



BETTER TOGETHER.

REFERENCE: 16/3/3/1/D6/29/0005/18
NEAS REFERENCE: WCP/EIA/0000406/2018
ENQUIRIES: Ms Jessica Christie
DATE OF ISSUE: 2018 -08- 23

The Managing Director
SSK – Sentraal-Suid Koöperasie Bpk.
P.O. Box 12
SWELLENDAM
6740

Attention: Mr. H. Gale

Tel: 028 514 8600
Fax: 086 665 3819

Dear Sir

NOTIFICATION OF DECISION ON APPLICATION FOR ENVIRONMENTAL AUTHORISATION IN TERMS OF THE NATIONAL ENVIRONMENTAL MANAGEMENT ACT, 1998 (ACT 107 OF 1998) AND THE ENVIRONMENTAL IMPACT ASSESSMENT REGULATIONS, 2014: PROPOSED GRAIN SILO BAG AREA ON A PORTION OF PORTION 8 OF THE FARM PATRYSFONTEIN 228, MOSSEL BAY

1. With reference to the aforementioned application, the Department hereby notifies you of its decision to **grant Environmental Authorisation in respect of the activity applied for**, attached herewith together with the reasons for the decision.
2. In terms of Regulation 4 of the Environmental Impact Assessment Regulations, 2014, you are instructed to ensure, within 14 days of the date of the Environmental Authorisation, that all registered interested and affected parties ("I&APs") are provided with access to and reasons for the decision, and that all registered I&APs are notified of their right to appeal.
3. Your attention is drawn to Chapter 2 of the Appeal Regulations, 2014, which prescribes the appeal procedure to be followed. This procedure is summarized in the attached refusal of Environmental Authorisation.

Yours faithfully

MR. GAVIN BENJAMIN
DIRECTOR: DEVELOPMENT MANAGEMENT (REGION 3)

CC: Mr Renier Kapp (EAP)

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ENVIRONMENTAL AUTHORISATION

APPLICATION FOR ENVIRONMENTAL AUTHORISATION IN TERMS OF THE NATIONAL ENVIRONMENTAL MANAGEMENT ACT, 1998 (ACT 107 OF 1998) AND THE ENVIRONMENTAL IMPACT ASSESSMENT REGULATIONS, 2014: PROPOSED GRAIN SILO BAG AREA ON A PORTION OF PORTION 8 OF THE FARM PATRYSFONTEIN 228, MOSSEL BAY

With reference to your application for the abovementioned, find below the outcome with respect to this application.

DECISION

By virtue of the powers conferred on it by the National Environmental Management Act, 1998 (Act No. 107 of 1998) ("NEMA") and the Environmental Impact Assessment ("EIA") Regulations, 2014, the Competent Authority herewith **grants Environmental Authorisation** to the applicant to undertake the listed activities specified in section B below with respect to Alternative 1, described in the Basic Assessment Report ("BAR"), undated but received by this Department on 12 July 2018.

The applicant for this Environmental Authorisation is required to comply with the conditions set out in section E below.

A. DETAILS OF THE APPLICANT FOR THIS ENVIRONMENTAL AUTHORISATION

THE MANAGING DIRECTOR
% MR H. GALE
SSK – SENTRAAL-SUID KOÖPERASIE BPK.
P.O. Box 12
SWELLENDAM
6740
Tel: 028 514 8600
Fax: 086 665 3819

The abovementioned applicant is the holder of this Environmental Authorisation and is hereinafter referred to as "**the holder**".

B. LIST OF ACTIVITIES AUTHORISED

Government Notice No. R. 983 of 4 December 2014 – listing Notice 1	
Listed Activities	Activity/Project Description
<p>– Activity Number: 28 Activity Description:</p> <p><i>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:</i></p> <p><i>(i) will occur inside an urban area, where the total land to be developed is bigger than 5 hectares; or</i></p> <p><i>(ii) will occur outside an urban area, where the total land to be developed is bigger than 1 hectare;</i></p> <p><i>excluding where such land has already been developed for residential, mixed, retail, commercial, industrial or institutional purposes</i></p>	<p>The transformation of agricultural land of approximately 10 hectares in order to establish a facility for the storage of grain in silo bags for a commercial use.</p>

The abovementioned list is hereinafter referred to as “**the listed activity**”.

The holder is herein authorised to undertake the following alternative that includes the listed activity as it relates to the development:

The transformation of agricultural land to establish a commercial grain storage area of approximately 10 hectares of land with the following associated infrastructure:

- A network of raised gravel roads that will be compacted according to required engineering specification to cope with the weight of the grain carriers.
- A weigh bridge that will be installed onto a 150m² cast concrete slab.
- Cast concrete foundation with mobile weigh bridge 150m²
- Two Chemical Toilets
- One 5000ℓ Water Storage Tank
- One 2.8 metres x 6 metre steel shipping container for storage.
- Storm water infrastructure (as per Annexure 2 Figure 2 of this Environmental Authorisation)

C. SITE DESCRIPTION AND LOCATION

The listed activity will be undertaken on a Portion of Portion 8 of the Farm Patryfontein 228, Mossel Bay, at the following co-ordinates:

Centre of the site:

Latitude (S)	Longitude (E)
34° 08' 56.15" South	21° 55' 45.58" East

The SG digit code is: C0510000000022800008

Refer to Annexure 1: Locality Plan and Annexure 2: Site Development Plan.

The above is hereinafter referred to as "**the site**".

D. DETAILS OF THE ENVIRONMENTAL ASSESSMENT PRACTITIONER / AND REVIEWER

Environmental Assessment Practitioner:

Guillaume Nel Environmental Consultants (GNEC)
% Mr. Renier Kapp
P. O. Box 2632
PAARL
7620

Tel: (021) 870 1874
Fax: (021) 870 1873

E. CONDITIONS OF AUTHORISATION

Scope of authorisation

1. The holder is authorised to undertake the listed activities specified in Section B above in accordance with and restricted to Alternative 1 described in the BAR received on 12 July 2018 on the site as described in Section C above.

This Environmental Authorisation is only for the implementation of the Preferred Alternative for the site which entails:

The transformation of agricultural land to establish a commercial grain storage area of approximately 10 hectares of land with the following associated infrastructure:

- *A network of raised gravel roads that will be compacted according to required engineering specification to cope with the weight of the grain carriers.*
- *A weigh bridge that will be installed onto a 150 square metre cast concrete slab.*
- *Cast concrete foundation with mobile weigh bridge 150m²*
- *Two Chemical Toilets*
- *One (1) five thousand litre (5000ℓ) Water Storage Tank*
- *One 2.8 metres X 6 metres steel shipping container for storage.*
- *Storm water infrastructure (as per Annexure 2 Figure 2 of this EA)*

The activity must be implemented in accordance with the site development plan depicted in Appendix 2 of this Environmental Authorisation.

2. This Environmental Authorisation is valid for the period from the date of issue of this Environmental Authorisation until **31 August 2021**.

During this period the holder must commence with the listed activity and conclude the development (construction phase) as well as the post construction rehabilitation and monitoring requirements. The facility must be completed and able to operate at its full capacity by said date.

3. The listed activity may only be undertaken and implemented in accordance with an Environmental Management Programme ("EMPr") approved by the Competent Authority.
4. The holder shall be responsible for ensuring compliance with the conditions by any person acting on his/her behalf, including an agent, sub-contractor, employee or any person rendering a service to the holder.
5. Any changes to, or deviations from the scope of the alternative described in section B above must be accepted or approved, in writing, by the Competent Authority before such changes or deviations may be implemented. In assessing whether to grant such acceptance/approval or not, the Competent Authority may request information in order to evaluate the significance and impacts of such changes or deviations, and it may be necessary for the holder to apply for further authorisation in terms of the applicable legislation.

Notification and administration of appeal

6. The holder must in writing, within 14 (fourteen) calendar days of the date of this decision–
 - 6.1. notify all registered Interested and Affected Parties ("I&APs") of –
 - 6.1.1. the decision reached on the application;
 - 6.1.2. the reasons for the decision as included in Annexure 3;
 - 6.1.3. the date of the decision; and
 - 6.1.4. the date when the decision was issued.
 - 6.2. draw the attention of all registered I&APs to the fact that an appeal may be lodged against the decision in terms of the National Appeal Regulations, 2014 (as amended) detailed in Section G below;
 - 6.3. draw the attention of all registered I&APs to the manner in which they may access the decision;
 - 6.4. provide the registered I&APs with the:
 - 6.4.1. name of the holder (entity) of this Environmental Authorisation,
 - 6.4.2. name of the responsible person for this Environmental Authorisation,
 - 6.4.3. postal address of the holder,
 - 6.4.4. telephonic and fax details of the holder,
 - 6.4.5. e-mail address, if any, of the holder,
 - 6.4.6. contact details (postal and/or physical address, contact number, facsimile and e-mail address) of the decision-maker and all registered I&APs in the event that an appeal is lodged in terms of the 2014 National Appeals Regulations (as amended).
 - 6.5. The listed activities, including site preparation, must not commence within **twenty (20)** calendar days from the date of issue of this Environmental Authorisation.
 - 6.6. In the event that an appeal is lodged with the Appeal Authority, the effect of this Environmental Authorisation is suspended until the appeal is decided i.e. the listed activities, including site preparation, must not commence until the appeal is decided.

Written notices to the Competent Authority

7. Seven calendar days' notice, in writing, must be given to the Competent Authority before commencement of construction activities.
 - 7.1. The notice must make clear reference to the site details and EIA Reference number given above.
 - 7.2. The notice must also include proof of compliance with the following conditions described herein: **Condition no. 8, 10 and 12**

Management of activity

8. The draft or Environmental Management Programme ("EMPr") submitted as part of the application for Environmental Authorisation is hereby approved, subject to the following requirements:
 - 8.1. The EMPr must be amended to incorporate the following —
 - 8.1.1. All the conditions given in this Environmental Authorisation;
 - 8.1.2. Specify the frequency of the site visits which the environmental control officer (ECO) will perform during the construction phase.
 - 8.1.3. Detail the role and responsibility of an environmental site agent (ESA).
 - 8.1.4. Detail the environmental auditing schedule and the frequency of auditing compliance with environmental authorisation and environmental management programme during the non-operational phase (construction phase) and the submission of such construction phased environmental audit reports to the Competent Authority.
 - 8.2. The amended EMPr must be submitted to the Competent Authority prior to the construction activities commencing on site.
9. The approved EMPr must be implemented and included in all contract documentation for all phases of implementation.

Monitoring

10. The holder must appoint a suitably experienced environmental control officer ("ECO") for the duration of the construction phase of implementation contained herein.
11. The ECO must—
 - 11.1. be appointed prior to commencement of any construction activities commencing;
 - 11.2. ensure compliance with the EMPr and the conditions contained herein;
 - 11.3. keep record of all activities on site; problems identified; transgressions noted and a task schedule of tasks undertaken by the ECO, and where applicable the ESO;
 - 11.4. compile and submit a written environmental compliance monitoring report to the Competent Authority once a month for the duration of the period in which the construction, rehabilitation and post-construction monitoring requirements are finalised.

Note: The monthly Environmental Compliance Monitoring Report(s) prepared by the ECO differ from Environmental Audit Report(s) required in condition 15 below;

- 11.5. remain employed until all development activities are concluded and the post construction and monitoring requirements are finalised.
 - 11.6. inspect the site at least twice-a-month, unless an Environmental Site Officer (ESO) is employed, in which case the frequency of site inspections by the ECO may be reduced to once a month.
12. The holder may appoint a suitably experienced environmental site officer (ESO) to function in conjunction with and provide support to the ECO.

The Environmental Site Officer (ESO) must—

- 12.1. be appointed prior to commencement of any construction activities commencing;
 - 12.2. ensure compliance with the EMPr and the conditions contained herein;
 - 12.3. inspect the site and project daily;
 - 12.4. keep record of all activities on site; problems identified; transgressions noted and a task schedule of tasks undertaken by the contractor and ESO. This information must be provided to the ECO and incorporated in the monthly compliance monitoring report; and
 - 12.5. be employed for the duration of the construction phase until all development activities are concluded and the post construction and monitoring requirements are finalised.
13. A copy of the Environmental Authorisation, EMPr, any independent assessments of financial provision for rehabilitation and environmental liability, closure plans, audit reports and compliance monitoring reports must be kept at the site of the authorised activities and be made available to anyone on request, and where the holder has website, such documents must be made available on such publicly accessible website.
14. Access to the site referred to in Section C must be granted, and the environmental reports mentioned above must be produced, to any authorised official representing the Competent Authority who requests to see it for the purposes of assessing and/or monitoring compliance with the conditions contained herein.

Auditing

15. The holder must, for the period during which the environmental authorisation and EMPr remain valid—
- 15.1. ensure the compliance with the conditions of the environmental authorisation and the EMPr, is audited;
 - 15.2. during the construction phase, the holder must undertake annual environmental audit(s) and submit these Environmental Audit Report(s) to the Competent Authority.

The final construction phase Environmental Audit Report must be submitted to the Competent Authority within **six (6) months** of completion of construction;
 - 15.3. the environmental audit report must be prepared and submitted to the Competent Authority, by an independent person with the relevant environmental auditing expertise;

16. The Environmental Audit Report, must –
 - 16.1. provide verifiable findings, in a structured and systematic manner, on–
 - 16.1.1. the level of compliance with the conditions of the environmental authorisation and the EMPr and whether this is sufficient or not; and
 - 16.1.2. the ability of the measures contained in the EMPr to sufficiently provide for the avoidance, management and mitigation of environmental impacts associated with the undertaking of the activity.
 - 16.2. identify and assess any new impacts and risks as a result of undertaking the activity;
 - 16.3. evaluate the effectiveness of the EMPr;
 - 16.4. identify shortcomings in the EMPr;
 - 16.5. identify the need for any changes to the avoidance, management and mitigation measures provided for in the EMPr;
 - 16.6. indicate the date on which the construction work was commenced with and completed or in the case where the development is incomplete, the progress of the development and rehabilitation;
 - 16.7. indicate the date on which the operational phase was commenced with and the progress of the rehabilitation;
 - 16.8. include a photographic record of the site applicable to the audit; and
 - 16.9. be informed by the ECO reports.
17. The holder must, within 7 days of the submission of the audit report to the Competent Authority, notify all potential and registered I&APs of the submission and make the report available to anyone on request and on a publicly accessible website (if applicable).

Specific Conditions

18. Should any heritage remains be exposed during excavations or any other actions on the site, these must immediately be reported to the Provincial Heritage Resources Authority of the Western Cape, Heritage Western Cape. Heritage remains uncovered or disturbed during earthworks must not be further disturbed until the necessary approval has been obtained from Heritage Western Cape.

Heritage remains include: meteorites, archaeological and/or palaeontological remains (including fossil shells and trace fossils); coins; indigenous and/or colonial ceramics; any articles of value or antiquity; marine shell heaps; stone artifacts and bone remains; structures and other built features with heritage significance; rock art and rock engravings; shipwrecks; and/or graves or unmarked human burials including grave goods and/or associated burial material.

19. A qualified archaeologist and/or palaeontologist must be contracted where necessary (at the expense of the holder) to remove any heritage remains. Heritage remains can only be disturbed by a suitably qualified heritage specialist working under a directive from the relevant heritage resources authority.

F. GENERAL MATTERS

1. Notwithstanding this Environmental Authorisation, the holder must comply with any other statutory requirements that may be applicable when undertaking the listed activities.

Amendment of Environmental Authorisation and EMPr

2. If the holder does not commence with a listed activity within the period referred to in Section G, this Environmental Authorisation shall lapse for that activity, and a new application for Environmental Authorisation must be submitted to the relevant Competent Authority.

If the holder wishes to extend a validity period specified in the Environmental Authorisation, an application for amendment in this regard must be made to the relevant Competent Authority prior to the expiry date of such a period.

Note:

- (a) Failure to lodge an application for amendment prior to the expiry of the validity period of the Environmental Authorisation will result in the lapsing of the Environmental Authorisation.
 - (b) It is an offence in terms of Section 49A(1)(a) of NEMA for a person to commence with a listed activity if the competent authority has not granted an Environmental Authorisation for the undertaking of the activity.
3. The holder is required to submit an application for amendment of the Environmental Authorisation to the Competent Authority where any detail with respect to the Environmental Authorisation must be amended, added, substituted, corrected, removed or updated.

In assessing whether to grant such approval or not, the Competent Authority may request information in order to evaluate the significance and impacts of such changes or deviations, and it may be necessary for the holder to apply for further authorisation in terms of the applicable legislation.

The onus is on the holder to verify whether such changes to the environmental authorisation must be approved in writing by the relevant competent authority prior to the implementation thereof.

4. The period within which commencement must occur, may not be extended unless the required process to amend the environmental authorisation as contemplated in the Environmental Impact Assessment Regulations, 2014 (or subsequent notice) is followed.
5. The manner and frequency for updating the EMPr is as follows:
 - (a) Any further amendments to the EMPr, other than those mentioned above, must be approved in writing by the relevant competent authority.
 - (b) An application for amendment to the EMPr must be submitted to the Competent Authority if any amendments are to be made to the impact management outcomes of the EMPr. Such amendment(s) may only be implemented once the amended EMPr has been approved by the competent authority.

The onus is however on the holder to confirm the legislative process requirements for the above scenarios at that time.

6. Where an amendment to the impact management outcomes of an EMPr is required before an environmental audit is required in terms of the environmental authorisation, an EMPr may be amended on application by the holder of the environmental authorisation.

Compliance with Environmental Authorisation and EMPr

7. Non-compliance with a condition of this environmental authorisation or EMPr is an offence in terms of Section 49A(1)(c) of the National Environmental Management Act, 1998 (Act no. 107 of 1998, as amended).
8. In the event that the Environmental Authorisation should lapse, it is an offence in terms of Section 49A(1)(a) of NEMA for a person to commence with a listed activity, unless the competent authority has granted an Environmental Authorisation for the undertaking of the activity.
9. Offences in terms of the NEMA and the Environmental Impact Assessment Regulations, 2014, will render the offender liable for criminal prosecution.

G. APPEALS

Appeals must comply with the provisions contained in the National Appeal Regulations 2014 (as amended).

1. An appellant (if the holder of the decision) must, within 20 (twenty) calendar days from the date the notification of the decision was sent to the holder by the Competent Authority –
 - 1.1. Submit an appeal in accordance with Regulation 4 of the National Appeal Regulations 2014 (as amended) to the Appeal Administrator; and
 - 1.2. Submit a copy of the appeal to any registered I&APs, any Organ of State with interest in the matter and the decision-maker i.e. the Competent Authority that issued the decision. -
2. An appellant (if NOT the holder of the decision) must, within 20 (twenty) calendar days from the date the holder of the decision sent notification of the decision to the registered I&APs–
 - 2.1. Submit an appeal in accordance with Regulation 4 of the National Appeal Regulations 2014 (as amended) to the Appeal Administrator; and
 - 2.2. Submit a copy of the appeal to the holder of the decision, any registered I&AP, any Organ of State with interest in the matter and the decision-maker i.e. the Competent Authority that issued the decision.
3. The holder of the decision (if not the appellant), the decision-maker that issued the decision, the registered I&AP and the Organ of State must submit their responding statements, if any, to the appeal authority and the appellant within 20 (twenty) calendar days from the date of receipt of the appeal submission.
4. The appeal and the responding statement must be submitted to the address listed below:

By post: Western Cape Ministry of Local Government, Environmental Affairs and
Development Planning
Private Bag X9186

CAPE TOWN
8000

By facsimile: (021) 483 4174; or

By hand: Attention: Mr Jaap de Villiers (Tel: 021 483 3721)
Room 809
8th Floor Utilitas Building, 1 Dorp Street, Cape Town, 8001

Note: For purposes of electronic database management, you are also requested to submit electronic copies (Microsoft Word format) of the appeal, responding statement and any supporting documents to the Appeal Authority to the address listed above and/ or via e-mail to Jaap.DeVilliers@westerncape.gov.za.

5. A prescribed appeal form as well as assistance regarding the appeal processes is obtainable from Appeal Authority at: Tel. (021) 483 3721, E-mail Jaap.DeVilliers@westerncape.gov.za or URL <http://www.westerncape.gov.za/eadp>.

H. DISCLAIMER

The Western Cape Government, the Local Authority, committees or any other public authority or organisation appointed in terms of the conditions of this Environmental Authorisation shall not be responsible for any damages or losses suffered by the holder, developer or his/her successor in any instance where construction or operation subsequent to construction is temporarily or permanently stopped for reasons of non-compliance with the conditions as set out herein or any other subsequent document or legal action emanating from this decision.

Your interest in the future of our environment is appreciated.

Yours faithfully



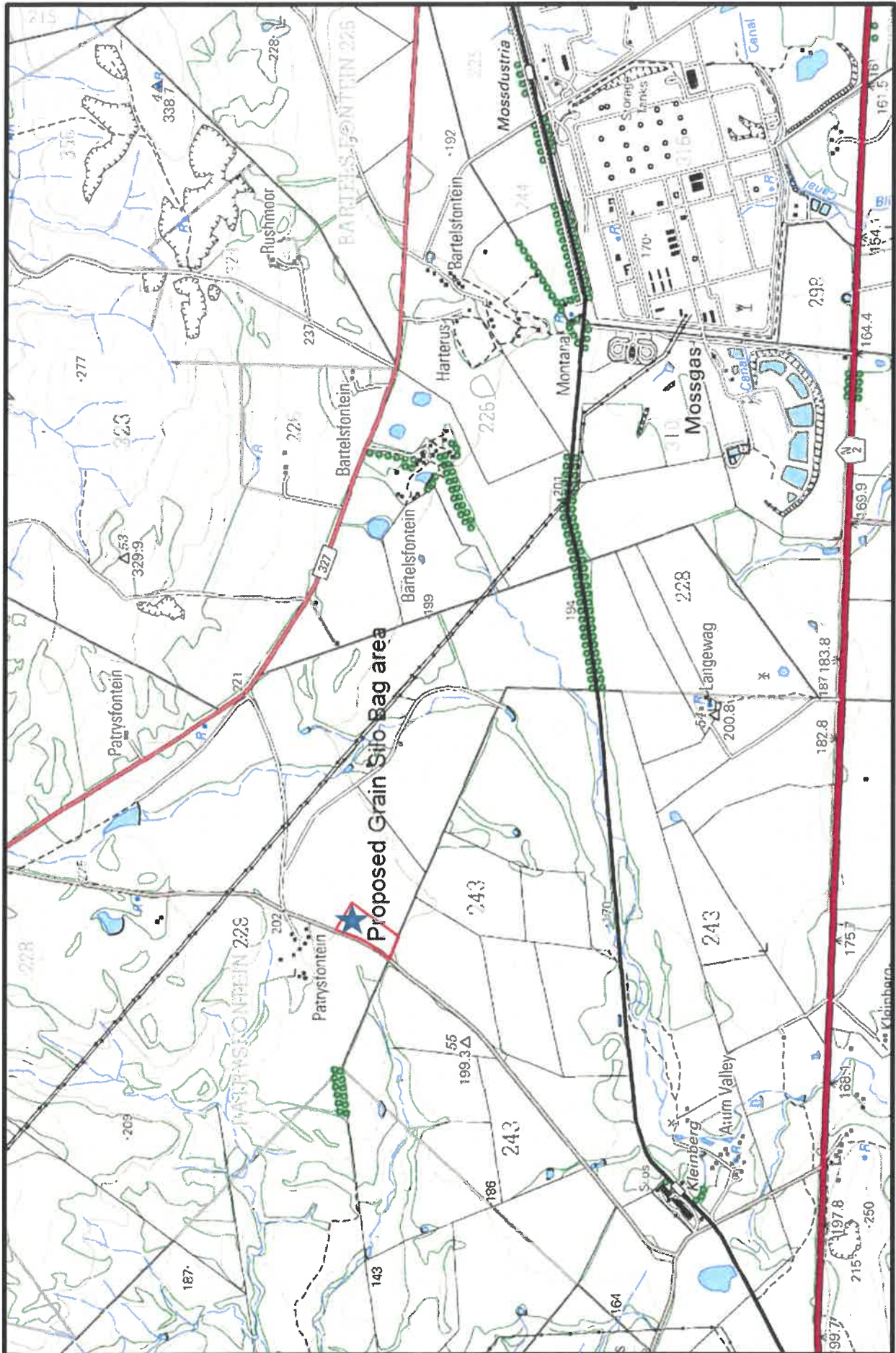
MR. GAVIN BENJAMIN
DIRECTOR: DEVELOPMENT MANAGEMENT (REGION 3)

DATE OF DECISION: 23 / 08 / 2018

FOR OFFICIAL USE ONLY:

EIA REFERENCE NUMBER: 16/3/3/1/D6/29/0005/18
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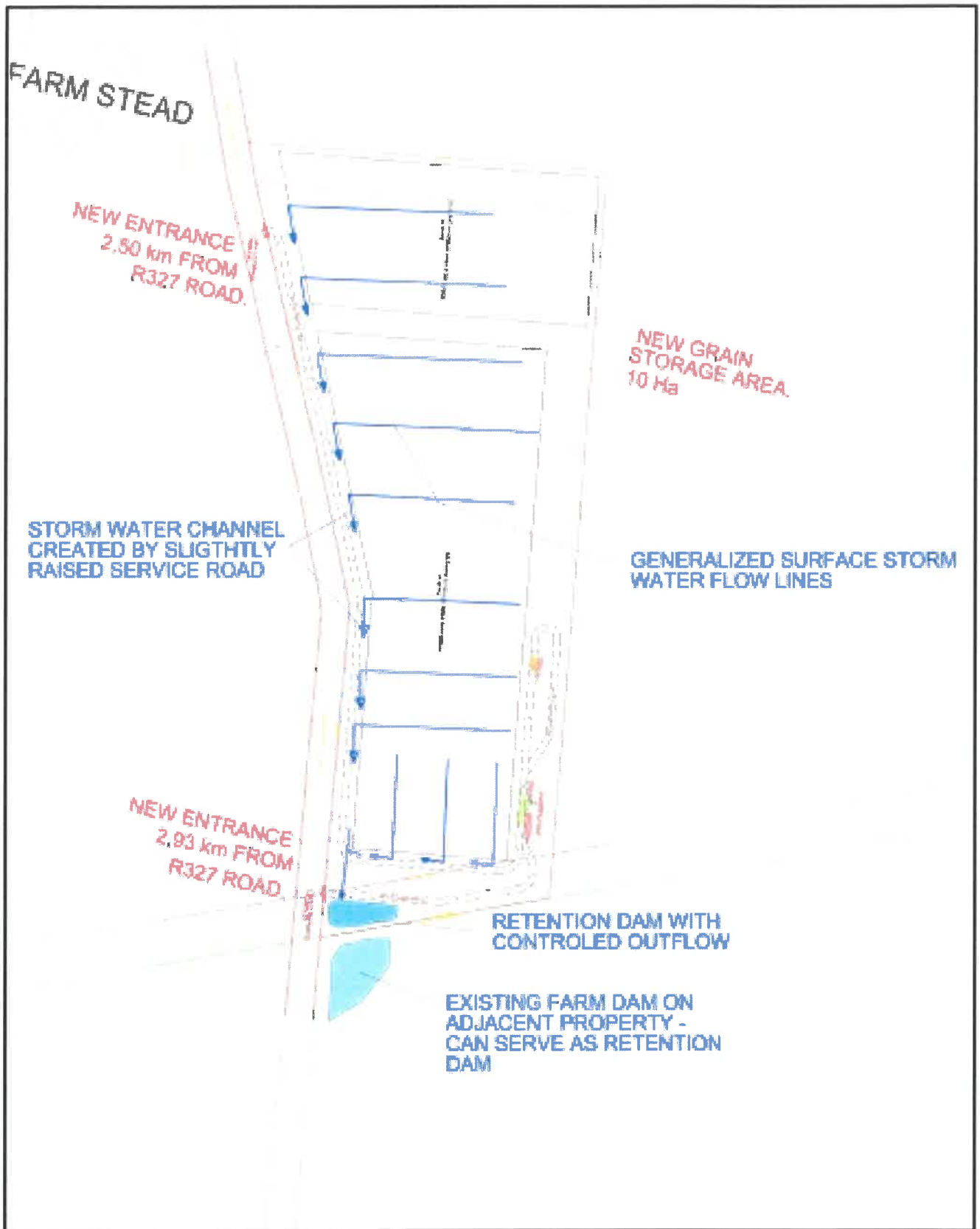
ANNEXURE 1: LOCALITY MAP



ANNEXURE 2: FIGURE 1 - SITE DEVELOPMENT PLAN



ANNEXURE 2: FIGURE 2 – STORM WATER MANAGEMENT



ANNEXURE 3: REASONS FOR THE DECISION

In reaching its decision, the Competent Authority considered, inter alia, the following:

- a) The information contained in the Application Form received on 6 April 2018, the EMPr submitted together with the BAR on 12 July 2018;
- b) Relevant information contained in the Departmental information base, including the Guidelines on Public Participation, Alternatives (dated March 2013);
- c) The objectives and requirements of relevant legislation, policies and guidelines, including section 2 of the National Environmental Management Act, 1998 (Act No. 107 of 1998);
- d) The comments received from I&APs and responses to these, included in the BAR received on 12 July 2018;
- e) The balancing of negative and positive impacts and proposed mitigation measures; and
- f) The site visit conducted on:
Date: 18 January 2018
Attended by: Ms Jessica Christie (DEA&DP)

All information presented to the Competent Authority was taken into account in the consideration of the application for Environmental Authorisation. A summary of the issues that were considered to be the most significant for the decision is set out below.

1. Public Participation

The public participation process included:

- identification of and engagement with I&APs;
- fixing a notice board at the site and any alternative site where the listed activity is to be undertaken on 14 December 2017;
- giving written notice to the owners and occupiers of land adjacent to the site and any alternative site where the listed activity is to be undertaken, the municipality and ward councillor, and the various organs of state having jurisdiction in respect of any aspect of the listed activity on 14 December 2017;
- the placing of a newspaper advertisement in the 'Mossel Bay Advertiser' on 15 December 2017; and
- making the BAR available to I&APs for public review from 18th of May 2018 until the 21st of June 2018.

All the concerns raised by I&APs were responded to and adequately addressed during the public participation process. Specific management and mitigation measures have been considered in this Environmental Authorisation and in the EMPr to adequately address the concerns raised.

The following Organs of State provided comment on the proposal:

❖ *Heritage Western Cape*

- There was no reason to believe that the proposed development will impact on heritage resources, no further action under Section 38 of the National Heritage Resources Act (Act 25 of 1999) was required.

❖ *Breede-Gouritz Catchment Management Agency (BGCMA)*

- The BGCMA had no objection to the development provided the developer adheres to the following conditions:
 - All relevant sections and regulations of the National Water Act, 1998 (Act 36 of 1998) regarding water use must be adhered to.
 - No pollution of surface water or ground water resources may occur due to any activity.
 - The minimizing of waste must be promoted and alternative methods for waste management must be investigated.
 - The monitoring of water resources in the designated area needs to be done on a regular basis. This monitoring initiative should be managed and driven in a co-operative manner.

Please be advised that no activities may commence without the appropriate approvals/authorizations (where needed) from the responsible authority. The onus remains with the registered property owner to confirm adherence to any relevant legislation that such activities might trigger and/or need authorization for.

Also be advised that the comment provided is in the interest of responsible water resources management. The BGCMA will gladly comment on any additional information provided for review. The BGCMA reserves the right revise initial comments and request further information based on any additional information that might be received.

❖ *WCG: Department of Transport and Public Works – Provincial Roads Network*

- From an Environmental point of view, the Department has no objection to the proposal.

❖ *CapeNature*

- CapeNature had no objection to the proposal.

2. Alternatives

Alternative 1 (Herewith authorised)

The transformation of agricultural land to establish a commercial grain storage area of approximately 10 hectares of land with the following associated infrastructure:

- A network of raised gravel roads that will be compacted according to required engineering specification to cope with the weight of the grain carriers.
- A weigh bridge that will be installed onto a 150m² cast concrete slab.
- Cast concrete foundation with mobile weigh bridge 150m²
- Two Chemical Toilets
- One 5000ℓ Water Storage Tank
- One 2.8 metres X 6 metres steel shipping container for storage.
- Storm water infrastructure (Annexure 2 Figure 2 of this EA)

Alternative 2

The transformation of agricultural land to establish a commercial grain storage area of approximately 10 hectares of land with the following associated infrastructure:

- A network of raised gravel roads that will be compacted according to required engineering specification to cope with the weight of the grain carriers.
- A weigh bridge that will be installed onto a 150m² cast concrete slab.
- Cast concrete foundation with mobile weigh bridge 150m²
- Two Chemical Toilets

- One 5000ℓ Water Storage Tank
- One 2.8 metres X 6 metres steel shipping container for storage.

"No-Go" Alternative

The No-Go alternative implies that the portion of land will remain as is i.e. cultivated fields. The surrounding farmers will not have any place to store the grains that they produce.

3. Impact Assessment and Mitigation measures

3.1 Scope of the activity

The basic assessment process did not identify any significant operational aspects which would result in a significant impact (cumulative impact) or require specific mitigation measures during the operational phase. The environmental authorisation therefore does not include operational aspects and is only valid for the non-operational phase.

3.2 Activity need and desirability

The property is located within the Agricultural Sector of Mossel Bay, situated between Patryfontein and Kleinberg. The concerned property is bordered on all sides by Agricultural Land-Use. The proposed Grain Silo Bag Storage Area will serve the Agricultural Industry in the immediate and nearby located areas, with respect to mass grain storage. The client – SSK – pursues a wide variety of products, services delivery of superior quality and to assist their members in the marketing of their agricultural products. This is done, amongst other things, through grain storage depots in Swellendam, Heidelberg, Karringmelksrivier, Protém and Ashton.

3.3 Regional/ planning context

The PSDF encourage the utilization of unutilized land and the proposal does adhere to the following objective namely:

Objective 1: Align future settlement pattern of the province with areas of economic potential and the location of environmental resources

3.4 Biophysical Impacts

The site has a flat gradient and it completely transformed with no indigenous vegetation remaining.

3.5 Biodiversity

The site is completely transformed. No biological aspects will be impacted upon. It is an existing cultivated field.

3.6 Visual / sense of place

Minor visual impacts will occur during the construction/establishment phase of the proposed development (visual alteration of the concerned property through construction/establishment activities). However, these impacts are not expected to be significant, as the impact will only be temporary in nature, coherent with the surrounding Agricultural character and can be adequately mitigated by the implementation of the legally binding Environmental Management Plan (EMPr). No significant visual impacts are expected during the operational phase of the proposed

development either, given that the proposed Grain Silo Bag Storage Area will be coherent with the surrounding Agricultural Nature of the area.

3.7 Traffic

No significant traffic impacts are anticipated.

3.8 Noise

No significant noise impacts are anticipated.

4. National Environmental Management Act Principles

The National Environmental Management Principles (set out in section 2 of the NEMA, which apply to the actions of all organs of state, serve as guidelines by reference to which any organ of state must exercise any function when taking any decision, and which must guide the interpretation, administration and implementation of any other law concerned with the protection or management of the environment), *inter alia*, provides for:

- the effects of decisions on all aspects of the environment to be taken into account;
- the consideration, assessment and evaluation of the social, economic and environmental impacts of activities (disadvantages and benefits), and for decisions to be appropriate in the light of such consideration and assessment;
- the co-ordination and harmonisation of policies, legislation and actions relating to the environment;
- the resolving of actual or potential conflicts of interest between organs of state through conflict resolution procedures; and
- the selection of the best practicable environmental option.

5. Conclusion

In view of the above, the NEMA principles, compliance with the conditions stipulated in this Environmental Authorisation, and compliance with the EMPr, the Competent Authority is satisfied that the proposed listed activity will not conflict with the general objectives of integrated environmental management stipulated in Chapter 5 of the National Environmental Management Act, 1998 (Act No. 107 of 1998) and that any potentially detrimental environmental impacts resulting from the listed activity can be mitigated to acceptable levels.

----- END -----