

09 February 2023

DEA&DP REF: 16/3/3/1/A3/53/2005/22

NEAS REF: WCP/EIA/0001040/2022

Dear Ms Isaacs

CLARITY REGARDING CONDITION 20.1 OF THE ENVIRONMENTAL AUTHORISATION ISSUED FOR THE PROPOSED ESTABLISHMENT OF A RESIDENTIAL DEVELOPMENT AND ASSOCIATED INFRASTRUCTURE ON PORTION 2 OF FARM GOEDE VERWACHTING NO. 870, REMAINDER OF FARM NO. 869, FARM NO. 1262, REMAINDER OF FARM NO. 866, REMAINDER OF FARM NO. 1054, AND PORTIONS 2 AND 3 OF FARM NO. 1054, SIR LOWRY'S PASS VILLAGE, WESTERN CAPE

Guillaume Nel Environmental Consultants (GNEC) was appointed by Mount View (Pty) Ltd. to facilitate the Environmental Impact Assessment (EIA) Basic Assessment for the proposed Mount View Residential Development and associated infrastructure on Portion 2 of Farm Goede Verwachting No. 870, Remainder of Farm No. 869, Farm No. 1262, Remainder of Farm No. 866, Remainder of Farm No. 1054, and Portions 2 and 3 of Farm No. 1054, Sir Lowry's Pass Village, Western Cape.

The Department of Environmental Affairs and Development Planning (DEA&DP) issued an Environmental Authorisation (EA) for the abovementioned proposed development on the 16th of August 2022. Condition 20 of the EA under the heading *Specific conditions* reads as follows:

20. Should any heritage remains be exposed during excavations or any actions on the site, these must immediately be reported to the Provincial Heritage Resources Authority of the Western Cape, Heritage Western Cape (in accordance with the applicable legislation). Heritage remains uncovered or disturbed during earthworks must not be further disturbed until the necessary approval has been obtained from Heritage Western Cape. Heritage remains include archaeological remains (including fossil bones and fossil shells); coins; indigenous and/or colonial ceramics; any articles of value or antiquity; marine shell heaps; stone artifacts and bone remains; structures and other built features; rock art and rock engravings; shipwrecks; and graves or unmarked human burials.

A qualified archaeologist must be contracted where necessary (at the expense of the applicant and in consultation with the relevant authority) to remove any human remains in accordance with the requirements of the relevant authority.

20.1 Within six (6) months of approval of the proposed development, the owner of the proposed “Remainder Goede Verwachting Homestead Erf” must submit a Conservation Management Plan for the homestead and its context to Heritage Western Cape for approval.

20.2 The Conservation Management Plan must be prepared by a suitably qualified heritage practitioner and must include, inter alia, the requirement that trenching activity within 50m of the homestead area must be checked by an archaeologist.

20.3 Prior to any work in the vernacular cottage precinct, the proposed alterations (including a maintenance plan) for all structures to be retained in the precinct, must be submitted to Heritage Western Cape for approval and must be accompanied by more detailed proposals for the precinct, including an appropriate maintenance and refurbishment plan, and plans for landscaping, boundary treatment, lighting and signage.

The owner of the “Remainder Goede Verwachting Homestead Erf” is aware of the requirement for a Conservation Management Plan to be submitted to Heritage Western Cape as stipulated in Condition 20.1 of the EA. A heritage specialist has been appointed by the owner of the property and action has been taken to ensure compliance with this condition.

The Land Use Application Process is currently in process and City of Cape Town Municipality is yet to grant the rezoning of the site; whereafter the subdivision of the site will take place. In order to ensure that all conditions of approval (in terms of the Land Use Planning process) are also taken into account in the Conservation Management Plan, it is recommended that the Conservation Management Plan for the Remainder Goede Verwachting Homestead Erf, depicted as Portion A on the attached subdivision Plan No. 4A, be submitted by the property owner within 6 months of the registration of Portion A as a separate erf at the Deeds Office.

The holder of the EA, Mount View (Pty) Ltd., kindly requests the DEA&DP to please confirm whether the abovementioned timeframes regarding Condition 20.1 of the EA are acceptable.

Meanwhile, should you have any queries, please feel free to contact myself, at:

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Yours sincerely,

Carina Becker

For GNEC

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