

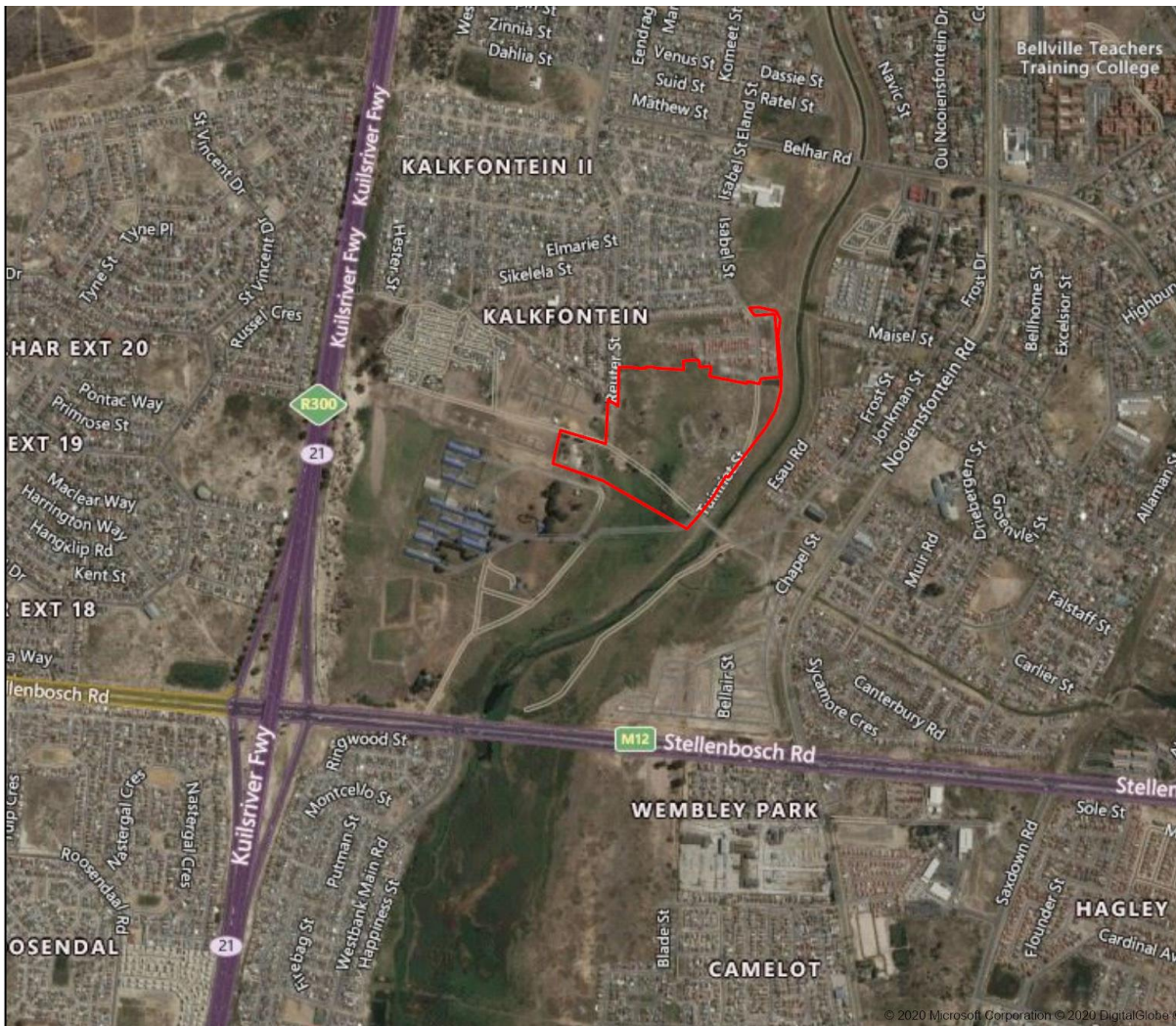
**PUBLIC PARTICIPATION NOTIFICATION FOR A PART TWO ENVIRONMENTAL AUTHORIZATION AMENDMENT: PROPOSED AMENDMENT OF THE EXISTING DEVELOPMENT PLAN ON ERF RE 22180, KUILS RIVER, CAPE TOWN.**

Dear Interested and Affected Party

The applicant, Shining Oak Investments 7 (Pty) Ltd, was issued Environmental Authorisation (EA) (EA No: E12/2/3/1-A4/272-0456/07) on the 9th October 2008 for the establishment of a mixed-use development. The applicant proposes to amend the development proposal for the remainder of the phases by densifying the development and expanding the development footprint.

**Location of the Site**

The proposed development site is located on Erf RE 22180, Kuilsriver, Cape Town, Western Cape. The development site is situated in the south west quadrant of the town, near the R300 and Stellenbosch Arterial Road. The site is accessed via Belhar Main Road and Maisel Street / Old Nooiensfontein Road and can alternatively be accessed from the north via Reuter Street / Sarepta Street. Reuter Street South and Isabel Street links Kalkfontein to Belhar Main Road.



**Figure 1:** Locality map showing proposed Site (Source: Google Earth)

### **Summary Description of Proposed Development**

In summary, the following is proposed:

An Environmental Authorisation (EA) (EA No: E12/2/3/1-A4/272-0456/07) was issued to Shining Oak Investments 7(Pty) Ltd on the 9th October 2008 for the establishment of a mixed use development, including 550 single dwelling units (approximately 185m<sup>2</sup> each), two places of worship, one business premise, a crèche or clinic, roads and bulk services. Approximately 217 single dwelling units have been constructed as part of Phase 1.

The applicant proposes to amend the development proposal for the remainder of the phases by densifying the development and expanding the development footprint. It is proposed to alter the development proposal to construct an additional 462 residential erven of approximately 144m<sup>2</sup> each (in addition to the 217 already built for Phase 1), a strategically positioned commercial property (+/- 0,74ha), 2 community zoned erven, 1 erf earmarked as utility use (electrical substation should it be required) and the remainder public open space and public road. Therefore, the Hamilton Estate Development is envisaged to now be a total of 679 residential units (144m<sup>2</sup> each).

In terms of the planning approvals, the land use approval for Phase 1 remains valid but a new land use application is currently underway for the remainder of the phases, as it has since lapsed, and a new layout is now proposed for the remainder of the phases.

The new development proposal will marginally increase the development footprint by utilising land previously not included/assessed in the EIA. The densification of the development will result in development closer to the edge of the Kuils River. A wetland located in the south eastern corner of the proposed development site will require infilling, as a section in the south east corner of the site is located below the 1:100-year floodline. The only changes to the site will be the densification and layout amendments of the site.

Public consultation is a component of the Basic Assessment process. As such, you are hereby notified of the public participation process and of the availability of the **Draft Impact Report** for your review and comment.

If you would like to register as an interested and affected party (I&AP) and/ or comment on the Draft Basic Assessment Environmental Impact Assessment Report, please do so in writing, giving your name and contact details as well as an indication of your interest in this matter and of any direct business, financial, personal or other interest that you may have in relation to this proposal. Please quote the SEC Project Number provided above in all correspondence.

The **Draft Impact Report** will be available from **09 September until the 09 of October 2020** for review and download on the SEC website: [www.environmentalconsultants.co.za](http://www.environmentalconsultants.co.za).

Please note that additional arrangement has been made to ensure that all potential I&APs have access to the Draft Impact Report. Hardcopies of the Draft Impact Report is available for viewing for those who do not have internet access at the following address:

Kuilsrivier Concerned Community Development Forum  
Mr Johannes Pula (074 239 3569)  
173 Reuters Street  
Kalkfontein

Comments should be submitted in email (preferred) or in writing to:

**Eugene Marais at Sillito Environmental Consulting:**  
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Please be advised that any comments should be received by SEC no later than the **09 of October 2020**.

Yours sincerely



Eugene Marais  
**SILLITO ENVIRONMENTAL CONSULTING**