



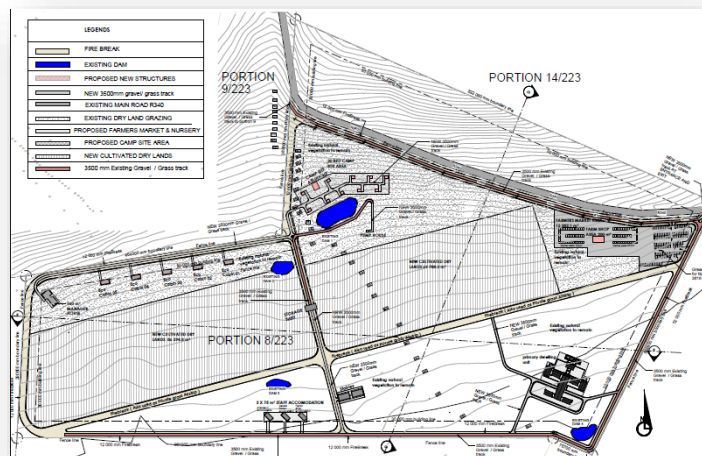
HillLand Environmental

Environmental Assessment Practitioners

SITE SENSITIVITY VERIFICATION REPORT (SSVR)

FOR

THE PROPOSED ACTIVITIES ON PORTION 8 OF FARM 223, PLETTENBERG BAY



Compiled by	HillLand Environmental
HillLand reference	PLE26/1365/03
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**SITE SENSITIVITY VERIFICATION REPORT (SSVR) FOR THE PROPOSED ACTIVITIES ON PORTION 8 OF FARM
223, PLETTENBERG BAY**

Submitted to:

DEADP review and comment – submission with NOI

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1 INTRODUCTION

HillLand Environmental (Pty) Ltd., independent Environmental Assessment Practitioners (EAPs), have been appointed by the applicant, **GPC PROPERTY INVESTMENTS (PTY) LTD**, to ensure compliance with the National Environmental Management Act (NEMA, No. 107 of 1998) and the Environmental Impact Assessment Regulations, 2014 (as amended).

Portion 8 of the farm 223 Uplands is located along the Uplands road, R340 north of Plettenberg Bay.

The property is currently agricultural and has an approval from Bitou Municipality for a primary dwelling, managers home, store, stable, workers accommodation and associated infrastructure as primary rights activities on agricultural land.

These primary right activities do NOT trigger any NEMA listed activities and construction, according to the approved municipal building plans, will be ongoing on site.



Figure 1 Locality plan of portion 8 of 223 Uplands, Plettenberg Bay, along the R340.



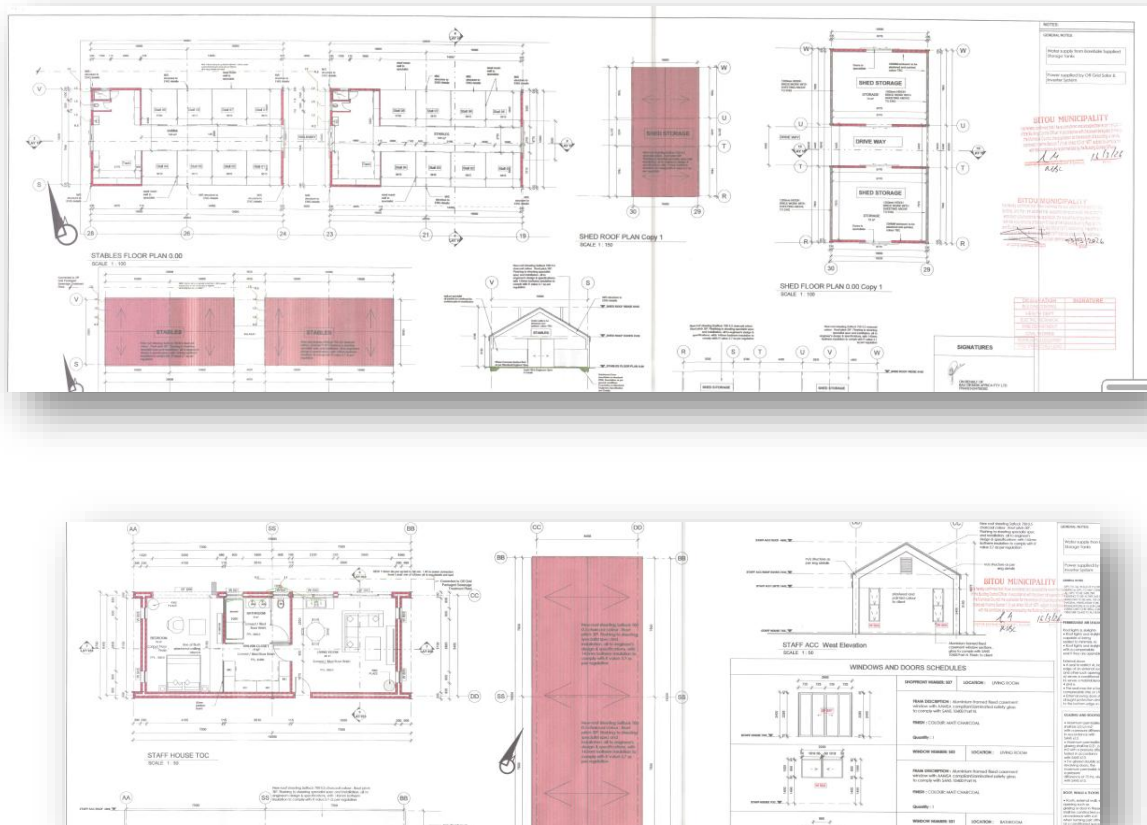


Figure 3 Approved plans

Current approved plans which do require clearing of vegetation amount to the following:

- Main house – 6366m²
- Stables – 657m²
- Storeroom - 212m²
- Worker's accommodation – 1331m²
- Managers house 540m²
- Pump house – 20m²

Total vegetation clearing currently in progress (including all associated disturbed areas around the buildings and all non-linear services) = 9 126m²

The above confirms that no listed activities in terms of NEMA are associated with the approved primary rights. Activity 27 – clearance of vegetation is less than 1ha and there are no activities in or within 32m of a watercourse that would require authorisation.

The owners intend to make a **consent use application** for the following activities which will trigger various Listed Activities and will require NEMA authorisation prior to being undertaken:

Accommodation:

- Additional dwellings (eco-pods) x 5 (75m² each) plus parking = 1013m²
- camping area (10 camping stands) = 20 beds and ablution and parking 6822m²

Farming activities:

- farmers market with a farm stall = 1.5ha
- cultivation of previously cultivated lands (8.66ha + 6.98ha = 15.6ha)
- firebreak to be used as grass landing strip

In order to confirm the NEMA applicability and to determine if any additional thresholds have been met it is important to take into account the cumulative totals in terms of vegetation clearing. The NEMA threshold for vegetation clearing will not have exceeded 20ha and as such a Basic Assessment Process is applicable and not a Scoping EIA process.

Consent Use Activities	area
Farmers market area	1.5ha
New cultivated land (west)	8.66ha
New cultivated land (east)	6.98ha
Eco pods x 5	0.1ha
Camping site area 20 beds	0.68ha
Total new clearance proposed	17.92ha
Previous or current clearing under NEMA threshold	0.9ha
Total cumulative clearing	18.83ha

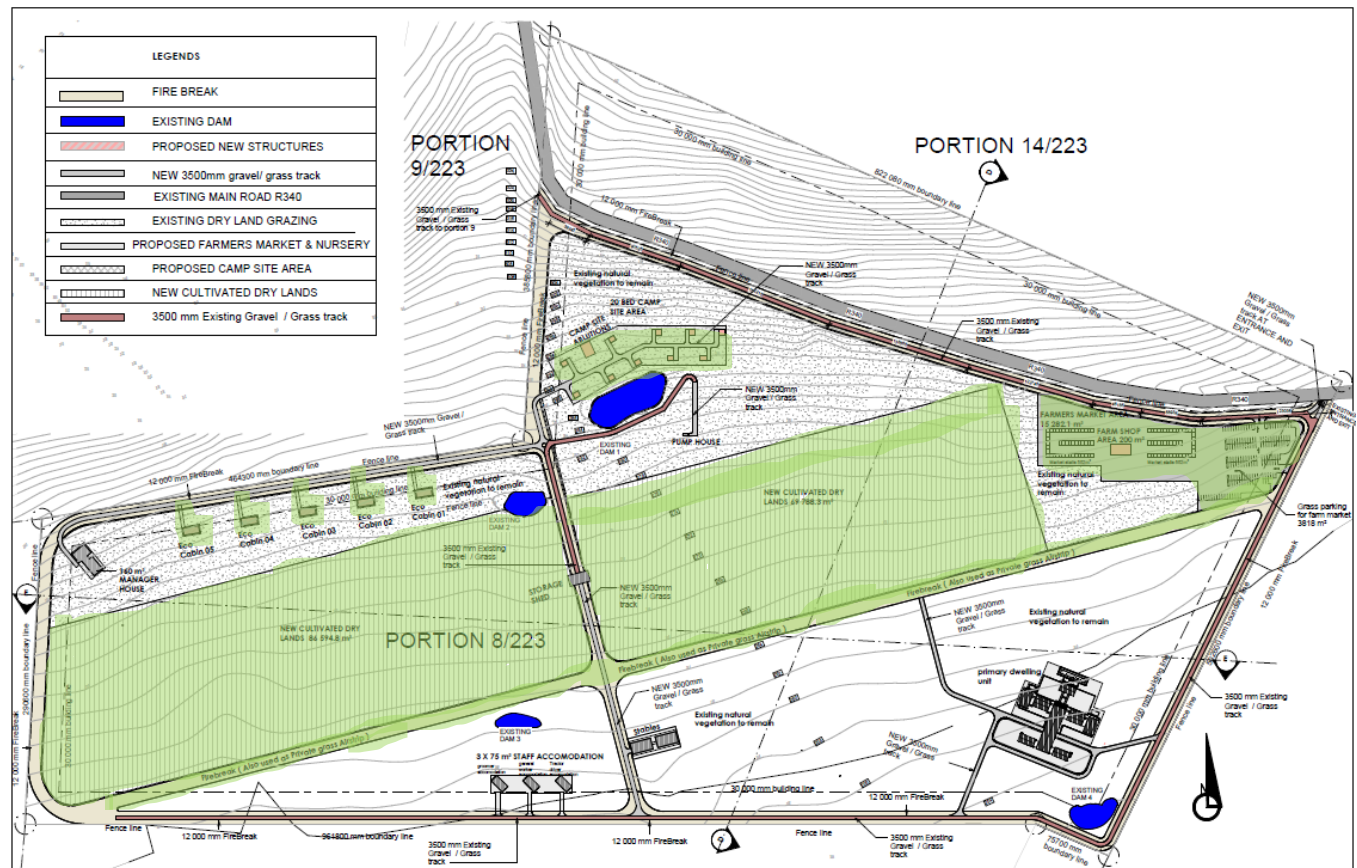


Figure 4 Proposed consent use application plan showing the existing approved buildings and infrastructure and the proposed consent use (this application - green highlights)

Water supply for the proposed consent uses:

- camping & eco pods
- farmers market & farm stall
- agricultural lands (will be dryland – no irrigation required)

Borehole Supply

- The primary water supply to the site will be from an existing borehole on the site (yield 86 kilolitres per day).
- The water will require filtration and chemical dosing to ensure potable standards.
- In terms of the National Water Act General Authorization for the Taking and Storage of Water, Clause 3 and Clause 7.2 a Water Use Licence will not be required and registration with the Water Authority will not be required.

Rainwater Harvesting

- As a secondary source roof rainwater harvesting will be implemented for most of the buildings where practical.
- Harvested roof runoff will be pre-treated by means of gutter guards and first flush diverters before being stored in the rainwater tank for each structure.
- Toilet supply will be directly from the rainwater storage tanks, and washbasin and kitchen supply will be from the tank through a filtration system.

- The reservoir supply will also top up to the rainwater storage tanks as and when required.

Water Demand

- Average Maximum Daily Water Demand (AMDD) is calculated at 5.78Kilolitres (including adjustment for occupancy rates and taking the primary rights into account).

Water Distribution

- Water will distributed from the 15 kilolitre elevated storage tank from where it will be gravity fed to the camp site, farmers market and eco pods.
- The minimum residual pressure will be 10Kpa at the camp site ablution block, sufficient to ensure efficient operation of the gas geysers. The minimum residual pressure will exceed 20Kpa at all other buildings

Sewage treatment for the proposed consent uses:

- There is no municipal sewer connection available on the farm as such the farm will be self-sufficient and make use of package sewerage treatment plants.
- Camping & Eco pods (will drain to and be treated at the sewage treatment plant at the Managers home)
- Farmers market & farm stall (own sewage treatment plant)
- The treatment plants will be regulated under the National Water Act 36 of 1998 and any requirements of the Bitou Municipality.

Sewer Reticulation

- The sewer reticulation system will be of 110mm and 160mm Class 34 UPVC sewer pipes. Manholes will be of precast concrete ring structures, in accordance with SABS 1200D standards. Manholes will be provided at a maximum of 80 meter intervals.
- Maintenance of the sewer reticulation system will be the responsibility of the landowner.

Sewerage Treatment Package Plants (STPs)

- Sewerage for the proposed farmers market and farm stall which will operate once a week will be treated at a separate STP with the capacity of 2.4 kilolitres
- Sewage for the proposed Eco cabins and camp sites will be treated at the STP installed at the farm managers house with a capacity of 3.44 kilolitres
- Sewerage Treatment Plants and the discharge of effluent must comply with the requirements as set out in Section 34 of the National Water Act of 1998. The development falls under the jurisdiction of the Bitou Municipality and will comply with the requirements of that Authority.
- The package plants will be procured from a reputable supplier and must be environmentally friendly, reliable and simple and easy to maintain, and must meet the relevant DWAS Section 21 effluent quality specification.

Two alternatives are being considered:

Biorock:

- The Biorock Package Plant is supplied and installed by BioRock Africa. BIOROCK is an international company which has been operating worldwide since 1988.
- The Biorock plants incorporate a pretreatment anaerobic tank which clarifies the raw sewage by dividing fats, oils, greases and organic solids. The sewage then passes through an effluent filter, before discharging into the aerobic Biorock reactor.
- The Bioreactor purifies further the pretreated wastewater with a biological process. To naturally treat the wastewater, the systems use a unique BIOROCK Media, an exclusive and efficient carrier material for bacteria.
- BioRock Sewage Plants operate under gravity and no electrical supply is required.
- The Biorock Plant can be sized to capacity of up to 4.5 kilolitres per day

Eco Tanks Big Red

- The Eco Tanks Big Red Package Plant is supplied by Eco Tanks, a South African Company established in 2004. The Big Red Plant was launched in 2021.
- The plant also incorporates pretreatment in an anaerobic tank followed by an aerobic biological reactor.
- The system requires a modest power supply and can economically be powered by a solar system.
- The Big Red plant capacity is on the basis of modular units of up to total 2.5 kilolitres per day. Additional units can be installed in parallel if required.

Other Sewerage Package Plant options may be considered, subject to meeting the required output specifications - to be determined in the detailed design phase.

Plant Effluent: Quality

- Both The Biorock and the Big Red systems produce effluent quality superior to the irrigation standard as set out in the National Water Act General Authorisations Section 21e.
- The Big Red System claims to treat domestic waste to comply with the Section 21f General Limit and have submitted test results indicating such compliance.
- Biorock do not claim to meet the Section 21f General Limit but claim to target compliance in conjunction with disposal through evapotranspiration/filtration beds.

Plant Effluent: Disposal

- The treated discharge from each of the plants will be gravitated to a designated shallow subsurface distribution bed with disposal by primary enhanced evapotranspiration and secondary infiltration.
- The disposal bed will comprise a network of perforated irrigation pipes in a 300mm aggregate layer, bidim lined, underlying a 150mm topsoil layer planted with Buffalo Grass or similar appropriate evapotranspiration vegetation / reedbed medium.

Plant Maintenance

- Regular plant maintenance must be undertaken annually by a Professional Service Provider in accordance with the product Maintenance Guidelines.
- Annual maintenance inspections will monitor sludge accumulation which must not be allowed to exceed 30 percent of the volume of the anaerobic chamber. Sludge will be removed by a privately contracted vacuum tanker for disposal at a licenced disposal site.

Refuse requirements:

- Camping & eco pods
 - farmers market and farm stall
- Owner to collect and dispose of at the municipal waste transfer site. Recycling will be done at source.

Energy supply to the proposed consent use:

- camping & eco pods
 - farmers market and farm stall
- The property is OFF Grid in its entirety.
 - Energy supplied on the following basis:
 - Hot Water Geysers Gas Powered
 - Ovens and Hobs Gas Powered
 - Heating Gas or Wood Burner
 - All Domestic Appliances except kettles Solar Powered

Unit	Inverter kW	Capacity	Battery Storage kWh	Solar Panels kWp
<i>Eco cabins</i>	5		5	4
<i>Camp Sites Ablutions</i>	5		5	4
<i>Farm Stall</i>	8		15	6

Access and internal roads

- camping – access from existing internal farm track
- eco pods – access from existing internal farm track
- farmers market and farm stall

The site access will be off Divisional Road R340.

The average max daily trips generated by the development is projected at less than 20.

One day per week the farmers market is expected to generate a further maximum of 300 trips over a period of 5 hours. The delays for traffic exiting the market will be well within the acceptable level of service.

The minimum required Gap Sight distance for vehicles turning right out of Portion 8, onto R340, with a regulatory speed limit of 60 kilometers per hour is 125 meters. The existing gap sight distance for traffic turning out of the farm is approximately 150m to the right and 200m to the left. Regular clearance of existing vegetational overgrowth in the R340 Divisional Council Road Reserve will continue to be required.

Internal Roads and Stormwater Management

There are currently a number of grass and gravel surfaced tracks traversing the site, providing access to various areas on the farm.

There are also extensive areas where low berms have been constructed parallel to the contour (historic farming contours). These berms detain stormwater runoff and facilitate surface absorption and guide flow towards the existing farm dams where possible.

There is no evidence of erosion of any significance throughout the site.

Existing access and driveways for house construction may require the addition of gravel to certain of the grass tracks.

For the proposed consent uses access will be off existing tracks where possible. Improvement will be needed at the entrance to the grass parking at the farmers market as indicated below .

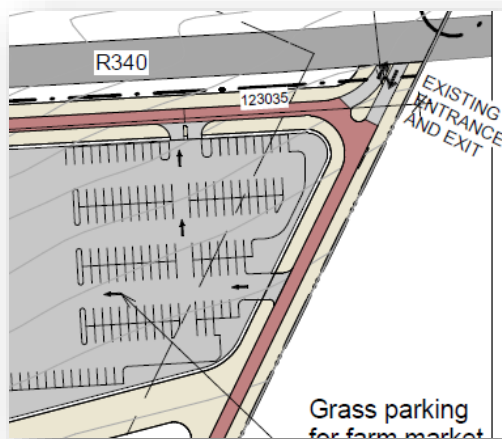


Figure 5 Entrance road requirements at the farmers market and grass parking area.

The gravel surfaced roads will be constructed "on Grade" with the crossfall to the lower natural ground level side, and protected by low grassed berms on the high side where necessary. At essential drainage points the berms will be weired and the road surface depressed to allow controlled cross drainage.

The grassed weired berm will be designed to detain stormwater runoff and discharge it to the road crossing at very low velocity of less than 0.5 meters per second. The overall road drainage system will ensure minimum maintenance and no erosion at points of discharge.

No new roads will be wider than 4m and no expansion of an existing road will be more than 4m.



Figure 6 Photos of existing farm tracks.

Light Aircraft Landing Strip

- The Site Development Plan makes provision for a light aircraft landing strip running parallel to the contour, diagonally across the site in a southwest to north easterly direction within a planned firebreak.
- The air strip will be 12 meters wide and a minimum of 800 meters long and will be grass surfaced.
- The natural crossfall of the airstrip is approximately 7 to 8 percent and some levelling of the cross-section will be required. It is proposed that as proposed for the gravel roads, the airstrip be protected from erosion by a low berm to be constructed on the higher side of the crossfall.

Historically the property has been used for agriculture and plantations dating back since before 1958.



1958 – agricultural cultivation evident on the level portion of the property



1972 - Cultivation ongoing.



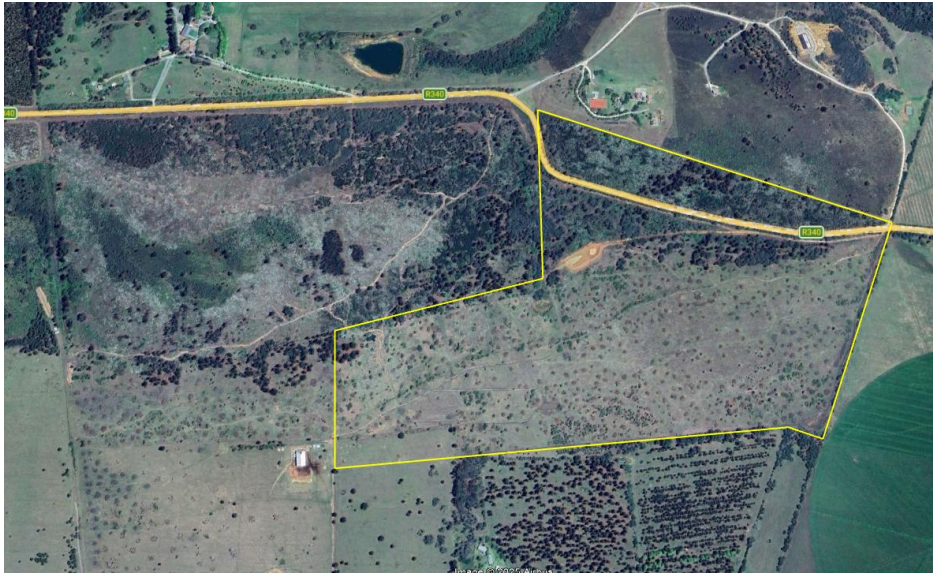
1990 – Cultivation ongoing



1998 - the use had changed to afforestation with Pine.



2004 – The Pine plantation appears to have all been harvested and the area was back to cultivation.



2022 – grazing on the property



2025 – Agricultural use with alien infestation in the process of being managed.



2026 – photo showing the alien clearing progress and grazing areas.



2026 – photo showing the grazing areas, alien clearing and existing farm tracks.



2026 – agricultural area showing two of the 4 farm dams.



2026 – area where the farmers market is proposed – grass parking and pine currently being harvested.



2026 – Pine harvesting in and adjacent to the area where the farmers market is proposed.



2026 – Area between the farm dam and the main road where camping is proposed – pine still to be harvested and alien clearing to continue.

The site-specific biodiversity sensitivity of the site is mapped as follows:

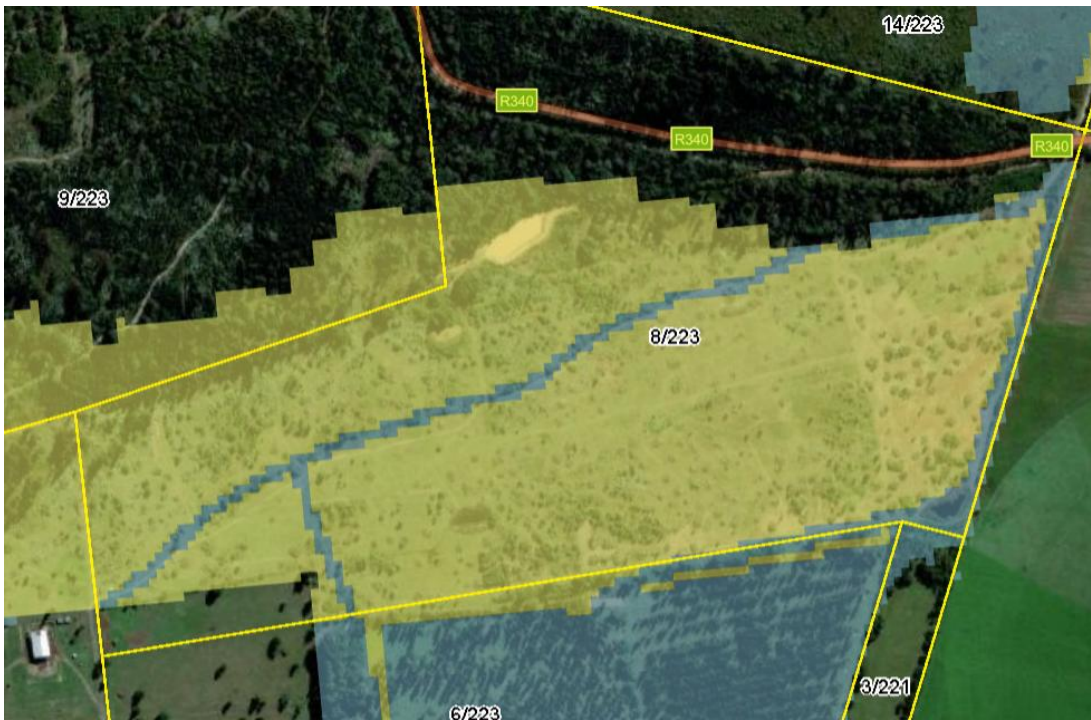
- Existing cultivated area (brown) LOW
- Existing dryland grazing (yellow) LOW
- Disturbed areas of dense aliens (green) LOW
- Existing dams (blue) LOW



Dr David Hoare 2025



There are no mapped remnants of the Least Concern South Outeniqua Sandstone Fynbos remaining on site – confirmed by the specialist.



The CBA and ESA mapping shows no CBA's on the property but 2 ESA's. Yellow ESA2 – restore and blue ESA 1 watercourse – which is incorrectly mapped (it is a farm road, not a watercourse).

The freshwater specialist has disputed the presence of any aquatic features on site. The road on site is not an ESA 1 aquatic feature and the non-perennial drainage line indicated on portion 9 is non-existent. The water for the existing farm dams is derived from road runoff water directed to the first dam and then overflowing to the second and third dam. Dam four receives its water from the existing farm road down the property boundary.



Direction of road stormwater runoff diversion over the farm through the existing farm dams and along the contour berms until it leaves the site in the south entering the neighbour's property.



Direction of overflow from the farm dams.

NEMA applicability

The proposal will trigger NEMA listed activities relating to tourism facilities (eco-pods and camping) which will sleep 15 or more people within 5km of a Protected Area and the clearance of more than 1ha of indigenous vegetation, where the vegetation has not already been lawfully transformed (farmers market and farm stall, and potentially the cultivation of existing agricultural grazing areas).

The consent use application is as follows:

In terms of the Bitou Municipality: Standard Municipal Land Use Planning By-law (2016), the following land use applications will be submitted to give effect to the proposed development on Portion 8 of Farm 223:

1. Applications for Consent use in terms of Section 15 (o) for
 - i. Five Additional Dwellings (eco cabins)
 - ii. A Campsite with 10 camping stands

- iii. A Farmers' Market
 - iv. A Farm Shop
 - v. An Airfield
2. Approval of a Site Development Plan (SDP) for all approved primary uses and consent-use components, as required by the Zoning Scheme.

2 PURPOSE OF THIS REPORT

This site sensitivity verification report forms part of the application for environmental authorisation for the proposal and has been generated from the National Web Based Environmental Screening Tool.

The "Protocols for the Assessment and Minimum Criteria for Reporting on identified Environmental Themes ("the protocols") were promulgated in Government Notice No. 320, published in Government Gazette No. 43110 on the 20th of March 2020 and which came into effect on the 9th of May 2020. The Protocols are allowed for in terms of Sections 25(5)(a) and (h) and 44 of the National Environmental Management Act, 1998 (as amended) (Act No. 107 of 1998) ("NEMA").

The Protocols are applicable to all applications for Environmental Authorisation (EA) that are submitted after 9 May 2020. According to the Protocols, the EAP must verify the current use of the site in question and its environmental sensitivity as identified in the screening tool to determine the need for specific specialist inputs.

3 SENSITIVITY VERIFICATION AND METHODOLOGY

According to the protocols Site Sensitivity Verification must be undertaken by the EAP or in some circumstances by a specialist and must include the following:

- Desktop analysis
- Site inspections
- Other relevant information which can inform the sensitivity rating assigned by the screening tool.

This site sensitivity verification statement was compiled by the EAP, HillLand Environmental, based on the following:

- Site visit.
- A desktop investigation aerial photography and the various mapping tools (biodiversity and land use mapping, Western Cape Biodiversity Spatial Biodiversity, CBA & ESA mapping, NBA mapping and Cape Farm Mapper).
- Specialists input.

4 RESULTS OF SCREENING TOOL

Application category (**main activity**):

- Transformation of land | indigenous vegetation

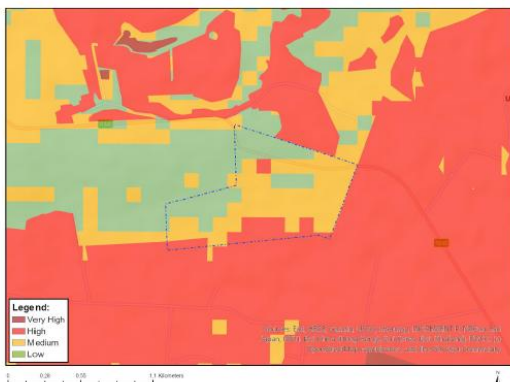
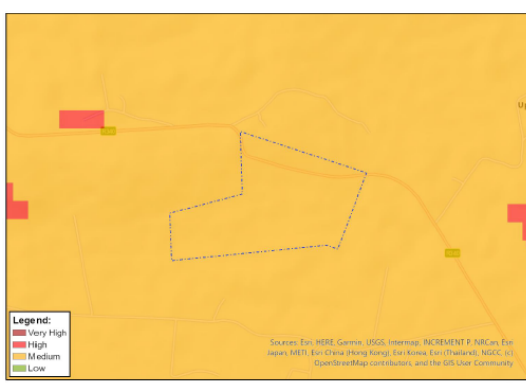
4.1 SENSITIVITY THEMES

The table below serves to:

- Indicate the theme sensitivities identified in the screening tool report (26 January 2026)

It is necessary to confirm / dispute the sensitivity rating and need for the various specialist inputs called for in terms of the screening tool report.

Based on the screening tool reports and the environmental sensitivity of the site, the following themes are identified:

Theme	Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity	Reason for sensitivity rating																												
Agriculture theme		X			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  <table><tr><th>Very High sensitivity</th><th>High sensitivity</th><th>Medium sensitivity</th><th>Low sensitivity</th></tr><tr><td></td><td>X</td><td></td><td></td></tr></table> Sensitivity Features: <table><tr><th>Sensitivity</th><th>Feature(s)</th></tr><tr><td>High</td><td>Rainfed Annual Crop Cultivation / Planted Pastures</td></tr><tr><td>High</td><td>08. Moderate</td></tr><tr><td>Low</td><td>05. Low</td></tr><tr><td>Low</td><td>04. Low-Very low</td></tr><tr><td>Medium</td><td>06. Low-Moderate</td></tr><tr><td>Medium</td><td>07. Low-Moderate</td></tr></table>	Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity		X			Sensitivity	Feature(s)	High	Rainfed Annual Crop Cultivation / Planted Pastures	High	08. Moderate	Low	05. Low	Low	04. Low-Very low	Medium	06. Low-Moderate	Medium	07. Low-Moderate						
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Animal species theme			X		MAP OF RELATIVE ANIMAL SPECIES THEME SENSITIVITY  Where only a sensitive plant unique number or sensitive animal unique number is provided in the screening report and an assessment is required, the environmental assessment practitioner (EAP) or specialist is required to email SANBI at eladaterequests@sanbi.org.za listing all sensitive species with their unique identifiers for which information is required. The name has been withheld as the species may be prone to illegal harvesting and must be protected. SANBI will release the actual species name after the details of the EAP or specialist have been documented. <table><tr><th>Very High sensitivity</th><th>High sensitivity</th><th>Medium sensitivity</th><th>Low sensitivity</th></tr><tr><td></td><td></td><td>X</td><td></td></tr></table> Sensitivity Features: <table><tr><th>Sensitivity</th><th>Feature(s)</th></tr><tr><td>Medium</td><td>Amphibia-Arixalus knysnae</td></tr><tr><td>Medium</td><td>Aves-Circus ranivorus</td></tr><tr><td>Medium</td><td>Aves-Bradypterus sylvaticus</td></tr><tr><td>Medium</td><td>Insecta-Aloeides thyra orientis</td></tr><tr><td>Medium</td><td>Insecta-Tsitana dicksoni</td></tr><tr><td>Medium</td><td>Mammalia-Chlorotalpa duthieae</td></tr><tr><td>Medium</td><td>Sensitive species 8</td></tr><tr><td>Medium</td><td>Invertebrate-Sarophorus punctatus</td></tr><tr><td>Medium</td><td>Invertebrate-Aneuryphum montanus</td></tr></table>	Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity			X		Sensitivity	Feature(s)	Medium	Amphibia-Arixalus knysnae	Medium	Aves-Circus ranivorus	Medium	Aves-Bradypterus sylvaticus	Medium	Insecta-Aloeides thyra orientis	Medium	Insecta-Tsitana dicksoni	Medium	Mammalia-Chlorotalpa duthieae	Medium	Sensitive species 8	Medium	Invertebrate-Sarophorus punctatus	Medium	Invertebrate-Aneuryphum montanus
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Aquatic biodiversity theme	X				MAP OF RELATIVE AQUATIC BIODIVERSITY THEME SENSITIVITY Legend: - Very High - High - Medium - Low 0 0.25 0.50 1.1 Kilometers <table><tr><td>Very High sensitivity</td><td>High sensitivity</td><td>Medium sensitivity</td><td>Low sensitivity</td></tr><tr><td>X</td><td></td><td></td><td></td></tr></table> Sensitivity Features:<table><tr><th>Sensitivity</th><th>Feature(s)</th></tr><tr><td>Very High</td><td>ESA 1: Aquatic</td></tr><tr><td>Very High</td><td>FEPA Subcatchment</td></tr><tr><td>Very High</td><td>SWSA (sw), Outeniqua</td></tr></table>	Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity	X				Sensitivity	Feature(s)	Very High	ESA 1: Aquatic	Very High	FEPA Subcatchment	Very High	SWSA (sw), Outeniqua
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Very High	SWSA (sw), Outeniqua																				
Archaeological and cultural heritage theme			X		MAP OF RELATIVE ARCHAEOLOGICAL AND CULTURAL HERITAGE THEME SENSITIVITY Legend: - Very High - High - Medium - Low 0 0.25 0.50 1.1 Kilometers <table><tr><td>Very High sensitivity</td><td>High sensitivity</td><td>Medium sensitivity</td><td>Low sensitivity</td></tr><tr><td></td><td></td><td></td><td>X</td></tr></table> Sensitivity Features:<table><tr><th>Sensitivity</th><th>Feature(s)</th></tr><tr><td>Low</td><td>Low Sensitivity</td></tr></table>	Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity				X	Sensitivity	Feature(s)	Low	Low Sensitivity				
Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity																		
			X																		
Sensitivity	Feature(s)																				
Low	Low Sensitivity																				
Civil aviation theme		X			MAP OF RELATIVE CIVIL AVIATION THEME SENSITIVITY Legend: - Very High - High - Medium - Low 0 0.25 0.50 1.1 Kilometers <table><tr><td>Very High sensitivity</td><td>High sensitivity</td><td>Medium sensitivity</td><td>Low sensitivity</td></tr><tr><td></td><td></td><td>X</td><td></td></tr></table> Sensitivity Features:<table><tr><th>Sensitivity</th><th>Feature(s)</th></tr><tr><td>Medium</td><td>Between 8 and 15 km of other civil aviation aerodrome</td></tr></table>	Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity			X		Sensitivity	Feature(s)	Medium	Between 8 and 15 km of other civil aviation aerodrome				
Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity																		
		X																			
Sensitivity	Feature(s)																				
Medium	Between 8 and 15 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)
Low	Features with a Low paleontological sensitivity

Plant species theme			X		MAP OF RELATIVE PLANT SPECIES THEME SENSITIVITY  Where only a sensitive plant unique number or sensitive animal unique number is provided in the screening report and an assessment is required, the environmental assessment practitioner (EAP) or specialist is required to email SANBI at siadatarasquesh@sanbi.org.za listing all sensitive species with their unique identifiers for which information is required. The name has been withheld as the species may be prone to illegal harvesting and must be protected. SANBI will release the actual species name after the details of the EAP or specialist have been documented. <table><tr><th>Very High sensitivity</th><th>High sensitivity</th><th>Medium sensitivity</th><th>Low sensitivity</th></tr><tr><td></td><td></td><td>X</td><td></td></tr></table> Sensitivity Features: <table><tr><th>Sensitivity</th><th>Feature(s)</th></tr><tr><td>Low</td><td>Low Sensitivity</td></tr><tr><td>Medium</td><td>Indigofera hispida</td></tr><tr><td>Medium</td><td>Aspalathus bowiana</td></tr><tr><td>Medium</td><td>Sensitive species 133</td></tr><tr><td>Medium</td><td>Leucospermum glabrum</td></tr><tr><td>Medium</td><td>Mimetes pauciflorus</td></tr><tr><td>Medium</td><td>Mimetes splendidus</td></tr><tr><td>Medium</td><td>Sensitive species 1081</td></tr><tr><td>Medium</td><td>Erica stylaris</td></tr><tr><td>Medium</td><td>Erica glandulosa subsp. fourcadei</td></tr><tr><td>Medium</td><td>Centella longifolia</td></tr><tr><td>Medium</td><td>Felicia westae</td></tr><tr><td>Medium</td><td>Osteospermum pterigoideum</td></tr><tr><td>Medium</td><td>Acmadenia alternifolia</td></tr><tr><td>Medium</td><td>Muralia knysnaensis</td></tr><tr><td>Medium</td><td>Psoralea trullata</td></tr><tr><td>Medium</td><td>Sensitive species 1171</td></tr><tr><td>Medium</td><td>Erica glumiflora</td></tr><tr><td>Medium</td><td>Acrolophia lunata</td></tr><tr><td>Medium</td><td>Pterygodium cleistogamum</td></tr></table>	Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity			X		Sensitivity	Feature(s)	Low	Low Sensitivity	Medium	Indigofera hispida	Medium	Aspalathus bowiana	Medium	Sensitive species 133	Medium	Leucospermum glabrum	Medium	Mimetes pauciflorus	Medium	Mimetes splendidus	Medium	Sensitive species 1081	Medium	Erica stylaris	Medium	Erica glandulosa subsp. fourcadei	Medium	Centella longifolia	Medium	Felicia westae	Medium	Osteospermum pterigoideum	Medium	Acmadenia alternifolia	Medium	Muralia knysnaensis	Medium	Psoralea trullata	Medium	Sensitive species 1171	Medium	Erica glumiflora	Medium	Acrolophia lunata	Medium	Pterygodium cleistogamum
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4.2 ASSESSMENTS IDENTIFIED IN THE SCREENING TOOL REPORT

The screening tool identified the following assessments as being potentially necessary based on the selected classification and environmental sensitivities:

- Landscape/visual impact assessment (general protocol);
- Archaeological and cultural heritage impact assessment (general protocol);
- Palaeontology impact assessment (general protocol);
- Terrestrial biodiversity impact assessment (terrestrial biodiversity assessment protocol);
- Aquatic impact assessment (aquatic biodiversity assessment protocol);
- Socio-economic impact assessment (general protocol);
- Plant species assessment (plant species assessment protocol);

- Animal species assessment (animal species assessment protocol)

5 RESULTS OF SITE VERIFICATION CONFIRMATION OF THEME SENSITIVITY AND ASSESSMENTS

The following table provides the sensitivities highlighted by the screening tool report. The green coloured sensitivity blocks is the specialist / EAP confirmed sensitivities

Theme	Very High sensitivity	High sensitivity		Medium sensitivity	Low sensitivity		Assessment/statement done YES or NO	Sensitivity confirmation or dispute Notes
Agriculture theme		x	x				YES	Gert Malan – specialist has done an assessment High sensitivity was confirmed by the specialist In addition, Department of Agriculture will be requested to comment on the process and confirm if a CARA permit will be required as the areas that will be farmed was historically farmed
Animal species theme				x	x		YES	Specialist, Dr D Hoare was appointed and undertook the necessary assessment. The medium sensitivity was disputed and confirmed to be low.
Aquatic biodiversity theme	x				x		YES	Specialist, Dr D van Driel was appointed and undertook the necessary assessment. The very high sensitivity was disputed and confirmed to be low.
Archaeological and cultural heritage theme					x		TBC	A NID will be submitted to HWC to confirm if any additional studies need to be undertaken.
Civil aviation theme				x	x		NO	The proposal will have no impact on the aerodromes listed by the screening tool and no obstacles will be constructed. SACAA will be requested to comment on the BAR. The medium sensitivity is disputed by the EAP and should be low for the proposal.
Defence theme					x	x	NO	The low sensitivity is confirmed by the EAP – the proposal will have no impact on the defence theme and no further action is therefore required.
Paleontology theme					x		TBC	A NID will be submitted to HWC to confirm if any additional studies need to be undertaken.
Plant species theme				x	x		YES	Specialist, Dr D Hoare was appointed and undertook the necessary assessment. The medium sensitivity was disputed and confirmed to be low.
Terrestrial biodiversity theme	x				x		YES	Specialist, Dr D Hoare was appointed and undertook the necessary assessment. The very high sensitivity was disputed and confirmed to be low.

Not linked to the themes:

Visual impact assessment – the architect will provide a visual statement to form part of the process

Socio-economic impact assessment – the need for this assessment is disputed by the EAP, the proposal is of a small scale with small scale positive socio-economic impacts that will be considered and addressed in the planning and BAR. There is no need to do a separate socio-economic impact assessment.

6 CONCLUSION OF SITE SENSITIVITY VERIFICATION

Based on the above, the small scale of the project cannot be reflected through the use of the national screening tool which does not capture the site-specific condition and applicable aspects.

A terrestrial biodiversity, plant and animal species, aquatic biodiversity, visual and agriculture assessment / compliance statement are deemed necessary and will form part of the assessment.