

**SCREENING REPORT FOR AN ENVIRONMENTAL AUTHORIZATION OR
FOR A PART TWO AMENDMENT OF AN ENVIRONMENTAL AUTHORISATION
AS REQUIRED BY THE 2014 EIA REGULATIONS – PROPOSED SITE
ENVIRONMENTAL SENSITIVITY**

EIA Reference number: tbc

Project name: Kranshoek Ptn 9

Project title: Application

Date screening report generated: 03/11/2020 11:19:51

Applicant: Status Homes Development

Compiler: SEScc

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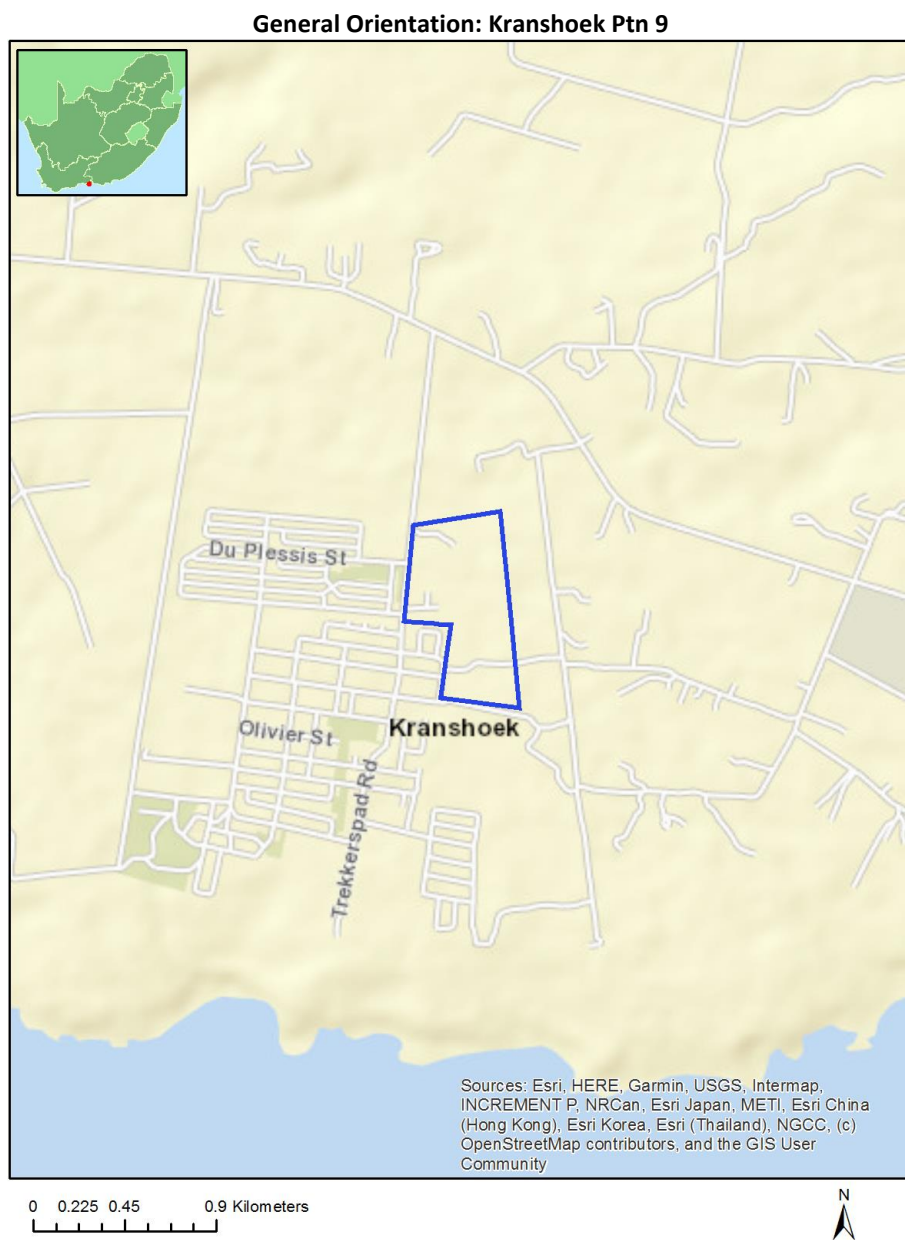


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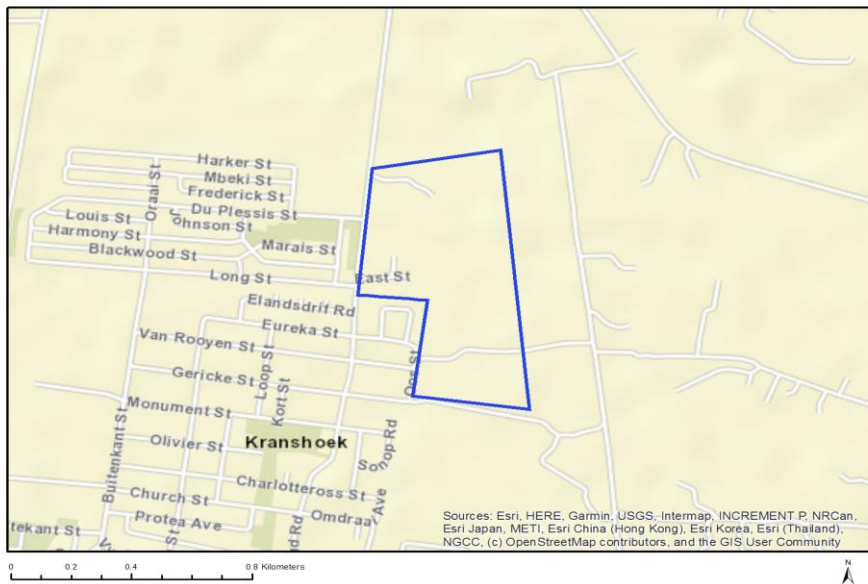
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Proposed Project Location

Orientation map 1: General location



Map of proposed site and relevant area(s)



Cadastral details of the proposed site

Property details:

No	Farm Name	Farm/ Erf No	Portion	Latitude	Longitude	Property Type
1	KRANSHOEK	432	0	34°5'11.13S	23°17'3.71E	Farm
2	KRANSHOEK	432	9	34°5'6.08S	23°18'5.84E	Farm Portion
3	KRANSHOEK	432	9	34°5'7.14S	23°18'6.6E	Farm Portion
4	KRANSHOEK	432	39	34°5'14.58S	23°18'5.23E	Farm Portion

Development footprint¹ vertices:
No development footprint(s) specified.

Wind and Solar developments with an approved Environmental Authorisation or applications under consideration within 30 km of the proposed area

No nearby wind or solar developments found.

Environmental Management Frameworks relevant to the application

No intersections with EMF areas found.

¹ "development footprint", means the area within the site on which the development will take place and includes all ancillary developments for example roads, power lines, boundary walls, paving etc. which require vegetation clearance or which will be disturbed and for which the application has been submitted.

Environmental screening results and assessment outcomes

The following sections contain a summary of any development incentives, restrictions, exclusions or prohibitions that apply to the proposed development site as well as the most environmental sensitive features on the site based on the site sensitivity screening results for the application classification that was selected. The application classification selected for this report is: Transformation of land | From agriculture or afforestation | Transformation of land - From agriculture or afforestation.

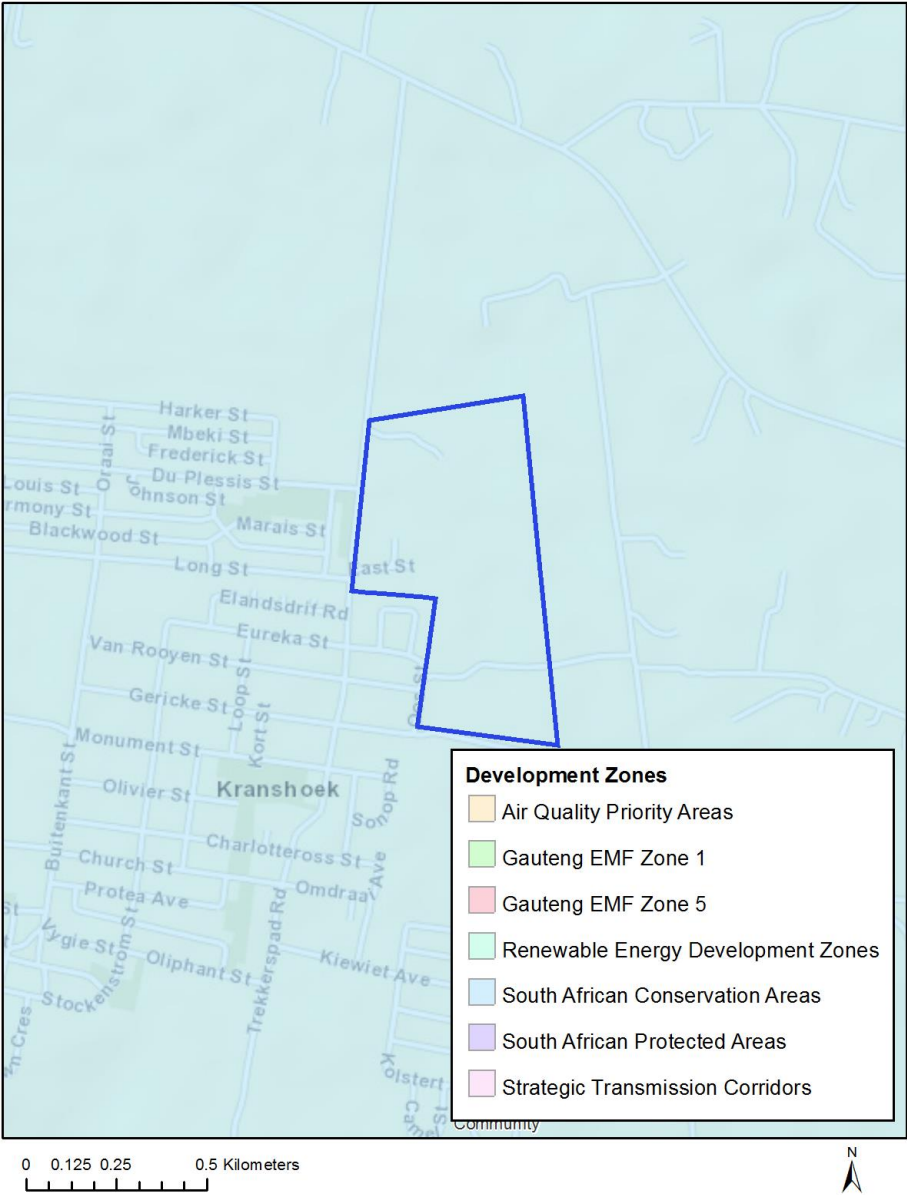
Relevant development incentives, restrictions, exclusions or prohibitions

The following development incentives, restrictions, exclusions or prohibitions and their implications that apply to this site are indicated below.

Incentive, restriction or prohibition	Implication
South African Conservation Areas	https://screening.environment.gov.za/ScreeningDownloads/DevelopmentZones/SACAD_OR_2020_Q1_Metadata.pdf

Map indicating proposed development footprint within applicable development incentive, restriction, exclusion or prohibition zones

Project Location: Kranshoek Ptn 9



Proposed Development Area Environmental Sensitivity

The following summary of the development site environmental sensitivities is identified. Only the highest environmental sensitivity is indicated. The footprint environmental sensitivities for the proposed development footprint as identified, are indicative only and must be verified on site by a suitably qualified person before the specialist assessments identified below can be confirmed.

Theme	Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
Agriculture Theme	X			
Animal Species Theme		X		

Aquatic Biodiversity Theme	X			
Archaeological and Cultural Heritage Theme		X		
Civil Aviation Theme		X		
Defence Theme				X
Paleontology Theme			X	
Plant Species Theme			X	
Terrestrial Biodiversity Theme	X			

Specialist assessments identified

Based on the selected classification, and the environmental sensitivities of the proposed development footprint, the following list of specialist assessments have been identified for inclusion in the assessment report. It is the responsibility of the EAP to confirm this list and to motivate in the assessment report, the reason for not including any of the identified specialist study including the provision of photographic evidence of the site situation.

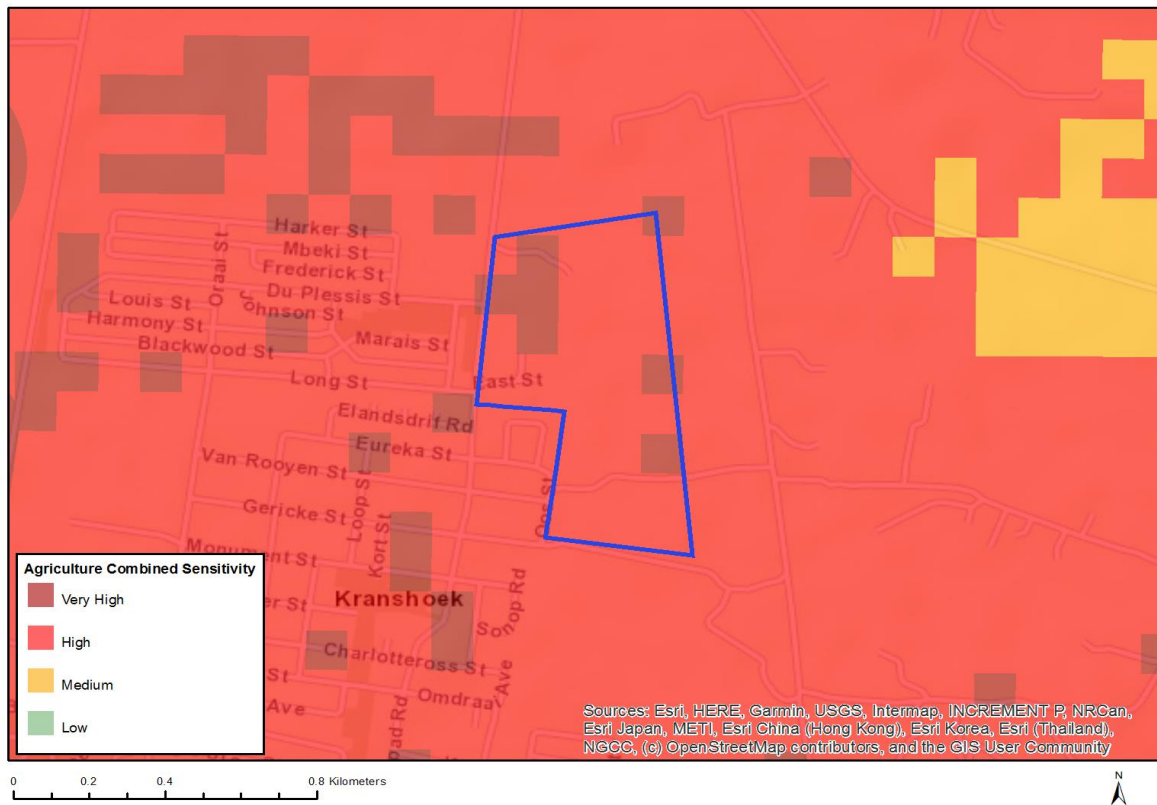
N o	Specialist assessment	Assessment Protocol
1	Agricultural Impact Assessment	https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted_General_Agriculture_Assessment_Protocols.pdf
2	Landscape/Visual Impact Assessment	https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted_General_Requirement_Assessment_Protocols.pdf
3	Archaeological and Cultural Heritage Impact Assessment	https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted_General_Requirement_Assessment_Protocols.pdf
4	Palaeontology Impact Assessment	https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted_General_Requirement_Assessment_Protocols.pdf
5	Terrestrial Biodiversity Impact Assessment	https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted_Terrestrial_Biodiversity_Assessment_Protocols.pdf
6	Aquatic Biodiversity Impact Assessment	https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted_Aquatic_Biodiversity_Assessment_Protocols.pdf
7	Hydrology	https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols

	Assessment	/Gazetted General Requirement Assessment Protocols.pdf
8	Socio-Economic Assessment	https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Requirement Assessment Protocols.pdf
9	Plant Species Assessment	https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Requirement Assessment Protocols.pdf
10	Animal Species Assessment	https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Requirement Assessment Protocols.pdf

Results of the environmental sensitivity of the proposed area.

The following section represents the results of the screening for environmental sensitivity of the proposed site for relevant environmental themes associated with the project classification. It is the duty of the EAP to ensure that the environmental themes provided by the screening tool are comprehensive and complete for the project. Refer to the disclaimer.

MAP OF RELATIVE AGRICULTURE THEME SENSITIVITY

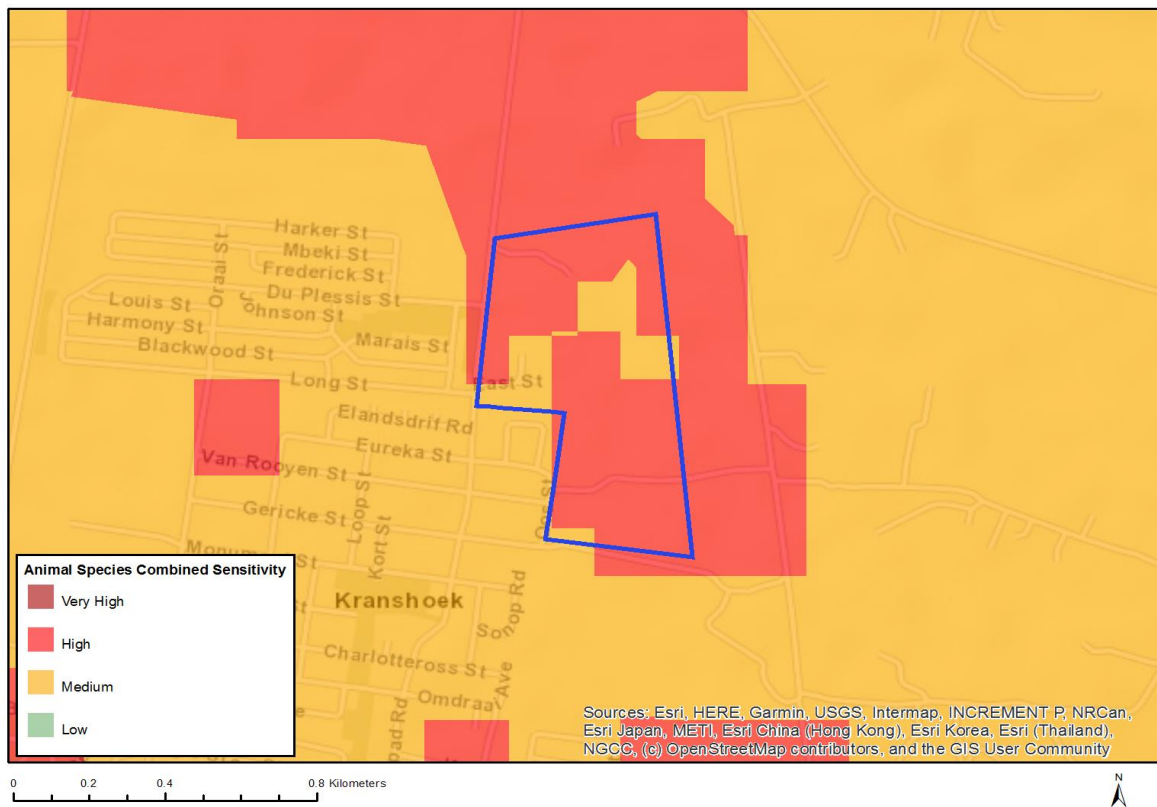


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
X			

Sensitivity Features:

Sensitivity	Feature(s)
High	Land capability;09. Moderate-High/10. Moderate-High
Very High	Land capability;11. High/12. High-Very high/13. High-Very high/14. Very high/15. Very high

MAP OF RELATIVE ANIMAL SPECIES THEME SENSITIVITY

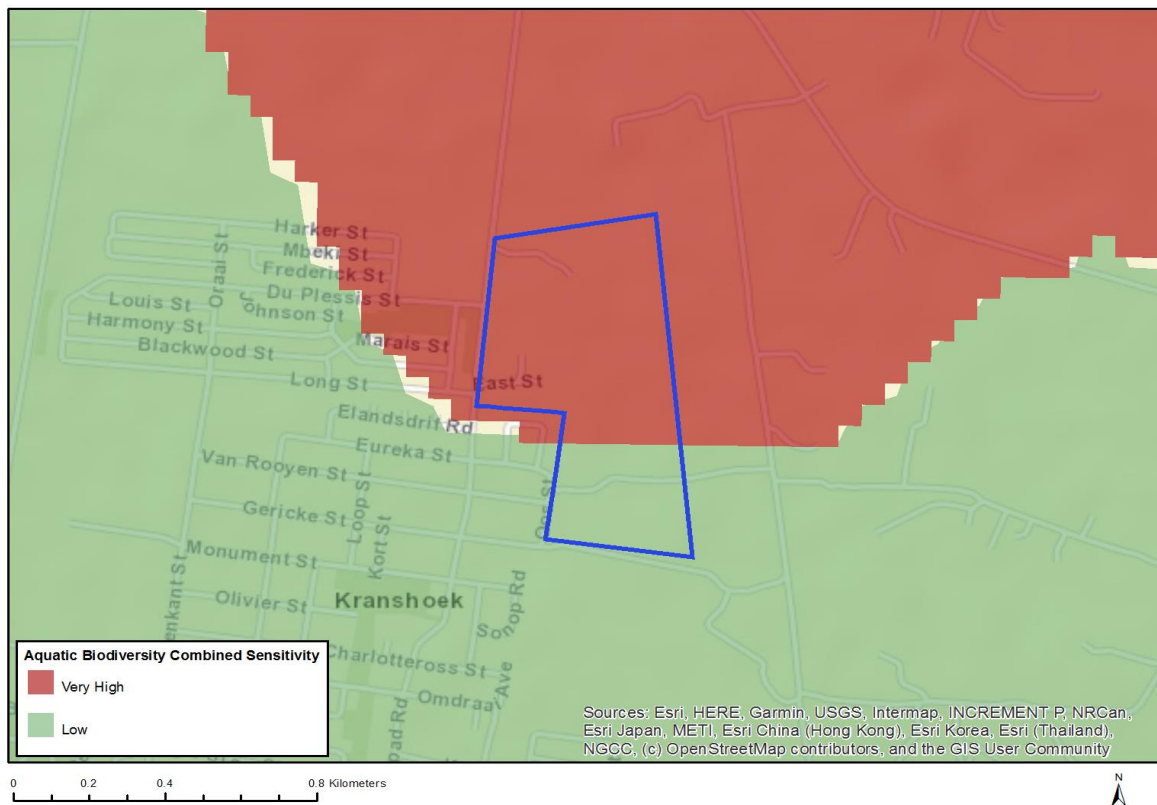


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
	X		

Sensitivity Features:

Sensitivity	Feature(s)
High	Aves-Bradypterus sylvaticus
High	Aves-Campethera notata
High	Aves-Circus ranivorus
High	Aves-Neotis denhami
Medium	Invertebrate-Aneuryphymus montanus
Medium	Mammalia-Chlorotalpa duthieae
Medium	Insecta-Aloeides thyra orientis
Medium	Reptilia-Tetradactylus fitzsimonsi
Medium	Sensitive species 5
Medium	Aves-Neotis denhami
Medium	Aves-Bradypterus sylvaticus
Medium	Amphibia-Afrixalus knysnae

MAP OF RELATIVE AQUATIC BIODIVERSITY THEME SENSITIVITY

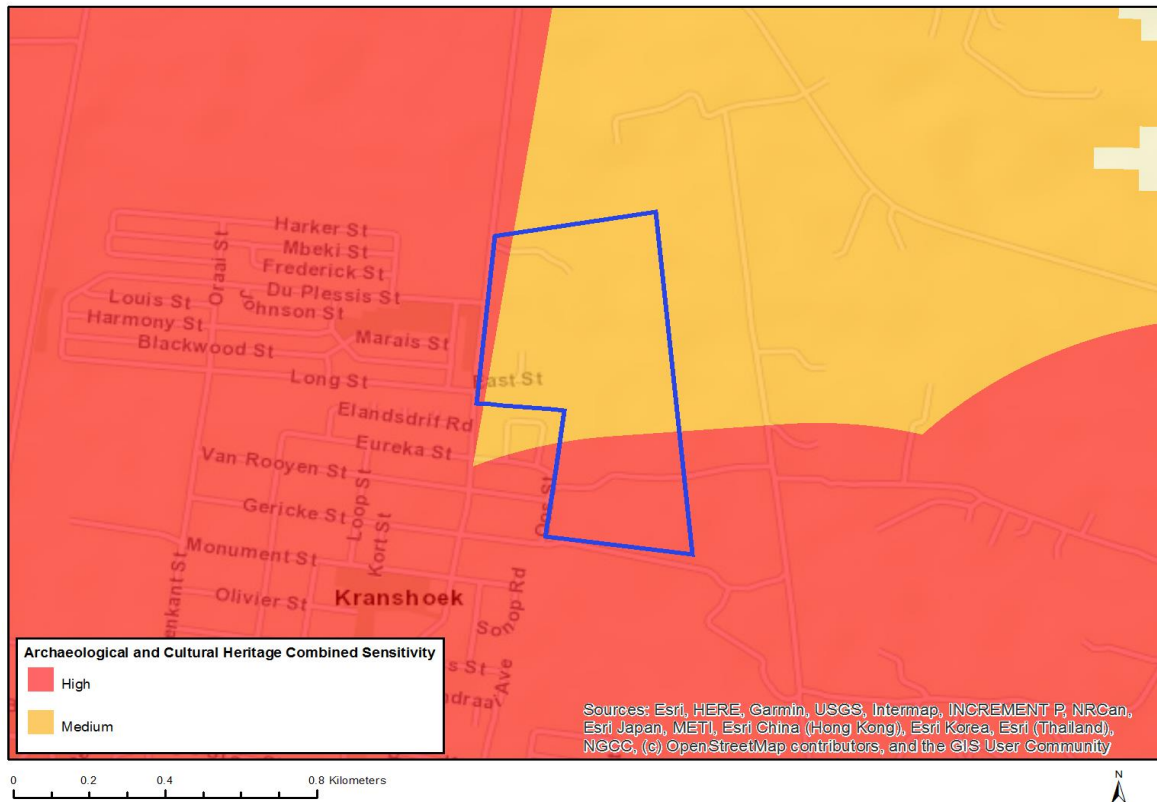


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
X			

Sensitivity Features:

Sensitivity	Feature(s)
Low	Low sensitivity
Very High	Freshwater ecosystem priority area quinary catchments

MAP OF RELATIVE ARCHAEOLOGICAL AND CULTURAL HERITAGE THEME SENSITIVITY

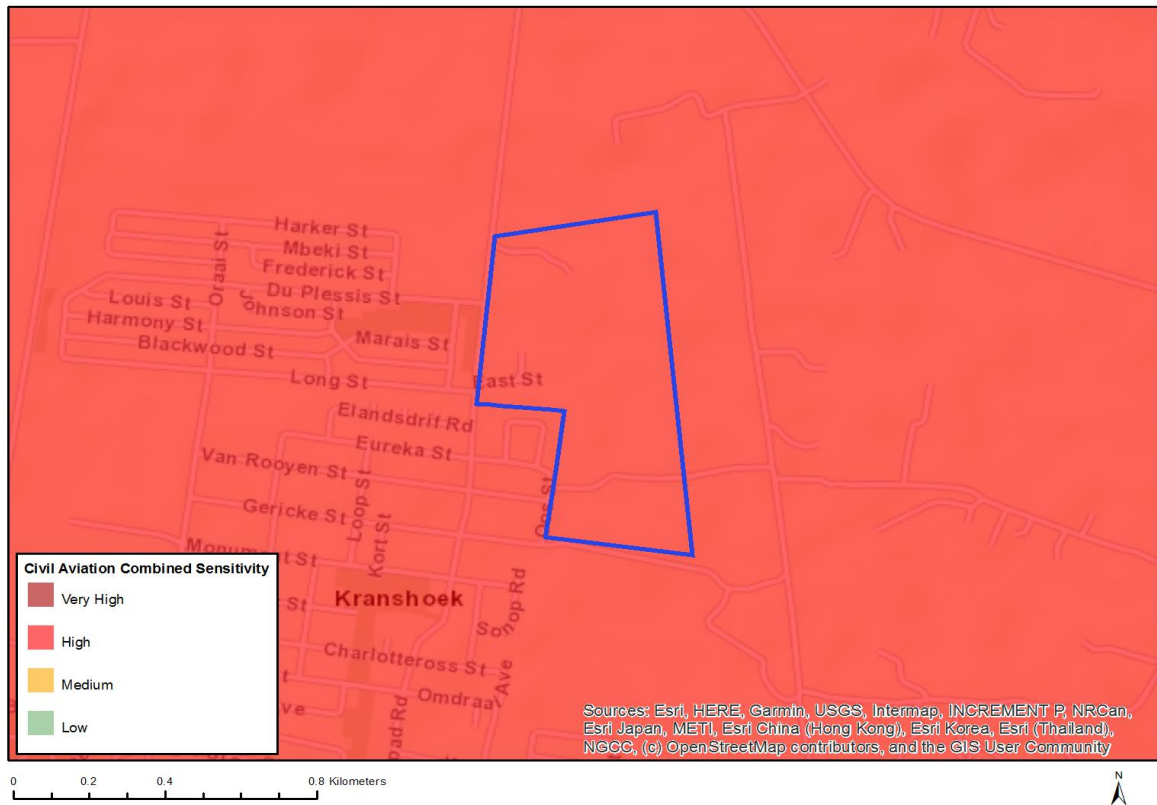


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
	X		

Sensitivity Features:

Sensitivity	Feature(s)
High	Within 1 km of a protected area
Medium	Mountain or ridge

MAP OF RELATIVE CIVIL AVIATION THEME SENSITIVITY

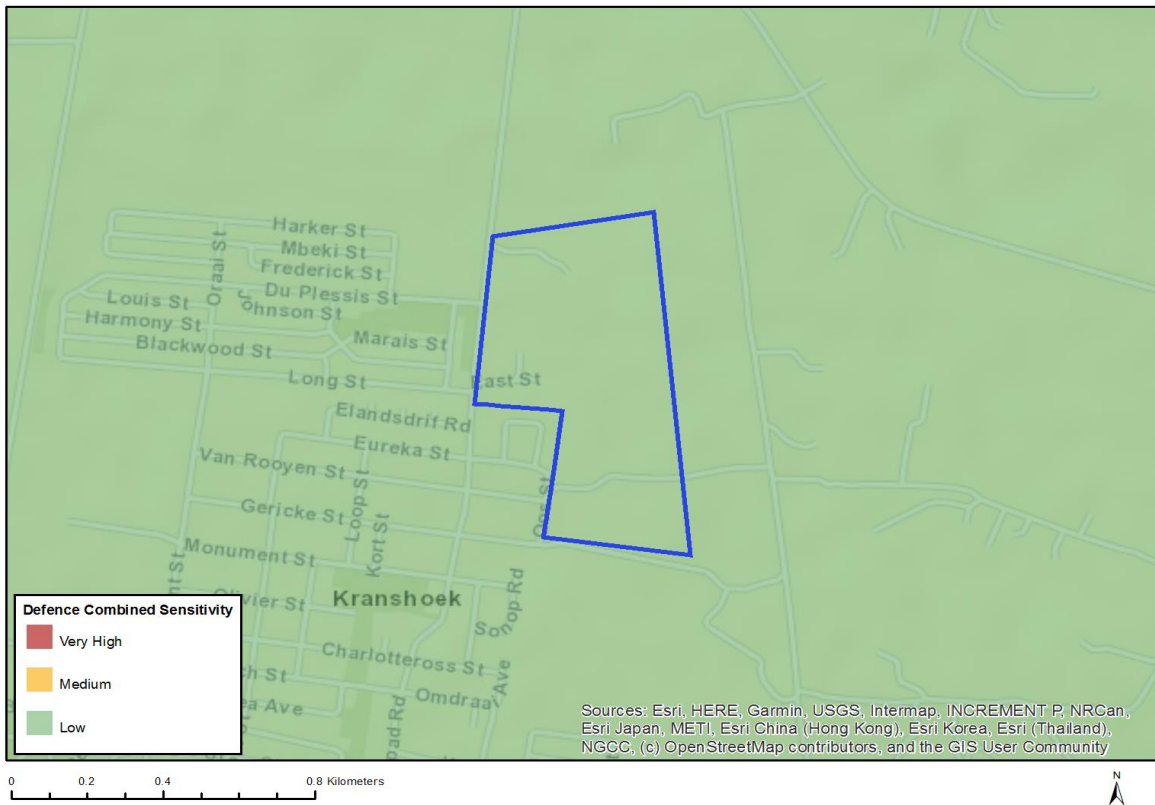


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
	X		

Sensitivity Features:

Sensitivity	Feature(s)
High	Within 8 km of other civil aviation aerodrome

MAP OF RELATIVE DEFENCE THEME SENSITIVITY

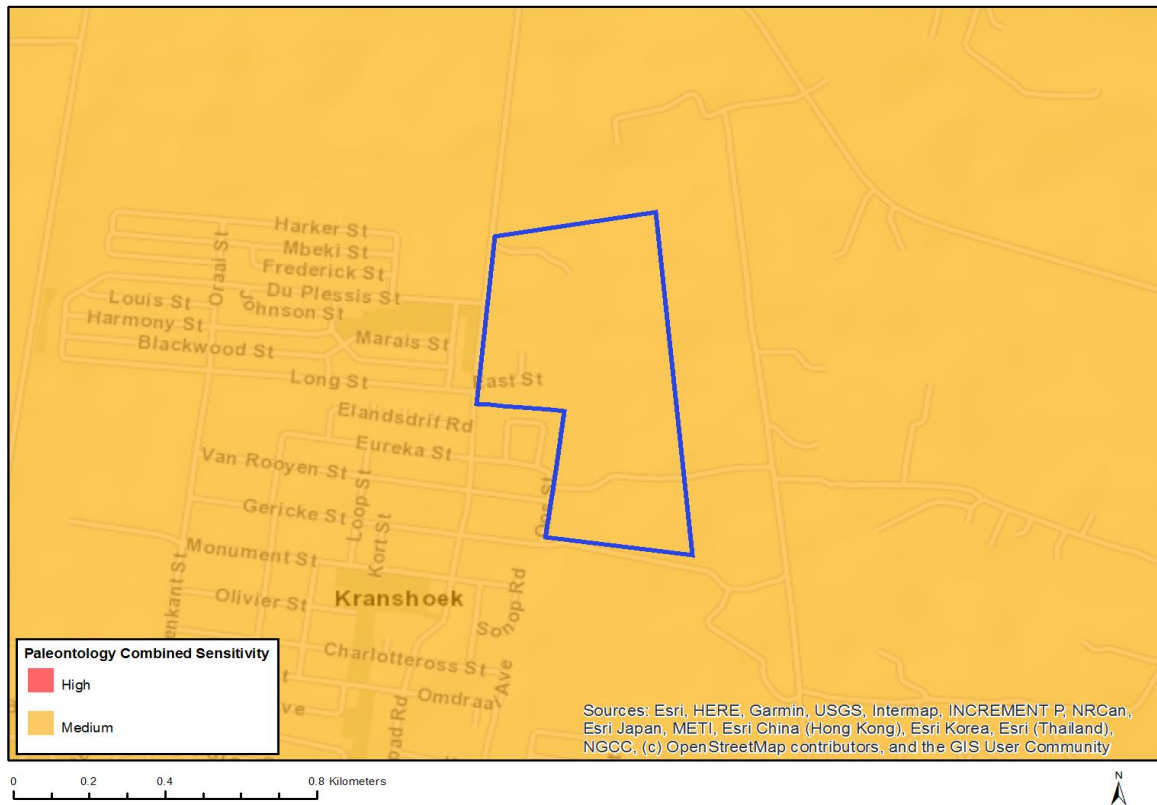


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
			X

Sensitivity Features:

Sensitivity	Feature(s)
Low	Low sensitivity

MAP OF RELATIVE PALEONTOLOGY THEME SENSITIVITY

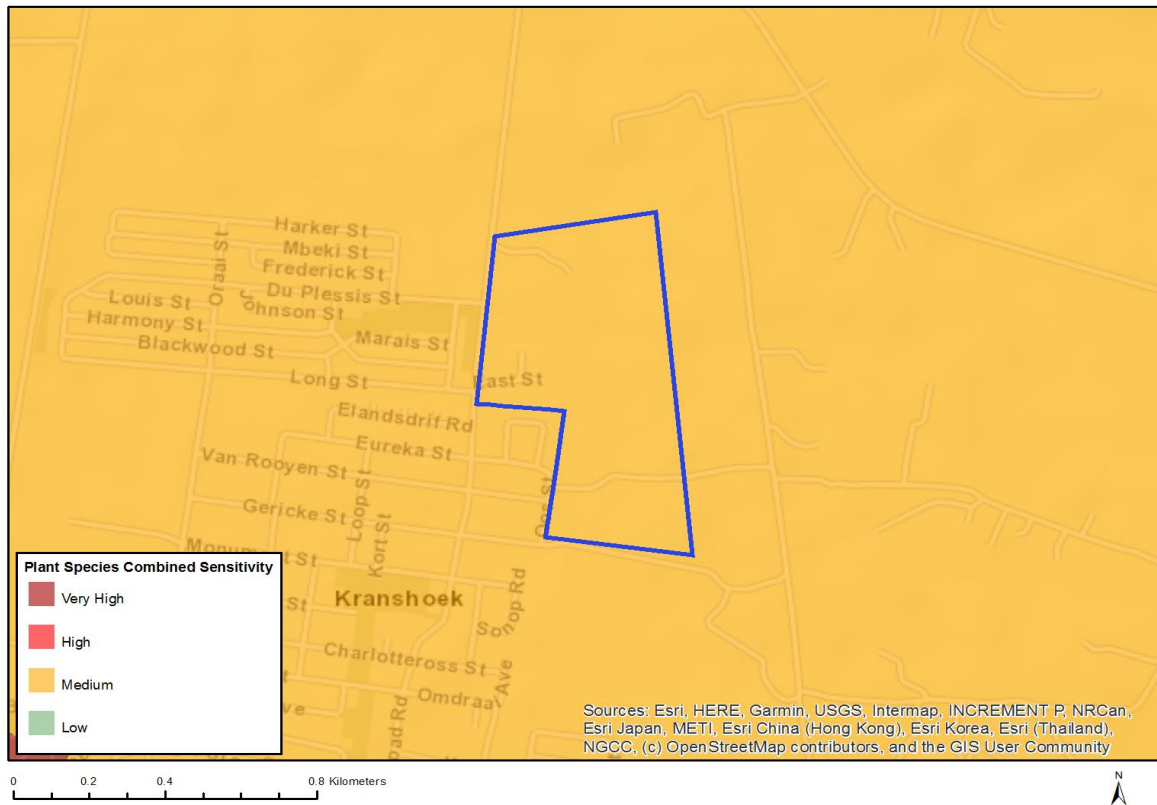


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
		X	

Sensitivity Features:

Sensitivity	Feature(s)
Medium	Rock units with a medium paleontological sensitivity

MAP OF RELATIVE PLANT SPECIES THEME SENSITIVITY

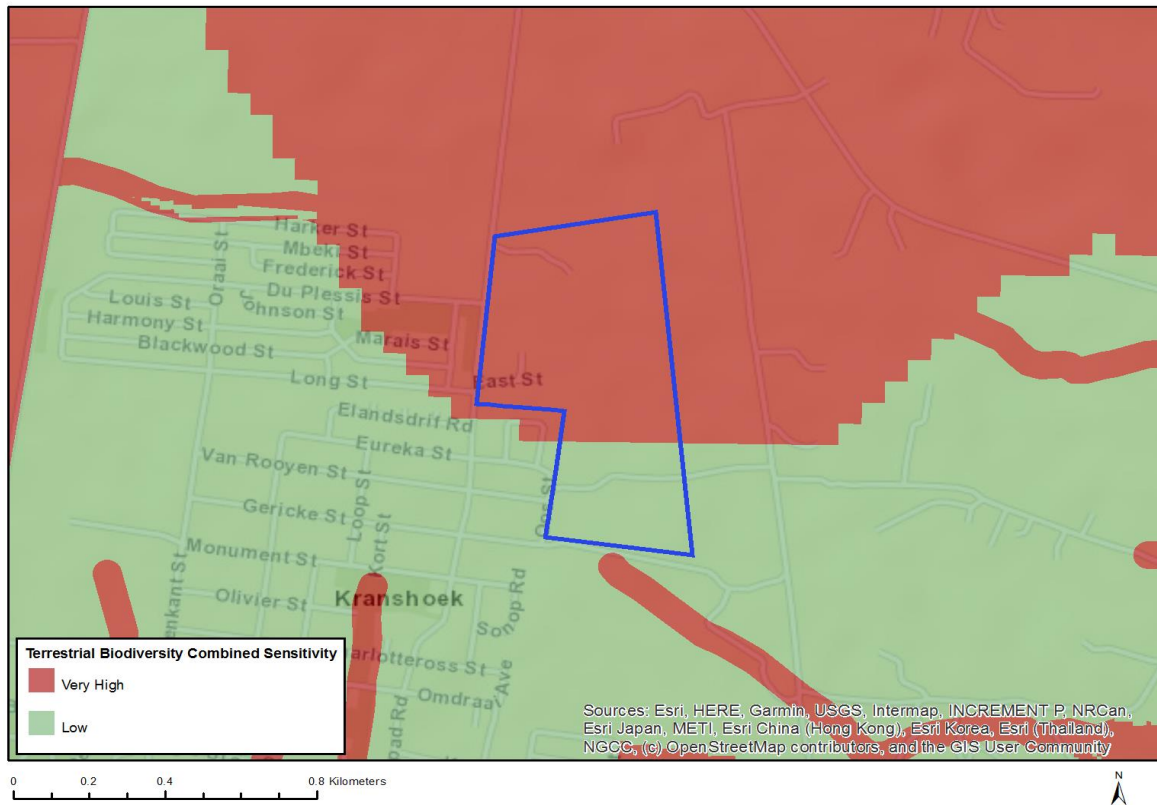


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
		X	

Sensitivity Features:

Sensitivity	Feature(s)
Medium	Selago burchellii
Medium	Sensitive species 273
Medium	Erica glandulosa subsp. fourcadei
Medium	Osteospermum pterigoideum
Medium	Acmadenia alternifolia
Medium	Muraltia knysnaensis
Medium	Leucospermum glabrum
Medium	Mimetes pauciflorus

MAP OF RELATIVE TERRESTRIAL BIODIVERSITY THEME SENSITIVITY



Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
X			

Sensitivity Features:

Sensitivity	Feature(s)
Low	Low Sensitivity
Very High	Ecological Support Area 2
Very High	Freshwater ecosystem priority area quinary catchments



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SITE VERIFICATION REPORT

FOR THE

PROPOSED MIXED-USE DEVELOPMENT
ON PORTION 9 OF THE FARM KRANSHOEK
NO. 432, KNYSNA ROAD, PLETTENBERG
BAY

REPORT NR: CT06/38/DEIAR/KRANSHOEK/11/2020

DATE: 11 Novmeber 2020

DEADP REF NO: 16/3/3/2/D1/13/0001/20



1. INTRODUCTION

Sharples Environmental Services cc (SES) has been appointed by Status Homes Property Developers (Pty) Ltd (client), as the Environmental Assessment Practitioner (EAP) to ensure compliance with the regulations the National Environmental Management Act, No. 107 of 1998, as amended and the amended Environmental Impact Assessment Regulations of 7 April 2017 for the proposed housing development on Portion 9 of the Farm Kranshoek No 432, Plettenberg Bay, Western Cape.

A screening tool report was produced using the government Web-based National Environmental Screening Tool and this report serves to ground truth the sensitivity ratings of the report and motivate why some of the specialist studies recommended by the web-based report will not be undertaken for the proposed development.

The site inspection for this report was undertaken on the 31 October 2018.

2. FINDINGS OF THE SCREENING TOOL

The National Sector Classification Category selected to produce the Screening Tool Report, dated 03 November 2020, attached to this report: **Transformation of land: From Agriculture** or afforestation.

2.1 Wind and Solar Developments

The report indicates that there are no nearby wind and solar developments

2.2 Environmental Management Frameworks

No Environmental Management Frameworks for the area.

2.3 Relevant development incentives, restrictions, exclusions or prohibitions

South African Conservation Areas

As seen from Figure 2, the site is located within the Garden Route Biosphere Reserve (GRBR).

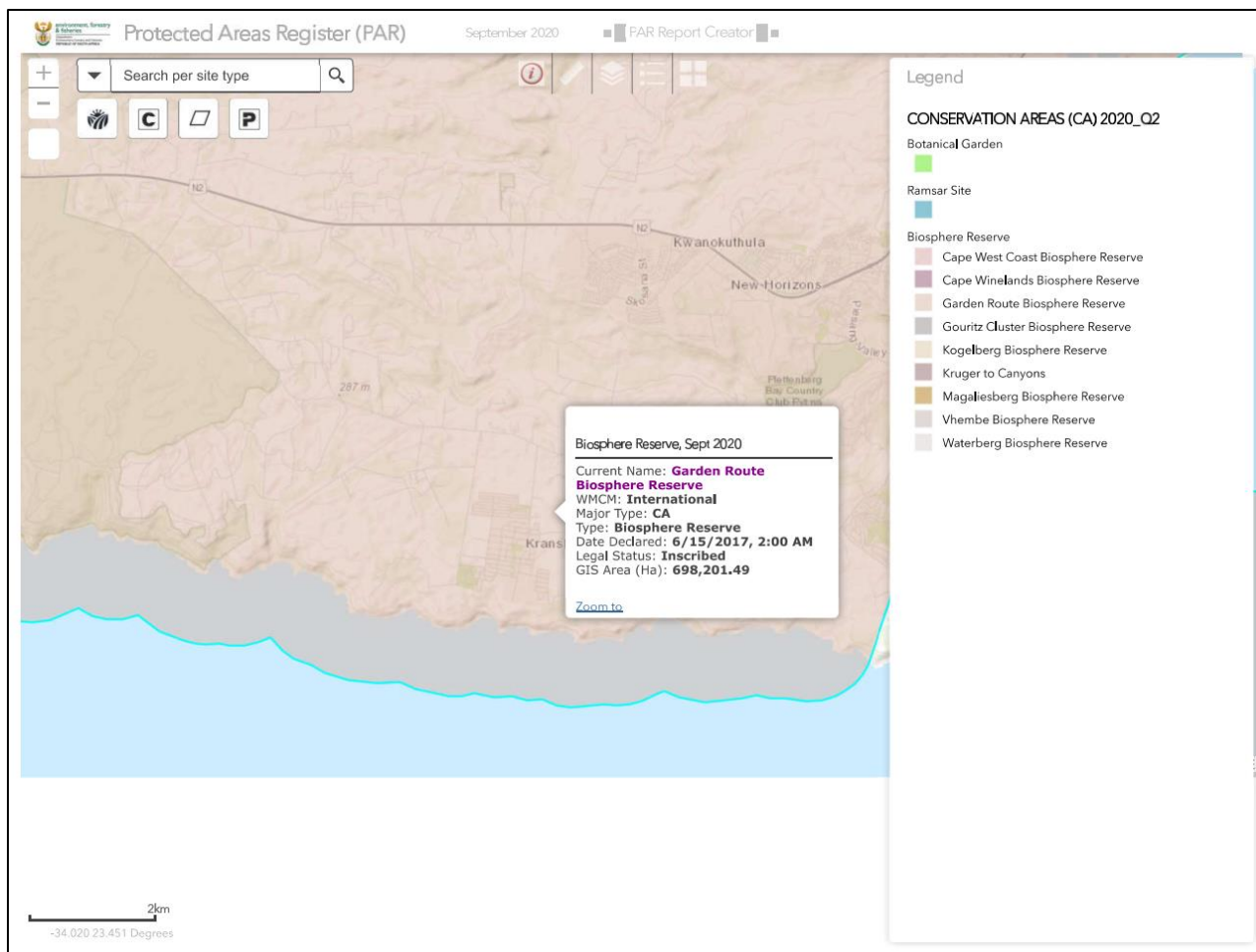


Figure 1: Protected Areas Register Map

2.4 Area Environmental Sensitivity

The following summary of the development footprint environmental sensitivities is identified by the screening tool report. Only the highest sensitivity is indicated. **The footprint environmental sensitivities for the proposed development footprint as identified by the screening tool report, are indicative only and must be verified on site by a suitably qualified person before the specialist assessments identified below can be confirmed.**

Theme	Sensitivity				Feature
	Very High	High	Medium	Low	
Agriculture	X				Land capability; 11. High/12. High-Very high/13. High-Very high/14. Very high/15. Very high
Animal Species		X			<i>Aves-Bradypterus sylvaticus</i> ; <i>Campethera notata</i> ; <i>Circus ranivorus</i> ; <i>Neotis denhami</i> ; <i>Neotis denhami</i> ; <i>Bradypterus sylvaticus</i> ; <i>Africalus knysnae</i>

Theme	Sensitivity				Feature
	Very High	High	Medium	Low	
					<i>Invertebrate-Aneuryphymus montanus</i> <i>Mammalia-Chlorotalpa duthieae</i> <i>Insecta-Aloeides thyra orientis</i> <i>Reptilia-Tetradactylus fitzsimonsi</i>
Aquatic Biodiversity	X				Freshwater ecosystem priority area quinary catchments
Archaeological, Cultural Heritage		X			Within 1 km of a protected area
Civil Aviation		X			Within 8 km of other civil aviation aerodrome
Paleontology			X		Rock units with a medium paleontological sensitivity
Plant Species			X		Sensitive species 273 <i>Selago burchellii</i> ; <i>Erica glandulosa</i> subsp. <i>Fourcadei</i> ; <i>Osteospermum pterigoideum</i> ; <i>Acmadenia alternifolia</i> ; <i>Muraltia knysnaensis</i> ; <i>Leucospermum glabrum</i> ; <i>Mimetes pauciflorus</i>
Defence				X	Low sensitivity
Terrestrial Biodiversity	X				Ecological Support Area 2, Freshwater ecosystem priority area quinary catchments

2.5 Specialist assessments identified

Based on the selected classification, and the environmental sensitivities of the proposed development footprint, the following list of specialist assessments have been identified for inclusion in the assessment report. It is the responsibility of the EAP to confirm this list and to motivate in the assessment report, the reason for not including any of the identified specialist study including the provision of photographic evidence of the footprint situation.

No.	Specialist Assessment	Assessment Protocol
1	Agricultural Impact Assessment	Agriculture
2	Landscape/Visual Impact Assessment	General
3	Archaeological and Cultural Heritage Impact Assessment	General
4	Paleontology Impact Assessment	General
5	Terrestrial Biodiversity Impact Assessment	Terrestrial
6	Aquatic Biodiversity Impact Assessment	Aquatic
7	Hydrology Assessment	General
8	Socio-Economic Assessment	General

9	Plant Species Assessment	Plant Species
10	Animal Species Assessment	Animal Species

3. Site Verification

A initial site inspection was undertaken on the 30 October 2018, by Betsy Ditcham and John Sharples of Sharples Environmental Services. A second visit was undertaken on 27 June 2019, by Betsy Ditcham, John Sharples and Debbie Fordham of Sharples Environmental Services, Colin Fordham of CapeNature, Danie Swanepoel, Malcolm Fredericks and Shireen Pullen of the Department of Environmental Affairs and Development Planning (DEADP), Anje Taljaard of the Bitou Municipality and Rudzani Makahane of the Breede-Gouritz Catchment Management Agency (BGCMA).

3.1 Agriculture

The report indicates that the Land capability is very high and high, resulting in the high sensitivity rating and the suggested Agricultural Impact Assessment (AIA).

Due to the lack of water availability, the property has not has any form of agricultural activities taking place on the property for over 15 years. The site is currently utilized for informal tea harvesting by the community. There are no other agricultural activities on site.

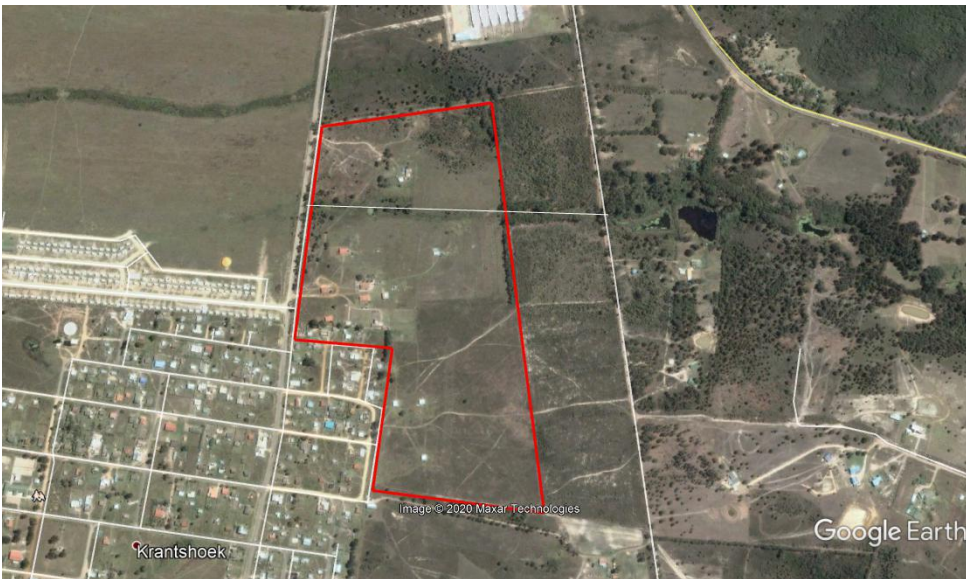


Figure 2: Aerial Image of the site from 2004 (Source: GoogleEarth)



Figure 3: Aerial Image of the site from 2011 (Source: GoogleEarth)



Figure 4: Aerial Image of the site from 2020 (Source: GoogleEarth)

The Department of Agriculture was requested to comment on the Scoping Report during the Public Participation Process and confirmed they had no objection to the proposed project. There is therefore no reason to believe that an Agricultural Impact Assessment is required.

3.2 Animal Species

The report indicates that the animal sensitivity rating of the site to be High and Very High and suggests an Animal Species Assessment (ASA). The features which resulted in this ASA being suggested in the report are as follows:

Aves

- *Bradypterus sylvaticus*;
- *Camphethera notata*;
- *Circus ranivorus*;
- *Neotis denhami*;

- *Neotis denhami*;
- *Bradypterus sylvaticus*;
- *Afrivalus knysnae*

Invertebrate

- *Aneuryphymus montanus*

Mammalia

- *Chlorotalpa duthieae*

Insecta

- *Aloeides thyra orientis*

Reptilia

- *Tetradactylus fitzsimonsi*

An Ecological Assessment was undertaken for the proposed development, which found no species of conservation importance on site. In addition, the majority of the riparian vegetation and pockets of fynbos are proposed to remain as public open space.

As such, additional species specific assessment will not be undertaken.

3.3 Aquatic Biodiversity

The report indicates that the site's Aquatic Biodiversity is of Very High sensitivity as the site is mapped as a "Freshwater ecosystem priority area quinary catchments" and that an Aquatic Biodiversity Impact Assessment should be undertaken.

This site visit confirmed the presence of freshwater ecosystems and as such, a Freshwater Impact Assessment was conducted by Debbie Fordham of Sharples Environmental Services cc.

3.4 Archaeological, Cultural Heritage

The report indicates that the site's Archaeological, Cultural Heritage to be Medium and High due to the following features: **Mountain or ridge, Within 1 km of a protected area.**

Comment was received from the Competent Authority (Heritage Western Cape) stating that no further action under Section 38 of the National Heritage Resources Act is required.

3.5 Civil Aviation

The report indicates that the site is rated as high Sensitivity in terms of Civil Aviation due to the following features: **Within 8 km of other civil aviation aerodrome.**

Comment will be requested from the Civil Aviation Authority.

3.6 Plant Species

The report indicates that the site is rated as medium sensitivity in terms of Plant Species due to the following features: **Sensitive species 273; *Selago burchellii*; *Erica glandulosa* subsp. *Fourcadei*; *Osteospermum pterigoideum*; *Acmadenia alternifolia*; *Muraltia knysnaensis*; *Leucospermum glabrum*; *Mimetes pauciflorus***

Upon investigation of the site, its degraded nature was evident, however, an Ecological Impact Assessment was undertaken by Engineering Advice and Services.

3.7 Defence

Low sensitivity – no other information provided. No action required by the EAP in terms of Defence Themes.

3.8 Terrestrial Biodiversity

The report indicates that the Terrestrial Biodiversity of the site is rated as Low and Very High due to the following features: **Ecological Support Area 2, Freshwater ecosystem priority area quinary catchments.**

Upon investigation of the site, its degraded nature was evident, however, an Ecological Impact Assessment was undertaken by Engineering Advice and Services.

4. SPECIALIST STUDIES

As shown in section 2.5, of this report, 10 specialist studies were recommended:

No.	Suggested Specialist Assessment	Applicability to the proposal
1	Agricultural Impact Assessment	Not Applicable
2	Landscape/Visual Impact Assessment	Applicable
3	Archaeological and Cultural Heritage Impact Assessment	Not Applicable
4	Paleontology Impact Assessment	Not Applicable
5	Terrestrial Biodiversity Impact Assessment	Applicable
6	Aquatic Biodiversity Impact Assessment	Applicable
7	Hydrology Assessment	Applicable
8	Socio-Economic Assessment	Applicable
9	Plant Species Assessment	Applicable
10	Animal Species Assessment	Applicable

Of the 10 specialist studies recommended by the Screening Tool Report, it is proposed that the Agricultural Impact Assessment and Archaeological, Paleontology and Cultural Heritage Impact Assessment are not required.

The following specialist studies have been conducted:

- Ecological Assessment with Plant Species Assessment – Engineering Advice & Services (February 2019)
- Freshwater Habitat Impact Assessment – Sharples Environmental Services (March 2019)
- Residential Market Assessment – Urban-Econ (February 2019)

It should be noted that all specialist studies were commissioned and compiled prior to the promulgation of the Protocols on 9 May 2020, as is evident from the dates of compilation.

5. CONCLUSION

From the findings of this report, SES proposes that all required Specialist studies have been undertaken to inform the Environmental Impact Assessment Report for this proposal. The Department of Environmental Affairs and Development Planning (George) must confirm if they concur with our findings.