

TO WHOM IT MAY CONCERN

Eskom requirements for work in or near Eskom servitudes.

1. Eskom's rights and services must be acknowledged and respected at all times.
2. Eskom shall at all times retain unobstructed access to and egress from its servitudes.
3. Eskom's consent does not relieve the developer from obtaining the necessary statutory, land owner or municipal approvals.
4. Any cost incurred by Eskom as a result of non-compliance to any relevant environmental legislation will be charged to the developer.
5. If Eskom has to incur any expenditure in order to comply with statutory clearances or other regulations as a result of the developer's activities or because of the presence of his equipment or installation within the servitude restriction area, the developer shall pay such costs to Eskom on demand.
6. The use of explosives of any type within 500 metres of Eskom's services shall only occur with Eskom's previous written permission. If such permission is granted the developer must give at least fourteen working days prior notice of the commencement of blasting. This allows time for arrangements to be made for supervision and/or precautionary instructions to be issued in terms of the blasting process. It is advisable to make application separately in this regard.
7. Changes in ground level may not infringe statutory ground to conductor clearances or statutory visibility clearances. After any changes in ground level, the surface shall be rehabilitated and stabilised so as to prevent erosion. The measures taken shall be to Eskom's satisfaction.
8. Eskom shall not be liable for the death of or injury to any person or for the loss of or damage to any property whether as a result of the encroachment or of the use of the servitude area by the developer, his/her agent, contractors, employees, successors in title, and assignees. The developer indemnifies Eskom against loss, claims or damages including claims pertaining to consequential damages by third parties and whether as a result of damage to or interruption of or interference with Eskom's services or apparatus or otherwise. Eskom will not be held responsible for damage to the developer's equipment.
9. No mechanical equipment, including mechanical excavators or high lifting machinery, shall be used in the vicinity of Eskom's apparatus and/or services, without prior written permission having been granted by Eskom. If such permission is granted the developer must give at least seven working days' notice prior to the commencement of work. This allows time for arrangements to be made for supervision and/or precautionary instructions to be issued by the relevant Eskom Manager

Note: Where an electrical outage is required, at least fourteen work days are required to arrange it.



10. Eskom's rights and duties in the servitude shall be accepted as having prior right at all times and shall not be obstructed or interfered with.
11. Under no circumstances shall rubble, earth or other material be dumped within the servitude restriction area. The developer shall maintain the area concerned to Eskom's satisfaction. The developer shall be liable to Eskom for the cost of any remedial action which has to be carried out by Eskom.
12. The clearances between Eskom's live electrical equipment and the proposed construction work shall be observed as stipulated by *Regulation 15 of the Electrical Machinery Regulations of the Occupational Health and Safety Act, 1993 (Act 85 of 1993)*.
13. Equipment shall be regarded electrically live and therefore dangerous at all times.
14. In spite of the restrictions stipulated by Regulation 15 of the Electrical Machinery Regulations of the Occupational Health and Safety Act, 1993 (Act 85 of 1993), as an additional safety precaution, Eskom will not approve the erection of houses, or structures occupied or frequented by human beings, under the power lines or within the servitude restriction area.
15. Eskom may stipulate any additional requirements to highlight any possible exposure to Customers or Public to coming into contact or be exposed to any dangers of Eskom plant.
16. It is required of the developer to familiarise himself with all safety hazards related to Electrical plant.
17. Any third party servitudes encroaching on Eskom servitudes shall be registered against Eskom's title deed at the developer's own cost. If such a servitude is brought into being, its existence should be endorsed on the Eskom servitude deed concerned, while the third party's servitude deed must also include the rights of the affected Eskom servitude.

John Geeringh (Pr Sci Nat)(EAPASA)
Senior Consultant Environmental Management
Eskom Transmission Division: Land & Rights
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Fax: 086 661 4064
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Jonathan Lassen



From: Administration
Sent: Thursday, 21 August 2025 13:25
To: Jonathan Lassen
Subject: FW: NOTIFICATION OF THE PROPOSED DEVELOPMENT OF APROXIMATELY 324 LOW INCOME HOMES IN VREDENBURG, SALDANHA BAY, SALDANHA BAY MUNICIPALITY, WESTERN CAPE.
Attachments: Eskom requirements for work in or near Eskom servitudes.doc

Regards,
Shouneez Dearham

 <p>"Environmental Solutions for a Changing World"</p>	<p>Administration P: +27 (0) 21 712 5060 administration@environmentalconsultants.co.za www.environmentalconsultants.co.za Suite 401, Tokai on Main, 2 Burchell Road, Tokai, Cape Town, 7945</p>	 <p>PROFESSIONAL • INDEPENDENT</p>
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From: Administration
Sent: Thursday, 17 April 2025 13:24
To: Jonathan Lassen <Jonathan@environmentalconsultants.co.za>
Subject: FW: NOTIFICATION OF THE PROPOSED DEVELOPMENT OF APROXIMATELY 324 LOW INCOME HOMES IN VREDENBURG, SALDANHA BAY, SALDANHA BAY MUNICIPALITY, WESTERN CAPE.

Regards,
Shouneez Dearham

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From: John Geeringh <GeerinJH@ntcsa.co.za>
Sent: Thursday, 17 April 2025 13:03
To: Administration <administration@environmentalconsultants.co.za>

Subject: RE: NOTIFICATION OF THE PROPOSED DEVELOPMENT OF APROXIMATELY 324 LOW INCOME HOMES IN VREDENBURG, SALDANHA BAY, SALDANHA BAY MUNICIPALITY, WESTERN CAPE.

Please send me a KMZ file of the ropsoed development.Please find attached Eskom requirements.

Kind regards

John Geeringh (Pr Sci Nat) Reg. EAP (EAPASA)
Senior Consultant Environmental Management
Grid Planning: Land and Rights
National Transmission Company South Africa SOC Ltd (NTCSA)
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Disclaimer

NB: This Email and its contents are subject to the NTCSA EMAIL LEGAL NOTICE which can be viewed [here](#).

From: Administration <administration@environmentalconsultants.co.za>

Sent: Thursday, 17 April 2025 07:59

To: landuse.elsenburg@elsenburg.com; Saliem.Haider@westerncape.gov.za; joy.leaner@westerncape.gov.za; Arabel.McClelland@westerncape.gov.za; Zayed.Brown@westerncape.gov.za; Mfundo.ndovela@westerncape.co.za; Devlin Fortuin <devlin.fortuin@westerncape.gov.za>; dreyerw@dwa.gov.za; 'danielsd@dwa.gov.za' <danielsd@dwa.gov.za>; SingoR@dws.gov.za; 'noqhamzam@dws.gov.za' <noqhamzam@dws.gov.za>; AdriaanC@elsenburg.co.za; 'Langa, Monwabisi' <monwabisi.langa@sbm.gov.za>; Abigail.Louw@sbm.gov.za; Asanda.Tolbadi@sbm.gov.za; Thabisile.Mkhize@sbm.gov.za; Townplanning@sbm.gov.za; Duarte, Nazeema <nazeema.duarte@sbm.gov.za>; Sharon.scholtz@sbm.gov.za; Lelethu.mbane@sbm.gov.za; Maurietta Stewart <maurietta.stewart@capetown.gov.za>; Ismat Adams <iadams@capenature.co.za>; Marius Wheeler <mwheeler@capenature.co.za>; Waseefa Dhansay <waseefa.dhansay@westerncape.gov.za>; John Geeringh <GeerinJH@ntcsa.co.za>; Wimpie Henning <HenninWM@ntcsa.co.za>; Rudzani Ranwedzi <RanwedRP@ntcsa.co.za>

Subject: [CAUTION:EXTERNAL EMAIL] NOTIFICATION OF THE PROPOSED DEVELOPMENT OF APROXIMATELY 324 LOW INCOME HOMES IN VREDENBURG, SALDANHA BAY, SALDANHA BAY MUNICIPALITY, WESTERN CAPE.

Dear Potential Interested and Affected Party.

Notice is hereby given of the public participation process, in terms of the National Environmental Management Act ("NEMA"), 1998 (Act No. 107 of 1998) ("NEMA") and the Environmental Impact Assessment ("EIA") regulations, 2014 (as amended). The applicant, Saldanha Bay Municipality proposes the development of 324 residential erven, 6 open space erven, a church, and a crèche on Erf 8270 and Portion 4 of Farm 132. The coordinates to the midpoint of the site are **32.922587°S 18.030618°E**.

The proposed development triggers the following activity listed in terms of the Environmental Impact Assessment (EIA) Regulations, 2017 (as amended), in terms of the NEMA (Act No. 107 of 1998) as amended, and will follow a Basic Assessment (BA) process:

- **Government Notice No. 327 of the EIA Regulations 2014, (as amended) Listing Notice 1, Activity 24, 27 and 28.**
- **Government Notice No. 327 of the EIA Regulations 2014, (as amended) Listing Notice 3, Activity 12.**

*Please note that the details and listed activities above may change during the NEMA Application process. Registered I&APs will be notified of any changes.

Due to a wetland present near the site, the proposed development will also trigger the National Water Act (NWA), Act No. 36 of 1998 and a Water Use License application (WULA) will be made in terms of this act.

Opportunity to Participate: You are hereby notified of the opportunity to register as an Interested and Affected Party (I&AP), and of the availability of the Pre-Application Draft BAR for your review and comment. The Pre-Application Draft BAR will be made available on our website for review at <https://www.environmentalconsultants.co.za/about/public-participation/>

If you would like to register as an I&AP or provide comment on the Report, please do so in writing, to Jonathan Lassen at SEC, giving your name, address, and contact details, as well as an indication of any direct business, financial, personal, or other interest that you may have in relation to this proposal. Please note that future correspondence will only be sent to Registered I&APs.



Please quote the SEC Project Number, 023089, in all correspondence. You are also requested to pass this information on to any person you feel should be notified. Registering as an I&AP should please be undertaken in writing, by email or text, with correspondence addressed to:

Jonathan Lassen at SEC:
Postal: P O Box 30134, Tokai, 7966
E-mail: administration@environmentalconsultants.co.za
Tel: (021) 712 5060

The commenting period will commence from the 17th of April 2025 to the 20th of May 2025.

Please note that we respect your right to privacy and aim to ensure that we comply with the legal requirements of the POPI Act (Act No. 4 of 2013). This Act regulates the way in which any personal information is collected, processed, stored, shared, and/or destroyed. Please be advised that by registering as an I&AP, you will be partaking in the EIA process and agree that your name, contact details, and comments can be made available in the public domain. This information will only be used for this application and for no other use. If requested, your personal information will be removed from the I&AP Register at any stage of the process. More information on the POPI Act can be found at the following link: <https://www.gov.za/documents/protection-personal-information-act>.

**Regards,
Shouneez Dearham**

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