NICK HELME BOTANICAL SURVEYS

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6 Feb 2024

Enviro-EAP
ATT: Nicolaas Hanekom

Dear Nicolaas

Specialist Botanical Input: Proposed development on Portion 4 of Farm 560 Yzerfontein (SDP Draft 17)

Thank you for asking me to comment on the Draft 17 of the Site Development Plan (SDP) for Portion 4 of Farm 560 Yzerfontein (dated Aug 2023). My botanical sensitivity study of 2008 was a key informant of the proposed layout. In regard to the current proposed development layout (157.8 ha site, with 76.6ha (48.7%) being Open Space Zone 1) I note that:

1) The development falls entirely with the urban edge, and development coverage of this area is 51.3% of the site
2) I strongly support the fact that no roads cross the designated ecological corridors that separate the development nodes, as this allows for much better and safer faunal movement in the region (notably for tortoises). These corridors generally align fairly well with open spaces to the west, and although not always as wide as recommended (100m minimum) are probably adequate.
3) The roads that do link Atlantic Drive to the development nodes are problematic from a faunal perspective in that they break the north – south ecological linkage. Consideration should be give to actually preventing access to these roads for tortoises and small reptiles and similar small fauna that is very likely to be run over. This could be done by simply having 20cm high vertical barriers either side of the roads.
4) Limited hiking and cycling tracks should be encouraged through the conservation areas on this and adjacent portions, which should be professionally laid out and follow obvious desire lines. Ideally no additional

material will be brought in to surface these, as this could bring in unwanted alien invasive species.

5) Any firebreaks should be limited to the perimeter of the larger conservation block as a whole (east of the development), and must not be crated anywhere within the current application area (157ha), as this Strandveld is not a fire prone vegetation type (as opposed to the Sand Fynbos further inland)
6) I support the proposed pro-rata registration of conservation servitudes as each phase is completed.
7) I believe the proposed development is compliant with the mitigation and intent I originally proposed in 2008, with adequate on-site conservation areas, and with proposed formal conservation of the high priority areas to the east of the development area (Rem Ptn 4 of Farm 560).
8) I am thus generally in support of the proposed development application.

Yours sincerely



Nick Helme