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28 July 2022

**Attention      John Pakwe**

**Heritage Scoping Report  
Proposed Development of Lingfield Equestrian Estate  
Portion 101 of the Farm Moller 14243  
Summerveld.  
eThekweni Metropolitan Municipality, Outer West.**

**Project Area and Project Description<sup>1</sup>**

The proposed Lingfield Equestrian Estate comprises a 62 ha property, Portion 101 of the Farm Moller No. 14243, located off the D275 in Summerveld, Outer West, Ethekeeni.  
(GPS coordinates **-29.808094° 30.719514° 29.713906°**, at the center of the property).

The property currently serves as a residence with ancillary buildings devoted to resident staff, equestrian livery and training facilities, and grazing paddocks.

See Figure 1 and kml loaded to the SAHRIS Case File.

The envisioned development comprises the existing residence and 11 further residential portions, and 15 equestrian paddocks with attendant common land and access ways.  
See Figure 2 and images and kml. loaded to the SAHRIS Case file).

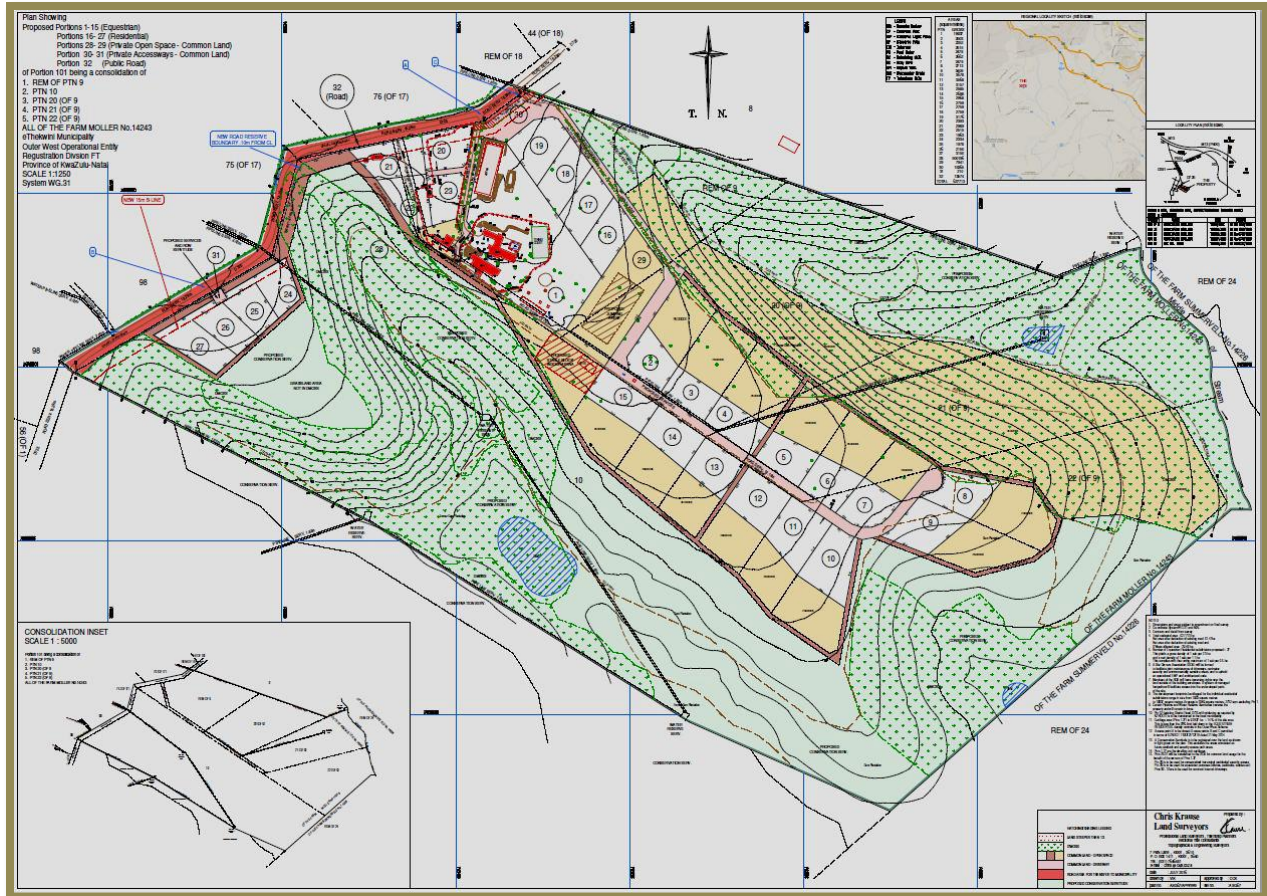
**Guy Nicolson Consulting CC** has been appointed as the Independent Environmental Assessment Practitioner (EAP) to carry out a Basic Assessment for the proposed development in terms of NEMA (Act No.107 of 1998), as amended.

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<sup>1</sup> Information provided by the appointed EAP, Guy Nicolson Consulting CC. [guyn@saol.com](mailto:guyn@saol.com)



**Figure 1** Portion 101 of the Farm Moller 14243 - local geographical setting



**Figure 2** Proposed development footprint and site development

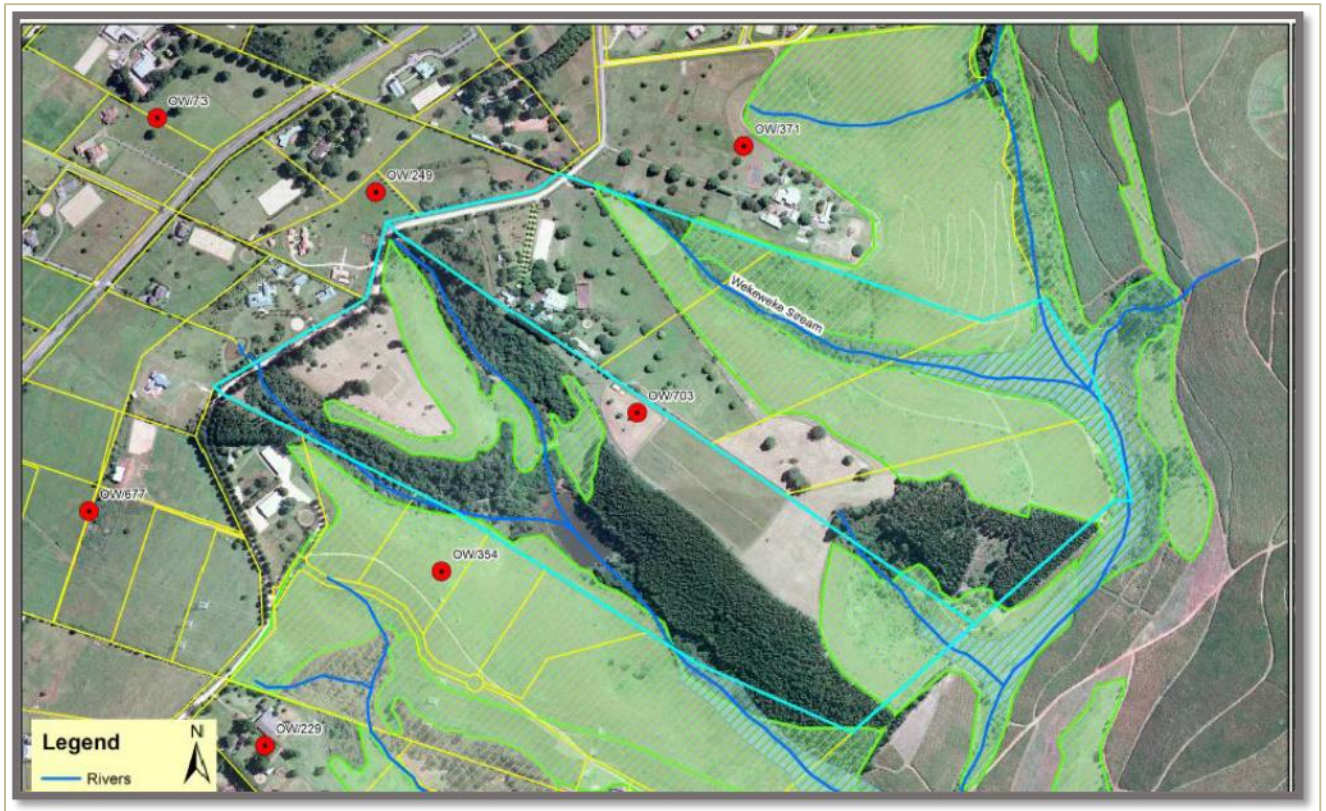
### Observations

eThembeni staff inspected the site on 21 June 2022. The development area is situated on a gentle NE sloping interfluvium of the Wekeweke catchment, a primary tributary of the Umhlathuzane River. The deeply incised streamlines have been dammed and comprise both seasonal wetlands and perennial standing water. Vegetation cover includes riparian woodland/forest adjacent to the dams and wetlands, open primary and secondary grasslands of KZN Sandstone Sourveld<sup>2</sup>, hayfields, and paddocks with pastures. (See Figure 3). The property sits unconformably on deeply weathered colluvial soils derived from the underlying Natal Group Sandstone.

Considerable effort is being directed at the removal of extensive stands of feral *Eucalyptus*,

<sup>2</sup> *sensu* Mucina, L. and Rutherford, M.C., Eds. (2006) The Vegetation of South Africa, Lesotho, and Swaziland. Strelitzia 19, South African National Biodiversity Institute, Pretoria.

and other alien invasive plants, in an attempt to restore the diversity of both the riparian forest stands and the primary sourveld grasslands.



**Figure 3 Wetland Delineation and upper drainage of the Wekeweke catchment**

Apart from the erection of a security boundary fence, no construction activities associated with the proposed project had begun prior to our visit, in accordance with provincial heritage legislation.

Surface visibility was poor due to the extensive grassland and paddock basal cover. We consequently targeted *loci* where alien vegetation removal and de-stumping had occurred or were in progress and areas of recent grassland rehabilitation where visibility was better.

### **Summary of findings in terms of the NHRA, Act 25 of 1999 Section 38 (3)**

- (a) *the identification and mapping of all heritage resources in the area affected***  
***Places, buildings, structures, and equipment***

None were identified.

***Places to which oral traditions are attached or which are associated with living heritage***

None are known to be affected.

***Historical settlements and townscapes***

None will be affected.

***Landscapes and natural features***

The proposed development will transform the site from solely agricultural, to a residential and equestrian estate; ***a development in keeping with the eThekweni IDP and current developmental trends at and around Summerveld, an internationally renowned equestrian precinct.***

***Geological sites of scientific or cultural importance***

None will be affected.

***Archaeological and palaeontological sites***

No archaeological residues were observed.

The underlying lithology, Natal Group Sandstones, lying unconformably on the igneous Mapumulo Group and Oribi Gorge Granatoids, are palaeontologically insignificant (Dr. Gideon Groenewald<sup>3</sup> and Dr. G.A. Botha<sup>4</sup>, *pers comms*). See Figure 4.

***Graves and burial grounds***

None were observed or reported.

***Movable objects excluding any object made by a living person***

None will be affected.

***Battlefields***

None will be affected.

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<sup>3</sup> Groenewald, G. 2012. Palaeontological Technical Report for KZN. Amafa aKwaZulu-Natali. Pietermaritzburg.

<sup>4</sup> Head: Council for Geo Science. KZN Office. Pietermaritzburg.

**Traditional building techniques**

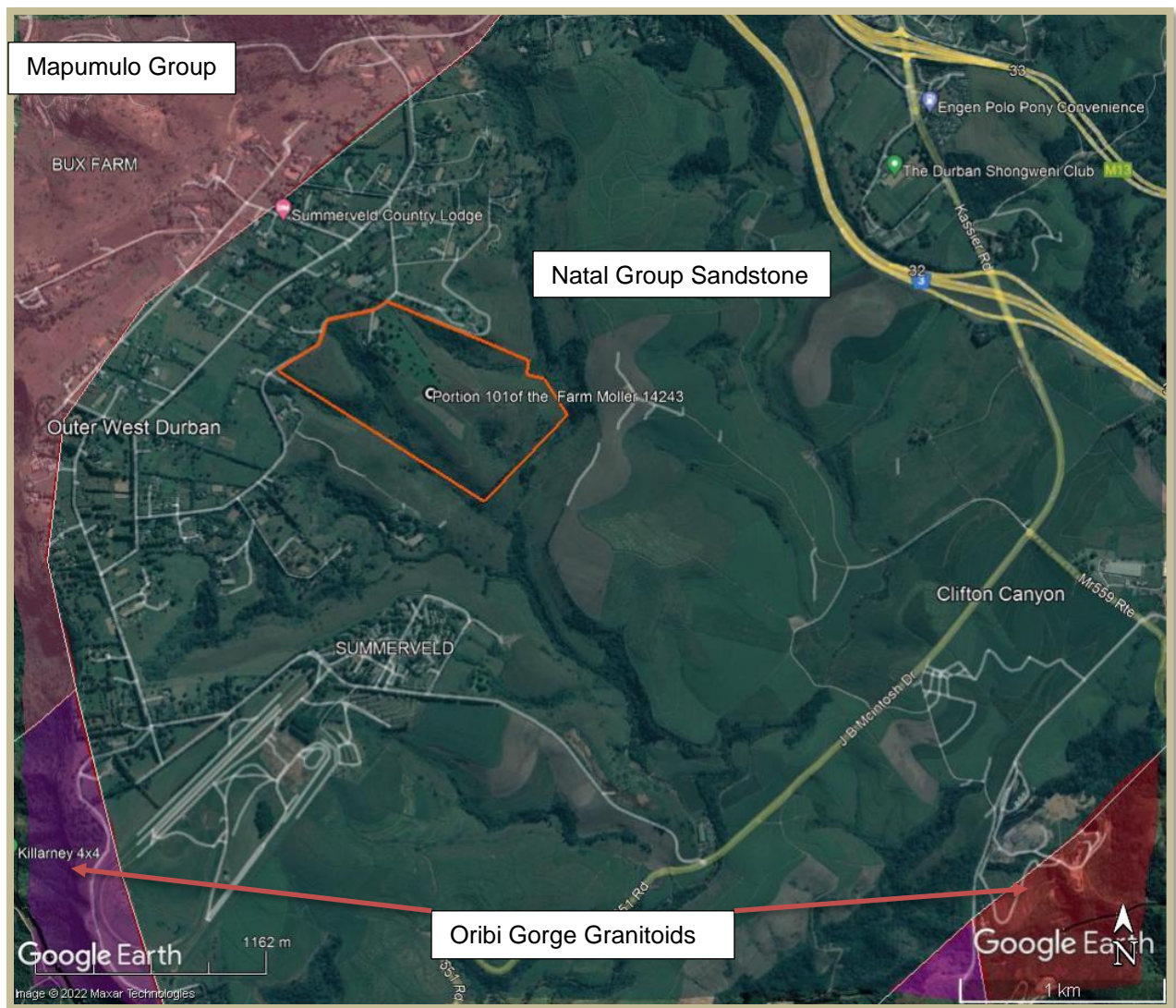
None will be affected.

- (b) **an assessment of the significance of such resources in terms of the heritage assessment criteria set out in regulations**

None.

- (c) **an assessment of the impact of development on such heritage resources**

No further mitigation measures are recommended.



**Figure 4 Underlying Geology**



**Figure 5** Alien vegetation removal and grassland restoration



**Figure 6** Restored grassland.

## Recommendations

In the absence of any heritage resources of significance, and the insignificant palaeontological potential, we accordingly request that Amafa allow the proposed Lingfield Equestrian development to proceed with no further heritage resource mitigation; suffice that the protocols in Appendix 1 are made binding to any Final Comments issued.

Please can you notify us timeously, via the loaded SAHRIS Case File, as to the decision of Amafa in this regard?

Yours sincerely



Len van Schalkwyk  
Principle Investigator.



**Appendix 1**  
**Protocol for the Identification, Protection, and Recovery of Heritage Resources**  
**During Construction and Operation**

It is possible that sub-surface heritage resources could be encountered during the construction phase of this project. The Environmental Control Officer and all other persons responsible for site management and excavation should be aware that indicators of sub-surface sites could include:

- Ash deposits (unnaturally grey appearance of soil compared to the surrounding substrate);
- Bone concentrations, either animal or human.
- Ceramic fragments, including potsherds.
- Stone concentrations that appear to be formally arranged (may indicate the presence of an underlying burial, or represent building/structural remains); and
- Fossilised remains of fauna and flora, including trees.

In the event that such indicator(s) of heritage resources are identified, the following actions should be taken immediately:

- All construction within a radius of at least 20 m of the indicator should cease. This distance should be increased at the discretion of supervisory staff if heavy machinery or explosives could cause further disturbance to the suspected heritage resource.
- This area must be marked using clearly visible means, such as barrier tape, and all personnel should be informed that it is a no-go area.
- A guard should be appointed to enforce this no-go area if there is any possibility that it could be violated, whether intentionally or inadvertently, by construction staff or members of the public.
- No measures should be taken to cover up the suspected heritage resource with soil, or to collect any remains such as bone or stone.
- If a heritage practitioner has been appointed to monitor the project, s/he should be contacted, and a site inspection arranged as soon as possible.
- If no heritage practitioner has been appointed to monitor the project, the head of archaeology at Amafa's Pietermaritzburg office should be contacted; telephone 033 3946 543.
- The South African Police Services should be notified by an Amafa staff member or an independent heritage practitioner if human remains are identified. No SAPS official may disturb or exhume such remains, whether of recent origin or not.
- All parties concerned should respect the potentially sensitive and confidential nature of the heritage resources, particularly human remains, and refrain from making public statements until a mutually agreed time.
- Any extension of the project beyond its current footprint involving vegetation and/or earth clearance should be subject to prior assessment by a qualified heritage practitioner, considering all information gathered during the initial assessment.