

APPENDIX F – IMPACT ASSESSMENT

NEMA Section 24 G Rectification Process for the already established Loxton Low Cost Housing Development of approximately 26.6 ha on Portions of Erven 582, 545 and 533 Loxton, Northern Cape Province

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Department of Cooperative Governance, Human Settlements and Traditional Affairs

Mr. D Maposa (Acting Municipal Manager – Ubuntu Local Municipality)

072 485 3823

maposa.d@gmail.com

Prepared by:

Johan Botes

johan@eco-con.co.za

051 436 1254

082 459 8206

Directors: WA Botes - Financial Director | J Botes - Managing Director | PS Kole - Marketing Director

T +27 (0)51 436 1251

F +27 (0)86 592 2282

E info@eco-con.co.za

W www.eco-con.co.za

Postal address: P.O.Box 29262, Dan Hof, Bloemfontein, 9310

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IMPACT METHODOLOGY

The following section identifies the potential environmental impacts (both positive and negative) which the construction as well as operational phases of the proposed project will have on the surrounding environment.

Once the potential environmental impacts are identified, they are assessed by rating their Environmental Risk after which the final Environmental Significance is calculated and rated for each identified environmental impact.

The same Environmental Risk rating process is then followed for each environmental impact to determine the Environmental Significance if the recommended mitigation measures were to be implemented.

The objective of this section is therefore firstly to identify all the potential environmental impacts of the proposed project and secondly to determine the significance of the impacts and how effective the recommended mitigation measures will be able to reduce their significance. The potential environmental impacts which are still rated as highly significant, even after implementation of mitigations, can then be identified in order to specifically focus on implement of effective management strategies for them.

METHODOLOGY FOR IMPACT ASSESSMENT AND RISK RATING

The tables below indicate and explain the methodology and criteria used for the evaluation of the Environmental Risk Ratings as well as the calculation of the final Environmental Significance Ratings of the identified potential environmental impacts.

Each potential environmental impact is scored for each of the Evaluation Components as per the table below.

Table 1: Scale utilised for the evaluation of the Environmental Risk Ratings

Evaluation Component	Rating Scale and Description/criteria
MAGNITUDE of NEGATIVE IMPACT (at the indicated spatial scale)	<p>10 - Very high: Bio-physical and/or social functions and/or processes might be <i>severely</i> altered.</p> <p>8 - High: Bio-physical and/or social functions and/or processes might be <i>considerably</i> altered.</p> <p>6 - Medium: Bio-physical and/or social functions and/or processes might be <i>notably</i> altered.</p> <p>4 - Low : Bio-physical and/or social functions and/or processes might be <i>slightly</i> altered.</p>

	<p>2 - Very Low: Bio-physical and/or social functions and/or processes might be <i>negligibly</i> altered.</p> <p>0 - Zero: Bio-physical and/or social functions and/or processes will remain <i>unaltered</i>.</p>
MAGNITUDE of POSITIVE IMPACT (at the indicated spatial scale)	<p>10 - Very high (positive): Bio-physical and/or social functions and/or processes might be <i>substantially</i> enhanced.</p> <p>8 - High (positive): Bio-physical and/or social functions and/or processes might be <i>considerably</i> enhanced.</p> <p>6 - Medium (positive): Bio-physical and/or social functions and/or processes might be <i>notably</i> enhanced.</p> <p>4 - Low (positive): Bio-physical and/or social functions and/or processes might be <i>slightly</i> enhanced.</p> <p>2 - Very Low (positive): Bio-physical and/or social functions and/or processes might be <i>negligibly</i> enhanced.</p> <p>0 - Zero (positive): Bio-physical and/or social functions and/or processes will remain <i>unaltered</i>.</p>
DURATION	<p>5 - Permanent</p> <p>4 - Long term: Impact ceases after operational phase/life of the activity > 60 years.</p> <p>3 - Medium term: Impact might occur during the operational phase/life of the activity – 60 years.</p> <p>2 - Short term: Impact might occur during the construction phase - < 3 years.</p> <p>1 - Immediate</p>
EXTENT (or spatial scale/influence of impact)	<p>5 - International: Beyond National boundaries.</p> <p>4 - National: Beyond Provincial boundaries and within National boundaries.</p> <p>3 - Regional: Beyond 5 km of the proposed development and within Provincial boundaries.</p> <p>2 - Local: Within 5 km of the proposed development.</p> <p>1 - Site-specific: On site or within 100 m of the site boundary.</p> <p>0 - None</p>
IRREPLACEABLE loss of resources	<p>5 – Definite loss of irreplaceable resources.</p> <p>4 – High potential for loss of irreplaceable resources.</p> <p>3 – Moderate potential for loss of irreplaceable resources.</p> <p>2 – Low potential for loss of irreplaceable resources.</p> <p>1 – Very low potential for loss of irreplaceable resources.</p> <p>0 - None</p>
REVERSIBILITY of impact	<p>5 – Impact cannot be reversed.</p> <p>4 – Low potential that impact might be reversed.</p> <p>3 – Moderate potential that impact might be reversed.</p> <p>2 – High potential that impact might be reversed.</p> <p>1 – Impact will be reversible.</p> <p>0 – No impact.</p>
	<p>5 - Definite: >95% chance of the potential impact occurring.</p>

PROBABILITY (of occurrence)	<p>4 - High probability: 75% - 95% chance of the potential impact occurring.</p> <p>3 - Medium probability: 25% - 75% chance of the potential impact occurring</p> <p>2 - Low probability: 5% - 25% chance of the potential impact occurring.</p> <p>1 - Improbable: <5% chance of the potential impact occurring.</p>
Evaluation Component	Rating Scale and Description/criteria
CUMULATIVE impacts	<p>High: The activity is one of several similar past, present or future activities in the same geographical area, and might contribute to a very significant combined impact on the natural, cultural, and/or socio-economic resources of local, regional or national concern.</p> <p>Medium: The activity is one of a few similar past, present or future activities in the same geographical area, and might have a combined impact of moderate significance on the natural, cultural, and/or socio-economic resources of local, regional or national concern.</p> <p>Low: The activity is localised and might have a negligible cumulative impact.</p> <p>None: No cumulative impact on the environment.</p>

Once the Environmental Risk Ratings have been evaluated for each potential environmental impact, the Significance Score of each potential environmental impact is calculated by using the following formula:

- **SS (Significance Score) = (magnitude + duration + extent + irreplaceable + reversibility) x probability.**

The maximum Significance Score value is 150.

The Significance Score is then used to rate the Environmental Significance of each potential environmental impact. The Environmental Significance rating process is completed for all identified potential environmental impacts both before and after implementation of the recommended mitigation measures.

Table 2: Scale used for the evaluation of the Environmental Significance Ratings

Significance Score	Environmental Significance	Description/criteria
125 – 150	Very high (VH)	An impact of very high significance will mean that the project cannot proceed, and that impacts are irreversible, regardless of available mitigation options.
100 – 124	High (H)	An impact of high significance which could influence a decision about whether or not to proceed with the proposed project, regardless of available mitigation options.

75 – 99	Medium-high (MH)	If left unmanaged, an impact of medium-high significance could influence a decision about whether or not to proceed with a proposed project. Mitigation options should be relooked.
40 – 74	Medium (M)	If left unmanaged, an impact of moderate significance could influence a decision about whether or not to proceed with a proposed project.
<40	Low (L)	An impact of low is likely to contribute to positive decisions about whether or not to proceed with the project. It will have little real effect and is unlikely to have an influence on project design or alternative motivation.
+	Positive impact (+)	A positive impact is likely to result in a positive consequence/effect, and is likely to contribute to positive decisions about whether or not to proceed with the project.

1. POTENTIAL IMPACTS DURING THE CONSTRUCTION PHASE

PLANNING, DESIGN AND CONSTRUCTION PHASE					
Potential Flora Impacts:					
Nature of impact: Direct impact on Flora as a result of vegetation clearance.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	2	4	3	2
Duration:	3	3	3	3	1
Extent:	1	1	3	2	1
Irreplaceable:	1	1	3	2	1
Reversibility:	1	1	3	2	2
Probability:	3	2	3	2	2
Total SP:	24	20	48	24	14
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Medium (M)	Low (L)	Low (L)
Proposed Mitigation:	<p>Flora Impacts</p> <ul style="list-style-type: none"> Any accidental fuel and oil spills that occur at the site should be cleaned up in the appropriate manner as related to the nature of the spill. The project construction footprint must be kept as small as practicably possible to reduce the actual surface impact on vegetation and no unnecessary/unauthorised footprint expansion into the surrounding areas may take place. Existing roads must be used during construction. Areas within and immediately surrounding the proposed project footprint must be adequately rehabilitated to prevent significant alien invasive species establishment. Alien and invasive species need to be eradicated and controlled. <p>Clearing and Guiding Principles</p> <ul style="list-style-type: none"> Alien control programs are long-term management projects and should include a clearing plan which includes follow up actions for rehabilitation of the cleared area; The lighter infested areas should be cleared first to prevent seed build-up; Pre-existing dense areas should be left for last, as they probably will not increase in density or pose a greater threat than they are currently; All clearing actions should be monitored and documented to keep track of which are due for follow-up clearing. <p>Clearing Methods</p> <ul style="list-style-type: none"> Different species require different control methods such as manual, chemical or biological methods or a combination of the two; 				

	<ul style="list-style-type: none"> Care should be taken to ensure that the clearing methods used do not encourage further invasion. As such, regardless of the methods used, soil disturbance should be kept to a minimum. The vegetative stage of the plants should also be considered before clearing; <p>Use of Herbicides for Alien Control</p> <p>Although it is usually preferable to use manual clearing methods where possible, such methods may create additional mechanical disturbance which may stimulate alien invasion and may also be ineffective for many woody species which re-sprout. Where herbicides are to be used, the impact of the eradication program on the natural environment should be minimised by observing the following:</p> <ul style="list-style-type: none"> Area contamination must be minimised by careful, accurate application with a minimum amount of herbicide to achieve good control; Care must be taken to prevent contamination of water bodies. This includes special care in storage, application, cleaning equipment and disposal of containers, product and spray mixtures; Equipment should be washed where there is no danger of contaminating water sources and washings carefully disposed of in a suitable place; To avoid damage to indigenous or other desirable vegetation, herbicides that would have the least effect on the indigenous vegetation should be used; Droplet nozzles with a coarse spray pattern should be fitted to avoid drift of herbicides onto neighbouring vegetation; and The appropriate health and safety precautions should be followed regarding the storage, handling and disposal of herbicides. Conduct a Search and Rescue to relocate protected species in order to avoid clearance thereof. 				
Potential Fauna Impacts:					
Nature of impact: Direct impact on Fauna as a result of vegetation clearance.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	2	2	2	2
Duration:	5	5	5	5	2
Extent:	2	2	2	2	1
Irreplaceable:	2	2	2	2	1
Reversibility:	2	1	2	1	2
Probability:	2	2	2	2	2
Total SP:	26	24	26	24	16
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> The project construction footprint must be kept as small as practicably possible to reduce the actual surface impact on vegetation and no unnecessary/unauthorised footprint expansion into the surrounding areas may take place. Areas within and immediately surrounding the proposed project footprint must be adequately rehabilitated to prevent significant alien invasive species establishment. Alien and invasive species need to be eradicated and controlled. No hunting, snaring, shooting, nest raiding or egg collection by the construction staff should be allowed; 				

	<ul style="list-style-type: none"> Holes and trenches should not be left open for extended periods of time and should only be dug when needed for immediate construction. Trenches that may stand open for some days should have places where the loose material has been returned to the trench to form an escape ramp present at regular intervals to allow any fauna that fall in to escape; Ensure that the construction area is fenced off from adjacent areas which may harbour animals; Do not store building materials and excess stockpiled soils within riparian zones or within areas where natural vegetation will remain following completion of the construction phase of the development; Avoid indiscriminate destruction of habitat through demarcation of the footprint area any fauna threatened by construction activities should be removed to safety by the ECO or other suitably qualified person. 				
Potential Dust Impacts:					
Nature of impact: Dust nuisance generated during the development / building of houses.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	6	4	6	4	2
Duration:	2	2	2	2	2
Extent:	2	2	2	2	1
Irreplaceable:	2	2	2	2	1
Reversibility:	2	1	2	1	2
Probability:	2	2	2	2	2
Total SP:	28	22	28	22	16
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> Dust Management measures must be implemented in order to manage and minimize undesired dust emissions. Access roads need to be well maintained and dust suppression need to be applied during windy days. Avoid working in very strong windy environments. Use dust masks when / and if needed during windy days. 				
Potential Noise Impacts:					
Nature of impact: Noise nuisance generated during the development / building of houses.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	2	2	2	2
Duration:	2	2	2	2	2
Extent:	2	2	2	2	1
Irreplaceable:	2	2	2	2	1
Reversibility:	2	1	2	1	2

Probability:	2	2	2	2	2
Total SP:	24	18	24	18	16
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> Limit working hours of noisy equipment to daylight hours. Fit silencers to equipment. Unless otherwise specified, normal working hours will apply (i.e. from 07:00 to 17:00 Mondays to Fridays). Ensure that Employees and staff conduct themselves in an acceptable manner while on site, both during work hours and after hours. No loud music is permitted on site or in the camp. 				
Potential Cultural and Heritage Impacts:					
Nature of impact: Damage and destruction of vertebrate fossils during excavation activities.			Activity: Proposed low cost housing development		
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	2	2	2	2
Duration:	2	2	2	2	2
Extent:	2	2	2	2	1
Irreplaceable:	2	2	2	2	1
Reversibility:	2	1	2	1	2
Probability:	2	2	2	2	2
Total SP:	24	18	24	18	16
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> Should any heritage resources (including but not limited to fossils, coins, indigenous and/or colonial ceramics, any articles of value or antiquity, stone artefacts or bone remains, structures and or built features, rock art and rock engravings) be exposed during excavations for the purpose of construction, construction in the vicinity of the finding must be stopped. A trained palaeontologist or heritage specialist must be notified to assess the finds, and this must then be reported to the applicable heritage authority. Heritage remains uncovered or disturbed during earthworks must not be disturbed further until the necessary approval has been obtained from the heritage authority. A registered heritage specialist must be called to the site for inspection and removal once authority to do so, has been given. Under no circumstances shall any heritage material be destroyed or removed from site. Excavations must be limited to the footprint area and be maintained in a narrow corridor. All operations of excavation equipment must be made aware of the possibility of the occurrence of sub-surface heritage features and the following procedures must be followed: <ul style="list-style-type: none"> All construction in the immediate 50 metre vicinity of the site must be ceased. The heritage practitioner must be informed as soon as possible. In the event of obvious human remains SAPS must be notified. 				

	<ul style="list-style-type: none"> Mitigation measures (such as refilling) must not be attempted. The area in a 50 metre radius of the find must be barricaded with visible taping. Public access must be limited and the area must be placed under guard. Future large-scale excavations exceeding depths of more than 1m into intact Abrahamskraal Formation sedimentary strata within the study area will require monitoring by a professional palaeontologist. 				
Potential Surface and Groundwater Contamination Impacts:					
Nature of impact: Surface and Groundwater Contamination during the development / building of houses.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	4	2	6	4	2
Duration:	2	1	2	2	1
Extent:	2	1	2	2	2
Irreplaceable:	1	1	1	1	1
Reversibility:	1	1	1	1	1
Probability:	1	1	2	2	2
Total SP:	10	6	24	20	14
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Medium (M)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> Ensure that excavation areas have a predetermined stockpile area for excavated materials. Use overburden for rehabilitation. Any remaining overburden to be disposed of at a licensed waste site. Alternatively, concrete can be mixed on mixing trays only and not on exposed soil. Concrete must be mixed only in areas which have been specially demarcated for this purpose. Material Safety Data Sheets (MSDS) must be available on site for all chemicals and hazardous substances to be used on site, including information on their ecological impacts and how to minimise the impacts in case of any leakages. All spills must be cleaned as soon as they occur. A spill kit must be used and proof of clean up must be given to the ECO. Spillages of petrochemical products must be avoided. In the case of accidental spillage, contaminated soil must be removed for bioremediation or disposed of at a facility for the substance concerned. Disturbed land must be rehabilitated and seeded with vegetation seed naturally occurring on site. Provide suitable and sufficient ablution facilities (1 for every 15 personnel on site and 1 for each gender). Vehicles and machinery must be regularly serviced to avoid spillages. Drip trays must be placed beneath all stationary construction equipment and beneath all generators present on site. 				
Potential Waste Management Impacts:					
Nature of impact: Waste impacts by means of waste storage and littering during the development / building of houses.				Activity: Proposed low cost housing development	
	Western/Central Portion		Eastern Portion		No-Go Alternative

Evaluation Component:	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	2	2	2	2
Duration:	2	2	2	2	2
Extent:	2	2	2	2	1
Irreplaceable:	2	2	2	2	1
Reversibility:	2	1	2	1	2
Probability:	2	2	2	2	2
Total SP:	24	18	24	18	16
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> • An adequate number of scavenger proof litter bins are to be placed throughout the site, dumping of waste on the site is prohibited. • Waste sorting and separation should form part of the environmental induction and awareness programme to encourage and educate personnel to recycle. • Keep all work sites including storage areas, offices and workshops neat and tidy. • All domestic waste is to be removed from site and disposed of at a registered solid waste landfill site. • Care should be taken to ensure that no waste fall off disposal vehicles on-route to the landfill site. If needed, a tarpaulin can be utilised. • The burning and burying of solid waste on site is prohibited. • Littering by construction workers shall not be permitted. • General waste shall be removed from site on a weekly basis to an approved landfill site. • Minimise waste by sorting waste into recyclable and non-recyclable materials. 				
Potential Traffic Impacts:					
Nature of impact: Traffic impacts by means of additional truck and transportation to and from site during the development / building of houses.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	2	2	2	0
Duration:	2	1	2	1	1
Extent:	1	1	1	1	1
Irreplaceable:	2	1	2	1	1
Reversibility:	2	1	2	1	1
Probability:	1	1	1	1	1
Total SP:	9	6	9	6	4
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)

Proposed Mitigation:	<ul style="list-style-type: none"> Abnormal loads should be timed to avoid times of the year when traffic volumes are likely to be higher, as would be expected over national holidays, weekends and school holiday periods. All vehicles should be road worthy, be maintained to prevent fuel or oil leaks and drivers are to be licensed appropriately for the driving of their assigned vehicle. Any damage to public roads is to be reported to the management authority and repaired to its original condition. Signage is to be placed on vehicles at all times. 				
Potential Fire Risk Impacts:					
Nature of impact: Increase risk of fires during the development / building of houses.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	2	2	2	0
Duration:	1	1	1	1	1
Extent:	2	1	2	1	1
Irreplaceable:	2	1	2	1	1
Reversibility:	2	1	2	1	1
Probability:	1	1	1	1	1
Total SP:	9	6	9	6	4
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Medium (M)
Proposed Mitigation:	<ul style="list-style-type: none"> Ensure the work site and the contractor’s camp is equipped with adequate firefighting equipment. All construction equipment must have at least one firefighting extinguisher. Workers must be adequately trained in the handling of firefighting equipment. No open fires are permitted anywhere on site due to the handling of gas on site. No fires will be permitted for heating or cooking purposes on site. Fuel and chemicals must be stored in an area that is acceptable for the client. No smoking will be allowed within close vicinity of the site. 				
Potential Soil Contamination Impacts:					
Nature of impact: Increased Soil contamination by means of hazardous substances.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	0	2	0	2
Duration:	1	1	1	1	2
Extent:	1	1	1	1	1
Irreplaceable:	2	1	2	1	1
Reversibility:	1	0	1	0	2

Probability:	2	1	2	1	2
Total SP:	14	3	14	3	16
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> No leaked oil or fuel tankers may contaminate soil All tanks and pipes containing fuel or oil must be inspected on a regular basis Spills outside the bund area must be treated with a spill kit All significant leaks must be reported to the competent authority in terms of NEMA UST must be fitted with leak detectors in order to alert when a leak is occurring. Overfill and spillages during tanker refuelling and fuel dispensing should be prevented by the installation of automatic cut off devices. Tanker delivery drivers must be present during delivery of fuel with the emergency cut off switch and a fire extinguisher A closed coupling must be used when fuel is being transferred from the bulk delivery vehicle to the USTs to prevent fugitive emissions. All personnel working with fuel must undergo spill kit training The oil/water separator must be inspected on a regular basis and the inspection report must be provided to the ECO and relevant authority. Following a leak or accidental spill, a remediation plan must be compiled and executed. Fuel stock must be monitored on a daily basis in order to identify if the tank is leaking. 				
Potential Soil Erosion Impacts:					
Nature of impact: Increased Soil erosion due to construction activities.			Activity: Proposed low cost housing development		
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	4	2	4	2	2
Duration:	1	1	1	1	2
Extent:	2	1	2	1	1
Irreplaceable:	2	1	2	1	1
Reversibility:	1	1	1	1	2
Probability:	2	1	2	1	2
Total SP:	20	6	20	6	16
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Medium (M)	Medium (M)	Medium (M)	Medium (M)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> During construction, un-channelled flow must be controlled to avoid soil erosion. Where large areas of soil are left exposed, rows of straw or hay bales, or bundles of cut vegetation sourced with the ECO's knowledge and consent, should be dug into the soil in contours to slow surface wash and capture eroded soil. The method may also be used where surface run-off becomes concentrated, All water flow must be controlled using storm water management techniques before discharge into the existing natural drainage line, Temporary cut off drains may be required to capture storm water and promote infiltration, 				

	<ul style="list-style-type: none"> All storm water management features must be constructed in a manner that will ensure the continued functioning of the emergent vegetation. Construction must coincide with the dry season. 				
Potential Visual Impacts:					
Nature of impact: Increased visual impact due to increased working activities on-site.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	0	2	0	0
Duration:	1	1	1	1	1
Extent:	1	1	1	1	1
Irreplaceable:	2	1	2	1	1
Reversibility:	1	0	1	0	1
Probability:	2	1	2	1	1
Total SP:	14	3	14	3	4
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> All waste must be placed in bins during operational phase. Keeping the area litter free. Construction activities may only take place during normal working hours. Construction machinery must be stored at designated storage areas; Removal of vegetation must be limited; Top soil stockpiling may not exceed 2 meters in height and must be covered to avoid wind and water erosion, Un Vegetated areas must be rehabilitated after construction in the area is completed by using top soil. 				
Potential Socio-Economic Impacts:					
Nature of impact: Increased socio-economic conditions due to job creation				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	6	8	6	8	8
Duration:	1	1	1	1	1
Extent:	2	2	2	2	2
Irreplaceable:	2	2	2	2	2
Reversibility:	2	2	2	2	2
Probability:	4	5	4	5	4
Total SP:	52	75	52	75	60

Significance rating:	+ Medium (M)	+ Medium-high (MH)	+ Medium (M)	+ Medium-high (MH)	Medium (M)
Cumulative impact:	+ Medium (M)	+ Medium (M)	+ Medium (M)	+ Medium (M)	Medium (M)
Proposed Mitigation:	<ul style="list-style-type: none"> • Where reasonable and practical the contractors appointed by the proponent should appoint local contractors and implement a 'locals first' policy, especially for semi and low-skilled job categories. • Where feasible, efforts should be made to employ local contractors that are compliant with Broad Based Black Economic Empowerment (BBBEE) criteria; • Trench bedding material (sand) should be sought locally. • Before the construction phase commences the proponent and its contractors should meet with representatives from the Local Municipality to establish the existence of a skills database for the area. If such as database exists, it should be made available to the contractors appointed for the construction phase; • The recruitment selection process should seek to promote gender equality and the employment of women wherever possible, particularly for less labour-intensive work such as supervision; 				

2. POTENTIAL IMPACTS DURING THE OPERATIONAL PHASE

OPERATIONAL PHASE					
Potential Flora Impacts:					
Nature of impact: Direct impact on Flora as a result of vegetation clearance.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	4	3	4	2	2
Duration:	4	3	4	4	1
Extent:	3	3	4	4	1
Irreplaceable:	3	3	3	2	1
Reversibility:	4	4	4	4	2
Probability:	4	3	4	3	2
Total SP:	72	48	76	48	14
Significance rating:	Medium (M)	Low (L)	Medium High (MH)	Low (L)	Low (L)
Cumulative impact:	Medium (M)	Low (L)	Medium (M)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> • The virtually complete loss and transformation of natural habitat, biota and basic ecosystem functionality within the western/central portion of the project area is irreversible. Sufficient ecological restoration of the relevant vegetation type will therefore not be feasible. 				

	<ul style="list-style-type: none"> • The ephemeral water drainage line traversing the western/central portion and the two significant ephemeral watercourses traversing the eastern portion of the project area should be adequately buffered out of the development. A minimum 32 m buffer is recommended around the two significant ephemeral watercourses traversing the eastern portion of the project area and no development is allowed to take place within the buffer zones. • Adequate stormwater management and channelling infrastructure should be implemented within the entire project area in order to sufficiently manage surface water runoff and ensure adequate and unimpeded drainage and flow of the water drainage line and the two watercourses towards the Brak River to the south. • The new project construction footprint must be kept as small as practicably possible to reduce the surface impact on surrounding vegetation and no unnecessary/unauthorised footprint expansion into the surrounding areas may take place. • No site construction camp to be established within the surrounding natural areas outside the project area. If site camps are required outside the project area, they must be set up in the adjacently located urban areas to the east so as not to impact on the surrounding natural vegetation to the west and north of the project area. • Adequately fence off the construction area and ensure that no construction activities, machinery or equipment operate or impact outside the fenced off areas to the west or north. • Existing roads and farm tracks in close proximity to the project area must be used during construction. No new roads or tracks to be constructed or implemented through any of the surrounding natural areas to the west or north of the project area. • Continued domestic garbage/waste dumping, vegetation clearance and overgrazing by local livestock within the surrounding natural areas to the west and north of the project area must be prevented. Implement adequate waste collection and disposal management measures for the existing residential settlements in order to prevent undesired disposal/dumping into the surrounding natural areas. • Provide training interventions for the local community on the correct management of domestic waste/garbage within the existing residential settlements. • Areas directly adjacent west and north of the project area must be adequately rehabilitated as soon as practicably possible in order to prevent further significant increase in the extent of the ecological 'edge effect'. • Sufficient grazing/browsing management plans and practices must be implemented for local livestock in order to prevent continued significant overgrazing of surrounding undeveloped areas to the west. • Existing obstructions which impede the flow of the drainage line and two watercourses within the buffer zone should be cleared and rehabilitated. • A culvert should be constructed underneath the dirt road to the south of the project area in order to prevent damming up of water and ensure unimpeded flow of the drainage line to the west. • The existing culvert which impedes the flow of the two watercourses should be redesigned and enlarged in order to allow for optimal flow at all times. • An active community waste clean-up initiative will also have to be implemented in order to attempt to remove and adequately dispose of existing domestic garbage/waste within the drainage line and two watercourses. • The new project construction footprint must be kept as small as practicably possible to reduce the surface impact on surrounding vegetation and no unnecessary/unauthorised footprint expansion into the surrounding
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Potential Fauna Impacts:

Nature of impact: Direct impact on Fauna as a result of vegetation clearance.			Activity: Proposed low cost housing development		
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	2	2	2	2
Duration:	5	5	5	5	5
Extent:	2	2	2	2	2
Irreplaceable:	2	2	2	2	2
Reversibility:	2	1	2	1	1
Probability:	2	2	2	2	2
Total SP:	26	24	26	24	24
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> The project construction footprint must be kept as small as practicably possible to reduce the actual surface impact on vegetation and no unnecessary/unauthorised footprint expansion into the surrounding areas may take place. Natural veld situated in the project area must not be impacted upon and must be left in situ. Existing roads and farm tracks in close proximity to the proposed project area must be used during construction. Alien and invasive species need to be eradicated and controlled. Areas directly adjacent west and north of the project area must be adequately rehabilitated as soon as practicably possible in order to prevent further significant increase in the extent of the ecological 'edge effect'. Adequately fence off the construction area and ensure that no construction activities, machinery or equipment operate or impact outside the fenced off areas to the west or north. 				
Potential Dust Impacts:					
Nature of impact: Dust nuisance generated during the development / building of houses.			Activity: Proposed low cost housing development		
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	6	4	6	4	4
Duration:	2	2	2	2	2
Extent:	2	2	2	2	2
Irreplaceable:	2	2	2	2	2
Reversibility:	2	1	2	1	1
Probability:	2	2	2	2	2
Total SP:	28	22	28	22	22
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)

Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> Dust Management measures must be implemented in order to manage and minimize undesired dust emissions. Access roads need to be well maintained and dust suppression need to be applied during windy days. 				
Potential Noise Impacts:					
Nature of impact: Noise nuisance generated during the development / building of houses.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	2	2	2	2
Duration:	2	2	2	2	2
Extent:	2	2	2	2	1
Irreplaceable:	2	2	2	2	1
Reversibility:	2	1	2	1	2
Probability:	2	2	2	2	2
Total SP:	24	18	24	18	16
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> Limit working hours of noisy equipment to daylight hours. Fit silencers to equipment. Unless otherwise specified, normal working hours will apply (i.e. from 07:00 to 17:00 Mondays to Fridays). Ensure that Employees and staff conduct themselves in an acceptable manner while on site, both during work hours and after hours. No loud music is permitted on site or in the camp. 				
Potential Cultural and Heritage Impacts:					
Nature of impact: Damage and destruction of vertebrate fossils during excavation activities.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	2	2	2	2
Duration:	2	2	2	2	2
Extent:	2	2	2	2	1
Irreplaceable:	2	2	2	2	1
Reversibility:	2	1	2	1	2
Probability:	2	2	2	2	2
Total SP:	24	18	24	18	16
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)

Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> Should any heritage resources (including but not limited to fossils, coins, indigenous and/or colonial ceramics, any articles of value or antiquity, stone artefacts or bone remains, structures and or built features, rock art and rock engravings) be exposed during excavations for the purpose of construction, construction in the vicinity of the finding must be stopped. A trained palaeontologist or heritage specialist must be notified to assess the finds, and this must then be reported to the applicable heritage authority. Heritage remains uncovered or disturbed during earthworks must not be disturbed further until the necessary approval has been obtained from the heritage authority. A registered heritage specialist must be called to the site for inspection and removal once authority to do so, has been given. Under no circumstances shall any heritage material be destroyed or removed from site. Excavations must be limited to the footprint area and be maintained in a narrow corridor. All operations of excavation equipment must be made aware of the possibility of the occurrence of sub-surface heritage features and the following procedures must be followed: <ul style="list-style-type: none"> All construction in the immediate 50 metre vicinity of the site must be ceased. The heritage practitioner must be informed as soon as possible. In the event of obvious human remains SAPS must be notified. Mitigation measures (such as refilling) must not be attempted. The area in a 50 metre radius of the find must be barricaded with visible taping. Public access must be limited and the area must be placed under guard. 				
Potential Surface and Groundwater Contamination Impacts:					
Nature of impact: Surface and Groundwater Contamination during the development / building of houses.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	4	2	6	4	4
Duration:	3	3	3	3	2
Extent:	3	2	3	2	2
Irreplaceable:	4	3	4	3	2
Reversibility:	3	2	3	2	1
Probability:	4	3	4	3	3
Total SP:	68	33	76	42	33
Significance rating:	Medium (M)	Low (L)	Medium High (MH)	Low (L)	Low (L)
Cumulative impact:	Medium (M)	Low (L)	Medium (M)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> Ensure that excavation areas have a predetermined stockpile area for excavated materials. Use overburden for rehabilitation. Any remaining overburden to be disposed of at a licensed waste site. Alternatively, concrete can be mixed on mixing trays only and not on exposed soil. Concrete must be mixed only in areas which have been specially demarcated for this purpose. 				

	<ul style="list-style-type: none"> Material Safety Data Sheets (MSDS) must be available on site for all chemicals and hazardous substances to be used on site, including information on their ecological impacts and how to minimise the impacts in case of any leakages. All spills must be cleaned as soon as they occur. A spill kit must be used and proof of clean up must be given to the ECO. Spillages of petrochemical products must be avoided. In the case of accidental spillage, contaminated soil must be removed for bioremediation or disposed of at a facility for the substance concerned. Disturbed land must be rehabilitated and seeded with vegetation seed naturally occurring on site. Provide suitable and sufficient ablution facilities (1 for every 15 personnel on site and 1 for each gender). Vehicles and machinery must be regularly serviced to avoid spillages. Drip trays must be placed beneath all stationary construction equipment and beneath all generators present on site. 				
Potential Waste Management Impacts:					
Nature of impact: Waste impacts by means of waste storage and littering during the development / building of houses.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	4	4	4	4	2
Duration:	3	2	3	2	2
Extent:	2	2	2	2	1
Irreplaceable:	3	2	3	2	1
Reversibility:	2	1	2	1	2
Probability:	5	2	5	2	2
Total SP:	70	22	70	22	16
Significance rating:	Medium (M)	Low (L)	Medium (M)	Low (L)	Low (L)
Cumulative impact:	Medium (M)	Low (L)	Medium (M)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> An adequate number of scavenger proof litter bins are to be placed throughout the site, dumping of waste on the site is prohibited. Waste sorting and separation should form part of the environmental induction and awareness programme to encourage and educate personnel to recycle. Keep all work sites including storage areas, offices and workshops neat and tidy. All domestic waste is to be removed from site and disposed of at a registered solid waste landfill site. Care should be taken to ensure that no waste fall off disposal vehicles on-route to the landfill site. If needed, a tarpaulin can be utilised. The burning and burying of solid waste on site is prohibited. Littering by construction workers shall not be permitted. General waste shall be removed from site on a weekly basis to an approved landfill site. Minimise waste by sorting waste into recyclable and non-recyclable materials. 				
Potential Traffic Impacts:					
Nature of impact: Traffic impacts by means of additional truck and transportation to and from site during the development / building of houses.				Activity: Proposed low cost housing development	

Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	2	2	2	0
Duration:	2	1	2	1	1
Extent:	1	1	1	1	1
Irreplaceable:	2	1	2	1	1
Reversibility:	2	1	2	1	1
Probability:	1	1	1	1	1
Total SP:	9	6	9	6	4
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> Abnormal loads should be timed to avoid times of the year when traffic volumes are likely to be higher, as would be expected over national holidays, weekends and school holiday periods. All vehicles should be road worthy, be maintained to prevent fuel or oil leaks and drivers are to be licensed appropriately for the driving of their assigned vehicle. Any damage to public roads is to be reported to the management authority and repaired to its original condition. Signage is to be placed on vehicles at all times. 				
Potential Fire Risk Impacts:					
Nature of impact: Increase risk of fires during the development / building of houses.			Activity: Proposed low cost housing development		
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	2	2	2	0
Duration:	1	1	1	1	1
Extent:	2	1	2	1	1
Irreplaceable:	2	1	2	1	1
Reversibility:	2	1	2	1	1
Probability:	1	1	1	1	1
Total SP:	9	6	9	6	4
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Medium (M)
Proposed Mitigation:	<ul style="list-style-type: none"> Ensure the work site and the contractor's camp is equipped with adequate firefighting equipment. All construction equipment must have at least one firefighting extinguisher. Workers must be adequately trained in the handling of firefighting equipment. No open fires are permitted anywhere on site due to the handling of gas on site. No fires will be permitted for heating or cooking purposes on site. 				

	<ul style="list-style-type: none"> Fuel and chemicals must be stored in an area that is acceptable for the client. No smoking will be allowed within close vicinity of the site. 				
Potential Soil Contamination Impacts:					
Nature of impact: Increased Soil contamination by means of hazardous substances.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	4	2	4	2	2
Duration:	2	2	2	2	2
Extent:	1	1	1	1	1
Irreplaceable:	2	2	2	2	1
Reversibility:	1	1	1	1	2
Probability:	2	1	2	1	2
Total SP:	20	8	20	8	16
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> No leaked oil or fuel tankers may contaminate soil All tanks and pipes containing fuel or oil must be inspected on a regular basis Spills outside the bund area must be treated with a spill kit All significant leaks must be reported to the competent authority in terms of NEMA UST must be fitted with leak detectors in order to alert when a leak is occurring. Overfill and spillages during tanker refuelling and fuel dispensing should be prevented by the installation of automatic cut off devices. Tanker delivery drivers must be present during delivery of fuel with the emergency cut off switch and a fire extinguisher A closed coupling must be used when fuel is being transferred from the bulk delivery vehicle to the USTs to prevent fugitive emissions. All personnel working with fuel must undergo spill kit training The oil/water separator must be inspected on a regular basis and the inspection report must be provided to the ECO and relevant authority. Following a leak or accidental spill, a remediation plan must be compiled and executed. Fuel stock must be monitored on a daily basis in order to identify if the tank is leaking. 				
Potential Soil Erosion Impacts:					
Nature of impact: Increased Soil erosion due to construction activities.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	4	4	2	4	2
Duration:	3	2	3	2	2
Extent:	2	2	2	2	1

Irreplaceable:	3	2	3	2	1
Reversibility:	2	1	2	1	2
Probability:	4	2	3	2	2
Total SP:	56	22	36	22	16
Significance rating:	Medium (M)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> During construction, un-channelled flow must be controlled to avoid soil erosion. Where large areas of soil are left exposed, rows of straw or hay bales, or bundles of cut vegetation sourced with the ECO's knowledge and consent, should be dug into the soil in contours to slow surface wash and capture eroded soil. The method may also be used where surface run-off becomes concentrated, All water flow must be controlled using storm water management techniques before discharge into the existing natural drainage line, Temporary cut off drains may be required to capture storm water and promote infiltration, All storm water management features must be constructed in a manner that will ensure the continued functioning of the emergent vegetation. Construction must coincide with the dry season. 				
Potential Visual Impacts:					
Nature of impact: Increased visual impact due to increased working activities on-site.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	0	2	0	0
Duration:	1	1	1	1	1
Extent:	1	1	1	1	1
Irreplaceable:	2	1	2	1	1
Reversibility:	1	0	1	0	1
Probability:	2	1	2	1	1
Total SP:	14	3	14	3	4
Significance rating:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Cumulative impact:	Low (L)	Low (L)	Low (L)	Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> All waste must be placed in bins during operational phase. Keeping the area litter free. Construction activities may only take place during normal working hours. 				
Potential Socio-Economic Impacts:					
Nature of impact: Effect of the development on the surrounding housing market.				Activity: Proposed low cost housing development	
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	6	6	6	6	8

Duration:	1	1	1	1	1
Extent:	2	2	2	2	2
Irreplaceable:	2	2	2	2	2
Reversibility:	2	2	2	2	2
Probability:	4	4	4	4	4
Total SP:	52	52	52	52	60
Significance rating:	+ Medium (M)	+ Medium (M)	+ Medium (M)	+ Medium (M)	Medium (M)
Cumulative impact:	+ Medium (M)	+ Medium (M)	+ Medium (M)	+ Medium (M)	Medium (M)
Proposed Mitigation:	<ul style="list-style-type: none"> • Ensure that low-, medium- and high skilled workers use provided working opportunities. • Low-, medium- and high skilled workers must be sourced locally. • Were practically possible, previously disadvantaged individuals should be provided preference with regards to employment opportunities. • Individuals must be trained and continuously developed 				
Potential Socio-Economic Impacts:					
Nature of impact: Effect of the development on the tourism of the surrounding area.			Activity: Proposed low cost housing development		
Evaluation Component:	Western/Central Portion		Eastern Portion		No-Go Alternative
	Before Mitigation	After Mitigation	Before Mitigation	After Mitigation	
Magnitude:	2	0	2	0	0
Duration:	1	1	1	1	1
Extent:	1	1	1	1	1
Irreplaceable:	2	1	2	1	1
Reversibility:	1	0	1	0	1
Probability:	2	1	2	1	1
Total SP:	14	3	14	3	4
Significance rating:	+ Low (L)	+ Low (L)	+ Low (L)	+ Low (L)	Low (L)
Cumulative impact:	+ Low (L)	+ Low (L)	+ Low (L)	+ Low (L)	Low (L)
Proposed Mitigation:	<ul style="list-style-type: none"> • Ensure that low-, medium- and high skilled workers use provided working opportunities. • Low-, medium- and high skilled workers must be sourced locally. • Were practically possible, previously disadvantaged individuals should be provided preference with regards to employment opportunities. • Individuals must be trained and continuously developed 				

PLEASE NOTE: THE IMPACTS EVALUATED UNDER BOTH OF THE SOCIO-ECONOMIC IMPACT CONDITIONS ARE ONLY PRELIMINARY. IF A DETAILED IMPACT EVALUATION IS REQUIRED, A SOCIO-ECONOMIC IMPACT ASSESSMENT WILL NEED TO BE COMPILED.

3. POTENTIAL IMPACTS DURING THE DECOMMISSIONING PHASE:

As this development relates to a residential development, a decommissioning phase it not foreseeable and therefore impacts related to the decommissions phase have not been included. However, if the client for some other reason decide to decommission the area, an Environmental Impact study will have to be undertaken in accordance with the NEAM EIA regulations whereby the Decommissioning impact will be determined and submitted to the Relevant Decision Making department for Decision making.