

## Archaeological Impact Assessment

**Title: Tweespruit Development, Technopark, Stellenbosch.**

Proposal to develop on 7.9322 ha of land that is Erf 1310 Stellenbosch, Stellenbosch District Municipality, Western Cape. There is no final development plan as this depends on the environmental constraints like wetlands limiting the area available for development. Possibilities include some of the following underground parking, above ground show rooms, offices, conference centre, convenience centre, gym, penthouses and restaurant.

**Author** of this report:

Prof H.J. Deacon PhD, Consulting Archaeologist  
49 Van Riebeeck Street, Stellenbosch 7600. Tel/Fax 021 887 1540, Cell 082 682 7300  
Email: [hjdeacon@iafrica.co.za](mailto:hjdeacon@iafrica.co.za)

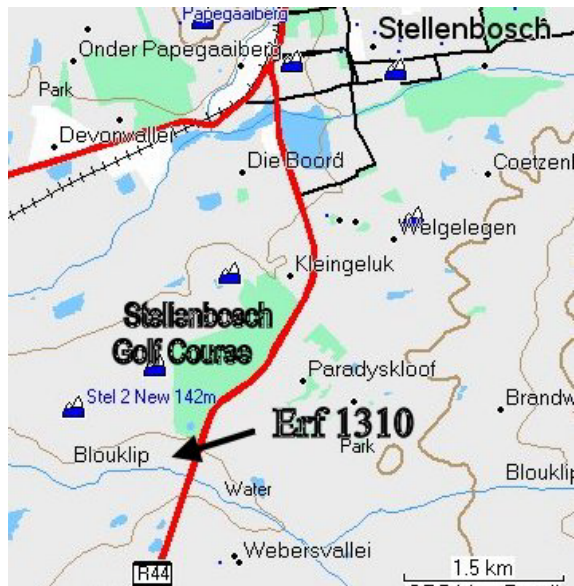
**Commissioned by**

Withers Environmental Consultants  
Mr AW Withers, PO Box 6118, Uniedal 7612  
Tel: 021 887 4000, Fax: 021 883 2952.  
Email: [awithers@mweb.co.za](mailto:awithers@mweb.co.za)

**Developer**

Horn & De Koning Developments (Pty) Ltd.  
Mr Pieter Horn, PO Box 1395, Stellenbosch 7599.  
Tel: 021 880 2555, Fax 021 880 2666.  
Email: [pieter@hdk.co.za](mailto:pieter@hdk.co.za)

**Date:** 14 May 07



**Figure 1. Location of Erf 1310 on 3318 DD Stellenbosch**

### **Executive Summary**

A survey of the archaeological resources was carried out of Erf 1310. There are Earlier Stone Age artefacts on the property. These are in disturbed plough zone contexts and are derived from colluvial wash down the slope. They are not associated with any palaeontological remains and such would not be expected given the granitic substrate and degree of weathering and oxidation. No more recent archaeological remains that might relate to later prehistory or historical periods were noted. It is considered that development of Erf 1310 will not impact significant on any archaeological resources.

### **Background Information**

Erf 1310, 7.9322 ha, lies between the Stellenbosh and De Kleine Salze golf courses and adjacent to the Technopark development (Figures 1-4). The R44, the main Stellenbosch-Somerset West road, forms the eastern boundary. Currently the property is home to the Waldorf School (Figure 5) and the plan is that the school will move to new premises on the Spier property making way for development of the erf.

This report is part of an EIA.

### **Archaeological Background**

The gravels and colluvia of the Stellenbosch area are associated with Earlier Stone Age artefacts and such artefacts are found in the plough zone of vineyards widely in the Western Cape. This has been known since the beginning of the last century. These are significant in showing the intermontane valleys were occupied in Earlier Stone Age times but the significance is on a landscape scale rather than related to individual occurrences. It is sufficient to note that Earlier Stone Age artefacts do occur on a property such as Erf 1310 confirming this prediction (Figures 6-7). In this area recent remains from later prehistoric and historical times may occur but were not present in this case.

### **Description of the property**

The property slopes from the Stellenbosch Golf Course towards the Bloukrans River. The river is in part the boundary of another golf course on De Kleine Salze. There are four main buildings on the property. Three (Figures 8-9) may date to the beginning of the last century, one has a date of 1916. Such an age is consistent with style of the buildings. The fourth (Figure 10) is a more modern house that may date to the 1940s. There is an avenue of Eucalyptus trees leading to the buildings (Figure 5). The heritage consultant Mr Ron Martin is tasked with evaluating the significance of these occurrences. The important point is that there are no visible historical archaeological remains relating to these 20<sup>th</sup> buildings or earlier times.

The portion of the property north of the buildings is old ploughed farmland. It has been further disturbed by the raising of a high earth berm along the eastern boundary adjacent to the R44 and the levelling of a playing field (Figure 5).

The portion south of the buildings descends in a series of terrace steps to a spring fed wetland (Figures 3-4). The possible rehabilitation and conservation of the wetland is an environmental constraint on development planning. The Blouklip River at the southern end flows in an open channel across granite.

### **Methodology**

The survey was a random GPS tracked walk across the property designed to optimise encountering archaeological occurrences (shown in part in Figure 12). Exposures on the property were examined. The survey took 3½ hours.

### **Observations and Results**

The recent plough zone in a vineyard on the northern edge of the property was examined for artefacts. An Earlier Stone Age flake 110 mm in length (Figure 6) was the most notable find (S 33 58 08.4; E18 50 31.6). The density of finds in the plough zone on the edge of the property was less than one artefact per 10 m suggesting this was a dispersed occurrence and not contextually significant. A further flake (figure 7) was recorded in the old plough zone closer to the buildings (S33 58 12.0; E18 50 30.4). These artefacts deriving from the colluvial wash do not constitute significant occurrences. A handaxe, the formal artefact type of the Acheulian, was recorded in disturbed context in the terraces next to the modern house (Figure 11). No *in situ* pottery or porcelain that might evidence later occupation was observed.

### **Sources of Risk and Statement of Significance**

The apparent absence of significant archaeological and palaeontological materials on the site suggests the risk of further excavations uncovering such materials is low. The archaeological significance of the property in these terms is rated as low.

### **Recommended Mitigations**

It is recommended that should any excavations by chance uncover buried palaeontological or archaeological materials including human remains that Heritage Western Cape is notified (Mr N Ndlovu, Senior Heritage Officer – Archaeologist, Private Bag X9067, Cape Town 8000, Tel: 021 483 9687, Fax: 021 483 9842, [nndlovu@pgwc.gov.za](mailto:nndlovu@pgwc.gov.za) ). Features like burials for example can occur in unpredictable locations.



Figure 2. 1:50 000 map showing the location of the Erf 1310 in relation to Stellenbosch



Figure 3. Erf 1310, A-C 1916 buildings, D c1940 building, dotted line marks the approximate edge of the wetland, R44 runs along the eastern boundary.



Figure 4. Buildings A-D, G avenue of trees, E derelict swimming pool, F spring.

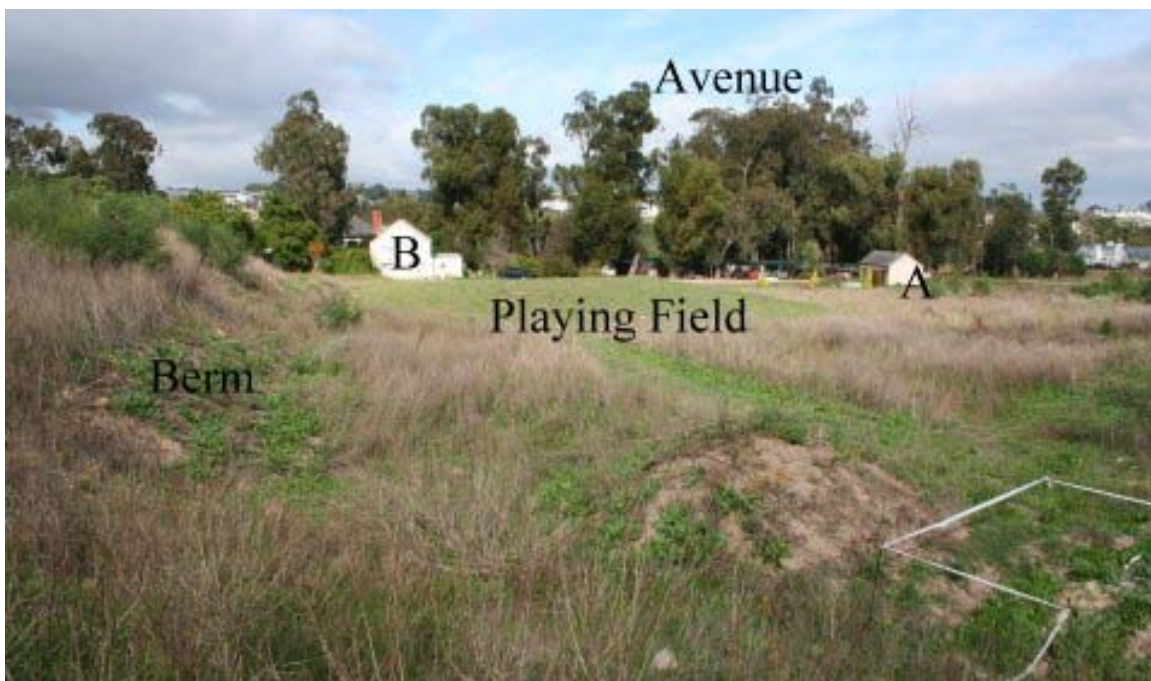


Figure 5. Northern portion of the property showing the disturbance due to the erection of the berm and the levelling of the playing field across old ploughed land. A-B are buildings and the trees form the avenue.



**Figure 6. Acheulian cortical flake in the plough zone on the northern edge of the property, location given in the text.**



**Figure 7. Flake fragment in the plough zone in the central area of the property, location given in the text.**



**Figure 8a. Building A, used as school tuck shop**



**Figure 8b. Building B with 1916 date, barn used as school hall**



**Figure 9. Building C, original house probably early 1900s, much modified with afdaks.**

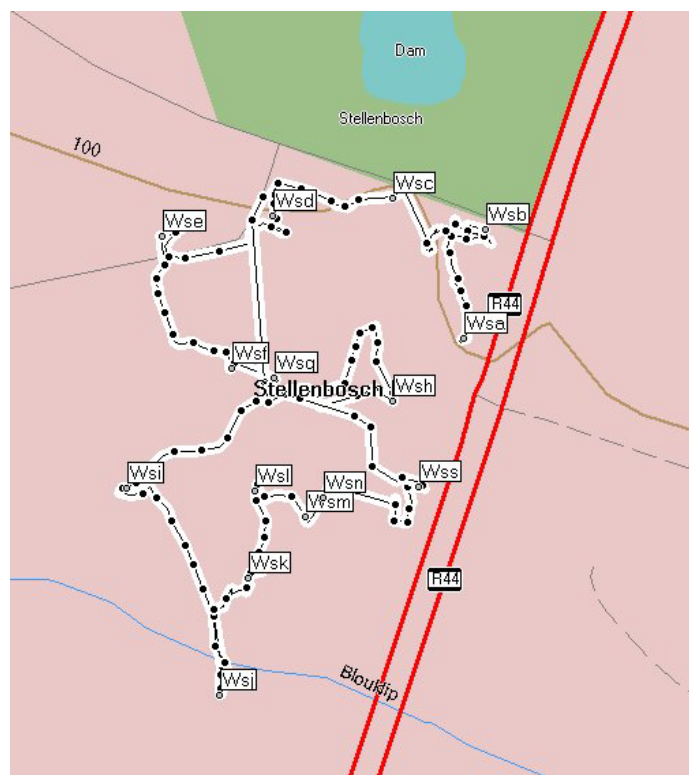


**Figure 10. Building D, 1940s style house used as school offices**





**Figure 11. Handaxe found in garden of Building D, collectors piece.**



**Figure 12. GPS random walk track map of Erf1310**