

INVITATION TO PARTICIPATE:

DEVELOPMENT OF A MIXED-USE URBAN ESTATE ON THE REMAINDER OF PORTION 2, 136 AND 240 OF KLIPRIVIERSBERG 106-IR, THE REMAINDER OF PORTION 586 OF ELANDSFONTEIN 108-IR, THE REMAINDER OF PORTION 734 OF LYNMEYER AND ERVEN 340, 395, 439 AND 735 OF LYNMEYER, WITHIN THE CITY OF EKURHULENI, GAUTENG PROVINCE.

BACKGROUND INFORMATION DOCUMENT

1. Introduction

The purpose of this BID is to provide information to I&APs about the Development of a Mixed-Use Urban Estate on the Remainder of Portion 2, 136 and 240 of Klipriviersberg 106-IR, the Remainder of Portion 586 of Elandsfontein 108-IR, the Remainder of Portion 734 of Lynmeyer and Erven 340, 395, 439 and 735 of Lynmeyer, within the City of Ekurhuleni, Gauteng Province.

The Environmental Impact Assessment Procedure is in process under the National Environmental Management Act (Act 107 of 1998) 2014 legislation and a Notice of Intent was lodged with the Gauteng Department of Agriculture and Rural Development (GDARD). Discussions are being held with GDARD to determine the best approach to the application prior to lodging the application.

Application is also made to the Department of Water Affairs for a Water Use License under Section 21 of the National Water Act (NWA) (Act No 36 of 1998):

21(a) Taking water from a water resource

21(b) Storing Water

21(c) impeding or diverting the flow of water in a watercourse

21(i) altering the bed, banks, course or characteristics of a watercourse:

This BID explains the proposed project and the regulatory processes that will have to be complied with, while providing I&APs with the opportunity to:

- Register as stakeholders in the public participation process; and
- Make initial comments on and contributions to the proposed project.

Contact person for representation on the application:

LEAP Contact Person: Lucia Rasivhetshela

Tel: 012 344 3852

Fax: 086 606 6130

P.O. Box 13185 Hatfield, 0028

E-mail: env4@leapenviro.co.za

Public Participation Assistant: Tinkie Kuhn

Tel: (012) 344 3582

E-mail: pp@leapenviro.co.za

2. Affected properties

Location: Between the R59 & Comaro Street & M38, Meyersdal

Extent: Approximately 421 ha

3. Your comment is important

Your comments will ensure that all relevant issues are evaluated in Environmental Impact Assessment (EIA). You are requested to complete the enclosed registration sheet, write a letter, call or e-mail the public participation office in Pretoria (Lucia Rasivhetshela or Tinkie Kuhn). Upon request you will then receive further information about the proposed project and the EIA process.

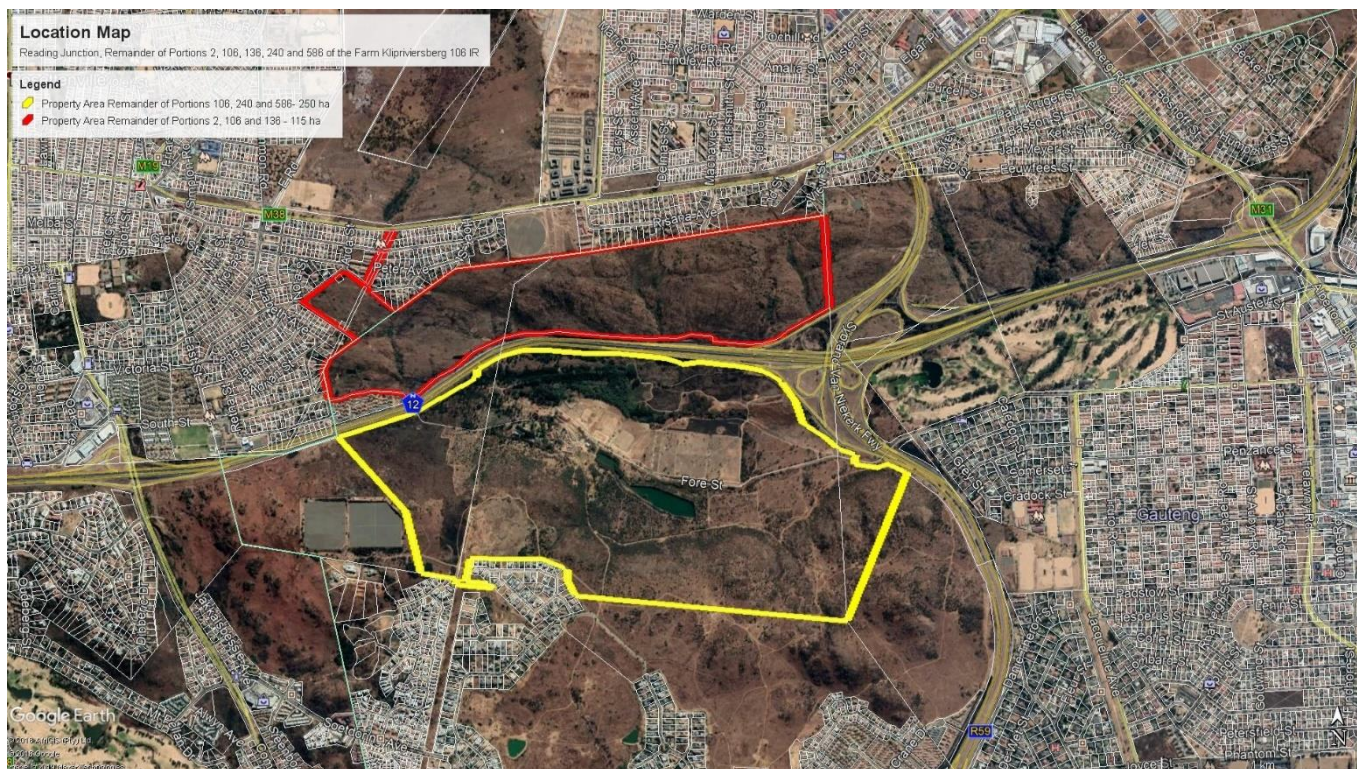
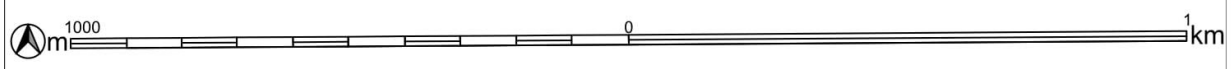


Figure 1: Google location map indicating the site.



REVISIONS		
REV	DATE	DESCRIPTION



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PROJECT				
Remainder of Portions 2, 106, 136, 240 and 586 of the Farm Klipriviersberg 106 IR				
Locality Map				
DRAWN BY	CHECKED BY	DATE	SCALE	QUAD REF. & DATE
ned	GT	2019-11-27	NTS	2628AC 2002

Figure 2: Location Map

4. What is an EIA?

In order to commence with the proposed development, Fore Street Holdings (Pty) Ltd (The Applicant) must conduct an EIA (scoping) process and submit an EIA Report (EIAR) to the regulatory authorities (GDARD) in support of an application for environmental authorisation to proceed with the project. An EIA process is a well-defined and regulated process, in terms of the National Environmental Management Act, 1998 (Act No. 107 of 1998), involving public participation and technical studies, to identify issues of concern and to evaluate the environmental and socio-economic impacts of a proposed project.

EIAs are used by planning authorities to obtain an objective view of the potential environmental and social impacts that could arise during the construction and operation of the proposed development. This information must provide a sound basis for decision-making by the authorities. The end product of EIA process is an EIA Report, which must:

- Identify the potential impacts of the proposed activities;
- Outline the public participation process undertaken; Illustrate the issues, concerns and suggestions raised by I&APs; and
- Outline the environmental management and mitigation measures that must be taken to avoid or reduce negative impacts and enhance positive impacts.

5. The activities to be applied for:

Indicate the number and date of the relevant Government Notice: Activity No (s) (in terms of the relevant notice) Describe each listed activity:

<p>GNR 983, 8 December 2014 as amended by GNR 327, 7 April 2017</p>	<p>Listing Notice 1 Activity 9</p>	<p>The development of infrastructure exceeding 1 000 metres in length for the bulk transportation of water or storm water –</p> <p>(i)with an internal diameter of 0.36 metres or more; or (ii)with a peak throughput of 120 litres per second or more;</p> <p>Excluding where-</p> <p>(a)such infrastructure is for bulk transportation of water or storm water or storm water drainage inside a road reserve or railway line reserve; or (b) where such development will occur within an urban area.</p>
<p>GNR 983, 8 December 2014 as amended by GNR 327, 7 April 2017</p>	<p>Listing Notice 1 Activity 10</p>	<p>The development and related operation of infrastructure exceeding 1 000 metres in length for the bulk transportation of sewage, effluent, process water, waste water, return water, industrial discharge or slimes –</p> <p>(i)with an internal diameter of 0.36 metres or more; or (ii)with a peak throughout of 120 litres per second or more;</p> <p>Excluding where –</p> <p>(a) such infrastructure is for the bulk transportation of sewage, effluent, process water, waste water, return water, industrial discharge or slimes inside a road reserve or railway line reserve; or (b) where such development will occur within an urban area</p>
<p>GNR 983, 8 December 2014 as amended by GNR 327, 7 April 2017</p>	<p>Listing Notice 1 Activity 12</p>	<p>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 (ii)infrastructure or structures with a physical footprint of 100 square metres or more;</p> <p>where such development occurs—</p>

		<p>a) within a watercourse; (b) in front of a development setback; or (c) if no development setback exists, within 32 metres of a watercourse, measured from the edge of a watercourse.</p>
<p>GNR 983, 8 December 2014 as amended by GNR 327, 7 April 2017</p>	<p>Listing Notice 1 Activity 19</p>	<p>The infilling or depositing of any material of more than 10 cubic meters into, or the dredging, excavation, removal or moving of soil, sand, shells, shell grit, pebbles or rock of more than 10 cubic meters from; (i) a watercourse</p>
<p>GNR 982, 8 December 2014 as amended by GNR 325, 7 April 2017</p>	<p>Listing Notice 2 Activity 15</p>	<p>The clearance of an area of 20 hectares or more of indigenous vegetation, excluding where such clearance of indigenous vegetation</p>
<p>GNR 985, 8 December 2014 as amended by GNR 324, 7 April 2017</p>	<p>Listing Notice 3 Activity 4</p>	<p>The development of a road wider than 4 metres with a reserve less than 13,5 metres.</p> <p>c. Gauteng</p> <p>iv. Sites identified as Critical Biodiversity Areas (CBAs) or Ecological Support Areas (ESAs) in the Gauteng Conservation Plan or in bioregional plans.</p>
<p>GNR 985, 8 December 2014 as amended by GNR 324, 7 April 2017</p>	<p>Listing Notice 3 Activity 12</p>	<p>The clearance of an area of 300 square metres or more of indigenous Vegetation.</p> <p>c. Gauteng</p> <p>(ii) Within Critical Biodiversity Areas or Ecological Support Areas identified in the Gauteng Conservation Plan or bioregional plans.</p>
<p>GNR 985, 8 December 2014 as amended by GNR 324, 7 April 2017</p>	<p>Listing Notice 3 Activity 14</p>	<p>Infrastructure or structures with a physical footprint of 10 square meters or more; where such development occurs – (a) within a watercourse (b) in front of a development setback; or (c) if no development setback has been adopted within 32 meters of a watercourse, measured from the edge of a watercourse;</p> <p>c. Gauteng</p> <p>iv. Sites identified as Critical Biodiversity Areas (CBAs) or Ecological Support Areas (ESAs) in the Gauteng Conservation Plan or in bioregional plans.</p>

6. National Water Act

Application is also made to the Department of Water and Sanitation for a Water use License under Section 21 (c and i) of the National Water Act (NWA) (Act No 36 of 1998):

21(a) Taking water from a water resource

21(b) Storing water

21(c) impeding or diverting the flow of water in a watercourse

21(i) altering the bed, banks, course or characteristics of a watercourse

7. Public Participation

The public participation process during the EIA phase will enable I&APs to influence the course of the technical investigations and to review the findings of the independent studies that are undertaken. The environmental consultants will correspond directly with registered I&APs at various stages during the process to keep them

informed of progress in the study and the timing of opportunities to be involved. The steps in the public participation process are outlined below.

- Letters of invitation accompanied by this BID and comment sheet to be distributed to adjacent landowners within 100m from the area of the proposed development, key individuals and organisations, announcing the project and inviting their comment
- Advertisements in Local newspaper (Citizen) announcing the proposed project and providing opportunity to comment
- Site notices to be erected at strategic places along the property in accordance with the requirements of the EIA Regulations, in order to announce the project
- Key stakeholders in the area will be informed by telephone, e-mail or facsimile.
- All issues received from stakeholders will be captured in the issues and response report (I&RR) which will be used to screen and prioritise issues for evaluation

8. Specialist studies being conducted

The following specialist studies are currently being conducted to provide the necessary detail to GDARD to make informed decisions regarding the application. Furthermore, the specialist studies provide the I&AP's the information required to gauge the potential impact and to see if the issues that are important to them are addressed.

- Traffic Impact Assessment
- Services report to include Roads, Water provision, Sewer reticulation and Storm Water
- Electricity
- Wetland
- Architectural Studies
- Town planning Motivational Memorandum
- Ecological Assessment
- Heritage Impact Assessment
- Geotechnical Report

Individual meetings with I&AP's will be held upon request, should it be required.

INVITATION TO PARTICIPATE: EIA as per NEMA & WULA as NWA READING JUNCTION REGISTRATION SHEET Accompanying Background Information Document December 2019	Public Participation Office LEAP Lucia Rasivhetshela P.O. Box 13185, Hatfield, 0028 FAX 086 606 6130 env4@leapenviro.co.za & Tinkie Kuhn pp@leapenviro.co.za
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To facilitate the public participation process please register.

TITLE		FIRST NAME	
INITIALS		SURNAME	
ORGANISATION			
POSTAL ADDRESS			
		POSTAL CODE	
LAND LINE TEL NO		CELL NO	
FAX NO		EMAIL	

Please formally register me as an interested and affected party (I&AP) so that I may receive further information and notifications during the EIA (Scoping) process		YES	NO
I would like my notifications and documents for comment as follows:			
Letter (mail)	E-mail	Fax	On CD
		Internet	

In terms of this Public Participation process I disclose below any direct business, financial, personal or other interest that I may have in the approval or refusal of the application:

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COMMENTS (please use separate sheets if you wish)

I suggest that the following issues of concern be investigated:

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I suggest the following for the public participation process:

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Any other comments:

.....

.....

Please also register the following people as I&APs for this process:

.....

.....

Signature

Date

THANK YOU FOR YOUR CONTRIBUTION