

REFERENCE: 16/3/3/1/D6/17/0005/25
NEAS REFERENCE: WCP/EIA/0001646/2025
DATE OF ISSUE: 21 Nov 2025

NEW ENVIRONMENTAL AUTHORISATION

APPLICATION FOR ENVIRONMENTAL AUTHORISATION IN TERMS OF THE NATIONAL ENVIRONMENTAL MANAGEMENT ACT, 1998 (ACT 107 OF 1998) AND THE ENVIRONMENTAL IMPACT ASSESSMENT REGULATIONS, 2014 (AS AMENDED ON 7 APRIL 2017): THE PROPOSED GREAT BRAK SEWER SYSTEM UPGRADES ALONG SANDHOOGTE ROAD, STANDER STREET, EBENEZER AVENUE, WIDGET STREET, FOURIE STREET, VAN RENSBURG STREET, LONG STREET AND KERK STREET, GREAT BRAK RIVER

With reference to your application for the abovementioned, find below the outcome with respect to this application.

DECISION

In accordance with the provisions of Regulation 27 (4) of the Environmental Impact Assessment Regulations, 2014 (Government Notice 982 of 4 December 2014, as amended), the Environmental Authorisation issued on 11 November 2025 (Original EA), is hereby replaced with this **New Environmental Authorisation**. The purpose is to correct errors in the Original EA; however, the corrections do not change the rights and duties of any person materially

By virtue of the powers conferred on it by the National Environmental Management Act, 1998 (Act No. 107 of 1998) ("NEMA") and the Environmental Impact Assessment ("EIA") Regulations, 2014, the Competent Authority herewith **grants Environmental Authorisation** to the applicant to undertake the listed activities specified in section B below with respect to the Preferred Layout/Design Alternative for the sewer pipeline (Section 01, Section 02 and Section 03) and Layout/Design Alternative 2 for the Cricket Field Sewage Pump Station, described in the Final Basic Assessment Report ("FBAR"), received on 9 July 2025, prepared and submitted by the appointed Environmental Assessment Practitioner ("EAP"), Ms. Louise Mari van Zyl with EAPASA Registration Number: 2019/1444.

The applicant for this Environmental Authorisation is required to comply with the conditions set out in section E below.

A. DETAILS OF THE APPLICANT FOR THIS ENVIRONMENTAL AUTHORISATION

The Municipal Manager
% Mr. D. Naidoo
Mossel Bay Municipality
Private Bag X 29
MOSEL BAY
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E-mail: dnaidoo@mosselbay.gov.za

The abovementioned applicant is the holder of this Environmental Authorisation (hereinafter referred to as "**the Holder**").

B. LIST OF ACTIVITIES AUTHORISED

Listed Activities	Activity/Project Description
Environmental Impact Assessment Regulations Listing Notice 1 of 2014, Government Notice No. 983 of 4 December 2014 (as amended)	
<p>Activity Number 10 Activity Description: <i>The development and related operation of infrastructure exceeding 1000 metres in length for the bulk transportation of sewage, effluent, process water, wastewater, return water, industrial discharge or slimes –</i> <i>(i) with an internal diameter of 0.36 metres or more;</i> <i>(ii) with a peak throughput of 120 litres per second or more;</i></p> <p><i>Excluding where-</i> <i>(a) such infrastructure is for the bulk transportation of sewage, effluent, process water, wastewater, return water, industrial discharge or slime inside a road reserve or railway line; or</i> <i>(b) where such development will occur within an urban area.</i></p>	<p>Section 01 of the proposed sewer pipeline will be approximately 3000m in length with a diameter of 355mm (0.355m). Furthermore, as development increases along Sandhoogte Road, the peak throughput will increase to 120 litres per second. Although most of the pipeline will be located within the road reserve of Sandhoogte Road, there is a section that will be installed outside the road reserve, across the Cricket Field and / or within existing gravel roads on Erf 4808. This section of the pipeline is considered to be located outside the urban area in terms of the NEMA EIA Regulations.</p>
<p>Activity Number 12 Activity Description The development of— (i) dams or weirs, where the dam or weir, including infrastructure and water surface area, exceeds 100 square metres; or (ii) infrastructure or structures with a physical footprint of 100 square metres or more; where such development occurs— (a) within a watercourse; (b) in front of a development setback; or (c) if no development setback exists, within 32 metres of a watercourse, measured from the edge of a watercourse; — excluding— (aa) the development of infrastructure or structures within existing ports or harbours that will not increase the development footprint of the port or harbour; (bb) where such development activities are related to the development of a port or harbour, in which case activity 26 in Listing Notice 2 of 2014 applies; (cc) activities listed in activity 14 in Listing Notice 2 of 2014 or activity 14 in Listing Notice 3 of 2014, in which case that activity applies; (dd) where such development occurs within an urban area; (ee) where such development occurs within existing roads, road reserves or railway line reserves; or</p>	<p>According to the specialist, the proposed sewer line upgrades take place outside any natural remaining watercourses as they have been almost completely transformed from their natural condition through channelling and straightening. They are essentially operating as stormwater channels. However, sections of the proposed sewer line upgrades and pump station upgrades are within an Estuarine Functional Zone and within 32m from a mapped wetland.</p>

<p>(ff) the development of temporary infrastructure or structures where such infrastructure or structures will be removed within 6 weeks of the commencement of development and where indigenous vegetation will not be cleared.</p>	
<p>Activity Number: 17 Activity Description: Development—</p> <ul style="list-style-type: none"> (i) in the sea; (ii) in an estuary; (iii) within the littoral active zone; (iv) in front of a development setback; or (v) if no development setback exists, within a distance of 100 metres inland of the high-water mark of the sea or an estuary, whichever is the greater; <p>in respect of—</p> <ul style="list-style-type: none"> (a) fixed or floating jetties and slipways; (b) tidal pools; (c) embankments; (d) rock revetments or stabilising structures including stabilising walls; or (e) infrastructure or structures with a development footprint of 50 square metres or more — <p>but excluding—</p> <ul style="list-style-type: none"> (aa) the development of infrastructure and structures within existing ports or harbours that will not increase the development footprint of the port or harbour; (bb) where such development is related to the development of a port or harbour, in which case activity 26 in Listing Notice 2 of 2014 applies; (cc) the development of temporary infrastructure or structures where such structures will be removed within 6 weeks of the commencement of development and where coral or indigenous vegetation will not be cleared; or (dd) where such development occurs within an urban area. 	<p>According to the aquatic specialist, the edge of the Great Brak estuary has been seriously modified through urban development, with high density residential, commercial, education, roads and sporting facilities all accounting for transformation of this habitat. The sewer lines & upgrade of the Cricket Field Sewage Pump Station are located within this transformed urban area (i.e., transformed Estuary Functional Zone).</p>
<p>Activity Number 19A Activity Description: <i>The infilling or depositing of any material of more than 5 cubic metres into, or the dredging, excavation, removal or moving of soil, sand, shells, shell grit, pebbles or rock of more than 5 cubic metres from—</i></p> <ul style="list-style-type: none"> (i) the seashore; (ii) the littoral active zone, an estuary or a distance of 100 metres inland of the high-water mark of the sea or an estuary, whichever distance is the greater; or (iii) the sea; — <p><i>but excluding where such infilling, depositing, dredging, excavation, removal or moving—</i></p> <ul style="list-style-type: none"> (a) will occur behind a development setback; (b) is for maintenance purposes undertaken in accordance with a maintenance management plan; (c) falls within the ambit of activity 21 in this Notice, in which case that activity applies; 	<p>The proposed pipeline will result in the infilling or depositing material of more than 5 cubic metres into, or the dredging, excavation, removal or moving of soil, sand, shells, shell grit, pebbles or rock of more than 5 cubic metres from an estuary (i.e., transformed Estuarine Functional Zone).</p>

<p>(d) occurs within existing ports or harbours that will not increase the development footprint of the port or harbour; or</p> <p>(e) where such development is related to the development of a port or harbour, in which case activity 26 in Listing Notice 2 of 2014 applies.</p>	
<p>Activity Number: 19 Activity Description: The infilling or depositing of any material of more than 10 cubic metres into, or the dredging, excavation, removal or moving of soil, sand, shells, shell grit, pebbles or rock of more than 10 cubic metres from a watercourse;</p> <p>but excluding where such infilling, depositing, dredging, excavation, removal or moving—</p> <p>(a) will occur behind a development setback;</p> <p>(b) is for maintenance purposes undertaken in accordance with a maintenance management plan;</p> <p>(c) falls within the ambit of activity 21 in this Notice, in which case that activity applies;</p> <p>(d) occurs within existing ports or harbours that will not increase the development footprint of the port or harbour; or where such development is related to the development of a port or harbour, in which case activity 26 in Listing Notice 2 of 2014 applies.</p>	<p>According to the specialist, the proposed sewer line upgrades take place outside any natural remaining watercourses as they have been almost completely transformed from their natural condition through channelling and straightening. They are essentially operating as stormwater channels. However, sections of the proposed sewer line upgrades and pump station upgrades are within an Estuarine Functional Zone.</p>
<p>Activity Number 48 Activity Description: The expansion of—</p> <p>(i) infrastructure or structures where the physical footprint is expanded by 100 square metres or more; or</p> <p>(ii) dams or weirs, where the dam or weir, including infrastructure and water surface area, is expanded by 100 square metres or more;</p> <p>where such expansion occurs—</p> <p>(a) within a watercourse;</p> <p>(b) in front of a development setback; or</p> <p>(c) if no development setback exists, within 32 metres of a watercourse, measured from the edge of a watercourse;</p> <p>excluding-</p> <p>(aa) the expansion of infrastructure or structures within existing ports or harbours that will not increase the development footprint of the port or harbour;</p> <p>(bb) where such expansion activities are related to the development of a port or harbour, in which case activity 26 in Listing Notice 2 of 2014 applies;</p> <p>(cc) activities listed in activity 14 in Listing Notice 2 of 2014 or activity 14 in Listing Notice 3 of 2014, in which case that activity applies;</p> <p>(ee) where such expansion occurs within an urban area; or</p> <p>(ff) where such expansion occurs within existing roads, road reserves or railway line reserves.</p>	<p>Expansion of the Cricket Field Pump Station (Section 03) by ±160 square metres. The Cricket Field Pump Station is located within an Estuarine Functional Zone and within 32m from a mapped wetland.</p>

<p>Activity Number 54 Activity Description: The expansion of facilities— (i) in the sea; (ii) in an estuary; (iii) within the littoral active zone; in front of a development setback; or (v) if no development setback exists, within a distance of 100 metres inland of the high-water mark of the sea or an estuary, whichever is the greater;</p> <p>in respect of— (a) fixed or floating jetties and slipways; (b) tidal pools; (c) embankments; (d) rock revetments or stabilising structures including stabilising walls; or (e) infrastructure or structures where the development footprint is expanded by 50 square metres or more, but excluding— (aa) the expansion of infrastructure or structures within existing ports or harbours that will not increase the development footprint of the port or harbour; or (bb) where such expansion occurs within an urban area.</p>	<p>Applicable to Section 03 Alternative 1A Expansion of the Cricket Field Pump Station by ±160 square metres. According to the specialist, the Cricket Field Pump Station is located within a transformed Estuarine Functional Zone.</p>
<p>Environmental Impact Assessment Regulations Listing Notice 3 of 2014, Government Notice No. 985 of 4 December 2014 (as amended)</p>	
<p>Activity Number: 12 Activity Description: <i>The clearance of an area of 300 square metres or more of indigenous vegetation except where such clearance of indigenous vegetation is required for maintenance purposes undertaken in accordance with a maintenance management plan.</i></p> <p>i. Western Cape</p> <p>i. <i>Within any critically endangered or endangered ecosystem listed in terms of section 52 of the NEMBA or prior to the publication of such a list, within an area that has been identified as critically endangered in the National Spatial Biodiversity Assessment 2004;</i></p> <p>ii. <i>Within critical biodiversity areas identified in bioregional plans;</i></p> <p>iii. <i>Within the littoral active zone or 100 metres inland from high water mark of the sea or an estuarine functional zone, whichever distance is the greater, excluding where such removal will occur behind the development setback line on erven in urban areas;</i></p> <p>iv. <i>On land, where, at the time of the coming into effect of this Notice or thereafter such land was zoned open space, conservation or had an equivalent zoning; or</i></p> <p>v. <i>On land designated for protection or conservation purposes in an Environmental Management Framework adopted in the prescribed manner, or a Spatial Development Framework adopted by the MEC or Minister.</i></p>	<p>Applicable to all Sections (01, 02 and 03). The proposed sewer pipeline falls within areas <u>mapped</u> as a threatened ecosystem, either Groot Brak Dune Strandveld (CR) or Hartenbos Dune Thicket (EN); and/or an Estuarine Functional Zone (EFZ).</p> <p>The respective sections are located in the aforementioned areas:</p> <ul style="list-style-type: none"> ● Section 01: CR; CBA ● Section 02: EN; CBA ● Section 03: CR; CBA & EFZ <p>Note: Although all three sections fall within areas mapped as CBA/ESA, a bioregional plan (as contemplated in Chapter 3 of the National Environmental Management Biodiversity Act, 2004) has not yet been adopted by the competent authority.</p>
<p>Activity Number: 14 Activity Description:</p>	<p>Applicable to all Sections (Sections 01 – 03) According to</p>

<p>The development of— dams or weirs, where</p> <p>(i) the dam or weir, including infrastructure and water surface area exceeds 10 square metres; or</p> <p>(ii) infrastructure or structures with a physical footprint of 10 square metres or more;</p> <p>where such development occurs—</p> <p>(a) within a watercourse;</p> <p>(b) in front of a development setback; or</p> <p>(c) if no development setback has been adopted,</p> <p>(d) within 32 metres of a watercourse, measured from the edge of a watercourse;</p> <p>excluding the development of infrastructure or structures within existing ports or harbours that will not increase the development footprint of the port or harbour.</p>	<p>the specialist, the proposed sewer line upgrades take place outside any natural remaining watercourses as they have been almost completely transformed from their natural condition through channelling and straightening. They are essentially operating as stormwater channels. However, sections of the proposed sewer line upgrades and pump station upgrades are located within and Estuarine Functional Zone and within 32m of a mapped wetland.</p>
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The abovementioned list is hereinafter referred to as “**the listed activities**”.

The Holder is herein authorised to undertake the following alternative that includes the listed activity as it relates to the development and development footprint area:

The preferred alternative entails upgrading the municipal sewer system in Great Brak River through the installation of new 160mm – 200mm diameter link sewer pipelines along un-serviced private erven in Great Brak River (Sandhoogte Road, Stander Street, Ebenezer Avenue, Wigget Street, Fourie Street, Van Rensburg Street, Long Street, and Kerk Street). It also includes the installation of a new 355 mm diameter pumping main along Sandhoogte Road and Long Street, accompanied by the construction of a new pump station next to the Great Brak River Sports Club - Tennis Courts located on Erf 4808, Great Brak River.

The upgrades will be undertaken in the following three (3) sections:

● *Section 01: New Sandhoogte pumping main and upgrades at Sandhoogte pump station:*

Replacement of the existing 200mm diameter sewer pipeline with a greater capacity sewer pipeline of 355mm diameter Sandhoogte Road, and internal upgrades at the existing Sandhoogte Pump Station.

The new 355mm diameter sewer pipeline will be installed:

- (a) within Sandhoogte Road reserve from the WWTW, from where it will follow the existing roads on Erf 48086.
- (b) run along existing road reserves towards a new (alternative) pump station on Erf 4808 when the existing Cricket Field Pump station is decommissioned.

The existing sewer line will remain in place until the new line is operational.

● *Section 02: New sewer pipelines along unserviced private erven in Great Brak River*

This section entails the replacement of existing conservancy tanks in existing residential and business areas of Great Brak River with a new 160mm - 200mm diameter sewer pipelines. The pipeline sections will be installed along Stander Street, Ebenezer Avenue, Wigget Street, Fourie

Street, Van Rensburg Street, Long Street and Kerk Street. Majority of this new sewer line will be installed within existing roads (tar or gravel), within road reserves in the township area, and/or beneath paved sidewalks traversing the residential areas, again feeding to the Cricket Field Pump Station which is the lowest point from where the town's sewage is pumped to the Great Brak WWTW.

● **Section 03: Replacement of the Cricket Field Pump Station**

Construction of a new pump station, in a new location altogether, on an open piece of land next to the Great Brak River Sports Club – Tennis Courts on Erf 4808. The new (relocated) pump station will be fenced and the entire fenced area will be paved. This is in an area that is located further away from the estuary.

The upgrades will be implemented approximate to the site development plans attached to this Authorisation as Annexures 2A-2E.

C. SITE DESCRIPTION AND LOCATION

The site is located where the proposed development will be within Great Brak River settlement, along Sandhoogte Road, Stander Street, Ebenezer Avenue, Wigget Street, Fourie Street, Van Rensburg Street, Long Street and Kerk Street, Great Brak River and on a Portion of Erf 4808, Great Brak River.

The sewer pipeline for Section 01 will be installed on the southern, downslope side of Sandhoogte Road, between Great Brak WWTW and Sandhoogte Pump Station.

The majority of Section 02 will be installed within existing tar / gravel roads, within road reserves in the township area, and/or beneath paved sidewalks traversing the residential areas, again feeding to the Cricket Field Pump Station which is the lowest point from where the town's sewage is pumped to the Great Brak WWTW.

The new pumpstation will be located next to the Great Brak River Sports Club - Tennis Courts on Erf 4808.

Preferred Alternative

Section	Points	Latitude			Longitude		
Section 01	Start	34°	3'	01.60"	22°	12'	54.55"
	Middle	34°	3'	22.99"	22°	12'	16.26"
	End	34°	3'	34.29"	22°	11'	24.02"
Section 02	Start	34°	2'	46.63"	22°	12'	54.37"
	Middle	34°	3'	13.11"	22°	12'	56.13"
	End	34°	3'	16.64"	22°	13'	10.01"
Wetland crossing		34°	3'	5.53"	22°	12'	53.65"
Section 03 (Pumpstation)		34°	3'	01.60"	22°	12'	54.55 "

SG digit code for the relevant properties:

SECTION	PROPERTY DESCRIPTION	SG-21 DIGIT CODES
<p>Section 01 New 355mm sewer pipeline along Sandhoogte Road and the existing 200mm sewer pipeline that will be decommissioned.</p>	RE/139	C05100000000013900000
	RE/25/129	C05100000000012900025
	RE/53/129	C05100000000012900053
	19/129	C05100000000012900019
	RE/93/129	C05100000000012900093
	45/129	C05100000000012900045
	46/219	C05100000000012900046
	44/29	C05100000000012900044
	RE/2833	C05100030000283300000
	RE/48/129	C05100000000012900048
	124/129	C05100000000012900124
	87/129	C05100000000012900087
	RE/5098	C05100030000509800000
	5/138	C05100000000013800005
	RE/4752	C05100030000475200000
	RE/4739	C05100030000473900000
	RE/1/138	C05100000000013800004
	RE/2/138	C05100000000013800002
	RE/4638	C05100030000463800000
	3/138	C05100000000013800003
	RE/4768	C051000300004768000000
	4770	C05100030000477000000
	4771	C05100030000477100000
4772	C05100030000477200000	
RE/4772	C051000300004722000000	
Erf 891	C05100030000089100000	
Erf 4808	C05100030000480800000	
<p>Section 02 New 160mm – 200mm sewer pipeline to connect unserviced erven along Stander Street, Ebenezer Avenue, Wigget Street, Fourie Street, Van Rensburg Street, Long Street and Kerk Street to the existing municipal sewer network.</p>	RE/198	C05100030000019800000
	Erf 1687	C05100030000168700000
	Erf 189	C05100030000018900000
	Erf 111	C05100030000011100000
	1/275	C05100000000027500001
	RE/275	C05100000000027500000
	RE/4766	C05100030000476600000
	Erf 5101	C05100030000510100000

	Erf 4788	C05100030000478800000
	Erf 4787	C05100030000478700000
	RE/4812	C05100030000481200000
	Erf 769	C05100030000076900000
	Erf 768	C05100030000076800000
	RE/4812	C05100030000481200000
	RE/4806	C05100030000480600000
	Erf 871	C05100030000087100000
	Erf 890	C05100030000008900000
	Erf 90	C05100030000009000000
	Erf 91	C05100030000009100000
	Erf 95	C05100030000009500000
	Erf 96	C05100030000009600000
	Erf 770	C05100030000007700000
	Erf 887	C05100030000088700000
Section 3 New pumpstation- Cricket Field	Erf 4808	C05100030000480800000

Refer to the Annexures of this Environmental Authorisation for:
Locality Plan (Annexure 1) the respective Site Development Plans (Annexures 2A, 2B, 2C, 2D and 2E).

The above is hereinafter referred to as "**the site**".

D. DETAILS OF THE ENVIRONMENTAL ASSESSMENT PRACTITIONER (EAP)

Mrs. Louise-Mari van Zyl
EAPASA Registration No.: 2019/1444

Cape EAPrac (Pty) Ltd.
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E. CONDITIONS OF AUTHORISATION

Scope and Validity Period of authorisation

1. This Environmental Authorisation is granted for the period from date of issue until **15 November 2030** (validity period), during which period the Holder must ensure that the—
 - (a) physical implementation of the authorised listed activities is started with and concluded by the date stipulated for the non-operational aspects;
 - (b) construction monitoring and reporting requirements are undertaken and submitted to the Competent Authority in time to allow said authority to process such documents timeously;
 - (c) post construction rehabilitation and monitoring requirements is undertaken and completed;
 - (d) the operational aspects are undertaken and concluded within the stipulated period; and

- (e) environmental auditing requirements are complied with; and that such auditing is finalised in time to allow the competent authority to be able to process the environmental audits timeously within the specified validity period.

Failing which, this Environmental Authorisation shall lapse, unless the Environmental Authorisation is amended in accordance with the relevant process contemplated in the Environmental Impact Assessment Regulations promulgated under the National Environmental Management Act, 1998 (Act no. 107 of 1998).

2. The Holder is authorised to undertake the listed activities specified in Section B above in accordance with the Preferred Layout/Design Alternative for the sewer pipeline (*Section 01, Section 02 and Section 03*) and Layout/Design Alternative 2 for the Cricket Field Sewage Pump Station as described in Section C above.

The preferred alternative entails upgrading the municipal sewer system in Great Brak River through the installation of new 160mm – 200mm diameter link sewer pipelines along un-serviced private erven in Great Brak River (Sandhoogte Road, Stander Street, Ebenezer Avenue, Wigget Street, Fourie Street, Van Rensburg Street, Long Street, and Kerk Street). It also includes a new 355 mm diameter pumping main will be installed along Sandhoogte Road and Long Street, accompanied by the construction of a new pump station next to the Great Brak River Sports Club - Tennis Courts on Erf 4808.

The upgrades will be undertaken in the following three (3) sections:

● *Section 01: New Sandhoogte pumping main and upgrades at Sandhoogte pump station:*

Replacement of the existing 200mm diameter sewer pipeline with a greater capacity sewer pipeline of 355mm diameter Sandhoogte Road1, and internal upgrades at the existing Sandhoogte Pump Station.

The new 355mm diameter sewer pipeline will be installed:

- (a) within Sandhoogte Road reserve1 from the WWTW, from where it will
- (b) run along existing road reserves towards a new (alternative) pump station on Erf 4808 when the existing Cricket Field Pump station is decommissioned.

The existing sewer line will remain in place until the new line is operational.

● *Section 02: New sewer pipelines along unserviced private erven in Great Brak River*

This section entails the replacement of existing conservancy tanks in existing residential and business areas of Great Brak River with a new 160mm - 200mm diameter sewer pipelines. The pipeline sections will be installed along Stander Street, Ebenezer Avenue, Wigget Street, Fourie Street, Van Rensburg Street, Long Street and Kerk Street. Majority of this new sewer line will be installed within existing roads (tar or gravel), within road reserves in the township area, and/or beneath paved sidewalks traversing the residential areas, again feeding to the Cricket Field Pump Station which is the lowest point from where the town's sewage is pumped to the Great Brak WWTW.

● *Section 03: Replacement of the Cricket Field Pump Station*

Construction of a new pump station, in a new location altogether, on an open piece of land next to the Great Brak River Sports Club – Tennis Courts on Erf 4808. The new (relocated) pump station will be fenced and the entire fenced area will be paved. This is in an area that is located further away from the estuary.

The upgrades will be implemented approximate to the site development plans attached to this Authorisation as Annexures 2A-2E.

3. This Environmental Authorisation may only be implemented in accordance with an approved Environmental Management Programme ("EMPr").
4. The Holder shall be responsible for ensuring compliance with the conditions by any person acting on his/her behalf, including an agent, sub-contractor, employee or any person rendering a service to the Holder.
5. Any changes to, or deviations from the scope of the alternative described in section B above must be accepted or approved, in writing, by the Competent Authority, before such changes or deviations may be implemented. In assessing whether to grant such acceptance/approval or not, the Competent Authority may request information in order to evaluate the significance and impacts of such changes or deviations, and it may be necessary for the Holder to apply for further authorisation in terms of the applicable legislation.

Notification and administration of appeal

6. The Holder must in writing, within 14 (fourteen) calendar days of the date of this decision—
 - 6.1. notify all registered Interested and Affected Parties ("I&APs") of—
 - 6.1.1. the decision reached on the application;
 - 6.1.2. the reasons for the decision as included in Annexure 3;
 - 6.1.3. the date of the decision; and
 - 6.1.4. the date when the decision was issued.
 - 6.2. draw the attention of all registered I&APs to the fact that an appeal may be lodged against the decision in terms of the National Appeal Regulations, 2025 (as amended) detailed in Section G below;
 - 6.3. draw the attention of all registered I&APs to the manner in which they may access the decision;
 - 6.4. provide the registered I&APs with the:
 - 6.4.1. name of the Holder (entity) of this Environmental Authorisation,
 - 6.4.2. name of the responsible person for this Environmental Authorisation,
 - 6.4.3. postal address of the Holder,
 - 6.4.4. telephonic and fax details of the Holder,
 - 6.4.5. e-mail address, if any, of the Holder,
 - 6.4.6. contact details (postal and/or physical address, contact number, facsimile and e-mail address) of the decision-maker and all registered I&APs in the event that an appeal is lodged in terms of the National Appeals Regulations, 2025.
7. The listed activities, including site preparation, must not commence within 20 (twenty) calendar days from the date the applicant notified the registered I&Ps of this decision.
8. In the event that an appeal is lodged with the Appeal Authority, the effect of this Environmental Authorisation is suspended until the appeal is decided i.e. the listed activities, including site preparation, must not commence until the appeal is decided.

Written notice to the Competent Authority

9. Seven calendar days' notice, in writing, must be given to the Competent Authority before commencement of any activities.
 - 9.1. The notice must make clear reference to the site details and EIA Reference number given above.
 - 9.2. The notice must also include proof of compliance with the following conditions described herein:

Conditions Number: **6, 15** and **17**

10. Seven calendar days' notice, in writing, must be given to the Competent Authority on completion of the construction activities.
11. The Holder must notify the competent authority if the non-operational phase (construction activities and rehabilitation measures) has been abandoned prior to completion thereof, or if the construction activities and rehabilitation process will be placed on hold for a period of six (6) months or longer.
The competent authority must be notified in writing—
 - 11.1. within 30-calander days of the cessation of the activities on site; and
 - 11.2. seven calendar days' notice, must be given prior to any activities continuing on site again.

Management of activity

12. This Environmental Authorisation must be implemented in accordance with an approved EMPr.
13. The draft Environmental Management Programme ("EMPr") submitted as part of the application for Environmental Authorisation is hereby **approved**.
14. The requirements for the avoidance, management, mitigation, monitoring, rehabilitation and reporting of the impacts of the activity on the environment, which have been identified in this Environmental Authorisation additional to those contained in the approved EMPr, must be implemented together with the EMPr.
15. The EMPr must be updated to incorporate all the conditions contained in this Environmental Authorisation and all those measures for the avoidance, management, mitigation, monitoring, rehabilitation and reporting as identified in this Environmental Authorisation additional to those contained in the approved EMPr.
The updated EMPr must be re-submitted to the Competent Authority prior to commencement of the construction activities.
16. The EMPr and must be included in all contract documentation for all phases of implementation.

Monitoring

17. The Holder must appoint a suitably experienced Environmental Control Officer ("ECO") for the duration of the construction and rehabilitation phases of the development (i.e., non-operational phase).
18. The ECO must—
 - 18.1. be appointed prior to the commencement of any activities on site, including site preparation (i.e. clearance of vegetation, removal and movement of soil or rubble or construction activities)
 - 18.2. ensure compliance with the EMPr and the conditions contained therein;
 - 18.3. keep record of all activities on the site; problems identified; transgressions noted and a task schedule of tasks undertaken by the ECO;
 - 18.4. submit compliance monitoring reports (ECO reports) to the competent authority on a monthly frequency;
 - 18.5. remain employed until all development activities are concluded, and the post construction rehabilitation and monitoring requirements are finalised.

19. A copy of the Environmental Authorisation, EMPr, and any independent assessments of financial provision for rehabilitation and environmental liability, audit reports and compliance monitoring reports must be kept at the site of the authorised activities and be made available to anyone on request, and where the Holder has website, such documents must be made available on such publicly accessible website.
20. Access to the site referred to in Section C must be granted, and the environmental reports mentioned above must be produced, to any authorised official representing the Competent Authority who requests to see it for the purposes of assessing and/or monitoring compliance with the conditions contained herein.

Auditing

21. The Holder must, for the period during which the environmental authorisation and EMPr remain valid ensure that compliance with the conditions of the environmental authorisation and the EMPr, is audited.
22. The frequency of reporting the auditing of compliance with the conditions of the environmental authorisation and of compliance with the EMPr, must adhere to the following programme:

Auditing during the non-operational phase (construction activities):

- 22.1. During the period which the activities have been commenced with on site, the Holder must ensure **annual** Environmental Audit Report(s) are undertaken and submitted to the Competent Authority within 30-days of either—
 - (a) the environmental audit being completed, or
 - (b) the findings and recommendations of the environmental audit report, which had been subjected to a public participation process agreed to with the competent authority, has been completed.
- 22.2. A final Environmental Audit Report for the construction phase (non-operational component) must be submitted to the Competent Authority within **three (3) months** of completion of the post construction rehabilitation and monitoring requirements.

Note: The final auditing requirements should be completed and submitted to the competent authority at least three months prior to expiry of the validity period of the environmental authorisation to ensure the Holder is able to comply with all the environmental auditing and reporting requirements and for the competent authority to be able to process it timeously.

23. The Environmental Audit Report(s), must –
 - 23.1. be prepared and submitted to the Competent Authority, by an independent person with the relevant environmental auditing expertise. Such person may not be the ECO or EAP who conducted the EIA process;
 - 23.2. provide verifiable findings, in a structured and systematic manner, on—
 - 23.2.1. the level of compliance with the conditions of the environmental authorisation and the EMPr and whether this is sufficient or not; and
 - 23.2.2. the ability of the measures contained in the EMPr to sufficiently provide for the avoidance, management and mitigation of environmental impacts associated with the undertaking of the activity.
 - 23.3. identify and assess any new impacts and risks as a result of undertaking the activity;
 - 23.4. evaluate the effectiveness of the EMPr;
 - 23.5. identify shortcomings in the EMPr;

- 23.6. identify the need for any changes to the avoidance, management and mitigation measures provided for in the EMPr;
 - 23.7. indicate the date on which the construction work was commenced with and completed or in the case where the development is incomplete, the progress of the development and rehabilitation;
 - 23.8. indicate the date on which the operational phase was commenced with and the progress of the rehabilitation;
 - 23.9. include a photographic record of the site applicable to the audit; and
 - 23.10. be informed by the ECO reports.
24. The Holder must, within 7 calendar days of the submission of the audit report to the Competent Authority, notify all potential and registered I&APs of the submission and make the report available to anyone on request and on a publicly accessible website (if applicable).

Specific Conditions

25. Prior to the commencement of construction, the Holder must ensure that a walk-through search and rescue exercise is undertaken by a qualified specialist with experience in the field of practise relevant to terrestrial plants species and/or animal species.

Any protected plant or animal species or species of conservation concern, found during such an exercise must be collected and relocated to a predetermined area with suitable habitat.

Note: The removal or movement of such species may require a permit from CapeNature.

26. Prior to the commencement of construction, the sensitive areas must be demarcated and treated as no-go areas. No machinery is permitted in such sensitive areas.
27. Should any heritage remains be exposed during excavations or any other actions on the site, these must immediately be reported to the Provincial Heritage Resources Authority of the Western Cape, Heritage Western Cape. 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 may only be disturbed by a suitably qualified heritage specialist working under a directive from the relevant Heritage Resources Authority.

Heritage remains include: meteorites, archaeological and/or paleontological remains (including fossil shells and trace fossils); coins; indigenous and/or colonial ceramics; any articles of value or antiquity; marine shell heaps; stone artefacts and bone remains; structures and other built features with heritage significance; rock art and rock engravings; shipwrecks; and/or graves or unmarked human burials including grave goods and/or associated burial material.

F. GENERAL MATTERS

1. Notwithstanding this Environmental Authorisation, the Holder must comply with any other statutory requirements that may be applicable when undertaking the listed activities.

Amendment of Environmental Authorisation and EMPr

2. If the Holder does not start and complete all listed activities rehabilitation, and monitoring requirements within the period referred to in Section E, this Environmental Authorisation shall lapse for that activity, and a new application for Environmental Authorisation must be submitted to the relevant Competent Authority.

If the Holder wishes to extend a validity period specified in the Environmental Authorisation, an application for amendment in this regard must be made to the relevant Competent Authority prior to the expiry date of such a period.

Note:

- (a) Failure to lodge an application for amendment prior to the expiry of the validity period of the Environmental Authorisation will result in the lapsing of the Environmental Authorisation.
 - (b) It is an offence in terms of Section 49A(1)(a) of NEMA for a person to commence with a listed activity if the competent authority has not granted an Environmental Authorisation for the undertaking of the activity.
 - (c) An environmental authorisation may be amended where it relates to a change of ownership or transfer of rights and obligations.
3. The Holder is required to notify the Competent Authority where any detail with respect to the Environmental Authorisation must be amended, added, substituted, corrected, removed or updated.

In assessing whether to amend or correct the EA, the Competent Authority may request information to evaluate the significance and impacts of such changes or deviations, and it may be necessary for the Holder to apply for further authorisation in terms of the applicable legislation.

The onus is on the Holder to verify whether such changes to the environmental authorisation must be approved in writing by the relevant competent authority prior to the implementation thereof.

4. The manner and frequency for updating the EMPr is as follows:
- (a) Any further amendments to the EMPr, must be approved in writing by the relevant competent authority.
 - (b) An application for amendment to the EMPr must be submitted to the Competent Authority if any amendments are to be made to the impact management outcomes of the EMPr. Such amendment(s) may only be implemented once the amended EMPr has been approved by the competent authority.

The onus is however on the Holder to confirm the legislative process requirements for the above scenarios at that time.

5. Where an amendment to the impact management outcomes of an EMPr is required before an environmental audit is required in terms of the environmental authorisation, an EMPr may be amended on application by the Holder of the environmental authorisation.

Compliance with Environmental Authorisation and EMPr

6. Non-compliance with a condition of this environmental authorisation or provisions of the EMPr is an offence in terms of Section 49A(1)(c) of the National Environmental Management Act, 1998 (Act no. 107 of 1998, as amended).
7. This Environmental Authorisation is granted for a set period from the date of issue, during which period all the listed activities must be commenced with and concluded, including the post-construction rehabilitation; monitoring requirements and environmental auditing requirements which must be concluded.

8. This Environmental Authorisation is subject to compliance with all the suspensive conditions (i.e. 6, 15 and 17). Failure to comply with all the peremptory conditions prior to the physical implementation of the activities (including site preparation) will render the entire EA null and void. Such physical activities shall be regarded to fall outside the scope of the Environmental Authorisation and shall be viewed as an offence in terms of Section 49A(1)(a) of NEMA.
9. In the event that the Environmental Authorisation should lapse, it is an offence in terms of Section 49A(1)(a) of NEMA for a person to commence with a listed activity, unless the competent authority has granted an Environmental Authorisation for the undertaking of the activity.
10. Offences in terms of the NEMA and the Environmental Impact Assessment Regulations, 2014, will render the offender liable for criminal prosecution.

G. APPEALS

Appeals must comply with the *National Appeal Regulations, 2025* (Government Notice No. R. 5985 in Government Gazette No. 52269 of 13 March 2025). Please take note the provisions of Regulation 1(2) and 1(3) of the *National Appeal Regulations, 2025* when calculating the period of days.

1. The Holder (applicant) of this decision must submit an appeal to the Appeal Administrator, and any registered Interested and Affected Parties (I&AP's) and the decision maker (Competent Authority who issued the decision) within **20 calendar** days from the date this decision was sent by the decision maker.
2. The I&AP's (NOT the holder of this decision) must submit an appeal to the Appeal Administrator, the Holder (applicant) of the decision and the decision maker (Competent Authority who issued the decision) within **20 calendar days** from the date this decision was sent to the registered I&AP's by the Holder (applicant) of the decision.
3. The Holder (applicant) of the decision must—
 - 3.1. notify all registered I&AP's and affected organs of state of any appeal received, and make the appeal available to them, within **5 calendar days** after the 20-day appeal period ends.
 - 3.2. Submit proof of this notification to the Appeal Administrator within 5 calendar days after sending the last notification.
4. All appeals submitted must:
 - 4.1. be in writing in the Appeal Form obtainable from the Departmental website;
 - 4.2. include supporting documents referred to in the appeal; and
 - 4.3. include proof of payment of the prescribed non-refundable appeal fee, if prescribed.
5. The applicant, and where applicable the decision-maker, or any person notified under regulation 4 of the *National Appeal Regulations, 2025*, may submit a Responding Statement within **20 calendar days** from the date they received the appeal, in the form obtainable from the Department website to the Appeal Administrator and to the appellant, where the appellant is not the applicant.
6. Appeals, Responding Statements and supporting documents must be submitted to the Appeal Administrator by means of one of the following methods:
 - 6.1. By e-mail: DEADP.Appeals@westerncape.gov.za
 - 6.2. By hand, where the person submitting an appeal does not hold an electronic mail account:

Attention: Mr Marius Venter
Room 809, 8th Floor Utilitas Building,
1 Dorp Street, Cape Town, 8001

Note:

An electronic copy (Microsoft Word format) of the appeal, responding statement and any supporting documents to the Appeal Administrator via e-mail or to the address listed above.

A prescribed appeal form, responding statement form as well as assistance regarding the appeal processes, is obtainable from the relevant website of the appeal authority at:

URL: <http://www.westerncape.gov.za/eadp> or the office of the Minister at:
Tel.: (021) 483 3721; or
E-mail: DEADP.Appeals@westerncape.gov.za

Documents to be submitted to the decision-maker (*i.e.*, the Competent Authority that issued the decision) at: Gavin.Benjamin@westerncape.gov.za; and copied to DEADPEIAAdmin.George@westerncape.gov.za

DISCLAIMER

The Western Cape Government, the Local Authority, committees or any other public authority or organisation appointed in terms of the conditions of this Environmental Authorisation shall not be responsible for any damages or losses suffered by the Holder, developer or his/her successor in any instance where construction or operation subsequent to construction is temporarily or permanently stopped for reasons of non-compliance with the conditions as set out herein or any other subsequent document or legal action emanating from this decision.

Your interest in the future of our environment is appreciated.

Yours faithfully

DIRECTOR: DEVELOPMENT MANAGEMENT (REGION 3)

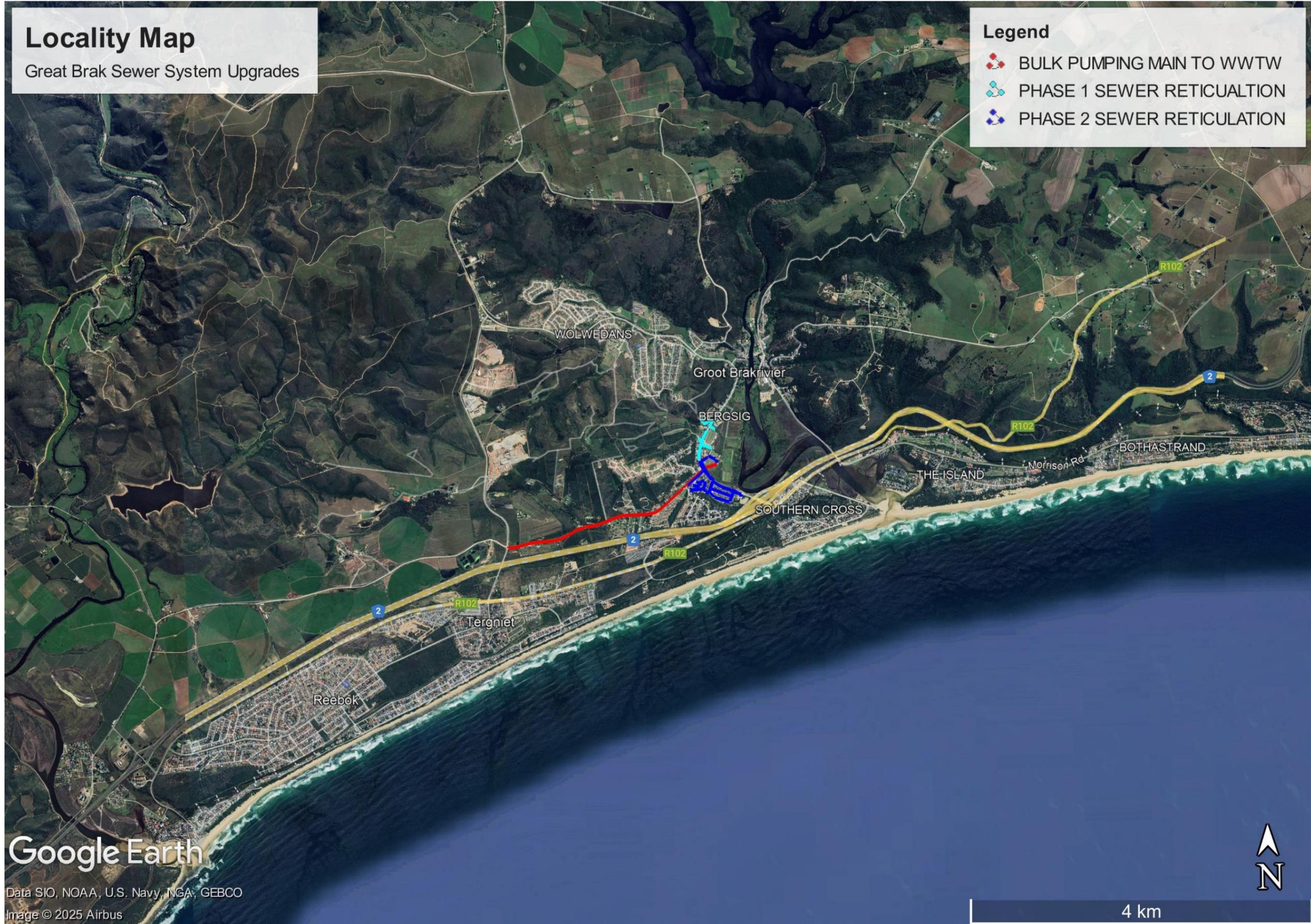
WESTERN CAPE GOVERNMENT: DEPARTMENT OF ENVIRONMENTAL AFFAIRS AND DEVELOPMENT PLANNING

DATE OF DECISION: **21 November 2025**

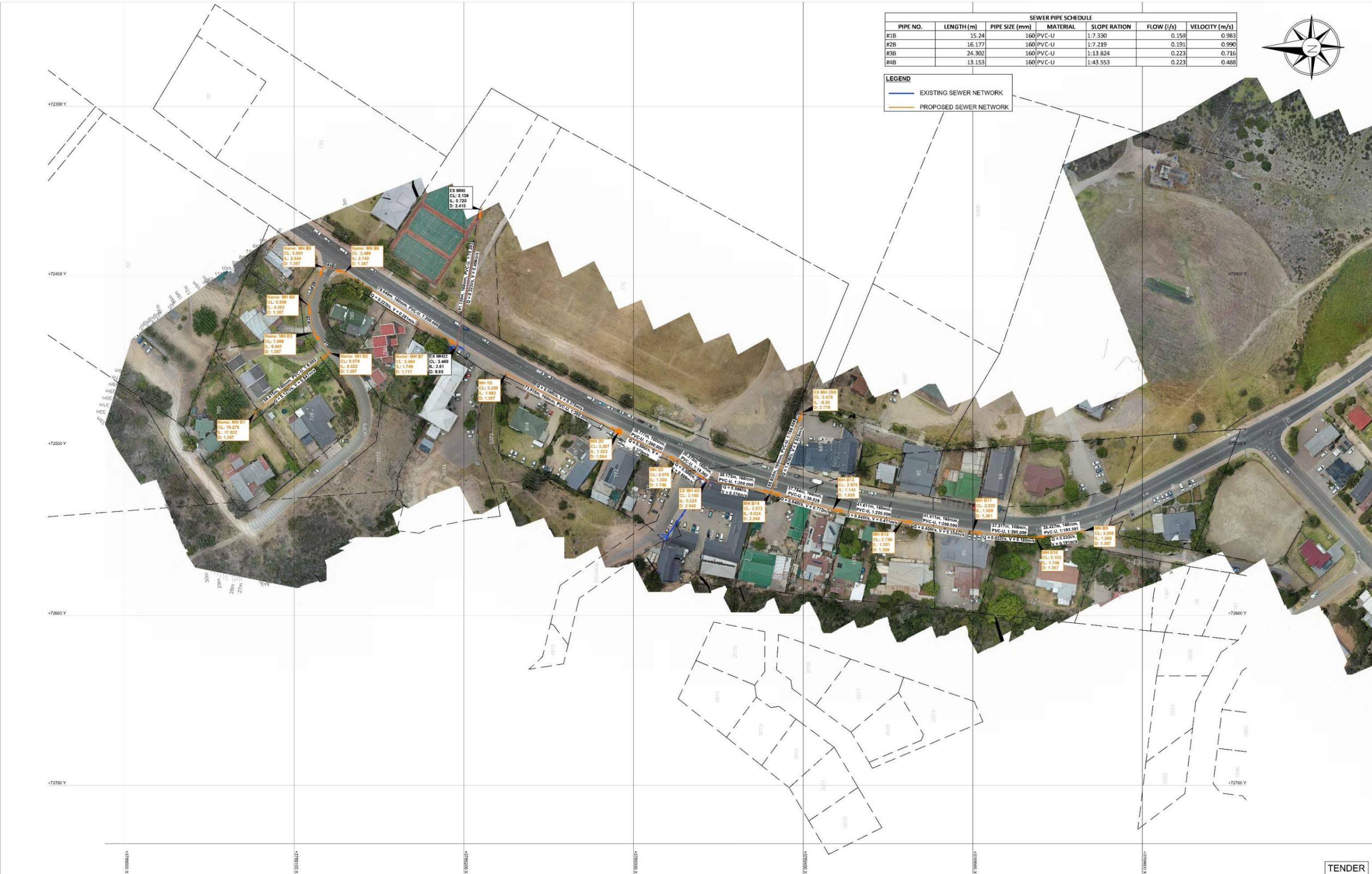
FOR OFFICIAL USE ONLY:

EIA REFERENCE: 16/3/3/1/D6/17/0005/25

NEAS REFERENCE: WCP/EIA/0001646/2025

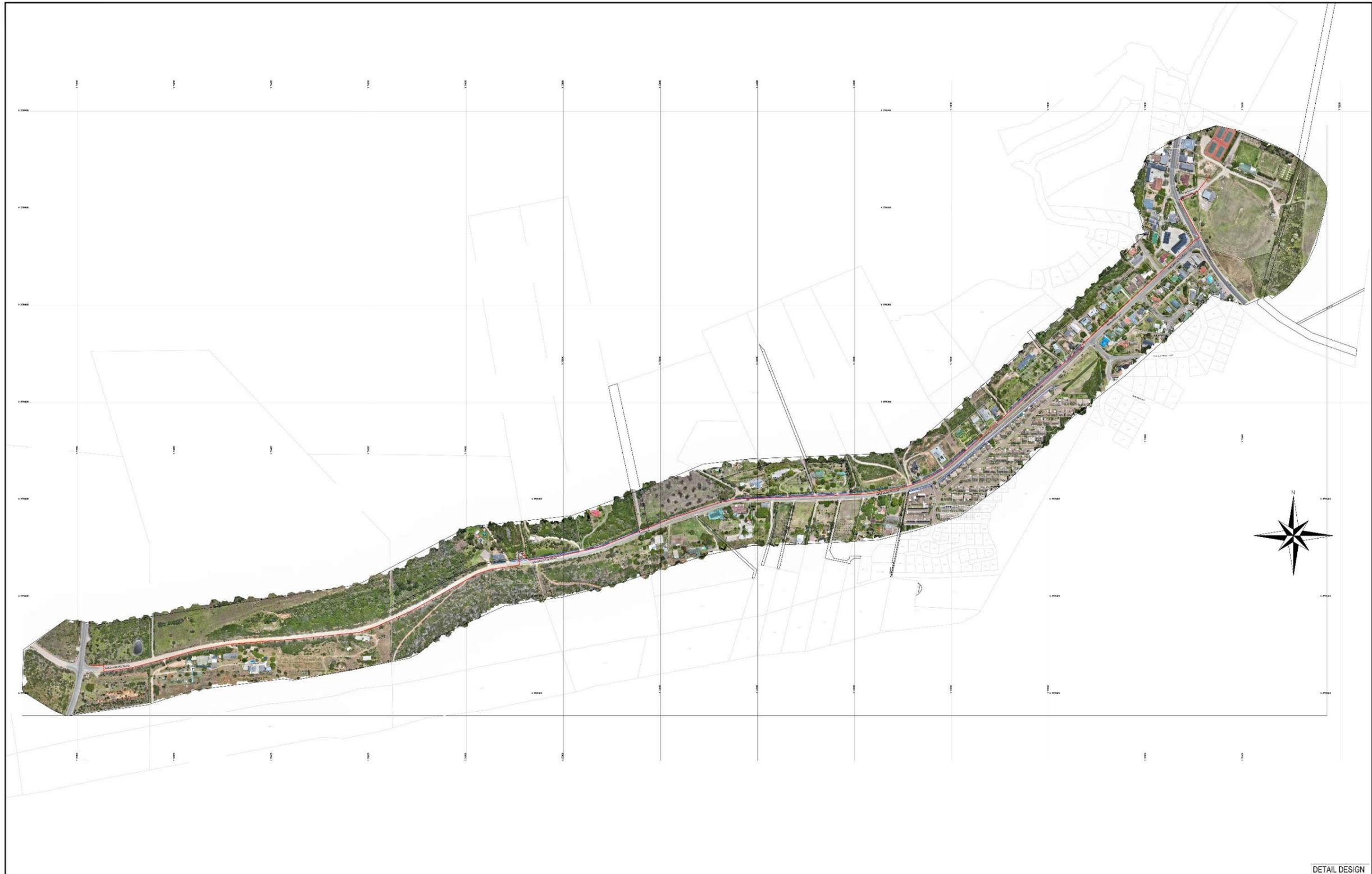


ANNEXURE 2A: SITE DEVELOPMENT PLAN – PHASE 1: CONSTRUCTION OF SEWER PIPELINES ALONG KERK AND LANG STREET (PART OF SECTION 2)



DESIGNATION: INITIALS: SIGNATURE: DATE: ENGINEER / DIRECTOR:		CLIENT: MOSSEL BAY LOCAL MUNICIPALITY		CONSULTANT: SKY HIGH consulting engineers		PROJECT: NEW SEWER INFRASTRUCTURE FOR UNSERVED ERVEN IN GREAT BRAK RIVER - PHASE 1		CLIENT'S CONTRACT NO.: TDR79/2023/2024		SHEET NO.: 1 OF 1	
DESIGNED BY: QW				Head Office: Khurda Park, No. 14 Pleas Street, P. O. Box 2816, George, 6530. Tel: +27 (0)15 307 6661, Fax: +27 (0)86 540 1430, Email: info@shiconsulting.co.za		George Office: 17 Progress Street, George, 6530. Tel: 044 873 2992, Email: info@shiconsulting.co.za		CONSULTANT'S DRAWING NUMBER: SHCE-WC-013-SWB-001-TO		SCALE: 1:1000	
DRAWN BY: DH		CHECKED: CN		PROJECT MANAGER: QW		DRAWING: SEWER RETICULATION LAYOUT PLAN		PROJECT NO.: SHCE-WC-013		DATE: 2023/12	
TR 2023/12 FOR TENDER		CONSULT: DR		REV. NO DATE REVISION		PROJECT: SEWER RETICULATION LAYOUT PLAN		DRAWING NO.: SHCE-WC-013-SWB-001		REV. NO.: 70	

ANNEXURE 2B: SITE DEVELOPMENT PLAN — PHASE 2: CONSTRUCTION OF THE SEWER RISING MAIN BETWEEN THE CRICKET FIELD PUMP STATION AND (SECTION 1)



										DETAIL DESIGN	
Designed		D.W.		Checked		C.N.		Consultant		Client	
D.W.		C.N.		SKY HIGH CONSULTING ENGINEERS		MOSSEL BAY LOCAL MUNICIPALITY		Project Title:		Scale:	
SKY HIGH CONSULTING ENGINEERS		MOSSEL BAY LOCAL MUNICIPALITY		SKY HIGH CONSULTING ENGINEERS		MOSSEL BAY LOCAL MUNICIPALITY		UPGRADING OF SANDHOOGTE ROAD SEWER RISING MAIN		1:4000	
SKY HIGH CONSULTING ENGINEERS		MOSSEL BAY LOCAL MUNICIPALITY		SKY HIGH CONSULTING ENGINEERS		MOSSEL BAY LOCAL MUNICIPALITY		SANDHOOGTE ROAD SEWER RISING MAIN		Sheet No. 1 Of 1	
SKY HIGH CONSULTING ENGINEERS		MOSSEL BAY LOCAL MUNICIPALITY		SKY HIGH CONSULTING ENGINEERS		MOSSEL BAY LOCAL MUNICIPALITY		SANDHOOGTE ROAD SEWER RISING MAIN		Contract No. --	
SKY HIGH CONSULTING ENGINEERS		MOSSEL BAY LOCAL MUNICIPALITY		SKY HIGH CONSULTING ENGINEERS		MOSSEL BAY LOCAL MUNICIPALITY		SANDHOOGTE ROAD SEWER RISING MAIN		Project No. SHCE-WC-023	
SKY HIGH CONSULTING ENGINEERS		MOSSEL BAY LOCAL MUNICIPALITY		SKY HIGH CONSULTING ENGINEERS		MOSSEL BAY LOCAL MUNICIPALITY		SANDHOOGTE ROAD SEWER RISING MAIN		Drawing No. SHCE-WC-023-PL001	
SKY HIGH CONSULTING ENGINEERS		MOSSEL BAY LOCAL MUNICIPALITY		SKY HIGH CONSULTING ENGINEERS		MOSSEL BAY LOCAL MUNICIPALITY		SANDHOOGTE ROAD SEWER RISING MAIN		Rev 2	

ANNEXURE 2C: SITE DEVELOPMENT PLAN — PHASE 3: CONSTRUCTION OF A NEW PUMP STATION NEXT TO THE GREAT BRAK RIVER SPORTS CLUB (SECTION 3)



LEGEND	
	FLOODLINE
	NEW BULK SEWER LINE (SANDHOOGTE PUMPING MAIN)
	PROPOSED Ø160mm SEWER RETICULATION
	PROPOSED Ø200mm SEWER RETICULATION
	NEW PUMP STATION SITE



<p>SKY HIGH CONSULTING ENGINEERS</p> <p>Sky High Consulting Engineers George Office 17 Progress Street Dormeilis Drift George: 6530</p> <p>Tel: 044 873 2992 Fax: 086 540 1430 Email: info@shconsulting.co.za</p>	Designation:	Initials:	Signature:	<p>MOSSEL BAY LOCAL MUNICIPALITY</p>	Project	Sheet: 1 of 1
	Prepared By:	Q.W.			CRICKET FIELD AND SANDHOOGTE PUMP STATIONS, GREAT BRAK RIVER	Scale: 1 : 300
	Drawn:	D.W.			Description	Date: 2025/07
	Checked:	B.M.			NEW SEWER PUMP STATION (OPTION 2) AREA	Drawing No. / Revision No. SHCE-WC-021-LP-001-1
Approved:	C.N.					

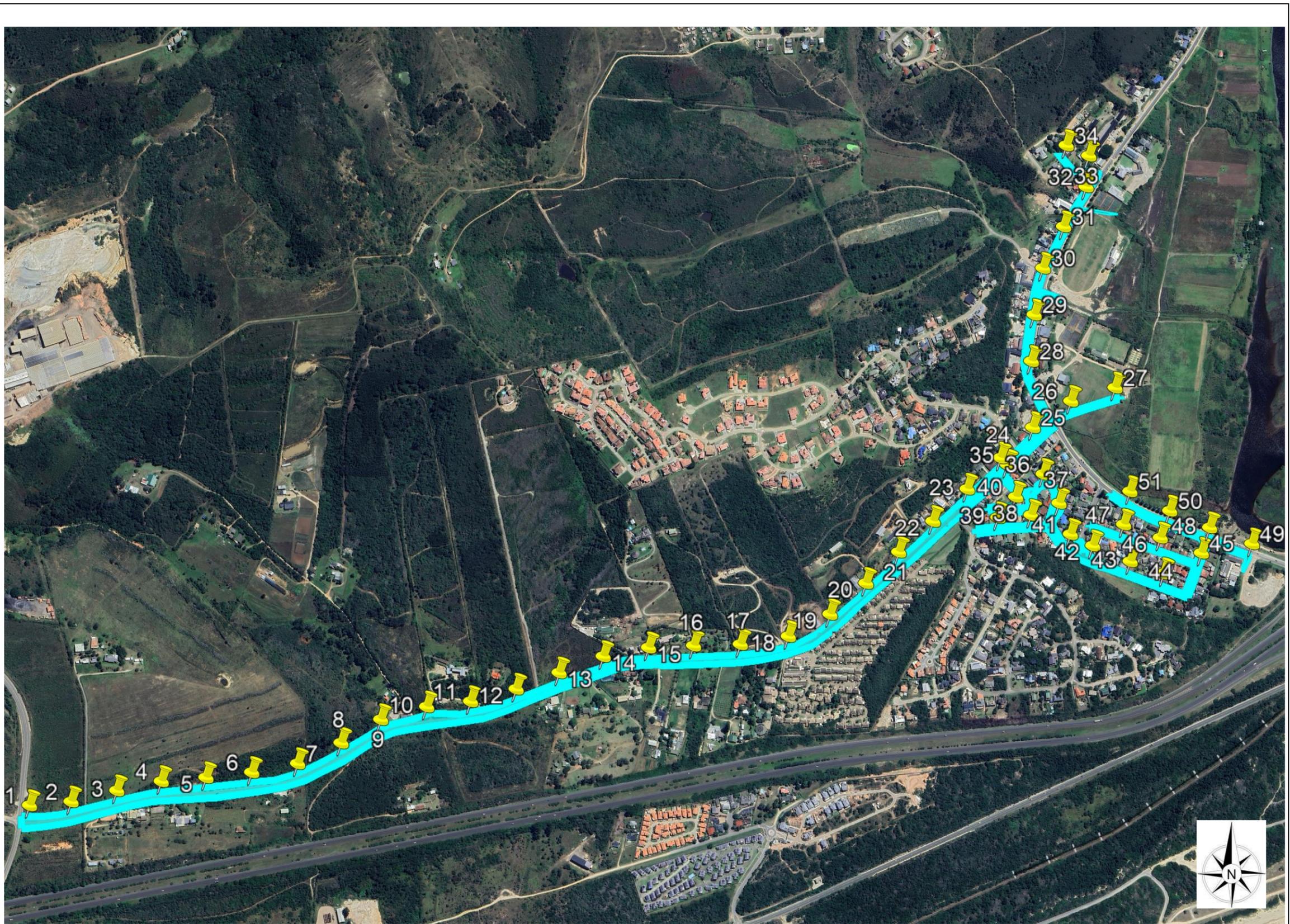


LEGEND	
	FLOODLINE
	NEW BULK SEWER LINE (SANDHOOGTE PUMPING MAIN)
	PROPOSED Ø160mm SEWER RETICULATION
	PROPOSED Ø200mm SEWER RETICULATION
	NEW PUMP STATION SITE



<p>SKY HIGH CONSULTING ENGINEERS</p> <p>Sky High Consulting Engineers George Office 17 Progress Street Dormehis Drift George; 6530</p> <p>Tel: 044 873 2992 Fax: 086 540 1430 Email: info@shconsulting.co.za</p>	Designation:	Initials:	Signature:	 <p>MOSSSEL BAY LOCAL MUNICIPALITY</p>	Project	CRICKET FIELD AND SANDHOOGTE PUMP STATIONS, GREAT BRAK RIVER	Sheet: 1 of 1
	Prepared By:	Q.W.			Description	NEW SEWER PUMP STATION (OPTION 2) SDP	Scale: 1 : 2500
	Drawn:	D.W.					Date: 2025/07
	Checked:	B.M.					Drawing No. / Revision No. SHCE-WC-021-SDP-001-1
	Approved:	C.N.					

Waypoint#	Latitude	Longitude
1	34° 3' 33.63"S	22° 11' 24.05"E
2	34° 3' 33.40"S	22° 11' 27.66"E
3	34° 3' 32.63"S	22° 11' 31.63"E
4	34° 3' 32.00"S	22° 11' 35.49"E
5	34° 3' 31.76"S	22° 11' 39.37"E
6	34° 3' 31.42"S	22° 11' 43.34"E
7	34° 3' 30.82"S	22° 11' 47.33"E
8	34° 3' 29.37"S	22° 11' 51.11"E
9	34° 3' 27.72"S	22° 11' 54.57"E
10	34° 3' 26.84"S	22° 11' 58.56"E
11	34° 3' 26.49"S	22° 12' 2.37"E
12	34° 3' 25.63"S	22° 12' 6.33"E
13	34° 3' 24.49"S	22° 12' 10.07"E
14	34° 3' 23.35"S	22° 12' 13.90"E
15	34° 3' 22.76"S	22° 12' 17.84"E
16	34° 3' 22.65"S	22° 12' 21.74"E
17	34° 3' 22.58"S	22° 12' 25.79"E
18	34° 3' 22.04"S	22° 12' 29.96"E
19	34° 3' 20.49"S	22° 12' 33.59"E
20	34° 3' 18.29"S	22° 12' 36.73"E
21	34° 3' 16.08"S	22° 12' 39.60"E
22	34° 3' 13.89"S	22° 12' 42.59"E
23	34° 3' 11.60"S	22° 12' 45.59"E
24	34° 3' 9.39"S	22° 12' 48.50"E
25	34° 3' 7.23"S	22° 12' 51.32"E
26	34° 3' 5.37"S	22° 12' 54.64"E
27	34° 3' 4.44"S	22° 12' 58.48"E
28	34° 3' 2.48"S	22° 12' 51.25"E
29	34° 2' 59.15"S	22° 12' 51.54"E
30	34° 2' 55.81"S	22° 12' 52.33"E
31	34° 2' 52.85"S	22° 12' 54.16"E
32	34° 2' 50.00"S	22° 12' 56.14"E
33	34° 2' 47.78"S	22° 12' 56.41"E
34	34° 2' 47.02"S	22° 12' 54.46"E
35	34° 3' 9.89"S	22° 12' 49.08"E
36	34° 3' 10.59"S	22° 12' 52.19"E
37	34° 3' 12.68"S	22° 12' 53.53"E
38	34° 3' 13.52"S	22° 12' 51.10"E
39	34° 3' 13.67"S	22° 12' 48.23"E
40	34° 3' 12.20"S	22° 12' 49.78"E
41	34° 3' 14.92"S	22° 12' 54.50"E
42	34° 3' 15.76"S	22° 12' 56.42"E
43	34° 3' 16.91"S	22° 12' 59.65"E
44	34° 3' 17.79"S	22° 13' 2.55"E
45	34° 3' 16.36"S	22° 13' 5.83"E
46	34° 3' 15.23"S	22° 13' 2.28"E
47	34° 3' 14.25"S	22° 12' 59.12"E
48	34° 3' 14.54"S	22° 13' 6.57"E
49	34° 3' 15.72"S	22° 13' 10.21"E
50	34° 3' 13.31"S	22° 13' 3.12"E
51	34° 3' 11.89"S	22° 12' 59.69"E



ANNEXURE 3: REASONS FOR THE DECISION

In reaching its decision, the Competent Authority considered, *inter alia*, the following:

- a) The information contained in the Application Form received on 29 April 2025, the Final Basic Assessment Report (FBAR) and EMPr submitted on 9 July 2025;
- b) Relevant information contained in the Departmental information base, including the Guidelines on Public Participation, Alternatives (dated March 2013);
- c) The objectives and requirements of the relevant legislation, policies and guidelines, including section 2 of the National Environmental Management Act, 1998 (Act No. 107 of 1998);
- d) The comments received from I&APs and responses to these, included in the FBAR received on 19 July 2025;
- e) The balancing of negative and positive impacts and proposed mitigation measures;
- f) No site inspection was undertaken as the case officer is familiar with the site and the photographs contained in the BAR is sufficient to make an informed decision.

All information presented to the Competent Authority was taken into account in the consideration of the application for environmental authorisation. A summary of the issues that were considered to be the most significant for the decision is set out below.

1. Public Participation

A sufficient public participation process was undertaken, and the applicant has satisfied the minimum requirements as prescribed in the EIA Regulation 2014 for public involvement. The public participation process included:

- Identification of and engagement with interested and affected parties (I&APs) including organs of state which have jurisdiction in respect of the activity to which the application relates;
- Notices were given to neighbours on 16 May 2025
- Notices to the municipality and ward councillor, and the various organs of state having jurisdiction in respect of any aspect of the listed activities;
- The placing of a newspaper advertisement in the Mossel Bay Advertiser on 16 May 2025;
- The draft BAR was made available to the public for 30 days from 19 May 2025 until 18 June 2025
- Site notices were placed along the route and at the alternative sites on 16 May 2025

The following Organs of State were approached for comment on the proposal:

- Western Cape Government: Department of Environmental Affairs and
- Development Planning (DEADP) – Directorate: Development Management (Region 3)
- DEADP- Directorate: Biodiversity and Coastal Management
- Western Cape Government Department of Agriculture (Agriculture) – Sustainable Resource Use and Management
- Agriculture- Land Use
- Mossel bay municipality
- Mossel Bay Local Municipality - Local Ward Councillors
- Garden Route District Municipality
- Department of Infrastructure: Chief Engineer: Construction and Maintenance (Region 2)
- Department of Forestry
- Heritage Western Cape
- Great Brak Estuary management Forum
- Civil Aviation Authority
- Breede-Olifants Catchment Management Agency (BOCMA)
- CapeNature, and

● Heritage Western Cape

The EAP has adequately responded to all issues and concerns raised by Interested and Affected Parties (I&APs).

No objections were raised from organs of state or state Departments. BOCMA indicated that they have no objections to the proposal and confirmed that no water use licence will be required for the proposed works. Garden Route District Municipality also indicated no objection and Heritage Western Cape. The Coastal Management Unit of this Department, the Great Brak Estuary Management Forum and the Great Brak Conservancy was also notified, however, at the time of this EA, no comment was received from any of the afore-mentioned I&APs.

All Inputs provided during the PPP were responded to and adequately addressed. This Department is satisfied that all the comments and inputs that were captured in the Basic Assessment Report has been adequately responded to by the EAP and that appropriate mitigation measures have been included in the EMP to adequately address the issues and concerns raised.

2. Consideration of Alternatives

Only the preferred location/design alternative was considered in comparison to the 'no-go' alternative for the sewer pipeline; however, three alternatives were considered for the upgrade of the existing Cricket Field Pump Station, being Alternative 1A: Renovation of the existing pump station and expansion of the existing sump, Alternative 1B: Construction of a new pump station next to the existing pump station and Alternative 2: Construction of a new pump station next to the Tennis Courts on Erf 4808.

● Layout/Design Alternative 1A

This alternative entails the renovation of the existing cricket field pumpstation and expansion of the existing sump; the construction of a new pumpstation next to Fourie street in the Bergsig neighbourhood of Great Brak River; as well as sewer system upgrades along Sandhoogte Road, consisting of a new Ø355mm gravity sewer pipeline along Sandhoogte Road and the upgrading of the Sandhoogte Pumpstation (only internal upgrades, no expansion), and sewer system upgrades within the residential neighbourhood (Bergsig), comprising of a new Ø160mm sewer pipeline to connect un-serviced erven to the sewer network. The pipeline will be installed along Stander Street, Ebenezer Avenue, Wigget Street, Fourie Street, Van Rensburg Street, Long Street and Kerk Street.

This is not the preferred alternative and does not provide the best practicable environmental option (BPEO) as the existing cricket field pumpstation is too close to the estuary, making pollution as a result of malfunction or overload too much of a risk. Furthermore, the existing pump station is remotely located on the far end of the cricket field and should leaks or malfunctions occur it will not be easily noticed.

● Layout/Design Alternative 1B

This Alternative entails the development of a new pumpstation next to the existing cricket field pumpstation; the decommissioning of the existing cricket field pumpstation; as well as sewer system upgrades along Sandhoogte Road, consisting of a new Ø355mm gravity sewer pipeline along Sandhoogte Road and the upgrading of the Sandhoogte Pumpstation (only internal upgrades, no expansion), and sewer system upgrades within the residential neighbourhood (Bergsig), comprising of a new Ø160mm sewer pipeline to connect un-serviced erven to the sewer network. The pipeline will be installed along Stander Street, Ebenezer Avenue, Wigget Street, Fourie Street, Van Rensburg Street, Long Street and Kerk Street.

Similar to Alternative 1A, this is not the preferred alternative and does not provide the best practicable environmental option (BPEO) as the existing cricket field pumpstation is too close to the estuary, making

pollution as a result of malfunction or overload too much of a risk. Furthermore, the existing pump station is remotely located on the far end of the cricket field and should leaks or malfunctions occur it will not be easily noticed.

● **Layout/Design Alternative 2** (herewith authorised)

This Alternative entails the following:

- The development of a new pumpstation next to the tennis courts located on Erf 4808.
- Decommissioning of the existing cricket-field pumpstation.
- Sewer system upgrades along Sandhoogte Road:
 - Installation of a new Ø355mm gravity sewer pipeline along Sandhoogte Road.
 - Upgrading of the Sandhoogte pumpstation (only internal upgrades, no expansion).
- Sewer system upgrades within the Bergsig residential neighbourhood:
 - Installation of a new Ø160mm sewer pipeline to connect un-serviced erven to the sewer network.
 - The pipeline will be installed along Stander Street, Ebenezer Avenue, Wigget Street, Fourie Street, Van Rensburg Street, Long Street and Kerk Street.

This is the preferred alternative as the area adjacent to the tennis courts is not surrounded by estuarine habitat and therefore construction and maintenance would pose a smaller risk to estuarine habitat. A shorter section of sewer pipeline will be required to connect to preferred location for the sewage pumpstation, which is likely to require fewer manholes and joins, minimizing the possibility of leaks. This alternative currently represents the best practicable environmental option.

● **“No-Go” Alternative**

This alternative entails no upgrade of this sewer pipeline system. Given that sewerage upgrades are a necessary requirement for the developing urban centres of the Garden Route, and that without them, aquatic resources could be polluted due to overloaded systems, it is not the applicant's preferred alternative. The no-go alternative does not provide the best practicable environmental option.

3. Impact Assessment and Mitigation Measures

3.1 Activity need and desirability

According to Sky High Consulting Engineers, the pump station does not have adequate pumping capacity to pump at a flowrate higher than the inflow of the sewage during wet weather (rainy conditions), thus the pump station floods. Furthermore, it was also found that the pump station does not have adequate emergency storage capacity. The need for upgrades is therefore unquestionable.

The existing sewer line has shown signs of severe deterioration (aged infrastructure) which creates a risk of raw sewerage entering into the sensitive surrounding environments like the watercourses and estuary. This can cause adverse health risks to both the community, clearly demonstrating the need for the project as this could lead to uncontrolled discharge of effluent in the sea, loss of tourism revenue and no sanitation disposal for the entire central town portion of Mossel Bay. The proposed development is also needed for existing residential, commercial and business areas as the existing line is undersized to accommodate sewerage flows which results in overflows and blockages, increasing the possibilities of overflows or spillages.

3.2 Terrestrial Biodiversity Impacts

The proposed sewerage infrastructure upgrade in Great Brak is mainly located within transformed areas with planted grasses and sidewalks. The terrestrial biodiversity specialist is of the view that the proposed sewerage infrastructure will be located within areas not representative of threatened ecosystems, Critical Biodiversity Areas (CBAs) or Ecological Support Areas (ESA). However, sections of the proposed

infrastructure are located within a transformed Estuarine Functional Zone (EFZ). However, there is sensitive vegetation that occurs beyond the road reserve, but these falls outside of the proposed development footprint.

Despite the sensitivity rating of very high, the Botanical Statement concluded that the proposed development will not have a significant impact on the surrounding terrestrial biodiversity features provided that the development stays within the development footprint of the Site Development Plan and the mitigation measures included in the EMP is adhered to.

Considering the above, the view is held that the applicant has adequately considered the Terrestrial Biodiversity aspects and that the proposed development will not result in significant negative impact on any Terrestrial Biodiversity.

3.3 Terrestrial Plant species Impacts

The screening tool report rates the terrestrial plant species sensitivity rating as medium due to the possible presence of species of conservation concern (SCC). There is however Protected tree species namely Milkwood (*Sideroxylon inerme inerme*), Cheesewood (*Pittosporum viridiflorum*), and two yellowwood species (*Afrocarpus falcatus* and *Podocarpus henkelii*) that were observed at various locations along the sides of the roads where the upgrades will be taking place. According to the specialist the two species of yellowwoods are cultivated, and all the Milkwood (*Sideroxylon inerme inerme*) and Cheesewood (*Pittosporum viridiflorum*) trees will be avoided by the proposed upgrades.

Despite the sensitivity rating of "medium", the botanical/biodiversity specialist confirmed that no plant SCC were observed within the project area of influence for all alternatives and the identified species also have a low probability of occurrence.

Considering the above, the view is held that the applicant has adequately considered the terrestrial plant species aspects and that the proposed development will not result in significant negative impact on any terrestrial plant species.

3.4 Aquatic Biodiversity Impacts

The DFFE Screening Tool rates the area in which the sewer lines are proposed to be constructed has a "Very High" aquatic biodiversity sensitivity. The cricket field and tennis courts which are included in various proposed upgrades are well within low-lying areas mapped within the Estuarine Functional Zone (EFZ).

The Aquatic Impact Assessment concludes that most of the is proposed activity will be in areas that are either terrestrial or have no more recognisable aquatic habitat that could be considered representative of a watercourse, and that the aquatic biodiversity impact will be low instead of 'Very High'.

However, a portion of the proposed development which will be located within the Estuarine Function Zone and located below the 1:50 and 1:100-year floodline (the area where the proposed pump station upgrade on the cricket field and associated sewer lines connecting to Bergsig Suburb is located) is considered sensitive from an aquatic biodiversity aspect. The proposed activity is however an upgrade of existing infrastructure and no additional rights are being given in this sensitive area.

It can therefore be concluded that there are aquatic sensitivities which could potentially be impacted by the proposed development, however, it can be mitigated and managed to an acceptable impact with the implementation of appropriate buffer areas and no-go areas. The aquatic biodiversity assessment also concluded that the proposed pipeline route is appropriate and will prevent spillage of sewage directly into watercourses, the estuary and the marine environment.

Considering the above, the view is held that the applicant has adequately considered the aquatic biodiversity aspects and that the proposed development will not result in significant negative impact on aquatic biodiversity.

The Breede-Olifants Catchment Management Agency confirmed that no water use authorisation is required.

3.5 Terrestrial Animal impact

The screening tool rates the Animal Species sensitivity as “high” and “medium” No mammals, invertebrates, reptiles or amphibian species of conservation concern (SCC) were found on site. However, a Blue Crane (*Grus paradisea*) was seen flying during the site visit and seven (7) bird counts were conducted across the proposed site. According to the fauna specialist, there is very little natural vegetation and habitat and there is a low likelihood of occurrence of terrestrial animal SCC within the project footprint for all alternatives and no animal SCC were found on the site. Taking into account the already transformed nature of the proposed site and the fact that no SCC were found on site, it is accepted that the proposed development will have a low impact on terrestrial SCC.

Considering the above, the view is held that the applicant has adequately considered the Terrestrial Animal Species sensitivity and that the proposed development will not result in significant negative impact on terrestrial animal SCC.

3.6 Geotechnical Considerations

The Geotechnical Assessment showed that the sidewalls of most of the test pits excavated within the Central and Southern Portions showed some form of instability (either slumping or collapse), while the far Northern Portion were generally stable. In light of the afore-mentioned it has been determined that the soils are not prone to erosion and should remain stable during construction with the implementation of the mitigation measures pertaining to temporary erosion and drainage control measures.

3.7 Heritage / Archaeological Aspects

Heritage Western Cape found that there is no reason to believe that the proposed sewer pipeline refurbishment and upgrades will impact on heritage resources. No further action or studies under Section 38 of the National Heritage Resources Act (Act 25 of 1999) is required.

Considering the above, the view is held that the applicant has adequately considered the heritage and archaeological aspects and that the proposed development will not result in significant negative impact on any heritage resources. This Department is satisfied that the evaluation fulfils the requirements of the relevant heritage resources authority in terms of the National Heritage Resources Act, 1999.

4. Scope and Validity Period of authorisation

The budget for this project does not allow for all the upgrades to be undertaken simultaneously, therefore the project will be split into four (4) phases. The phasing of the project will be as follows:

- Phase 1 — Construction of sewer pipelines along Kerk and Lang Street to connect un-serviced erven. According to Sky High Consulting Engineers, the increase of inflow from Phase 1 is negligible and will not contribute to the overflow problem at the existing Cricket Field Pump Station. Therefore, Phase 1 of the project can commence prior to Phase 3.
- Phase 2 — Construction of the sewer rising main between the pump station and the wastewater treatment works.

- Phase 3 — Relocation/construction of new pumps station for Cricket Field Pump Station and Sandhoogte Pump Station.
- Phase 4 — Sewer Reticulation along Lang Street, Sandhoogte Road, Stander Street, Ebenezer Avenue, Wigget Street, Fourie street and Van Rensburg Street. However, Phase 4 will not be implemented until Phase 3 is complete.

This environmental authorisation does not define specific operational aspects. In support hereof, no significant environmental impacts have been identified which should occur during the operation of the sewage pipeline and pumpstation and the site will likely be rehabilitated before the onset of the operational phase. The Holder has also demonstrated that adequate mitigation measures will be in place to address the operation of the facility.

The Applicant has indicated that the construction activities will be undertaken in four phases but did not specify the expected construction period for each phase. The activities will however commence within 5 years from the date of issue of this environmental authorisation and should be completed (including the post-construction rehabilitation, monitoring and submission of the final environmental audit report) within 10 years from the date of the authorisation.

The competent authority is however of the view that due the nature of the receiving environment, social responsibility and need for the upgrades to the infrastructure, the implementation requires that a greater priority/urgency be demonstrated to undertake the activities. Therefore, a validity period of 5-years (until 15 November 2030) has been granted which period will extend into the next IDP cycle (2027-2032) and should be adequate to achieve the implementation goal. Considering the proposed implementation programme, the monitoring and post-construction rehabilitation can be adequately incorporated in the construction phase period provided for in the Environmental Authorisation. Where the activity has been commenced with, the EIA Regulations, 2014 allow that (upon application) the period for which the environmental authorisation is granted may be extended for a further period of 5-years (which would provide a combined period of 10-years if warranted).

5. National Environmental Management Act Principles

The National Environmental Management Principles (set out in section 2 of the NEMA, which apply to the actions of all organs of state, serve as guidelines by reference to which any organ of state must exercise any function when taking any decision, and which must guide the interpretation, administration and implementation of any other law concerned with the protection or management of the environment), *inter alia*, provides for:

- the effects of decisions on all aspects of the environment to be taken into account;
- the consideration, assessment and evaluation of the social, economic and environmental impacts of activities (disadvantages and benefits), and for decisions to be appropriate in the light of such consideration and assessment;
- the co-ordination and harmonisation of policies, legislation and actions relating to the environment;
- the resolving of actual or potential conflicts of interest between organs of state through conflict resolution procedures; and
- the selection of the best practicable environmental option.

6. Conclusion

After consideration of the information and factors listed above, the Department made the following findings:

- (a) The identification and assessment of impacts that are detailed in the FBAR dated 9 July 2025 is sufficient.
- (b) The procedure followed for the impact assessment is adequate for the decision-making process.
- (c) The proposed mitigation of impacts identified and assessed, curtails the identified negative impacts.
- (d) The proposed mitigation measures included in the EMPr for the pre-construction, construction and rehabilitation phases of the development is considered adequate.

In view of the above, the NEMA principles, compliance with the conditions stipulated in this Environmental Authorisation, and compliance with the mitigation measures contained in the EMPr, the Competent Authority is satisfied that the proposed listed activities will not conflict with the general objectives of integrated environmental management stipulated in Chapter 5 of the National Environmental Management Act, 1998 (Act No. 107 of 1998) and that any potentially detrimental environmental impacts resulting from the listed activities can be mitigated to acceptable levels.

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