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External Reference	DEA&DP	SEC Reference	020052	Date	13 October 2020
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Attendance:

Eldon van Boom (DEA&DP Development Management Region 1)
Keagan-Leigh Adriaanse (DEA&DP Development Management Region 1)
Chantel Muller (Sillito Environmental Consulting)
Gerhard Hanekom (City of Cape Town Human Settlements)
Diaan Rangole (City of Cape Town Human Settlements)
Oscar Mia (Bosch Engineers)

PURPOSE OF MEETING: Discussion of Scoping/EIA Timeframes and possibility of expediting some of these timeframes given the current land invasion situation on site.

Salient points discussion in meeting

The following points were discussed

1. Chantel Muller opened the meeting with a brief introduction of the purpose of the meeting.
2. Gerhard Hanekom provided a brief description of the project including:
 - sharing site location and preliminary site development plans,
 - context in terms of the larger Enkanini housing phases that this proposal forms part,
 - an indication of the current issues with land invasion on the site
 - as well as a note on the fact that the portion of land on the corner of Baden Powell and Oscar Mpetha road that was initially proposed to be reserved by City Biodiversity has now also experienced serious land invasions and as such, can potentially be included in this development.
3. Chantel responded confirming that a telecom is scheduled with Cliff Dorse at City Biodiversity in order to further discuss the inclusion of this portion of land into the development and that confirmation will have to be obtained from City Biodiversity as to how they will be approaching this inclusion of this portion of land into the development, given that this land does not form part of the Unselected Areas as per their CIP framework. Chantel asked Eldon and Keagan-leigh whether they have any inputs in terms of how this should be approached.
4. Eldon van Boom responded indicating that guidance will have to be provided by City Biodiversity in terms of their mandate on the CIP framework.



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5. Chantel then proceeded with giving a short summary of the generic timeframes of the Scoping/EIA application and confirmed that SEC has already indicated to City Human Settlements that the only avenues for expediting the process from the EAP's side is in reducing the turnaround times for the report compilations. Also, Chantel highlighted that a Section 30A application is not applicable in this regard.
6. Both Gerhard and Diaan Rangole raised concerns with regards to the fast pace by which land invasion is taking place currently on site and what would be done should this situation just become worse and worse.
7. Eldon indicated that the DEA&DP can attempt as far as possible to expedite their turnaround times on the processing of the Application Form, Scoping Report and EIA Reports. The remained of the timeframes, such as the public participation components are legislatively determined and cannot be changed. Eldon noted that a WULa is also required and that the public participation processes for the WULa and the Scoping/EIA will dovetail. Also, Eldon requested Chantel to confirm whether a pre-application phase will be undertaken for this application. Chantel confirmed that SEC is of the opinion that a pre-application phase will be advisable in this case, given the nature of the development, the sensitivity of the site as well as the socio-economic factors. Eldon confirmed that the DEA&DP is also of the opinion that this will be the best approach.
8. Keagan-leigh Adriaanse requested confirmation of whether the application is indeed a Scoping/EIA application and Chantel confirmed that yes, it is a full Scoping/EIA application given that the site footprint is larger than 20ha (the originally proposed site area is approximately 60 ha in extent and should the additional portion of land on the south wester corner of the site be included, the total footprint will be in excess of approximately 90 ha) Keagan-leigh also noted that the public participation requirements for the WULa in terms of the National Water Act is 60 days, which will have to be incorporated into the EIA phase of the application.
9. Eldon requested confirmation from Chantel on the specialists appointed as part of the EIA application. Chantel confirmed that a freshwater ecologist as well as Offset specialists have been appointed for the application but that botanical specialist input was excluded given that City Biodiversity, specifically Clifford Dorse, indicated that they will be able to provide the required botanical input. Chantel requested confirmation from DEA&DP as to whether this will suffice in terms of botanical input. Eldon highlighted his concern with whether the inputs from Cliff Dorse will meet the Site Screening Protocols. Chantel confirmed after a bit of a discussion that she will be discussing this with Cliff, specifically in terms of whether his input will meet the criteria and content requirements for biodiversity and botanical specialist input as well as the required qualifications. Eldon and Keagan-leigh both highlighted their concern with the City as applicant providing specialist input in terms of botanical and biodiversity issues.

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10. Gerhard requested clarity on the fact that the wetland will not be included in the site area and as such, whether a WULA will still be required.
11. Eldon confirmed that a WULA is required for any development within 500m from a wetland.
12. Chantel confirmed the notes on the WULA and WULA public participation timeframes and confirmed that once further discussions with Cliff have been finalised, SEC will make contact with Keagan-leigh to further discuss the incorporation of this portion of land into the development.
13. Keagan-leigh highlighted her concern with the incorporation of this portion of land and whether this might have implications on timeframes, especially in terms of the Offset work.
14. Eldon also provided some input on the level of detail that the DEA&DP will require in terms of the overall project description and site development plan. Eldon requested that Gerhard includes in the proposal and layout plans the maximum amount of units that can possibly be accommodated on site so as to avoid a Part 2 Amendment to have to be submitted post Environmental Authorisation should the City later decide to increase the number of units. Eldon also confirmed that high level inputs in terms of the location of the various groupings of housing on the site layout plan, street widths, heights and clear indications of no-go areas will suffice.
15. Chantel closed the meeting by summarising the items discussed, confirming that meeting notes will be distributed and confirming that further communication with DEA&DP will ensue once discussions with Cliff has been finalised. Chantel also confirmed that a NOI is anticipated to be submitted within the next two weeks, dependant on how quickly the additional portion of land to the south west of the site can be included in the development.