

# **THE PROPOSED ESTABLISHMENT OF FIVE RESIDENTIAL UNITS FOR FARM EMPLOYEES, A MODEL TABERNACLE, CAMPSITE, WEDDINGS AND CONFERENCE VENUE AND ASSOCIATED INFRASTRUCTURE ON PORTION 2 OF THE FARM NO. 451, KAMIESKROON**



## **Draft Basic Assessment Report**

**July 2024**

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	(For official use only)
<b>File Reference Number:</b>	
<b>Application Number:</b>	
<b>Date Received:</b>	

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**Basic Assessment Report in terms of the Environmental Impact Assessment Regulations, 2014 (as amended), promulgated in terms of the National Environmental Management Act, 1998 (Act No. 107 of 1998), as amended**

**Kindly note that:**

- This **basic assessment report** is a standard report that may be required by a competent authority in terms of the EIA Regulations, 2014 and is meant to streamline applications. Please make sure that it is the report used by the competent authority for the activity that is being applied for.
- It is the responsibility of the applicant to ascertain whether subsequent versions of the form have been published or produced by the competent authority
- The report must be typed within the spaces provided in the form. The size of the spaces provided is not necessarily indicative of the amount of information to be provided. The report is in the form of a table that can extend itself as each space is filled with typing.
- Where applicable **tick** the boxes that are applicable in the report.
- An incomplete report may be returned to the applicant for revision.
- The use of “not applicable” in the report must be done with circumspection because if it is used in respect of material information that is required by the competent authority for assessing the application, it may result in the rejection of the application as provided for in the regulations.
- This report must be handed in at the offices of the relevant competent authority as determined by each authority.
- No faxed or e-mailed reports will be accepted.
- The signature of the EAP on the report must be original.
- The report must be compiled by an independent environmental assessment practitioner.
- Unless protected by law, all information in the report will become public information on receipt by the competent authority. Any interested and affected party should be provided with the information contained in this request report, during any stage of the application process.
- A competent authority may require that for specified types of activities in defined situations only parts of this report need to be completed.
- Should a specialist report or report on a specialised process be submitted at any stage for any part of this application, the terms of reference for such report must also be submitted.

## SECTION A: ACTIVITY INFORMATION

Has a specialist been consulted to assist with the completion of this section?

YES	NO
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If YES, please complete the form titled "Details of specialist and declaration of interest" for the specialist appointed and attach it in Appendix I.

### 1) ACTIVITY DESCRIPTION

#### a) Describe the project associated with the listed activities applied for

The proposed development entails the establishment of five residential units for farm employees, a model Tabernacle, a campsite, weddings and conference venue with associated infrastructure.

The proposed site is located approximately 10.5km east of Kamieskroon on Portion 2 of the Farm No. 451, Kamieskroon.

The existing roads on the aforesaid land parcel will be used for access, solar panels will be used for electricity supply, groundwater will be pumped for potable water supply, soakaways for sewage disposal and refuse will be transported to a licensed municipal solid waste disposal site.

**b. Provide a detailed description of the listed activities associated with the project as applied for**

Detailed description of listed activities associated with the development proposal	
Listed activity as described in GN No. 327 of 2014, i.e., Listing Notice 1 (as amended)	Description of project activity that triggers listed activity
<p><b>Item 12:</b> “The development of—</p> <p>(i) dams or weirs, where the dam or weir, including infrastructure and water surface area, exceeds 100 square metres; or</p> <p>(ii) infrastructure or structures with a physical footprint of 100 square metres or more; 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 exists, within 32 metres of a watercourse, measured from the edge of a watercourse; — excluding—</p> <p>(aa) 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>(bb) where such development activities are related to the development of a port or harbour, in which case activity 26 in Listing Notice 2 of 2014 applies;</p> <p>(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 activity applies;</p> <p>(dd) where such development occurs within an urban area; <b>[or]</b></p> <p>(ee) where such development occurs within existing roads, <b>[or]</b> road reserves or railway line reserves; or</p> <p>(ff) the development of temporary infrastructure or structures where such infrastructure or structures will be removed within 6 weeks of the commencement of development and where indigenous vegetation will not be cleared”.</p>	<p>The proposed development includes the establishment of buildings within 32m of watercourses and the total development footprint of the buildings exceeds 100m<sup>2</sup></p>
<p><b>Item 28, i.e.,</b> “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> <p>(i) will occur inside an urban area, where the total land to be developed is bigger than 5 hectares; or</p> <p>(ii) will occur outside an urban area, where the total land to be developed is bigger than 1 hectare;</p> <p>excluding where such land has already been developed for residential, mixed, retail, commercial, industrial or institutional purposes.”.</p>	<p>The proposed development includes the establishment of a weddings and conference centre and camping area that together exceed 1ha in size on land zoned Agriculture.</p>
<p><b>Item 14: i.e.,</b> “The development</p>	<p>The proposed weddings, church services and</p>



<p>of—  <i>(i) dams or weirs, where the dam or weir, including infrastructure and water surface area exceeds 10 square metres; or</i>  <i>(ii) infrastructure or structures with a Physical footprint of 10 square metres or more; where such development occurs—</i>  <i>(a) within a watercourse;</i>  <i>(b) in front of a development setback; or</i>  <i>(c) if no development setback has been adopted, within 32 metres of a watercourse, measured from the edge of a watercourse; excluding the development of infrastructure or structures within existing ports or harbours that will not increase the development footprint of the port or harbour”.</i></p>	<p>conference facilities, campsite and associated infrastructure will be located outside of the urban area and within 32m of a drainage line and exceed 10m<sup>2</sup> in size</p>
<p>Listed activity as described in GN R.324 of 2014, i.e., Listing Notice 3 (as amended)</p>	<p>Description of project activity that triggers listed activity</p>
<p><b>Item 6, i.e., “The development of resorts, lodges, hotels, [and] tourism or hospitality facilities that sleep 15 people or more.</b></p> <p><b>g. Northern Cape</b>  <i>i. In an estuary;</i>  <i>ii. Outside urban areas:</i></p> <p><i>(aa) A protected area identified in terms of NEMPAA, excluding conservancies;</i>  <i>(bb) National Protected Area Expansion Strategy Focus areas;</i>  <i>(cc) Sensitive areas as identified in an environmental management framework as contemplated in chapter 5 of the Act and as adopted by the competent authority;</i>  <i>(dd) Sites or areas identified in terms of an international convention;</i>  <i>(ee) Critical biodiversity areas as identified in systematic biodiversity plans adopted by the competent authority or in bioregional plans;</i>  <i>(ff) Core areas in biosphere reserves;</i>  <i>(gg) Areas within 10 kilometres from national parks or world heritage sites or 5 kilometres from any other protected area identified in terms of NEMPAA or from the core area of a biosphere reserve;</i>  <i>(hh) Areas seawards of the development setback line or within 1 kilometre from the high-water mark of the sea if no such development setback line is determined; or</i>  <i>(ii) Areas within a watercourse or wetland; or</i></p>	<p>The proposed weddings, church services and conference facilities, campsite and associated infrastructure will be located outside of the urban area and within 100m of a drainage line</p>

<p><i>within 100 metres from the edge of a watercourse or wetland; or</i></p> <p><i>iii. Inside urban areas:</i></p> <p><i>(aa) Areas zoned for use as public open space; or</i></p> <p><i>(bb) Areas designated for conservation use in Spatial Development Frameworks adopted by the competent authority or zoned for a conservation purpose”.</i></p>	
<p><b>Item 12</b>, i.e., “<i>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 following a maintenance management plan.</i></p> <p><b>g. Northern Cape</b></p> <p><i>i. Within any critically endangered or endangered ecosystem listed in terms of section 52 of the NEMBA or before the publication of such a list, within an area that has been identified as critically endangered in the National Spatial Biodiversity Assessment 2004;</i></p> <p><i>ii. Within critical biodiversity areas identified in bioregional plans;</i></p> <p><i>iii. Within the littoral active zone or 100 metres inland of the high-water mark of the sea or an estuary, whichever distance is the greater, excluding where such removal will occur behind the development setback line on even in urban areas; or</i></p> <p><i>iv. 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 equivalent zoning”.</i></p>	<p>The proposed site forms part of a Critical Biodiversity Area and the establishment of the proposed development requires that more than 300m<sup>2</sup> of indigenous vegetation be cleared.</p>

## 2) FEASIBLE AND REASONABLE ALTERNATIVES

“**alternatives**”, in relation to a proposed activity, means different means of meeting the general purpose and requirements of the activity, which may include alternatives to—

- (a) the property on which or location where it is proposed to undertake the activity;
- (b) the type of activity to be undertaken;
- (c) the design or layout of the activity;
- (d) the technology to be used in the activity;
- (e) the operational aspects of the activity; and
- (f) the option of not implementing the activity.

Describe alternatives that are considered in this application as required by Appendix 1 (3)(h), Regulation 2014. Alternatives should include a consideration of all possible means by which the purpose and need of the proposed activity (NOT PROJECT) could be accomplished in the specific

instance taking account of the interest of the applicant in the activity. The no-go alternative must in all cases be included in the assessment phase as the baseline against which the impacts of the other alternatives are assessed.

The determination of whether site or activity (including different processes, etc.) or both is appropriate needs to be informed by the specific circumstances of the activity and its environment. After receipt of this report the, competent authority may also request the applicant to assess additional alternatives that could accomplish the purpose and need of the proposed activity if it is clear that realistic alternatives have not been considered to a reasonable extent.

Indicate the position of the activity using the latitude and longitude of the centre point of the site for each alternative site. The coordinates should be in degrees, minutes and seconds. The projection that must be used in all cases is the WGS84 spheroid in a national or local projection.

### **Need and Desirability**

The proposed development includes the construction of five residential units for the employees of the farm so that the farm employees can reside on the farm and no longer endure the inconvenience of travelling to work from further off. The farm employees will also benefit from living on the farm in that the time that they would have spent travelling to work from elsewhere and back will become available for them to enjoy in the company of their families.

The owners of the farm are church ministers and so the establishment of the model Tabernacle, wedding and conference venue with ablution facilities and the camping site will enable the farm owners to enjoy the convenience of conducting church activities e.g., marrying couples, holding church services and conferences on their own operational farm where they currently reside and work.

The proposed development will provide short-term employment opportunities during the construction phase that will benefit *inter alia*, building contractor companies and their employees as well as construction materials suppliers in the area.

The negative impact of the proposed development on the existing agricultural activities on the existing agricultural operations of the farm will be of low significance, as the proposed development will take up not more than 2.2ha of the approximately 1038ha farm.

The likely ecological impact of the proposed development will remain low, as the development proposal will largely be located on areas that lack indigenous vegetation and the impact will be lowered even more by the implementation of the EMPr.

The heritage-related impacts of the proposed development are also deemed low.

In view of the above, the proposed development is deemed necessary for the employees of the farm as well as for the farm owners and the proposed development is also highly desirable.

### **a) Site alternatives**

The proposed site is located on Portion 2 of the Farm de Kuilen No. 451, Kamieskroon and the proposed development is located mostly on areas of the existing farm with little indigenous

vegetation. The potential impact of the proposed development on terrestrial biodiversity is therefore low.

The potential environmental impacts of the proposed development will also be kept low through the implementation of the recommendations specified in the specialist reports attached to this Draft BAR and the implementation of the EMPr and conditions of environmental authorisation.

In addition, the proposed site belongs to the Applicant and the Applicant even resides thereon. This makes establishing the proposed development on the proposed site much easier than if the Applicant seeks land elsewhere that belongs to somebody else and then must negotiate landowner's consent and overcome other hurdles normally faced by an Applicant concerning a proposed site belonging to somebody else.

In view of the above, it is of greater wisdom for the Applicant to pursue establishing the proposed development on the his property than on an alternative site. It is as a result of this that preferred site alternative is the only site alternative that the applicant has considered.

**For route alternatives that are longer than 500m, please provide an addendum with coordinates taken every 250 meters along the route for each alternative alignment.**

**In the case of an area being under application, please provide the coordinates of the corners of the site as indicated on the lay-out map provided in Appendix A of this form.**

Latitude (S) (DDMMSS)				Longitude (E) (DDMMSS)		
Existing farmhouse	30	11	13.60	18	02	51.74
Wedding and conference centre	30	11	09.97	18	02	52.92
Residential Unit 1	30	10	35.15	18	02	07.50
Residential Unit 2	30	10	26.65	18	02	08.27
Residential Unit 3	30	10	25.94	18	02	19.18
Residential Unit 4	30	10	23.37	18	02	28.95
Residential Unit 5	30	10	46.5	18	02	16.3

## b) Layout alternatives

The proposed development entails the establishment of five residential units for farm employees, a model Tabernacle, a campsite, weddings and conference venue and associated infrastructure.

The proposed site is located approximately 10.5km east of Kamieskroon on Portion 2 of the Farm No. 451, Kamieskroon.

The existing roads on the aforesaid land parcel will be used for access and the existing on-site, solar panels will be used for electricity supply, groundwater will be pumped for potable water supply, sewage disposal will be via soakaways and refuse will be continue to be transported to a licensed municipal solid waste disposal site. The proposed new structures will mostly be located on areas of the proposed site that lack indigenous vegetation as a result of cultivation and grazing over a long time.

The opportunity to consider various layout options for the development proposal is therefore very limited. In view of this, no layout alternatives have been considered.

**c) Design alternatives**

N/A

<b>Alternative 1 (preferred alternative)</b>
See "ACTIVITY DESCRIPTION" of this Draft BAR.

**d) Other alternatives (e.g. scheduling, demand, input and scale alternatives)**

NA

<b>Alternative 1 (preferred alternative)</b>		
N/A		
<b>Alternative 2</b>		
N/A		
<b>Alternative 3</b>		
N/A		

**e) No-go alternative**

The 'no-go' alternative entails maintaining the *status quo*. This means that in spite of the significant socio-economic benefits that the employees of the farm will enjoy upon taking residence on the farm as a result of the proposed development, the proposed development would not be established.

In addition, the 'no-go' alternative means that the Applicant will forfeit the opportunity of establishing the proposed development on his own land and would therefore have to continue marrying couples, holding church services and conferences and conducting other church activities somewhere away from his own farm. This would be a major disadvantage, as the convenience of having the proposed development established on the subject property and then using the proposed development for the church ministry (as described in the Need and Desirability Section) would never become a reality.

The 'no-go' alternative would especially be undesirable when it is considered that the 'no-go' alternative means the above-mentioned benefits of establishing the proposed development on the proposed site would be forfeited, despite the potential negative ecological impacts of establishing the proposed development on the proposed site being of low significance.

It is in view of the above that the no-go alternative is deemed the most undesirable alternative to adopt and so this alternative should be dismissed and the Preferred alternative authorised by the competent authority.

**Paragraphs 3 – 13 below should be completed for each alternative.**

**3) PHYSICAL SIZE OF THE ACTIVITY**

**a) Indicate the physical size of the preferred activity/technology as well as alternative activities/technologies (footprints):**

**Alternative:**

Alternative A1 (preferred activity alternative)

Alternative A2 (if any)

Alternative A3 (if any)

**Size of the activity:**

Approximately 2.2ha.


or, for **linear activities**: N/A

**Length of the activity:**

Alternative A1 (preferred activity alternative)

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Alternative A1 (preferred activity alternative)  
 Alternative A2 (if any)  
 Alternative A3 (if any)  
 Alternative A4 (if any)


**b) Indicate the size of the alternative sites or servitudes (within which the above footprints will occur):**

Alternative A1 (preferred activity alternative)

**Length of the activity:**  
 m<sup>2</sup>

Alternative A1 (if any)  
 Alternative A2 (if any)  
 Alternative A3 (preferred activity alternative)  
 Alternative A4 (if any)


**4) SITE ACCESS**

Does ready access to the site exist?

<b>YES</b>	<b>NO</b>
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If NO, what is the distance over which a new access road will be built

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Describe the type of access road planned:

Access to the proposed site and therefrom is available via existing farm roads that connect to the N7 National Road.

Include the position of the access road on the site plan and required map, as well as an indication of the road about the site.

**5) LOCALITY MAP**

An A3 locality map must be attached to the back of this document, as Appendix A. The scale of the locality map must be relevant to the size of the development (at least 1:50 000. For linear activities of more than 25 kilometres, a smaller scale e.g. 1:250 000 can be used. The scale must be indicated on the map.). The map must indicate the following:

- an accurate indication of the project site position as well as the positions of the alternative sites, if any;
- indication of all the alternatives identified;
- closest town(s);
- road access from all major roads in the area;
- road names or numbers of all major roads as well as the roads that provide access to the site(s);
- all roads within a 1km radius of the site or alternative sites; and
- a north arrow;
- a legend; and
- locality GPS coordinates (Indicate the position of the activity using the latitude and longitude of the centre point of the site for each alternative site. The coordinates should be in degrees and decimal minutes. The minutes should have at least three decimals to ensure adequate accuracy. The projection that must be used in all cases is the WGS84 spheroid in a national or local projection).

## 6) LAYOUT/ROUTE PLAN

A detailed site or route plan(s) must be prepared for each alternative site or alternative activity. It must be attached as Appendix A to this document.

The site or route plans must indicate the following:

- the property boundaries and numbers of all the properties within 50 metres of the site;
- the current land use as well as the land-use zoning of the site;
- the current land use as well as the land-use zoning each of the properties adjoining the site or sites;
- the exact position of each listed activity applied for (including alternatives);
- servitude(s) indicating the purpose of the servitude;
- a legend; and
- a north arrow.

## 7) SENSITIVITY MAP

The layout/route plan as indicated above must be overlain with a sensitivity map that indicates all the sensitive areas associated with the site, including, but not limited to:

- watercourses;
- the 1:100 year flood line (where available or where it is required by DWS);
- ridges;
- cultural and historical features;
- areas with indigenous vegetation (even if it is degraded or infested with alien species); and
- critical biodiversity areas.

The sensitivity map must also cover areas within 100m of the site and must be attached in Appendix A.

## 8) SITE PHOTOGRAPHS

Colour photographs from the centre of the site must be taken in at least the eight major compass directions with a description of each photograph. Photographs must be attached under Appendix B to this report. It must be supplemented with additional photographs of relevant features on the site, if applicable.

## 9) FACILITY ILLUSTRATION

A detailed illustration of the activity must be provided at a scale of at least 1:200 as Appendix C for activities that include structures. The illustrations must be to scale and must represent a realistic image of the planned activity. The illustration must give a representative view of the activity.

## 10) ACTIVITY MOTIVATION

Motivate and explain the need and desirability of the activity (including demand for the activity):

• Is the activity permitted in terms of the property's existing land use rights?	YES	NO	Please explain
The proposed site is zoned Agriculture and so permission is required in terms of land use planning legislation, before the proposed development can be established on the proposed site.			

<ul style="list-style-type: none"> <li>Will the activity be in line with the following?</li> </ul>			
(a) Provincial Spatial Development Framework (PSDF)	YES	NO	Please explain
The proposed development is too small to have any bearing on the PSDF.			
(b) Urban edge / Edge of Built environment for the area	YES	NO	Please explain
The proposed development is compatible with both urban and rural landuses and therefore has no bearing on the urban edge.			
(c) Integrated Development Plan (IDP) and Spatial Development Framework (SDF) of the Local Municipality (e.g. would the approval of this application compromise the integrity of the existing approved and credible municipal IDP and SDF?).	YES	NO	Please explain

The proposed development is compatible with the on-site and surrounding rural landscape and does not detract from the IDP of the Kamiesberg Local Municipality.

(d) Approved Structure Plan of the Municipality	YES	NO	Please explain
The proposed development does not detract from the Approved Structure Plan.			
(e) An Environmental Management Framework (EMF) adopted by the Department (e.g. Would the approval of this application compromise the integrity of the existing environmental management priorities for the area and if so, can it be justified in terms of sustainability considerations?)	YES	NO	Please explain
No EMF is known to exist for the area.			
(f) Any other Plans (e.g. Guide Plan)	YES	NO	Please explain

<ul style="list-style-type: none"> <li>Is the land use (associated with the activity being applied for) considered within the timeframe intended by the existing approved SDF agreed to by the relevant environmental authority (i.e. is the proposed development in line with the projects and programmes identified as priorities within the credible IDP)?</li> </ul>	YES	NO	Please explain
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The proposed site is zoned Agriculture and the proposed development is compatible with the agricultural activities that exist on the subject property. In addition, the proposed development will create employment opportunities (as advocated for in the IDP of the Namakwa District Municipality) that will be of economic and social benefit to the landowner, farm employees and their families and to building contractors and suppliers in the local area.

In addition, the likely negative ecological impacts of the proposed development will remain low when the EMPr and specialist recommendations contained in the specialist reports are implemented.



<ul style="list-style-type: none"> <li>Does the community/area need the activity and the associated land use concerned (is it a societal priority)? (This refers to the strategy as well as the local level (e.g. development is a national priority, but within a specific local context it could be inappropriate.)</li> </ul>	YES	NO	Please explain
<p>The proposed development will enable the employees of the farm to reside on the farm instead of continuing to travel to work from further off and travelling back after work. In this way, the farm employees will manage to lower their travelling expenses and travelling time to and from work so that more of their money and time can be spent on their families.</p> <p>In addition, the Applicant is a church minister and establishing the proposed development on the proposed site will enable the Applicant to conduct church ministry activities such as marrying couples, holding church services and conferences etc. on his own land, instead continuing to travel at a cost to venues elsewhere in order to conduct church ministry activities.</p> <p>The socio-economic benefits of the proposed development are therefore significant.</p> <p>The proposed development will occupy not more than 2.2ha of the approximately 1038ha farm and so the existing agricultural activities on the farm will not be negatively impacted in any significant way. The ecological impacts of the development proposal will also be low, as the development proposal will mostly be established on areas of the farm that lack vegetation and the implementation of the EMPr as well as the implementation of the recommendations contained in the specialist reports attached to this Draft BAR will be implemented.</p>			
<ul style="list-style-type: none"> <li>Are the necessary services with adequate capacity currently available (at the time of application), or must additional capacity be created to cater for the development? (Confirmation by the relevant Municipality in this regard must be attached to the final Basic Assessment Report as Appendix I.)</li> </ul>	YES	NO	Please explain
<p>Access from the proposed site to the N7 National Road is available via existing farm roads in the area and the existing groundwater supply is adequate. Electricity supply will be via solar panels and sewage disposal via soakaways. The existing refuse disposal system on the farm is adequate for the proposed development.</p>			
<ul style="list-style-type: none"> <li>Is this development provided for in the infrastructure planning of the municipality, and if not what will the implication be on the infrastructure planning of the municipality (priority and placement of services and opportunity costs)? (Comment by the relevant Municipality in this regard must be attached to the final Basic Assessment Report as Appendix I.)</li> </ul>	YES	NO	Please explain
<p>The applicant is not a municipality and the proposed development does not entail establishing any kind of significant infrastructure.</p>			
<ul style="list-style-type: none"> <li>Is this project part of a national programme to address an issue of national concern or importance?</li> </ul>	YES	NO	Please explain
<p>N/A</p>			
<ul style="list-style-type: none"> <li>Do location factors favour this land use (associated with the activity applied for) at</li> </ul>	YES	NO	Please explain

<p><b>this place? (This relates to the contextualisation of the proposed land use on this site within its broader context.)</b></p>			
<p>The proposed site is zoned Agriculture and the proposed development is quite compatible with the existing agricultural activities on the farm.</p> <p>Furthermore, access from the proposed site to the N7 National Road is available via existing farm roads in the area.</p>			
<p><b>• Is the development the best practicable environmental option for this land/site?</b></p>	<p>YES</p>	<p>NO</p>	<p>Please explain</p>
<p>The proposed site is located on a farm that is surrounded by other farms and by wilderness. The proposed development is relatively small, <i>i.e.</i>, not more than 2.2ha on the approximately 1038ha farm. In addition, the proposed development is made up of smaller dispersed components rather than a single massive structure. In light of this, the proposed development will be of low visual impact to onlookers in the surrounding area.</p> <p>The potential impact on biodiversity is low as confirmed in the terrestrial biodiversity study report attached hereto as Appendix D1.</p> <p>In light of the low ecological impacts anticipated for establishing the proposed development on the proposed site and the significant socio-economic benefits that will be enjoyed by the Applicant as well as by the employees of the farm and their families, it is deemed that establishing the proposed development on the proposed site the Best Practicable Environmental Option.</p>			
<p><b>• Will the benefits of the proposed land use/development outweigh the negative impacts?</b></p>	<p>YES</p>	<p>NO</p>	<p>Please explain</p>
<p>The potential negative impact of establishing the proposed development on the proposed site on biodiversity is of low significance, as confirmed in the terrestrial biodiversity study report attached hereto as Appendix D1. The potential negative impact of the proposed development on the existing agricultural activities on the farm is low, as the proposed development will take up not more than 2.2ha on the farm of approximately 1038ha. The proposed development on the farm will also cause low visual impact, as the small development proposal is made up of smaller dispersed components instead of a single massive structure.</p> <p>In light of the low negative environmental impacts that society is likely to face as a result of the proposed development on the proposed site and the significant benefits that the Applicant as well as employees of the farm and their families will enjoy, it is clear that the benefits that will result from establishing the proposed development on the proposed site far outweigh the potential negative impacts.</p>			
<p><b>• Will the proposed land use/development set a precedent for similar activities in the area (local municipality)?</b></p>	<p>YES</p>	<p>NO</p>	<p>Please explain</p>
<p>It is highly unlikely that the granting of an environmental authorisation for the proposed development on the proposed site will set any kind of bad precedent in the local municipal area, as it is clear that the potential negative environmental impacts of the proposed development are low and the potential socio-economic impacts are significant.</p>			
<p><b>• Will any person's rights be negatively affected by the proposed activity/ies?</b></p>	<p>Yes</p>	<p>NO</p>	<p>Please explain</p>
<p>The potential impact of establishing the proposed development on biodiversity is of low significance, as is confirmed in the terrestrial biodiversity study report attached hereto as Appendix D1. The proposed development will take up not more than 2.2ha on the farm of approximately 1038ha and the proposed development is made up of smaller dispersed components instead of a</p>			

<p>single massive structure. The potential visual impact and loss of a sense of place as a result of the proposed development on the proposed site is therefore of low significance.</p> <p>In light of the low negative environmental impacts that society is likely to face as a result of the proposed development and the significant socio-economic benefits that the Applicant and the employees of the farm as well as their families will enjoy as a result of the proposed development, it is clear that the benefits that will result from the proposed development far outweigh the potential negative impacts.</p> <p>A public participation process that meets the minimum legal requirements is being followed and should anybody express a concern that their legal rights stand to be violated, the concern raised will be dealt with appropriately.</p>			
<p>• <b>Will the proposed activity/ies compromise the “urban edge” as defined by the local municipality?</b></p>	<p>YES</p>	<p>NO</p>	<p>Please explain</p>
<p>The proposed development will fit in quite well on the farm with other surrounding farms and wilderness area and is too small to have any noteworthy bearing on the urban edge.</p>			
<p>• <b>Will the proposed activity/ies contribute to any of the 17 Strategic Integrated Projects (SIPS)?</b></p>	<p>YES</p>	<p>NO</p>	<p>Please explain</p>
<p>• <b>What will the benefits be to society in general and the local communities?</b></p>			
<p>The proposed development will enable the employees of the farm to reside on the farm instead of continuing to travel to work from further off and travelling back after work. In this way, the farm employees will manage to lower their travelling expenses and travelling time to and from work so that more of their money and time can be spent on their families.</p> <p>In addition, the Applicant is a church minister and establishing the proposed development on the proposed site will enable the Applicant to conduct church ministry activities such as marrying couples, holding church services and conferences etc. on his own land, instead continuing to travel at a cost to venues elsewhere in order to conduct church ministry activities.</p> <p>The socio-economic benefits of the proposed development are therefore significant.</p> <p>The proposed development will occupy not more than 2.2ha of the approximately 1038ha farm and so the existing agricultural activities on the farm will not be negatively impacted in any significant way. The ecological impacts of the development proposal will also be low, as the development proposal will mostly be established on areas of the farm that lack vegetation and the implementation of the EMPr as well as the implementation of the recommendations contained in the specialist reports attached to this Draft BAR will be implemented.</p>			
<p>• <b>Any other need and desirability considerations related to the proposed activity?</b></p>	<p>Please explain</p>		
<p>N/A</p>			
<p>• <b>How does the project fit into the National Development Plan for 2030?</b></p>	<p>Please explain</p>		
<p>The proposed development will enable the employees of the farm to reside on the farm instead of continuing to travel to work from further off and travelling back after work. In this way, the farm employees will manage to lower their travelling expenses and travelling time to and from work so that more of their money and time can be spent on their families.</p> <p>In addition, the Applicant is a church minister and establishing the proposed development on the proposed site will enable the Applicant to conduct church ministry activities such as marrying couples, holding church services and conferences etc. on his own land, instead continuing to</p>			

travel at a cost to venues elsewhere in order to conduct church ministry activities.

The proposed development will therefore enable the Applicant as well as the employees of the farm and their families enjoy a higher quality of life without causing any significant negative environmental impacts.

In light of the above, the proposed development is in line with the objectives contained in the National Development Plan 2030.

- **Please describe how the general objectives of Integrated Environmental Management as set out in Section 23 of the NEMA have been taken into account.**

The general objectives of Integrated Environmental Management, namely, to promote sustainable development through the integration of social, economic and ecological considerations as well as the maintenance of inter- and intra-generational equity have been taken into account through the following:

- The actual and potential impacts of the proposed activity on the environment, socio-economic conditions relative to the proposed site have been identified and evaluated. The proposed mitigation measures, with a view to minimizing negative impacts on the environment and socio-economic conditions, while maximizing benefits and promoting compliance with the principles of environmental management, were assessed.
- The potential environmental impacts of the proposed development have been identified, assessed, and measures proposed to avoid or minimise the negative impacts.
- A public participation process that meets the minimum legal requirements has been followed for the Basic Assessment application to help ensure that the decision-making process takes into account the comments of members of the public and commenting authorities.
- The environmental features of the proposed site have been considered and evaluated in the management and decision-making of the activity. An EMPr has been compiled (Appendix G, refers) for the proposed establishment of agricultural fields and in the EMPr, the potential impacts with impact avoidance and mitigation measures to be adhered to during the implementation phase are specified.

- **Please describe how the principles of environmental management as set out in section 2 of NEMA have been taken into account.**

The principles of environmental management, as per Section 2 of the NEMA have been taken into account. The principles include:

**Socio-economic development:** People and their needs have been placed at the forefront while serving their physical, psychological, developmental, cultural, and social interests – the proposed activity is unlikely to cause an overall negative impact on people. The proposed development will provide short-term employment opportunities for local contractors in the area, somewhat alleviating the problem of poverty that is caused by unemployment in the rural area.

- **Sustainable development:** Development must be socially, ecologically and economically sustainable. The potential negative environmental impacts associated with the proposed development are of low significance as indicated by the terrestrial biodiversity specialist in the specialist report attached hereto as Appendix D1 and the freshwater specialist report attached hereto as Appendix D2. The recommendations contained in the specialist reports are included in the EMPr and will be implemented to help ensure that the potential impacts identified in the said reports are avoided or minimised. The potential impacts of the proposed development will be minimised further through the implementation of the impact avoidance and mitigation measures contained in the EMPr (Appendix G, refers). In this way, the benefits associated with establishing the proposed development that have been detailed in this Draft BAR will be kept outweighing the potential negative impacts.
- **Transparent Public Participation Process:** The public participation process followed has given I&APs an opportunity to view and provide comment on the Draft BAR before the BAR can be finalised and submitted. The decision of the competent authority will be forwarded to all I&APs so that whoever wishes to appeal the decision may appeal.

**11) LIST ALL LEGISLATION, POLICIES AND/OR GUIDELINES OF ANY SPHERE OF GOVERNMENT THAT ARE APPLICABLE TO THE APPLICATION AS CONTEMPLATED IN THE EIA REGULATIONS, IF APPLICABLE**

List all legislation, policies and/or guidelines of any sphere of government that apply to the application as contemplated in the EIA regulations, if applicable:

Title of legislation, policy or guideline	Applicability to the project	Administering authority	Date
The National Environmental Management Act, 1998 (Act No. 107 of 1998) ("NEMA") and the Environmental Impact Assessment ("EIA") Regulations of 2014 (as amended)	Applications for environmental authorisation must comply with the requirements specified in the NEMA and in the EIA Regulations of 2014 (as amended)	Northern Cape Provincial Department of Agriculture, Environmental Affairs, Rural Development and Land Reform	This application
Integrated Environmental Management Information Series	Criteria to be used for evaluating the environmental impacts of the proposed activity during the NEMA EIA application process (a copy of the Integrated Environmental Management Information Series can be accessed at <a href="https://www.environment.gov.za/documents/strategies/integrated_environmentalmanagement_eim">https://www.environment.gov.za/documents/strategies/integrated_environmentalmanagement_eim</a> ).	Northern Cape Provincial Department of Agriculture, Environmental Affairs, Rural Development and Land Reform	This application
Kamiesberg Local Municipality and Namakwa District Municipality	Municipal by-laws to be adhered to during the construction and operational phase.	Local and District Municipalities	Subsequent to any EA being granted to this application

**12) WASTE, EFFLUENT, EMISSION AND NOISE MANAGEMENT**

**a) Solid waste management**

Will the activity produce solid construction waste during the construction/initiation phase?

<b>YES</b>	<b>NO</b>
80m <sup>3</sup>	

If YES, what estimated quantity will be produced per month?

How will the construction solid waste be disposed of (describe)?

Please see EMPr

Where will the construction solid waste be disposed of (describe)?

Please see EMPr

Will the activity produce solid waste during its operational phase?

<b>YES</b>	<b>NO</b>
20m <sup>3</sup>	

If YES, what estimated quantity will be produced per month?

How will the solid waste be disposed of (describe)?

--

If the solid waste will be disposed of into a municipal waste stream, indicate which registered landfill site will be used.

The solid waste will continue to be disposed of at the licensed municipal landfill
--

Where will the solid waste be disposed of if it does not feed into a municipal waste stream (describe)?

N/A
-----

*If the solid waste (construction or operational phases) will not be disposed of at a registered landfill site or be taken up in a municipal waste stream, then the applicant should consult with the competent authority to determine whether it is necessary to change to an application for scoping and EIA.*

Can any part of the solid waste be classified as hazardous in terms of the NEM: WA?

YES	NO
-----	----

If YES, inform the competent authority and request a change to an application for scoping and EIA. An application for a waste permit in terms of the NEM: WA must also be submitted with this application.

Is the activity that is being applied for a solid waste handling or treatment facility?

YES	NO
-----	----

If YES, then the applicant should consult with the competent authority to determine whether it is necessary to change to an application for scoping and EIA. An application for a waste permit in terms of the NEM: WA must also be submitted with this application.

**b) Liquid effluent**

Will the activity produce effluent, other than normal sewage, that will be disposed of in a municipal sewage system?

YES	NO
-----	----

If YES, what estimated quantity will be produced per month?

	m <sup>3</sup>
--	----------------

Will the activity produce an effluent that will be treated and/or disposed of on-site?

YES	NO
-----	----

*If YES, the applicant should consult with the competent authority to determine whether it is necessary to change to an application for scoping and EIA.*

Will the activity produce effluent that will be treated and/or disposed of at another facility?

YES	NO
-----	----

If YES, provide the particulars of the facility:

<b>Facility Name:</b>			
<b>Contact person:</b>			
<b>Postal address:</b>			
<b>Postal code:</b>			
<b>Telephone:</b>		<b>Cell:</b>	
<b>E-mail:</b>		<b>Fax:</b>	

Describe the measures that will be taken to ensure the optimal reuse or recycling of wastewater, if any:

N/A
-----

**c) Emissions into the atmosphere**

Will the activity release emissions into the atmosphere other than exhaust emissions and dust associated with construction phase activities? 

YES	NO
-----	----

If YES, is it controlled by any legislation of any sphere of government? 

YES	NO
-----	----

If YES, the applicant must consult with the competent authority to determine whether it is necessary to change to an application for scoping and EIA.

If NO, describe the emissions in terms of type and concentration:  

--

**d) Waste permit**

Will any aspect of the activity produce waste that will require a waste permit in terms of the NEM: WA? 

YES	NO
-----	----

If YES, please submit evidence that an application for a waste permit has been submitted to the competent authority - N/A

**e) Generation of noise**

Will the activity generate noise? 

YES	NO
-----	----

If YES, is it controlled by any legislation of any sphere of government? 

YES	NO
-----	----

Describe the noise in terms of type and level:  

Normal construction noise is likely during the construction phase. The same noise generated on farms by tractors and other farm machinery is likely to continue on the farm, except when church services and conferences are taking place. However, the proposed site is in a rural area where neighbours live far apart and so noise will not be an impact of any significance.
--

**13) WATER USE**

Please indicate the source(s) of water that will be used for the activity by ticking the appropriate box(es):

Municipal	Waterboard	Groundwater	River, stream, dam or lake	Other	The activity will not use water
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If water is to be extracted from groundwater, river, stream, dam, lake or any other natural feature, please indicate the volume that will be extracted per month:

Does the activity require a water use authorisation (general authorisation or water use license) from the Department of Water Affairs? 

YES	NO
-----	----

If YES, please provide proof that the application has been submitted to the Department of Water Affairs.

**14) ENERGY EFFICIENCY**

Describe the design measures, if any, which have been taken to ensure that the activity is energy efficient:

The electricity will be supplied using solar panels
---

Describe how alternative energy sources have been taken into account or been built into the design of the activity if any:

The electricity will be supplied using solar panels
---

## SECTION B: SITE/AREA/PROPERTY DESCRIPTION

### Important notes:

- For linear activities (pipelines, etc.) as well as activities that cover very large sites, it may be necessary to complete this section for each part of the site that has a significantly different environment. In such cases please complete copies of Section B and indicate the area, which is covered by each copy No. on the Site Plan.

Section B Copy No. (e.g. A):

- Paragraphs 1 - 6 below must be completed for each alternative.

- Has a specialist been consulted to assist with the completion of this section?

YES  NO

If YES, please complete the form titled "Details of specialist and declaration of interest" for each specialist thus appointed and attach it in Appendix I. All specialist reports must be contained in Appendix D.

Property description/physical address:	Province	Northern Cape	
	District Municipality	Namakwa District Municipality	
	Local Municipality	Kamiesberg Local Municipality	
	Ward Number(s)		
	Erf number	Portion 2 of the Farm No. 451, Kamieskroon	
	SG Code	C05300000000045100002	
Where a large number of properties are involved (e.g. linear activities), please attach a full list to this application including the same information as indicated above.			
Current land-use zoning as per local municipality IDP/records:	Agriculture		
	In instances where there is more than one current land-use zoning, please attach a list of current land use zonings that also indicate which portions each use pertains to, to this application.		
Is a change of land-use or a consent use application required?			<input type="checkbox"/> YES <input type="checkbox"/> NO

### 1) GRADIENT OF THE SITE

Indicate the general gradient of the site.

#### Alternative S1 (Preferred):

	1:50 – 1:20 Average	1:20 – 1:15	1:15 – 1:10	1:10 – 1:7,5	1:7,5 – 1:5	Steeper than 1:5
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#### Alternative S2 (if any):

Flat	1:50 – 1:20 Average	1:20 – 1:15	1:15 – 1:10	1:10 – 1:7,5	1:7,5 – 1:5	Steeper than 1:5
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#### Alternative S3 (if any):

Flat	1:50 – 1:20 Average	1:20 – 1:15	1:15 – 1:10	1:10 – 1:7,5	1:7,5 – 1:5	Steeper than 1:5
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## 2) LOCATION IN LANDSCAPE

Indicate the landform(s) that best describes the site:

2.1 Ridgeline		2.4 Closed valley		2.7 Undulating plain / low hills	
2.2 Plateau		2.5 Open valley		2.8 Dune	
2.3 Side slope of hill/mountain		2.6 Plain	✓	2.9 Seafront	
2.10 At sea					

## 3) GROUNDWATER, SOIL AND GEOLOGICAL STABILITY OF THE SITE

Is the site(s) located on any of the following?

	Alternative A1		Alternative A2		Alternative A3		Alternative A4	
Shallow water table (less than 1.5m deep)	YES	NO	YES	NO	YES	NO	YES	NO
Dolomite, sinkhole or doline areas	YES	NO	YES	NO	YES	NO	YES	NO
Seasonally wet soils (often close to water bodies)	YES	NO	YES	NO	YES	NO	YES	NO
Unstable rocky slopes or steep slopes with loose soil	YES	NO	YES	NO	YES	NO	YES	NO
Dispersive soils (soils that dissolve in water)	YES	NO	YES	NO	YES	NO	YES	NO
Soils with high clay content (clay fraction more than 40%)	YES	NO	YES	NO	YES	NO	YES	NO
Any other unstable soil or geological feature	YES	NO	YES	NO	YES	NO	YES	NO
An area sensitive to erosion	YES	NO	YES	NO	YES	NO	YES	NO

If you are unsure about any of the above or if you are concerned that any of the above aspects may be an issue of concern in the application, an appropriate specialist should be appointed to assist in the completion of this section. Information in respect of the above will often be available as part of the project information or at the planning sections of local authorities. Where it exists, the 1:50 000 scale Regional Geotechnical Maps prepared by the Council for GeoScience may also be consulted.

## 4) GROUNDCOVER

Indicate the types of groundcover present on the site. The location of all identified rare or endangered species or other elements should be accurately indicated on the site plan(s).

Natural veld - good condition	Natural veld with scattered aliens	Natural veld with a heavy alien infestation	Veld dominated by alien species	Gardens
Sport field	Cultivated land	Paved surface	Building or other structure	Bare soil

Please see Appendix B for Site Photographs and further descriptions of site vegetation.

If any of the boxes marked with an "E" is ticked, please consult an appropriate specialist to assist in the completion of this section if the environmental assessment practitioner doesn't have the necessary expertise.

N/A

## 5) SURFACE WATER

Indicate the surface water present on and or adjacent to the site and alternative sites?

Perennial River	YES	NO	UNSURE
Non-Perennial River	YES	NO	UNSURE
Permanent Wetland	YES	NO	UNSURE
Seasonal Wetland	YES	NO	UNSURE
Artificial Wetland	YES	NO	UNSURE
Estuarine / Lagoonal wetland	YES	NO	UNSURE

If any of the boxes marked YES or UNSURE is ticked, please describe the relevant watercourse.

## 6) LAND USE CHARACTER OF SURROUNDING AREA

Indicate land uses and/or prominent features that currently occur within a 500m radius of the site and give a description of how this influences the application or may be impacted upon by the application:

<b>Natural area</b>	Dam or reservoir	Pole fields
Low density residential	Hospital/medical centre	Filling station <sup>H, E</sup>
Medium density residential	School	Landfill or waste treatment site
High density residential	Tertiary education facility	Plantation
Informal residential <sup>A</sup>	Church	<b>Agriculture</b>
Retail commercial & warehousing	Old age home	River, stream or wetland
Light industrial	Sewage treatment plant <sup>A</sup>	Nature conservation area
Medium industrial <sup>AN</sup>	Train station or shunting yard <sup>N</sup>	Mountain, koppie or ridge
Heavy industrial <sup>AN</sup>	Railway line	Museum
Power station	Major road (4 lanes or more) <sup>N</sup>	Historical building
Office/consulting room	Airport	Protected Area
Military or police base/station/compound	Harbour	Cemetery
Spoil heap or slimes dam <sup>A</sup>	Sport facilities	Archaeological site
Quarry, sand or borrow pit	Golf course	Other land uses (indigenous vegetation)
		-

If any of the boxes marked with an "N" are ticked, how this impact will / be impacted upon by the proposed activity? Specify and explain:

N/A

If any of the boxes marked with an "An" are ticked, how will this impact / be impacted upon by the proposed activity? Specify and explain:

N/A

If any of the boxes marked with an "H" are ticked, how will this impact / be impacted upon by the proposed activity? Specify and explain:

N/A

Does the proposed site (including any alternative sites) fall within any of the following:

Critical Biodiversity Area (as per provincial conservation plan)	YES	NO
--	-----	----

A core area of a protected area?	YES	NO
A buffer area of a protected area?	YES	NO
The planned expansion area of an existing protected area?	YES	NO
Existing offset area associated with a previous Environmental Authorisation?	YES	NO
A buffer area of the SKA?	YES	NO

If the answer to any of these questions was YES, a map indicating the affected area must be included in Appendix A.

## 7) CULTURAL/HISTORICAL FEATURES

Are there any signs of culturally or historically significant elements, as defined in section 2 of the National Heritage Resources Act, 1999, (Act No. 25 of 1999), including Archaeological or paleontological sites, on or close (within 20m) to the site? If YES, explain:	YES	NO
	Uncertain	

If uncertain, conduct a specialist investigation by a recognised specialist in the field (archaeology or palaeontology) to establish whether there is such a feature(s) present on or close to the site. Briefly explain the findings of the specialist:

A heritage impact specialist has been appointed to conduct a specialist study and compile a specialist study report for the proposed development on the proposed site

Will any building or structure older than 60 years be affected in any way?	YES	NO
Is it necessary to apply for a permit in terms of the National Heritage Resources Act, 1999 (Act 25 of 1999)?	YES	NO
If YES, please provide proof that the permit application has been submitted to SAHRA or the relevant provincial authority.		

## 8) SOCIO-ECONOMIC CHARACTER

### a) Local Municipality

Please provide details on the socio-economic character of the local municipality in which the proposed site(s) are situated.

The Namakwa District Municipality is the largest district municipality geographically in South Africa, covering approximately 126 836km<sup>2</sup>. The District municipality is made up of six local municipalities that include the Kamiesberg Local Municipality, in whose jurisdiction the proposed site is located.

The Kamiesberg Local Municipality serves a geographical area of approximately 11 742 km<sup>2</sup> and has a total population estimated at 15 130, the majority of whom are not economically active.

The Kamiesberg Local Municipality provides electricity to 86 farms within its area. Hondeklipbaai is a seaside town and has a harbor, which serves fishing and diamond-mining boats. It is also a mariculture (*i.e.*, crayfish) and tourist center (*i.e.* scenic drives and 4 x 4 routes). Garies and Kamieskroon situated along the N7 Highway are known for their abundance of spring wildflowers. Koiingnaas is a mining town for alluvial diamonds. Several mining activities are presently in different phases in this area.

The racial make-up of the population in the Namakwa District Municipality is estimated at 85.5% Coloured, 7.5% White, 5.9% African and 0.6% Asian. The population has been growing since 2001, with females making up approximately 50.9% and males making up approximately 49.1%.

It is approximately 64.2% of the population that attends an educational facility and 35.8% do not attend any educational facility. The highest level of education is mostly high school, with approximately 6.2% proceeding to tertiary education level.

**b) Socio-economic value of the activity**

Anticipated CAPEX value of the project on completion	+R16,000,000
What is the expected annual income to be generated by or as a result of the project?	+R2,500,000
New skilled employment opportunities created in the construction phase of the project	+R5,530,000
New skilled employment opportunities created in the operational phase of the project	+R2,500,000
New un-skilled employment opportunities created in the construction phase of the project	+R1,300,000
New un-skilled employment opportunities created in the operational phase of the project	+R750,000
What is the expected value of the employment opportunities during the operational and construction phase?	+R10,080,000
What percentage of this value will accrue to previously disadvantaged individuals?	1%
What percentage of this value that will accrue to previously disadvantaged individuals?	1%
The expected current value of the employment opportunities during the first 10 years	R17,924,909
What percentage of this value that will accrue to previously disadvantaged individuals?	R179,249

## 9) BIODIVERSITY

Please note: The Department may request specialist input/studies depending on the nature of the biodiversity occurring on the site and potential impact(s) of the proposed activity/ies. To assist with the identification of the biodiversity occurring on-site and the ecosystem status consult <http://bgis.sanbi.org> or [BGIShelp@sanbi.org](mailto:BGIShelp@sanbi.org). Information is also available on compact disc (cd) from the Biodiversity-GIS Unit, Ph (021) 799 8698. This information may be updated from time to time and it is the applicant/ EAP's responsibility to ensure that the latest version is used. A map of the relevant biodiversity information (including an indication of the habitat conditions as per (b) below) and must be provided as an overlay map to the property/site plan as Appendix D to this report.

- a) Indicate the applicable biodiversity planning categories of all areas on-site and indicate the reason(s) provided in the biodiversity plan for the selection of the specific area as part of the specific category)

Systematic Biodiversity Planning Category				If CBA or ESA, indicate the reason(s) for its selection in biodiversity plan
Critical Biodiversity Area (CBA)	Ecological Support Area (ESA)	Other Natural Area (ONA)	No Natural Area Remaining (NNR)	The proposed site is mapped as part of a CBA.

- b) Indicate and describe the habitat condition on site (will be described once assessments have been received)

Habitat Condition	Percentage of habitat condition class (adding up to 100%)	Description and additional Comments and Observations (including additional insight into the condition, e.g. poor land management practices, presence of quarries, grazing, harvesting regimes etc).
Natural		
<b>Near Natural (includes areas with low to moderate levels of alien invasive plants)</b>	50%	The vegetation on the parts of the proposed site that have not been impacted by the existing agricultural activities on the farm is still in a relatively good condition. Please see the terrestrial biodiversity study report attached hereto as Appendix D1
Degraded (includes areas heavily invaded by alien plants)		
<b>Transformed (includes cultivation, dams, urban, plantation, roads, etc)</b>		The parts of the proposed site that have been subjected to grazing by livestock over a long time and cultivation have been transformed and therefore lack indigenous vegetation. An area of approximately 140m <sup>2</sup> of the Namaqualand Blomveld vegetation that the CBA relates to has been cleared in the partially completed process of constructing Residential Unit 2. Residential Units 1 and 5 have been constructed on fields that have been subjected to cultivation and grazing over a long time.

c) Complete the table to indicate:

- (i) the type of vegetation, including its ecosystem status, present on the site; and
- (ii) whether an aquatic ecosystem is present on site.

Terrestrial Ecosystems		Aquatic Ecosystems							
Ecosystem threat status as per the National Environmental Management: Biodiversity Act (Act No. 10 of 2004)	Critical	Wetland (including rivers, depressions, channelled and unchannelled wetlands, flats, seeps pans, and artificial wetlands)	YES	NO	UNSURE	Estuary		Coastline	
	Endangered								
	Vulnerable								
	Least Threatened				YES	NO	YES	NO	

d) Please describe the vegetation type and/or aquatic ecosystem present on-site, including any important biodiversity features/information identified on-site (e.g. threatened species and special habitats)

**Vegetation**

The vegetation on the proposed site is identified as Namaqualand Granite Renosterveld and Namaqualand Blomveld Vegetation. These vegetation types are categorised as Least Threatened. Please refer to the terrestrial biodiversity study report attached hereto as Appendix D1. The proposed buildings and associated infrastructure will be kept on parts of the proposed site that lack vegetation as a result of having been subjected to grazing and cultivation over long periods. In addition, the recommendations contained in the aforesaid terrestrial biodiversity study report will be compiled with in order to limit the impact of the proposed development on terrestrial biodiversity.

**Aquatic ecosystems**

A farm dam exists on the proposed site as well as three small non-perennial drainage lines. Please refer to the freshwater study report attached hereto as Appendix D2. The proposed buildings and associated infrastructure will be kept back from the drainage lines and farm as much as possible in order to comply with the recommendations contained in the freshwater study report.

## SECTION C: PUBLIC PARTICIPATION

### 1) ADVERTISEMENT AND NOTICES

Publication name	
Date published	
Location of notices	
The Agri Mark cooperatives located downtown in Kamieskroon	
The eastern gate and the western gate into Portion 2 of the Farm de Kuilen No. 451, Kamieskroon	
At the offices of the !Kheis Local Municipality	
The Foodzone shop located downtown in Kamieskroon	
The post office and the Kamiesberg Local Municipality offices located downtown in Kamieskroon	
<b>Date placed:</b>	05 July 2023

Include proof of the placement of the relevant advertisements and notices (Refer to Appendix E1).

### 2) DETERMINATION OF APPROPRIATE MEASURES

Provide details of the measures taken to include all potential I&APs as required by Regulation 41(2)(e) and 41(6) of GN No. R. 733.

#### PPP (Refer to Appendix E)

- An advertisement was placed in a local newspaper, *i.e.*, *Gemsbok*, which was published on 07 July 2023. Refer to Appendix E1.
- Adjacent landowners/ occupiers were notified via letter drops on 05 July 2023.
- An initial register of possible interested and affected parties was compiled (Refer to Appendix E)
- A site visit was conducted on 05 July 2023 to familiarise with the proposed site and nearby surrounding area and identify environmental sensitivities associated with the proposed site.
- A pre-application Comments and Responses Report (C&R Report) has been compiled to address comments received during the initial stage of public participation (Refer to Appendix E).
- Subsequent to the pre-application process, an application form was compiled and submitted to the competent authority and a Draft BAR has been made available to the competent authority and I&APs for a commenting period of 30 days.

Key stakeholders (other than organs of state) identified in terms of Regulation 41(2)(b) of GN 733

Title, Name and Surname	Affiliation/ key stakeholder status	Contact details (Tel. number or e-mail address)
Leon Frank and Vennote/ Partners (representing several I&APs)	Landowners and business owners in the local area	Aljo@leonfrank.com and Fanie@leonfrank.com
Gustav von Mollendorf	Kamiesberg Local Municipality	barendd@kamiesberg.co.za



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Include proof that the key stakeholder received written notification of the proposed activities (Appendix E2).

This proof may include any of the following:

- e-mail delivery reports;
- registered mail receipts;
- courier waybills;
- signed acknowledgements of receipt; and/or
- or any other proof as agreed upon with the competent authority.

### 3) ISSUES RAISED BY INTERESTED AND AFFECTED PARTIES (Please See Appendix E)

Summary of main issues raised by I&APs	Summary of response from EAP
None	N/A

### 4) COMMENTS AND RESPONSES REPORT

The practitioner must record all comments received from I&APs and respond to each comment before the BAR is submitted. The comments and responses must be captured in a comments and response report as prescribed in the EIA regulations and be attached to the BAR as Appendix E3.

**Please refer to Appendix E3 for the comments and response report.**

### 5) AUTHORITY PARTICIPATION

Authorities and organs of state identified as key stakeholders:

Authority/Organ of State	Contact person (Title, Name and Surname)	Tel No	Fax No	e-mail	Postal address
<b>Please refer to Appendix E</b>					

Include proof that the Authorities and Organs of State received written notification of the proposed activities as appendix E4.

In the case of renewable energy projects, Eskom and the SKA Project Office must be included in the list of Organs of State.

### 6) CONSULTATION WITH OTHER STAKEHOLDERS

Note that, for any activities (linear or other) where deviation from the public participation requirements may be appropriate, the person conducting the public participation process may deviate from the requirements of that sub-regulation to the extent and in the manner as may be agreed to by the competent authority.

Proof of any such agreement must be provided, where applicable. Application for any deviation from the regulations relating to the public participation process must be submitted before the commencement of the public participation process.

A list of registered I&APs must be included in Appendix E5.

Copies of any correspondence and minutes of any meetings held must be included in Appendix E6.

## SECTION D: IMPACT ASSESSMENT

The assessment of impacts must adhere to the minimum requirements in the EIA Regulations, 2014 and should take applicable official guidelines into account. The issues raised by interested and affected parties should also be addressed in the assessment of impacts.

### 1) IMPACTS THAT MAY RESULT FROM THE PLANNING AND DESIGN, CONSTRUCTION, OPERATIONAL, DECOMMISSIONING AND CLOSURE PHASES AS WELL AS PROPOSED MANAGEMENT OF IDENTIFIED IMPACTS AND PROPOSED MITIGATION MEASURES

Provide a summary and anticipated significance of the potential direct, indirect and cumulative impacts that are likely to occur as a result of the planning and design phase, construction phase, operational phase, decommissioning and closure phase, including impacts relating to the choice of site/activity/technology alternatives as well as the mitigation measures that may eliminate or reduce the potential impacts listed. This impact assessment must be applied to all the identified alternatives to the activities identified in Section A(2) of this report.

Please see Appendix F for Impact Assessment and Scoring Matrix.

Activity	Impact summary	Significance	Proposed mitigation
<b>Alternative 1 (preferred alternative)</b>			
Geographic and physical	<b>Direct impacts:</b>	Low negative	<ul style="list-style-type: none"> <li>- Implement EMPr;</li> <li>- Minimise development footprint;</li> <li>- ECO monitoring;</li> <li>- Waste management.</li> <li>- Limit construction work to normal working hours</li> </ul>
	<b>Indirect impacts:</b>	Low negative	
	<b>Cumulative impacts:</b> <i>After mitigation</i>	Low negative	
Biological: (vegetation, protected species, CBAs,)	<b>Direct impacts:</b>	Low negative	<p>- The proposed development will be established mostly on cultivated areas and areas subjected to grazing over a long time and so very little indigenous vegetation will be impacted. An Environmental Management Programme (EMPr) approved by the competent authority will be complied with that includes the following requirements:</p> <ul style="list-style-type: none"> <li>• All construction must be done in accordance with an approved construction and operational phase Environmental Management Plan (EMP), which must be developed by a suitably experienced Environmental Assessment Practitioner.</li> <li>• All efforts must be made to protect all remaining natural veld, especially the remaining natural veld associated with the granite hills and slopes (covered by Namaqualand Granite Renosterveld).</li> <li>• All alien invasive species within the footprint and its immediate surroundings must be removed responsibly. Care must be taken with the eradication method to ensure that the removal does not impact or lead to additional impacts (e.g., spreading of the AIP due to incorrect eradication methods);</li> </ul>
	<b>Indirect impacts:</b>	Low negative	
	<b>Cumulative impacts:</b> <i>After mitigation</i>	Low negative	

Activity	Impact summary	Significance	Proposed mitigation
<b>Alternative 1 (preferred alternative)</b>			
			<ul style="list-style-type: none"> <li>Care must be taken to dispose of alien plant material responsibly.</li> <li>An integrated waste management approach must be implemented during construction. Construction related general and hazardous waste may only be disposed of at approved waste disposal sites.</li> <li>All rubble and rubbish should be collected and removed from the site to a Municipal approved waste disposal site.</li> </ul>
Sewage Management	<b>Direct impacts:</b>	Low negative	A portable toilet must be provided for construction workers during the construction phase and the sewage collected and disposed of at a licensed wastewater treatment works at least twice a week.
	<b>Indirect impacts:</b>	Low negative	
	<b>Cumulative impacts:</b> <i>After mitigation</i>	Low negative	
Watercourse	<b>Direct impacts:</b>	Medium negative	<ul style="list-style-type: none"> <li>Building material and rubble must be kept away from the watercourses on the property</li> <li>Septic tanks and soakaway systems must be properly constructed and dug in deep enough</li> <li>Livestock numbers on the farm should be limited from reaching the level of large-scale farming so that the riparian areas of the watercourses on the farm can remain safe</li> </ul>
	<b>Indirect impacts:</b>	Low	
	<b>Cumulative impacts:</b>	Low	
Socio-economic	<b>Direct impacts:</b>	Medium to Low positive	-No mitigation is required.
	<b>Indirect impacts:</b>	Medium to Low positive	
	<b>Cumulative impacts:</b> <i>After mitigation</i>	No mitigation required	
Cultural-Historical	<b>Direct impacts:</b>	Low negative	The anticipated impact is low, as the proposed development will be located mostly on land disturbed by existing agricultural activities on the farm. Please refer to EMPr
	<b>Indirect impacts:</b>	Low negative	
	<b>Cumulative impacts:</b> <i>After mitigation</i>	Low negative	
Noise impact	<b>Direct impacts:</b>	Low negative	Any noise from the proposed development that exceeds the current levels of noise will be a temporary impact of the construction phase.
	<b>Indirect impacts:</b>	Low negative	
	<b>Cumulative impacts:</b>	Low negative	Any noise during the operational phase that exceeds the current levels will be limited to when church services and conferences are taking

Activity	Impact summary	Significance	Proposed mitigation
<b>Alternative 1 (preferred alternative)</b>			
			<p>place. The noise will be of low impact in the rural area where neighbours reside far apart.</p> <p>The following mitigation measures will be implemented:</p> <ul style="list-style-type: none"> <li>- A complaints register will be maintained on-site. Any complaints received will be responded to and rectified accordingly. The ECO must be notified of any complaints</li> <li>- Working hours must be strictly limited to regular daytime working hours (08h00-17h00)</li> </ul>
Visual impact	<b>Direct impacts:</b>	Low negative	<ul style="list-style-type: none"> <li>• The construction phase must be kept as short as possible and the topography of the proposed site restored to a condition similar to the pre-construction condition as soon as possible thereafter.</li> <li>• All construction solid waste must be transported to a licensed solid waste disposal site as soon as possible when the construction phase has been completed.</li> </ul>
	<b>Indirect impacts:</b>	Low negative	
	<b>Cumulative impacts:</b> <i>After mitigation</i>	Low negative	
<b>No-go option</b>			
The "No-Go" option: Potential impact associated with the No-Go alternative.	<b>Direct impacts:</b>	Medium negative	<p>- The no-go alternative entails maintaining the maintaining the <i>status quo</i>. This means that in spite of the significant socio-economic benefits that the employees of the farm will enjoy upon taking residence on the farm as a result of the proposed development, the proposed development would not be established.</p> <p>In addition, the 'no-go' alternative means that the Applicant will forfeit the opportunity of establishing the proposed development on his own land and would therefore have to continue marrying couples, holding church services and conferences and conducting other church activities somewhere away from his own farm.</p> <p>This would be a major disadvantage, as the convenience of having the proposed development established on the subject property and using the proposed development for the church ministry (as described in the Need and Desirability Section) would never become a reality.</p> <p>The 'no-go' alternative would especially be undesirable when it is considered that the 'no-go' alternative means the above-mentioned benefits of establishing the proposed development on the proposed site would be forfeited, despite the low potential negative ecological impacts of establishing the proposed development on the proposed site.</p> <p>It is in view of the above that the no-go alternative is deemed the most undesirable alternative to</p>
	<b>Indirect impacts:</b>	Medium negative	
	<b>Cumulative impacts:</b> <i>After mitigation</i>	N/A	

Activity	Impact summary	Significance	Proposed mitigation
<b>Alternative 1 (preferred alternative)</b>			
			adopt and so this alternative should be dismissed and the Preferred alternative authorised by the competent authority.

**A complete impact assessment in terms of Regulation 19(3) of GN 733 must be included as Appendix F.**

## **2) ENVIRONMENTAL IMPACT STATEMENT**

Taking the assessment of potential impacts into account, please provide an environmental impact statement that summarises the impact that the proposed activity and its alternatives may have on the environment after the management and mitigation of impacts have been taken into account, with specific reference to types of impact, duration of impacts, likelihood of potential impacts occurring and the significance of impacts.

**Please refer to Appendix F for the full Impact Assessment and proposed Mitigation Measures.**

**Proposed establishment of a model Tabernacle, campsite, wedding and conference venue with ablution facilities as well as five new residential units for the employees of the farm on Portion 2 of the Farm No. 451, Kamieskroon**

A major need to create employment opportunities in the Namakwa District Municipal Area exists as is stated in the IDP of the municipality and this is particularly the case in rural areas like where the proposed site is located.

The proposed development will provide short-term employment during the construction phase and long-term benefits for the employees of the farm during the operational phase. The benefits to the employees of the farm will be in the form taking residence on the farm and therefore spending less time and money travelling between home and work and having more time and money available to enjoy with their families.

The Applicant will also benefit from the proposed development in that the Applicant will be able to enjoy residing on the farm as well as enjoy the convenience of conducting church ministry activities like marrying couples and holding church services and conferences on the farm. The potential positive socio-economic impacts of the proposed development for the Applicant and the employees of the farm are therefore quite significant.

The proposed development will impact mostly land subjected to grazing and cultivation over a long time and therefore the likely ecological impacts of the proposed development are low. The likely heritage-related impacts of the proposed development are deemed low for the same reason too.

In view of the above, the likely benefits of the proposed development on the proposed site far outweigh the potential negative impacts. It is therefore suggested that the competent authority authorise the proposed development.

## SECTION E. RECOMMENDATION OF EAP

Is the information contained in this report and the documentation attached hereto sufficient to decide in respect of the activity applied for (in the view of the environmental assessment practitioner)?	YES	NO
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If “NO”, indicate the aspects that should be assessed further as part of a Scoping and EIA process before a decision can be made (list the aspects that require a further assessment).

The Draft BAR has been made available to Interested and Affected Parties for public participation as per the EIA Regulations of 2014 (as amended), before the BAR can be submitted to the competent authority for a decision on the application.
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If “YES”, please list any recommended conditions, including mitigation measures that should be considered for inclusion in any authorisation that may be granted by the competent authority in respect of the application.

<b><u>Recommended conditions</u></b>		
<ul style="list-style-type: none"> <li>• All construction must take place in accordance with an approved construction and operational phase Environmental Management Programme (EMPr.)</li> <li>• A suitably experienced ECO must be appointed to ensure compliance with the conditions of the Environmental Authorization and the EMPr.</li> <li>• Construction work must be strictly limited to daytime working hours to minimise the possibility of noise disturbance.</li> <li>• All waste material on site must be removed and disposed of at a lawful municipal waste disposal facility.</li> <li>• The recommendations contained in the Biodiversity Compliance Statement attached hereto as Appendix D1 must be implemented</li> <li>• The recommendations contained in the freshwater study report attached hereto as Appendix D2 must be implemented</li> <li>• The recommendations contained in the correspondence compiled by the heritage impact specialist attached hereto as Appendix D3 must be implemented.</li> </ul>		
Is an EMPr attached?	YES	NO

The EMPr must be attached as Appendix G.

The details of the EAP who compiled the BAR and the expertise of the EAP to perform the Basic Assessment process must be included in Appendix H.

If any specialist reports were used during the compilation of this BAR, please attach the declaration of interest for each specialist in Appendix I.

Any other information relevant to this application and not previously included must be attached in Appendix J.

Bernard de Witt\_  
NAME OF EAP

\_\_\_\_\_  
SIGNATURE OF EAP

\_\_\_\_\_  
DATE

## **SECTION F: APPENDICES**

The following appendices are attached:

### **APPENDIX A: MAPS**

### **APPENDIX B: SITE PHOTOGRAPHS**

### **APPENDIX C: FACILITY ILLUSTRATION**

### **APPENDIX D: SPECIALIST REPORTS**

### **APPENDIX E: PUBLIC PARTICIPATION**

APPENDIX E1: PROOF OF ADVERTISEMENT AND NOTICES

APPENDIX E2: COMMENTS AND RESPONSES

APPENDIX E3: I&AP REGISTER

### **APPENDIX F: IMPACT ASSESSMENT METHODOLOGY AND SCORING MATRIX**

### **APPENDIX G: ENVIRONMENTAL MANAGEMENT PROGRAMME (EMPr)**

### **APPENDIX H: DETAILS OF EAP AND EXPERTISE**