

MABELE A PODI TOWNSHIP ESTABLISHMENT – LOCAL DEVELOPMENT OUTLOOK

NETWORK PLANNING NORTH WEST OPERATING UNIT

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1. LOCAL DEVELOPMENT OUTLOOK

1.1 Background

The Proposed development was shared on the 02 of August 2018 by Lesekha Consulting as Draft Scoping Report for Eskom comments in the Development Concept of Township Establishment of Mabele A Podi and to cater for formal tenure with basic services. The Department of Local Government and Human Settlements is the applicant on behalf of Moses Kotane LM. The project site is situated on Portion 1 of the Farm Rhenosterspruit No. 908-JQ and site coordinates for orientation: 27°12'15.236"E 25°17'46.048"S.

According to the Plan Study and Draft Scoping Report (2018); the proposed development will entail the following land uses, subject to change once the final layout plan has been submitted:

Table 1: Land Use Table

ZONING	LAND USE	NUMBER
RESIDENTIAL	Low Income Group housing measuring ±350m ² per stand	2 500
RESIDENTIAL	MIDDLE TO HIGH INCOME & CRU	
BUSINESS	Commercial for Shopping Complex	1
INSTITUTIONAL	Church, Creche and Schools	
SPECIAL	Light Industrial	1
Total		5 253 Stands

Own Compilation as derived from Plan Study and Draft Scoping Report (2018)

1.2 Eskom Network and Infrastructure Plans for Upgrade

Eskom Feeders available in close proximity to the proposed development is Manyane Dorp 11kV Feeder and Manyane / Segakwaneng 11kV Feeder. A project was initiated to convert Manyane Substation from 88kV to 132kV which is the closest Substation to the Proposed development.

The other major project is to the western side of the development within a 10km radius and the scope of the project is as follow:

- Construction of Ledig 132kV Substation for a capacity of 60MVA which is situated next to Bakubung 88/11kV Substation that is supplying Wesizwe Mine. Sun City 88/11kV Substation will be dismantled and the load be moved to New Ledig Substation.

Figure 2: LDO Map

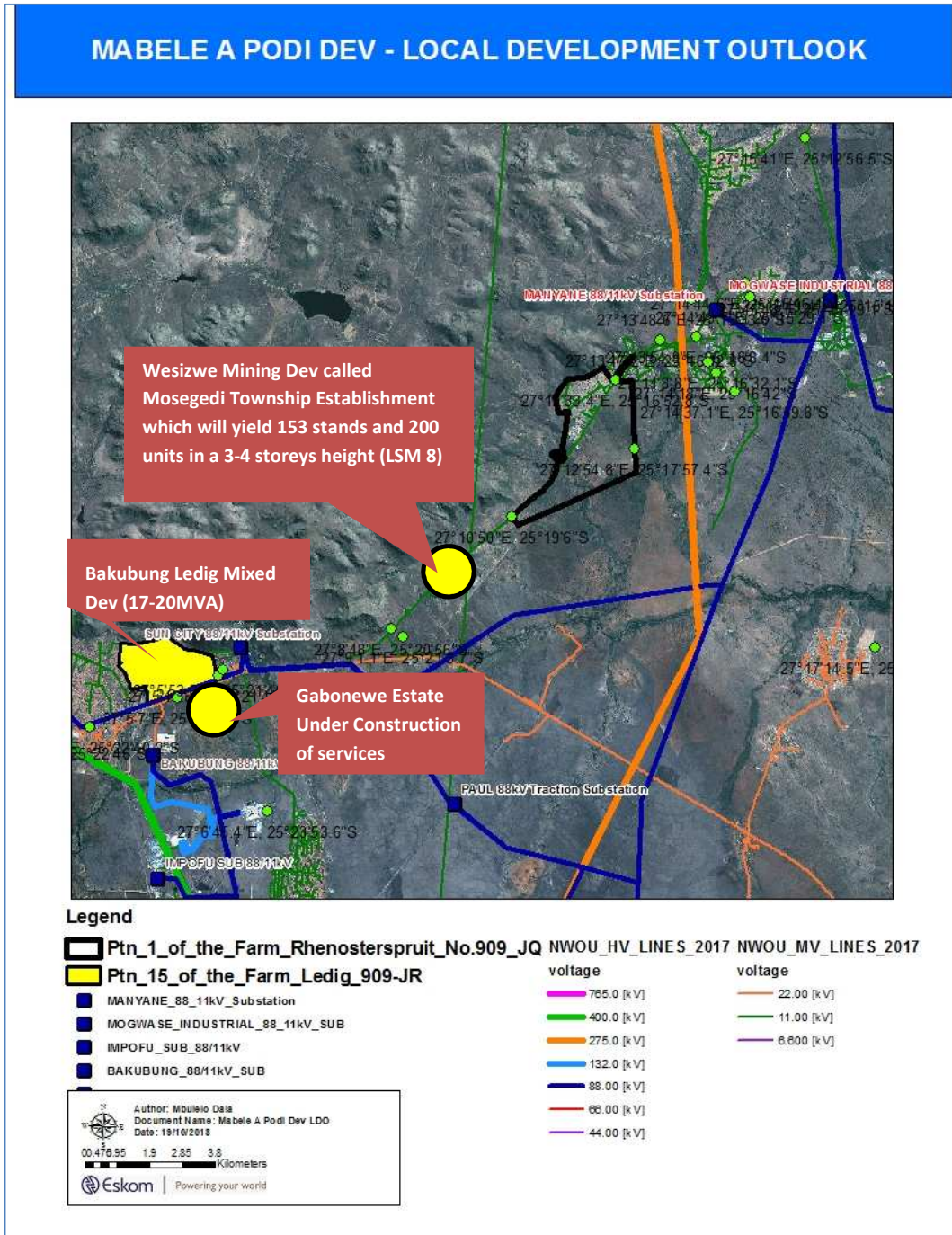
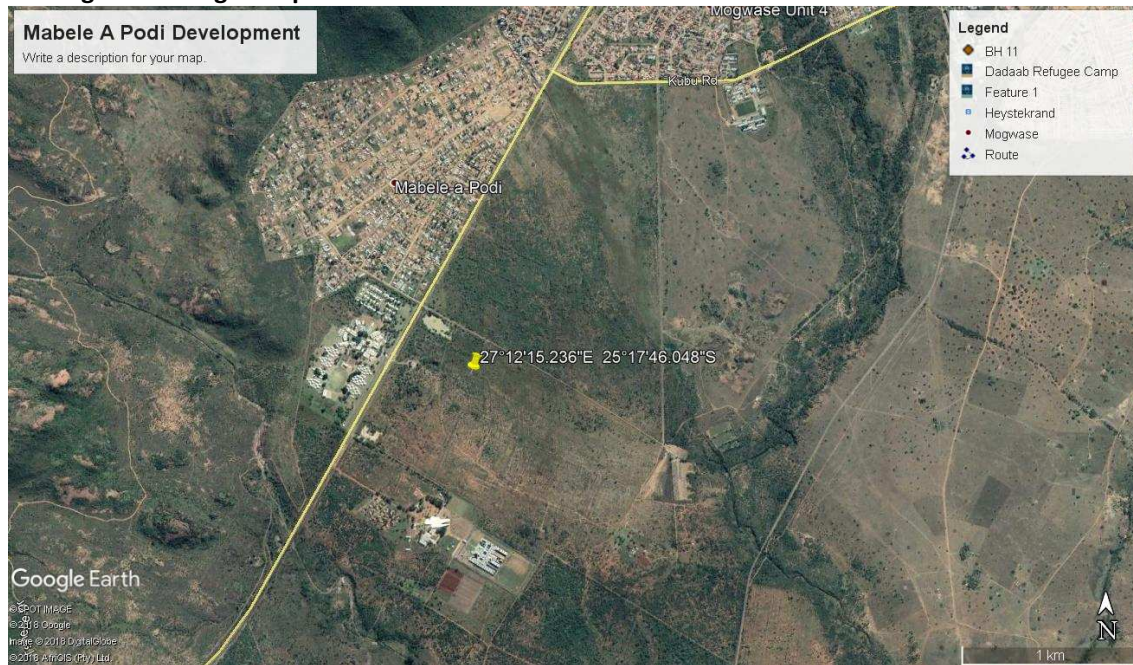


Figure 3: Google Map



2. Conclusion and Discussion

The purpose of this study seeks to make comments in relation to the development from Eskom Spatial Planning Perspective and to study expected developments in close proximity to the development in question to inform Load Forecast and Network Planner about other developments within a radius of 10km in order to make informed decision about the network expansion.

To the west of the development there is a Development by Wesizwe Mining Company at advance Town Planning Stage situated adjacent Pilanesberg Airport which will require around 4MVA. To the far western portion adjacent Ledig settlement, there are other developments expected within a short to medium needs for 20MVA supply (**Refer to Figure 1 above**).

It should be ensured that Eskom Land & Rights officer gets the Draft Layout Plan from the appointed Town Planning Firm to provide inputs in terms of Eskom affected Servitudes.

A meeting should also be established with Eskom to ascertain if the Municipality will be supplying the development as indicated on Draft Scoping Report. If Eskom, will be the supply authority, then

the scope of the project should be clear if the housing typology will be 70% Low Cost Housing or Middle Income, so that Department of Energy can be engaged through our Eskom Electrification Planning Department. In the case proposed development will be catering for Affordable housing (Middle to High Income), it is then advice to consult with Eskom Customer Service on time to obtain Feasibility quotation. Alternative, the Council can notify the community to approach Eskom individual to apply for 60AMP connection.

Please also list MV & LV network as the activity within the EIA study. It is also noted that the earmarked portion is situated within the urban edge according to Moses Kotane SDF (2010).

Therefore, the surrounding electrical infrastructure shows an opportunity to connect the customer in question.

3. Reference

Lesekha Consulting, 2018. Plan of Study and Draft Scoping Report for the Proposed Upgrading and Formalisation of Mabele A Podi Settlement and Related Infrastructure. Lesego Senna, Mahikeng.

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