

**GEORGE****TEL:** +27 (0) 44 873 4923 **FAX:** +27 (0) 44 874 5953**EMAIL:** info@sesc.net **WEBSITE:** www.sesc.net**ADDRESS:** Unit 17 Cathedral Square,

Cathedral Street, George, 6530

PO BOX: 9087, George, 6530**CAPE TOWN****TEL:** +27 (0) 21 554 5195 **FAX:** +27 (0) 86 575 2869**EMAIL:** betsy@sesc.net **WEBSITE:** www.sesc.net**ADDRESS:** Tableview, Cape Town, 7441**PO BOX:** 443, Milnerton, 7435

SES Ref: CT19/RDH/APP/09/25

Western Cape Department of Environmental Affairs and Development Planning
Private Bag X 6509
George,
6530

5 September 2025

Attention To: Directorate: Development Management (Region 3)

To whom it may concern,

CLARIFICATION LETTER REGARDING THE CLEARANCE OF LAND ON PORTION 8 OF THE FARM KRANS HOEK 342, NEAR KRANSHOEK, BITOU LOCAL MUNICIPALITY, GARDEN ROUTE DISTRICT MUNICIPALITY, WESTERN CAPE PROVINCE.

Sharples Environmental Services ss (SES) has been appointed by the Applicant, Krans Development (Pty) Ltd to oversee the process for the Application for Environment Authorisation (EA) associated with the proposed mixed-use residential development on Portions 7 and 8 of the Farm Krans Hoek 432, Bitou Local Municipality, Garden Route District Municipality, Western Cape Province.

Upon populating the Application Form for Environmental Authorisation (EA) and Draft Scoping Report documents for submission and commenting to the Western Cape Department of Environmental Affairs and Development Planning (WCDEADP), the aerial imagery for the proposed development site was updated (Google Earth imagery of March 2025). It was during these final checks of the documents, where it was noted that a clearance event took place within the boundaries of Portion 8 of the Farm Krans Hoek 432 (hereafter referred to as Portion 8). Upon inspection, it was noted that the clearance event originated from the commencement of construction activities on Portion 9 of the Farm Krans Hoek 432 (hereafter referred to as Portion 9).

A representative of SES conducted a site visit after the clearance was remotely observed. As noted in the photos below, the area in question was used for stockpiling construction rubble accumulated and extracted from Portion 9. A meeting was called with the Developers of Portion 9 to discuss the way forward regarding the management of the clearance and stockpiling on the property.

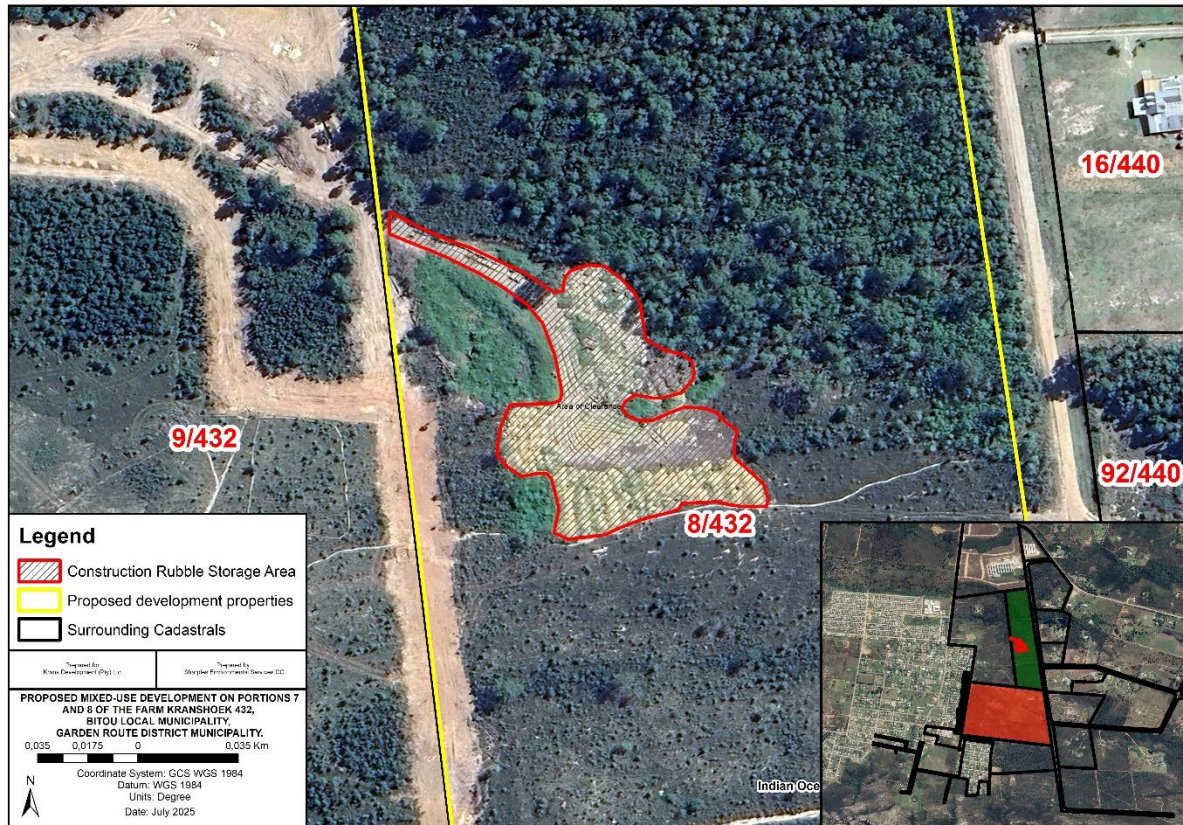


Figure 1. Map indicating the area of concern through a red polygon.

Following the meeting, the developer instructed the contractor to remove all construction rubble from Portion 8.

Appendix A contains the progression of the removal of the stockpiles and construction rubble. Accordingly, please note that even though the clearance activities were undertaken within the boundaries of Portion 8, the activities were not toward the commencement of the current Application for EA.

Should you have any questions or concerns regarding the contents of this letter, please do not hesitate to contact us.

Yours sincerely,
Madeleine Knoetze

B. Knoetze

Sharple Environmental Services cc
Environmental Assessment Practitioner
EAPASA Reg: 2021/3230

APPENDIX A – PROGRESSION PHOTOGRAPHS



Representation of the area being used for stockpiling prior to the discussion with the developer of Portion 9.



Representation of the Contractors in process of clearing the stockpiling and construction rubble on Portion 8 (24 June 2025) .



Representation of the area following the removal of all rubble and stockpiles from Portion 8, allowing for revegetation to occur (8th of July 2025).