 - ❖ 30m for wetlands occurring inside urban areas
 - ❖ 50m for wetlands occurring outside urban areas
- A comprehensive surface runoff plan should be compiled, indicating how all surface runoff generated as a result of a pipeline installation (during both the construction and operational phases) will be managed prior to entering any natural drainage system or wetland and how surface runoff will be retained outside of any demarcated buffer/flood zones and subsequently released to simulate natural hydrological conditions. This plan should form part of the EMPr.
- The proposed sustainable urban drainage system (underground drainage system) and its associated swale/attenuation pond is **supported**. However, the system must be constructed outside a wetland and its 30m buffer zone.
- The bridge proposed to cross over the wetland must span the wetland and its 30m buffer zone. Box culverts with energy dissipaters are recommended for maintaining the flow of the river without causing erosion downstream.
- Disturbance to the wetland during construction should be minimized. A plan for the immediate rehabilitation of damage caused to a wetland should be compiled by a specialist registered in accordance with the Natural Scientific Professions Act (No. 27 of 2003) in the field of Ecological Science. This rehabilitation plan should form part of the Environmental Management Programme (EMPr).
- A monitoring and maintenance plan must be developed and implemented by the applicant since sewer pipelines pose the first threat to wetlands when trenching is recommended instead of pipe jacking/horizontal drilling methods. This is to ensure that there are no sewer leakages during the construction and operational phase. This plan must form part of the EMPr.

If you have any queries regarding the contents of this letter, please contact the official of the Department using any of the above indicated contact details.

Yours faithfully,



Mr. T. Rambuda
Control Environmental Officer Grade B: Impact Management

Date: 24/11/2020

Annexure A



Figure 1: Soil/auger sample showing an E-horizon within the 50cm depth of the soil profile (26 02' 55.59"S, 27 53' 13.92"E).

Vanessa Stippel

From: Vanessa Stippel
Sent: Monday, November 30, 2020 1:19 PM
To: 'RAMBUDA, TENDANI (GDARD'
Cc: De Wet Botha
Subject: 21949 | Portion 260 of the Farm Rietfonten 189 | Meeting Notices
Attachments: 21949-20201105-GDARD Meeting Notes-1.pdf

Good day Tendani,

Attached, please find the meeting notes from our Microsoft Teams meeting held on 5 November 2020.

Please note that we plan to submit the final Basic Assessment Report this week. All comments received from GDARD have been incorporated into the Comments and Responses Report and detailed responses are included therein.

Please 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





Enquiries: Andrew Salomon
Tel: 021 462 4502
Email: asalomon@sahra.org.za
CaseID: 15542

Date: Tuesday November 24, 2020
Page No: 1

Final Comment

In terms of Section 38 of the National Heritage Resources Act (Act 25 of 1999)

Attention: Hocom Properties (Pty) Ltd

Hocom Properties (Pty) Ltd. Plans to develop a mix use development which includes a broad range of Business 1 and Commercial Uses. Necessary roads and services (water, sewer and stormwater) will also be put in place. The proposed development will take place on Portions 260 (a Portion of Portion 114) of the Farm Rietfontein 189 IQ, Mogale City Local Municipality, Gauteng Province. Associated roads and services will be developed on Portions, 7, 188, 189, 222, 251, 252, 253, 254, 255, 257, 258, 631, and 646 of the Farm Rietfontein 189 IQ.

Van der Walt, J. September 2020. Heritage Impact Assessment For The Proposed Mixed-Use Development On Portion 260 (A Portion Of Portion 114) Of The Farm Rietfontein 189 IQ And Associated Roads And Services On Surrounding Properties In The Gauteng Province

The proposed development entails a Mixed-Use development on portions of the farm Rietfontein 189 IQ, Mogale City Local Municipality, Gauteng Province. The project consists of a Mixed-Use development on Portion 260, sewer line and a proposed alternative, and road infrastructure.

The author notes that the study area is surrounded by industrial and residential developments and road infrastructure developments. The assessment yielded no surface evidence of archaeological heritage resources or features.

The SA Palaeontological Sensitivity Map indicates that the study area has Insignificant fossil sensitivity.

Final Comment

SAHRA Archaeology, Palaeontology and Meteorites Unit has no objections to this proposed development, provided that the recommendations in the specialist reports and this comment are adhered to, and in addition, on the following conditions:

- If any evidence of archaeological sites or remains (e.g., remnants of stone-made structures, indigenous ceramics, bones, stone artefacts, ostrich eggshell fragments and charcoal/ash concentrations) or palaeontological remains are found during the proposed activities, SAHRA must be alerted immediately, and a

| Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties

Our Ref: 15542



an agency of the
Department of Arts and Culture

T: +27 21 462 4502 | F: +27 21 462 4509 | E: info@sahra.org.za
South African Heritage Resources Agency | 111 Harrington Street | Cape Town
P.O. Box 4637 | Cape Town | 8001
www.sahra.org.za

Enquiries: Andrew Salomon
Tel: 021 462 4502
Email: asalomon@sahra.org.za
CaseID: 15542

Date: Tuesday November 24, 2020
Page No: 2

professional archaeologist or palaeontologist, based on the nature of the finds, must be contacted as soon as possible to inspect the findings. If the newly discovered heritage resources prove to be of significance a Phase 2 rescue operation might be necessary.

If any unmarked human burials are uncovered and the archaeologist called in to inspect the finds and/or the police find them to be heritage graves, mitigation may be necessary and the SAHRA Burial Grounds and Graves (BGG) Unit must be contacted for processes to follow.

Should the project be granted Environmental Authorisation, SAHRA must be notified and all relevant documents submitted to the case on SAHRIS.

Should you have any further queries, please contact the designated official using the case number quoted above in the case header.

Yours faithfully

Andrew Salomon
Heritage Officer: Archaeology
South African Heritage Resources Agency

Phillip Hine
Manager: Archaeology, Palaeontology and Meteorites Unit
South African Heritage Resources Agency

ADMIN:

| Proposed Development of Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on surrounding properties

Our Ref: 15542



an agency of the
Department of Arts and Culture

T: +27 21 462 4502 | F: +27 21 462 4509 | E: info@sahra.org.za
South African Heritage Resources Agency | 111 Harrington Street | Cape Town
P.O. Box 4637 | Cape Town | 8001
www.sahra.org.za

Enquiries: Andrew Salomon
Tel: 021 462 4502
Email: asalomon@sahra.org.za
CaseID: 15542

Date: Tuesday November 24, 2020
Page No: 3

Direct URL to case: <http://www.sahra.org.za/node/540662>
(GDARD, Ref: GAUT 002/19-20/E2532)

Terms & Conditions:

1. This approval does not exonerate the applicant from obtaining local authority approval or any other necessary approval for proposed work.
2. If any heritage resources, including graves or human remains, are encountered they must be reported to SAHRA immediately.
3. SAHRA reserves the right to request additional information as required.

Vanessa Stippel

From: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Sent: Monday, November 30, 2020 1:45 PM
To: Vanessa Stippel
Subject: RE: 21949 | Portion 260 of the Farm Rietfonten 189 | Meeting Notices

Dear Vanessa Stippel

Did you manage to receive the addendum to the comments sent previously, to incorporate biodiversity issues?

Just to correct the last paragraph, when I made the comments that officials from biodiversity will be in contact with your specialist to arrange for a Site visit, I didn't know that internally they had their own arrangement as I explained.

Kind regards

Kind regards

Tendani Rambuda *Pr.Sci.Nat* **Control Environmental Officer**

Gauteng Department of Agriculture & Rural Development
56 Eloff Street, Umnotho House, JOHANNESBURG 2000
tel: 011 240 3386 fax: n/a cell: 072 8812230 email: Tendani.Rambuda@gauteng.gov.za
website: <http://www.gauteng.gov.za>



COVID-19
PATIENTS WITH COVID-19 HAVE EXPERIENCED
MILD TO SEVERE RESPIRATORY ILLNESS

If you have been in a country affected by COVID-19 or in close contact with someone with confirmed COVID-19 in the past 2 weeks, and develop symptoms, call your doctor.
*** These symptoms may appear 2-14 days after exposure.**



Call the COVID-19 Hotline: 0800 029 999

Send 'H' on Whatsapp to COVID-19

Gauteng Provincial Government

Hotline: 08600 11000 | w

Disclaimer:

The Gauteng Provincial Government does not take responsibility for Gauteng Provincial Government users' personal views. Gauteng Provincial Government services available online at www.gauteng.gov.za - The information contained in this communication from tendani.rambuda@gauteng.gov.za sent at 2020-11-30 13:45:10 is confidential and may be legally privileged. It is intended solely for use by vanessa@prismems.co.za and others authorized to receive it. If you are not vanessa@prismems.co.za you are hereby notified that any disclosure, copying, distribution or taking action in reliance of the contents of this information is strictly prohibited and may be unlawful.

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: Monday, 30 November 2020 13:19
To: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: 21949 | Portion 260 of the Farm Rietfonten 189 | Meeting Notices

Good day Tendani,

Attached, please find the meeting notes from our Microsoft Teams meeting held on 5 November 2020.

Please note that we plan to submit the final Basic Assessment Report this week. All comments received from GDARD have been incorporated into the Comments and Responses Report and detailed responses are included therein.

Vanessa Stippel

From: Vanessa Stippel
Sent: Monday, November 30, 2020 1:58 PM
To: RAMBUDA, TENDANI (GDARD)
Cc: De Wet Botha
Subject: RE: 21949 | Portion 260 of the Farm Rietfonten 189 | Meeting Notices
Attachments: 21949-20201105-GDARD Meeting Notes-2.pdf

Hi Tendani,

Yes, we have received both comments (22 October 2020 and 24 November 2020). Both have been included in the Comments and Responses Report with responses included.

In terms of the meeting notes, they were as per the discussion. I have added a note that it was later explained that a site visit with the specialists is not permitted in terms of new departmental policies. Will that suffice?

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: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Sent: Monday, November 30, 2020 1:45 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: RE: 21949 | Portion 260 of the Farm Rietfonten 189 | Meeting Notices

Vanessa Stippel

From: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Sent: Monday, November 30, 2020 2:06 PM
To: Vanessa Stippel
Subject: RE: 21949 | Portion 260 of the Farm Rietfonten 189 | Meeting Notices

Not a policy per se, but it was just the discussion within their unit at that particular moment. Maybe just say the Department did site inspection and provided comments.

Kind regards

Tendani Rambuda *Pr.Sci.Nat* **Control Environmental Officer**

Gauteng Department of Agriculture & Rural Development
56 Eloff Street, Umnotho House, JOHANNESBURG 2000
tel: 011 240 3386 fax: n/a cell: 072 8812230 email: Tendani.Rambuda@gauteng.gov.za
website: <http://www.gauteng.gov.za>

From: Vanessa Stippel <vanessa@prismems.co.za>
Sent: Monday, 30 November 2020 13:58
To: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Cc: De Wet Botha <dewet@prismems.co.za>
Subject: RE: 21949 | Portion 260 of the Farm Rietfonten 189 | Meeting Notices

Hi Tendani,

Yes, we have received both comments (22 October 2020 and 24 November 2020). Both have been included in the Comments and Responses Report with responses included.

In terms of the meeting notes, they were as per the discussion. I have added a note that it was later explained that a site visit with the specialists is not permitted in terms of new departmental policies. Will that suffice?

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: Monday, November 30, 2020 2:17 PM
To: RAMBUDA, TENDANI (GDARD)
Cc: De Wet Botha
Subject: RE: 21949 | Portion 260 of the Farm Rietfonten 189 | Meeting Notices
Attachments: 21949-20201105-GDARD Meeting Notes-3.pdf

Hi Tendani,

I have updated the note as requested. The meeting notes will be included in the final submission.

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: RAMBUDA, TENDANI (GDARD) <Tendani.Rambuda@gauteng.gov.za>
Sent: Monday, November 30, 2020 2:06 PM
To: Vanessa Stippel <vanessa@prismems.co.za>
Subject: RE: 21949 | Portion 260 of the Farm Rietfonten 189 | Meeting Notices

Not a policy per se, but it was just the discussion within their unit at that particular moment. Maybe just say the Department did site inspection and provided comments.

Kind regards

Vanessa Stippel

From: Vanessa Stippel
Sent: Friday, December 4, 2020 4:31 PM
Cc: De Wet Botha
Subject: 21949 | Portion 260 of the Farm Rietfontein 189 IQ and associated roads and services on adjacent properties | Final Submission of the Basic Assessment Report

Bcc: koogan.naidoo@mogalecity.gov.za; stephan.dutoit@mogalecity.gov.za; musa.ndlela@mogalecity.gov.za; sstoffberg@wrmd.gov.za; susanstoffberg@gmail.com; rmokoena@wrmd.gov.za; Siwelanel@dws.gov.za; RamotholeC@dws.gov.za; MjonaT@dws.gov.za; Boniswa.Belot@gauteng.gov.za; malesela.sehona2@gauteng.gov.za; Tendani.Rambuda@gauteng.gov.za; Tebo.Leku@gauteng.gov.za; asalomon@sahra.org.za; phines@sahra.org.za; Tebogo.molokomme@gauteng.gov.za; Thelma.Chuene@gauteng.gov.za; MashazEN@eskom.co.za; namanymk@eskom.co.za; selibo100@webmail.co.za; pheasant.reid@gmail.com; Alan Beadle; alanbeadle36@gmail.com; André Meyer; bianca@edan.co.za; eddie@edan.co.za; c402022@gmail.com; Mitchell Crawford; di@beadles.co.za; Dawn Rose; finance@edan.co.za; info@honeydewstoraway.co.za; info@incohome.co.za; Jacky Meyer; jleimer@mweb.co.za; johnny@reefscaffolding.co.za; Kirsty Popplestone; odette glossop; muld_vet@mweb.co.za; sales@protectorbuild.co.za; salvage@protectorbuild.co.za; leads@protectorbuild.co.za; info@protectorbuild.co.za; Theresa Moll; thomasboreholepumps@gmail.com; Vickus Meyer

Dear Registered Interested and Affected Parties (I&APs),

Hocom Properties (Pty) Ltd. Plans to develop a mix use development which includes a broad range of Business 1 and Commercial Uses. Necessary roads and services (water, sewer and stormwater) will also be put in place. **Prism Environmental Management Services (Prism EMS)** was appointed to undertake the relevant Environmental Authorisation and Water Use Licence Application (WULA) process and associated public participation. Notification regarding the proposed development was sent previously on **7 September 2020** and the Basic Assessment Report was made available for review between **21 September 2020 to 22 October 2020**.

Comments were received from I&APs especially in regard to the impact of the proposed roads on affected properties as well as the impact on the proposed sewer line. In order to better understand these, a number of focus group meetings took place including one with the affected landowners. In particular, the impact of Road B was identified as a concern. As a result of these interactions, two changes to the proposed development and the associated BAR are applicable:

- The Floor Area Ratio (FAR) of the development was reduced from 0.8 to 0.4. The main implication of this, is that it resulted in a reduced traffic impact and thus a much smaller section of road B is required (from Beyers Naude Drive along the southern boundary of the site to the western corner of the site).
- Two additional alternatives are included in the Assessment:
 - Proposed Layout (Proposal) with a FAR of 0.4
 - Alternative Layout with a FAR of 0.8.

These changes are not substantial in that they do not increase the level of impact but rather reduce it and are undertaken as a response to comments received. Further, due to the concerns of the sewer line a number of additional mitigations measures are recommended and included in the Environmental Management Programme (EMPr). The finalised Basic Assessment Report was submitted to the Gauteng Department of Agriculture and Rural Development (GDARD) today. A copy of this Final submission is available for I&APs to see how their comments were taken into account. In particular, a more detailed response is included in **Appendix E6 – Comments and Response Report**. The final report and associated appendices (including Appendix E6) can be downloaded from:

<https://www.dropbox.com/sh/t0oi5fwbd89m4kj/AAActWFOY2O2tbW8CIkvwRzda?dl=0>

We thank you for your contribution into the the environmental authorisation and WULA 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

