

**SCREENING REPORT FOR AN ENVIRONMENTAL AUTHORIZATION AS  
REQUIRED BY THE 2014 EIA REGULATIONS – PROPOSED SITE  
ENVIRONMENTAL SENSITIVITY**

**EIA Reference number:** 0

**Project name:** The proposed Khoisan Bay Residential Development of Portion 2 of Farm  
Strandfotein No. 712, Gansbaai

**Project title:** The proposed Khoisan Bay Residential Development of Portion 2 of Farm  
Strandfotein No. 712, Gansbaai

**Date screening report generated:** 02/05/2024 12:29:16

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**Compiler:** Lornay EnvironmentalConsulting

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**Application Category:** Transformation of land|From agriculture or afforestation

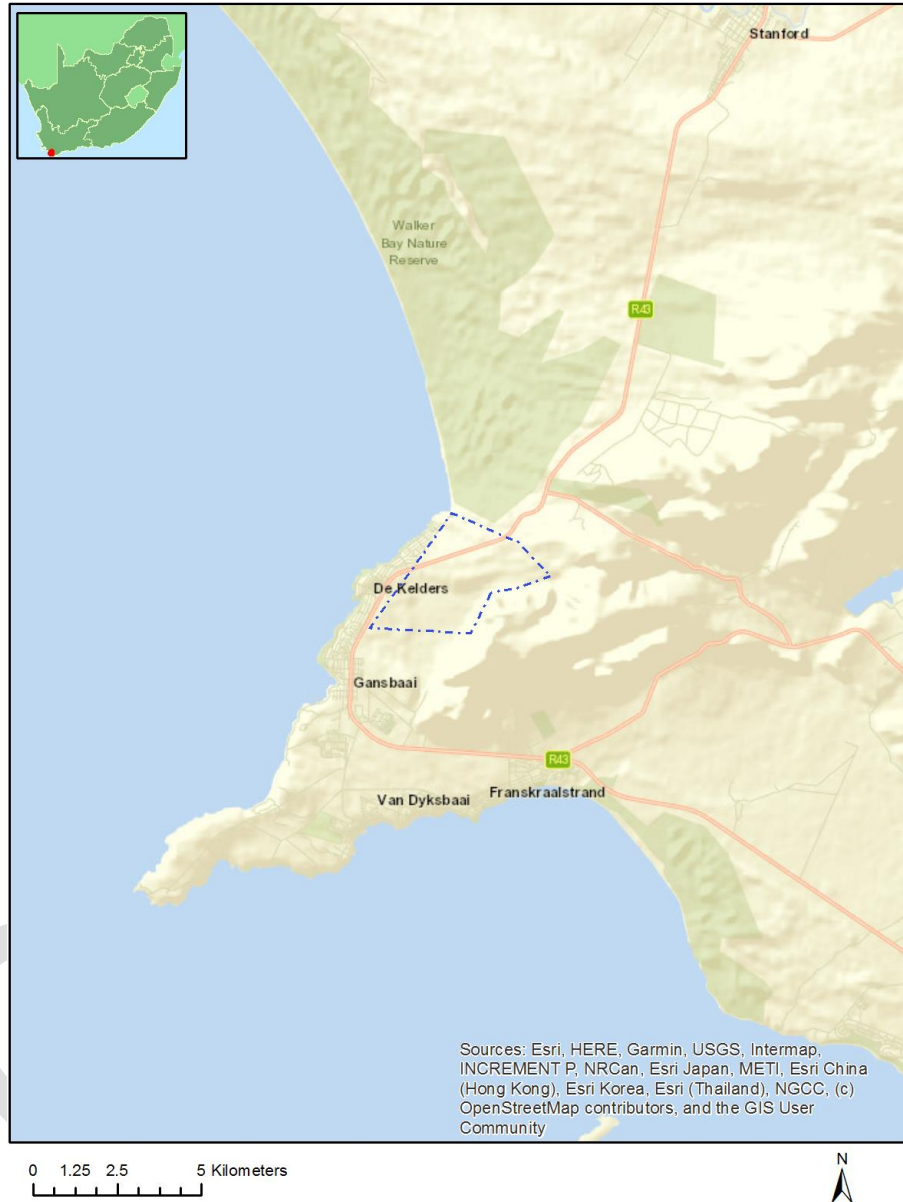
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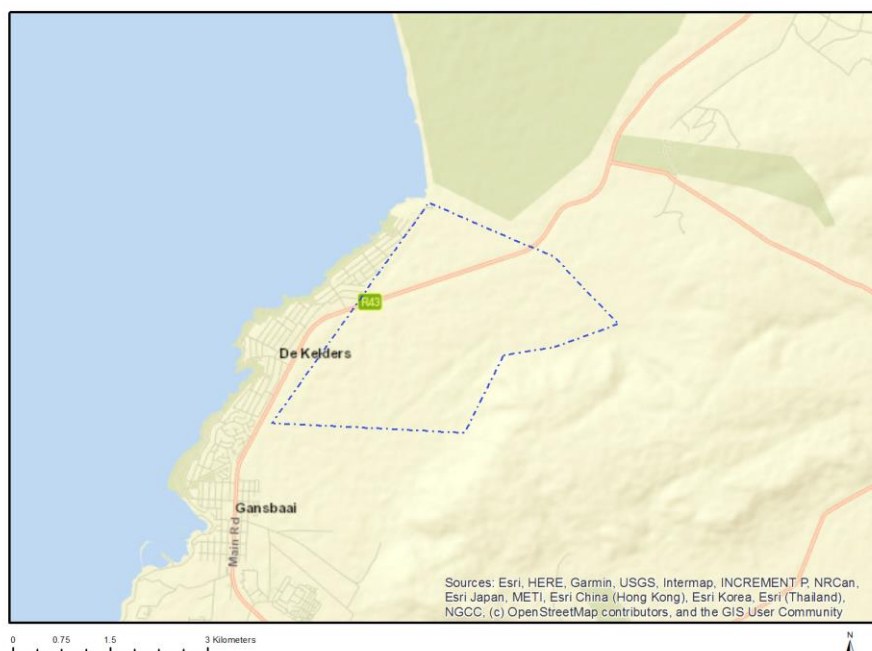
# Proposed Project Location

## Orientation map 1: General location

**General Orientation: The proposed Khoisan Bay Residential Development of Portion 2 of Farm Strandfotein No. 712, Gansbaai**



## Map of proposed site and relevant area(s)



## Cadastral details of the proposed site

Property details:

No	Farm Name	Farm/ Erf No	Portion	Latitude	Longitude	Property Type
1	LANG BOSCH	712	0	34°33'39.38S	19°22'48.78E	Farm
2	LANG BOSCH	712	0	34°33'39.38S	19°22'48.78E	Farm Portion

Development footprint<sup>1</sup> vertices:

No development footprint(s) specified.

## Wind and Solar developments with an approved Environmental Authorisation or applications under consideration within 30 km of the proposed area

No	EIA Reference No	Classification	Status of application	Distance from proposed area (km)
1	16/3/3/1/E2/29/1021/20	Solar PV	Approved	14.2

<sup>1</sup> “development footprint”, means the area within the site on which the development will take place and includes all ancillary developments for example roads, power lines, boundary walls, paving etc. which require vegetation clearance or which will be disturbed and for which the application has been submitted.

## Environmental Management Frameworks relevant to the application

No intersections with EMF areas found.

## Environmental screening results and assessment outcomes

The following sections contain a summary of any development incentives, restrictions, exclusions or prohibitions that apply to the proposed development site as well as the most environmental sensitive features on the site based on the site sensitivity screening results for the application classification that was selected. The application classification selected for this report is:

**Transformation of land | From agriculture or afforestation.**

### Relevant development incentives, restrictions, exclusions or prohibitions

The following development incentives, restrictions, exclusions or prohibitions and their implications that apply to this site are indicated below.

No intersection with any development zones found.

### Proposed Development Area Environmental Sensitivity

The following summary of the development site environmental sensitivities is identified. Only the highest environmental sensitivity is indicated. The footprint environmental sensitivities for the proposed development footprint as identified, are indicative only and must be verified on site by a suitably qualified person before the specialist assessments identified below can be confirmed.

Theme	Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
Agriculture Theme		X		
Animal Species Theme		X		
Aquatic Biodiversity Theme	X			
Archaeological and Cultural Heritage Theme		X		
Civil Aviation Theme		X		
Defence Theme				X
Paleontology Theme	X			
Plant Species Theme			X	
Terrestrial Biodiversity Theme	X			

### Specialist assessments identified

Based on the selected classification, and the known impacts associated with the proposed development, the following list of specialist assessments have been identified for inclusion in the assessment report. It is the responsibility of the EAP to confirm this list and to motivate in the assessment report, the reason for not including any of the identified specialist study including the provision of photographic evidence of the site situation.

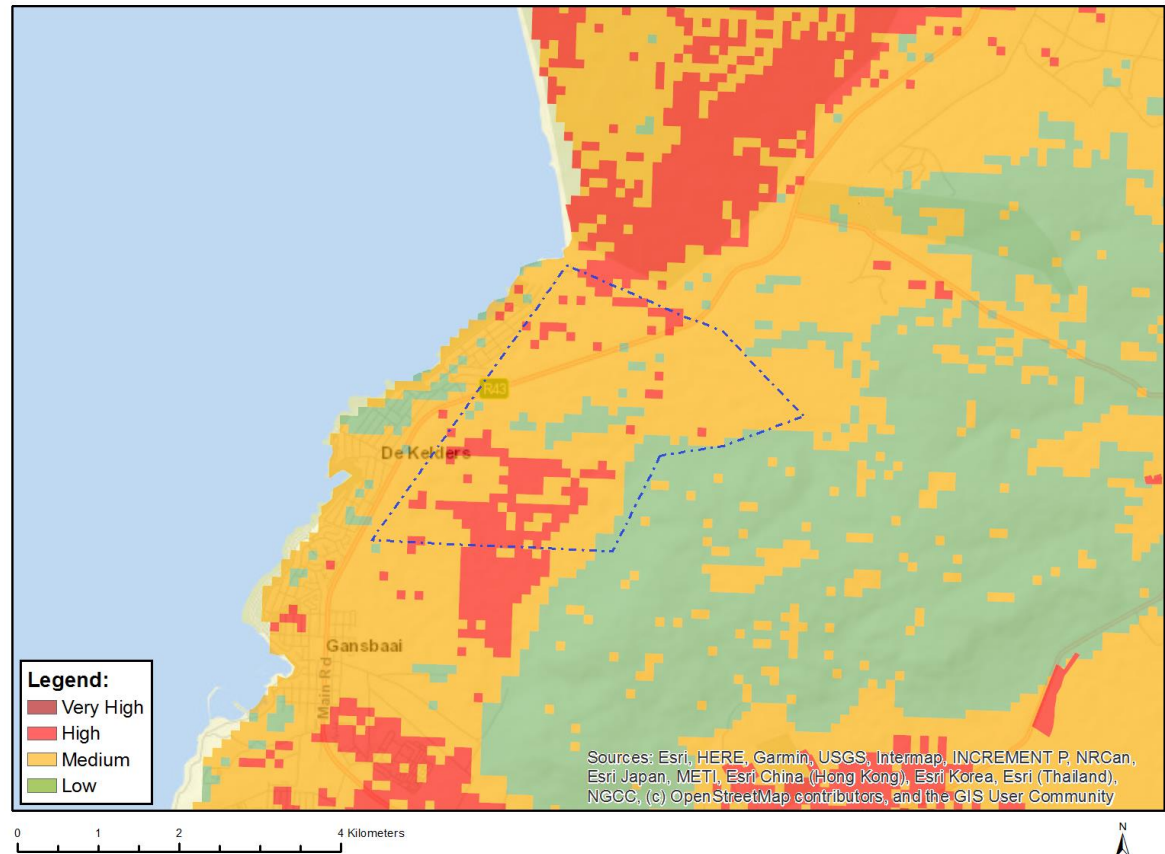
No	Specialist assessment	Assessment Protocol
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1	Agricultural Impact Assessment	<a href="https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Agriculture Assessment Protocols.pdf">https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Agriculture Assessment Protocols.pdf</a>
2	Landscape/Visual Impact Assessment	<a href="https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Requirement Assessment Protocols.pdf">https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Requirement Assessment Protocols.pdf</a>
3	Archaeological and Cultural Heritage Impact Assessment	<a href="https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Requirement Assessment Protocols.pdf">https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Requirement Assessment Protocols.pdf</a>
4	Palaeontology Impact Assessment	<a href="https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Requirement Assessment Protocols.pdf">https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Requirement Assessment Protocols.pdf</a>
5	Terrestrial Biodiversity Impact Assessment	<a href="https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted Terrestrial Biodiversity Assessment Protocols.pdf">https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted Terrestrial Biodiversity Assessment Protocols.pdf</a>
6	Aquatic Biodiversity Impact Assessment	<a href="https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted Aquatic Biodiversity Assessment Protocols.pdf">https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted Aquatic Biodiversity Assessment Protocols.pdf</a>
7	Hydrology Assessment	<a href="https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Requirement Assessment Protocols.pdf">https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Requirement Assessment Protocols.pdf</a>
8	Socio-Economic Assessment	<a href="https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Requirement Assessment Protocols.pdf">https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted General Requirement Assessment Protocols.pdf</a>
9	Plant Species Assessment	<a href="https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted Plant Species Assessment Protocols.pdf">https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted Plant Species Assessment Protocols.pdf</a>
10	Animal Species Assessment	<a href="https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted Animal Species Assessment Protocols.pdf">https://screening.environment.gov.za/ScreeningDownloads/AssessmentProtocols/Gazetted Animal Species Assessment Protocols.pdf</a>

# Results of the environmental sensitivity of the proposed area.

The following section represents the results of the screening for environmental sensitivity of the proposed site for relevant environmental themes associated with the project classification. It is the duty of the EAP to ensure that the environmental themes provided by the screening tool are comprehensive and complete for the project. Refer to the disclaimer.

## MAP OF RELATIVE AGRICULTURE THEME SENSITIVITY

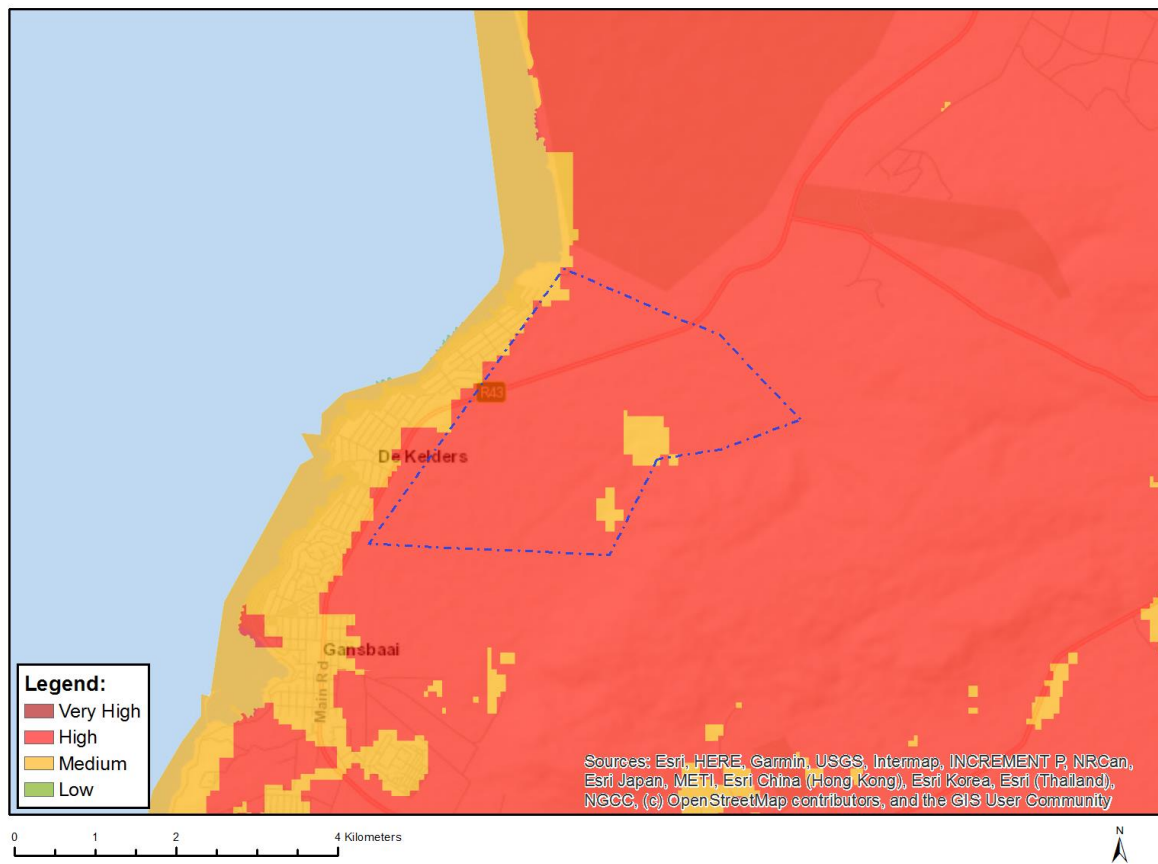


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
	X		

### Sensitivity Features:

Sensitivity	Feature(s)
High	Land capability;09. Moderate-High/10. Moderate-High
Low	Land capability;01. Very low/02. Very low/03. Low-Very low/04. Low-Very low/05. Low
Medium	Land capability;06. Low-Moderate/07. Low-Moderate/08. Moderate

## MAP OF RELATIVE ANIMAL SPECIES THEME SENSITIVITY



Where only a sensitive plant unique number or sensitive animal unique number is provided in the screening report and an assessment is required, the environmental assessment practitioner (EAP) or specialist is required to email SANBI at [eiadatarequests@sanbi.org.za](mailto:eiadatarequests@sanbi.org.za) listing all sensitive species with their unique identifiers for which information is required. The name has been withheld as the species may be prone to illegal harvesting and must be protected. SANBI will release the actual species name after the details of the EAP or specialist have been documented.

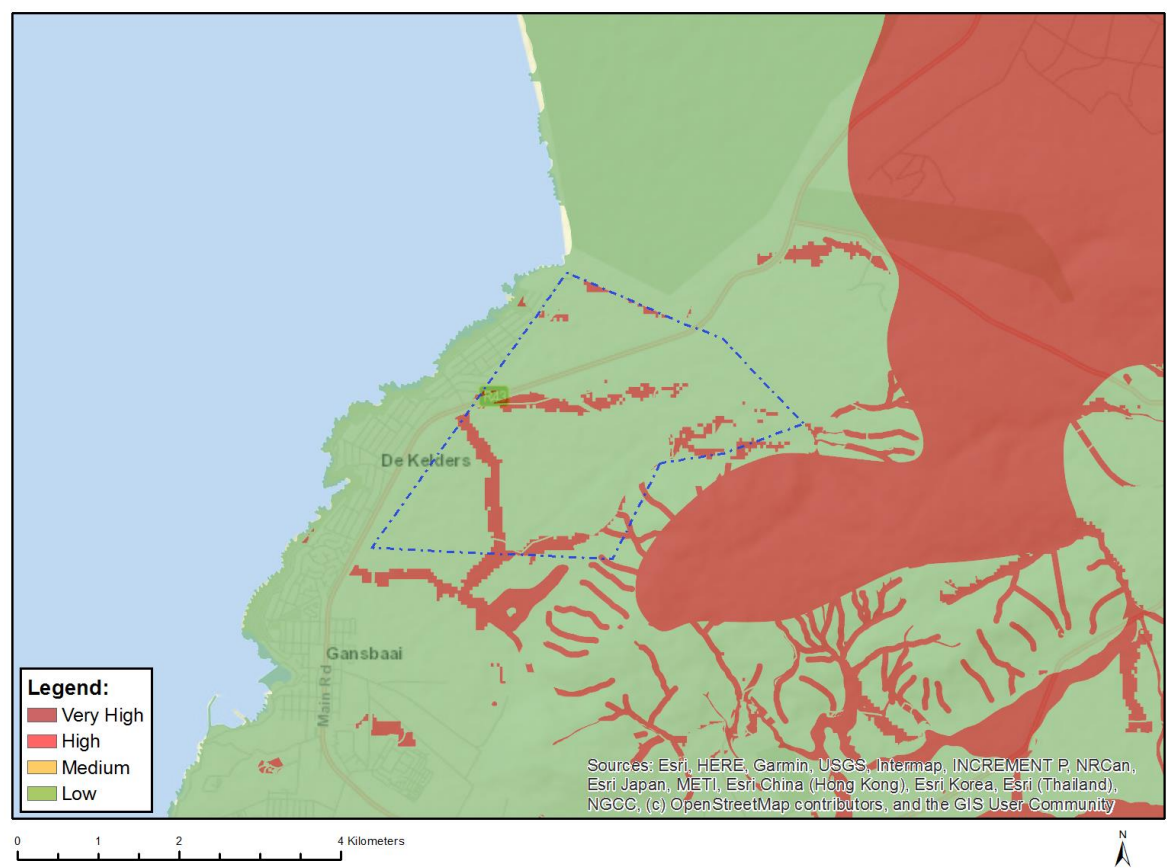
Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
	X		

### Sensitivity Features:

Sensitivity	Feature(s)
High	Aves-Circus maurus
High	Aves-Neotis denhami
Medium	Amphibia-Sclerophrys pantherina
Medium	Aves-Circus ranivorus
Medium	Aves-Afrotis afra
Medium	Aves-Sarothrura affinis
Medium	Aves-Aquila verreauxii
Medium	Insecta-Aloeides egerides
Medium	Reptilia-Bitis armata
Medium	Invertebrate-Forest invertebrate
Medium	Invertebrate-Brinckiella aptera
Medium	Invertebrate-Aneuryphymus montanus



MAP OF RELATIVE AQUATIC BIODIVERSITY THEME SENSITIVITY

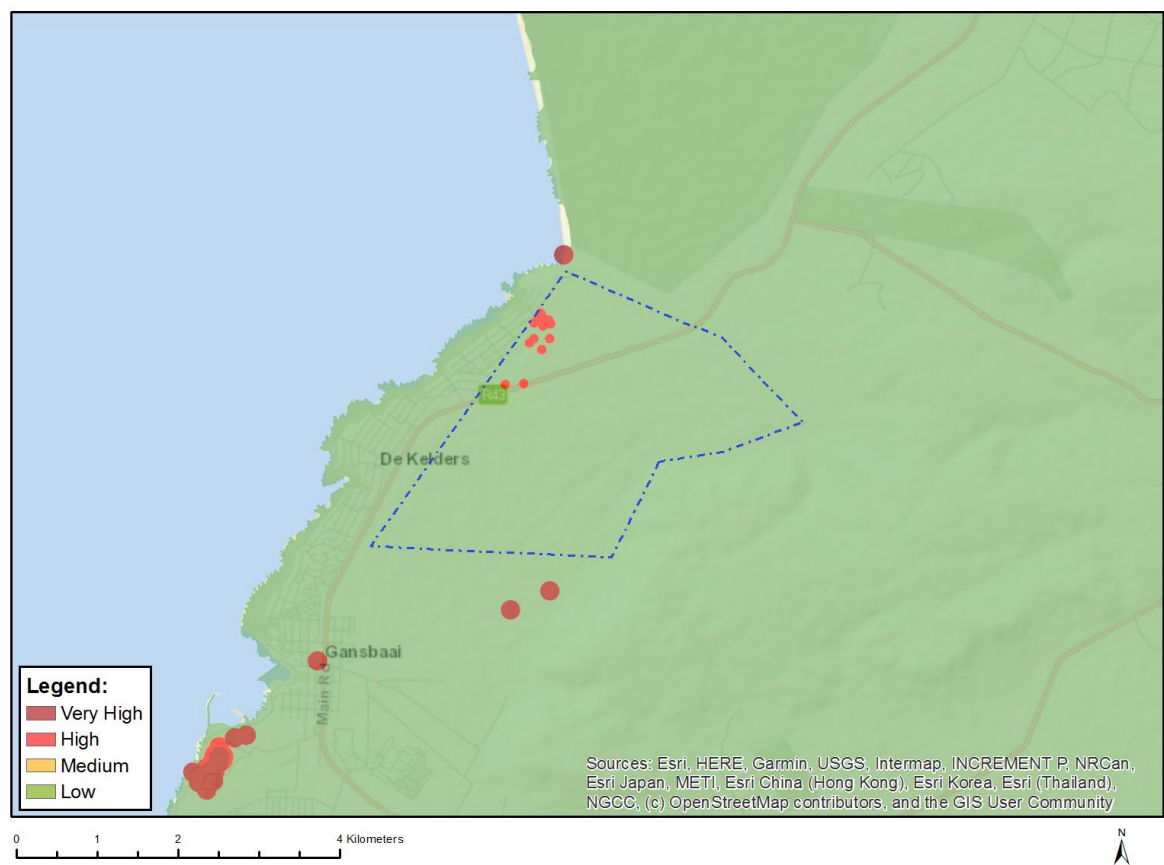


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
X			

Sensitivity Features:

Sensitivity	Feature(s)
Low	Low sensitivity
Very High	CBA 1: Aquatic
Very High	ESA 1: Aquatic

# MAP OF RELATIVE ARCHAEOLOGICAL AND CULTURAL HERITAGE THEME SENSITIVITY

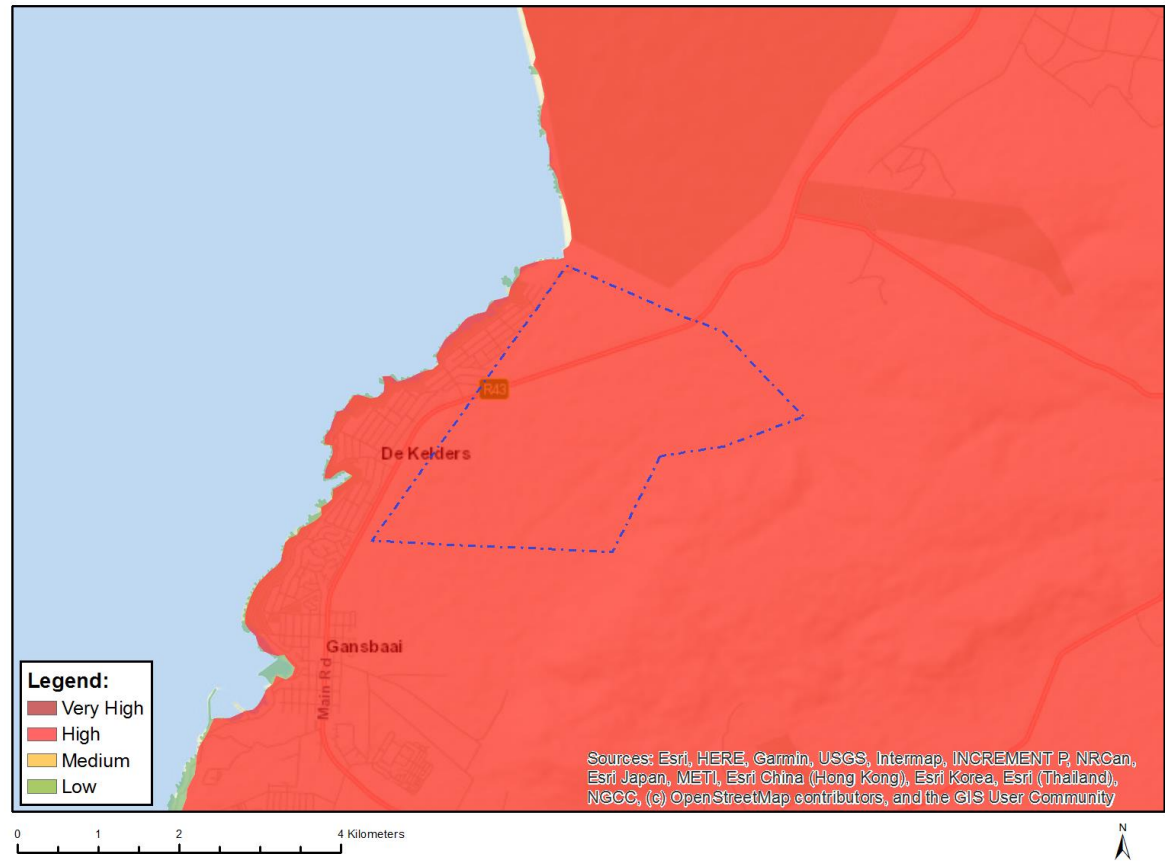


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
	X		

## Sensitivity Features:

Sensitivity	Feature(s)
High	Within 50m of a Grade IIIc Heritage site
Low	Low sensitivity

MAP OF RELATIVE CIVIL AVIATION THEME SENSITIVITY

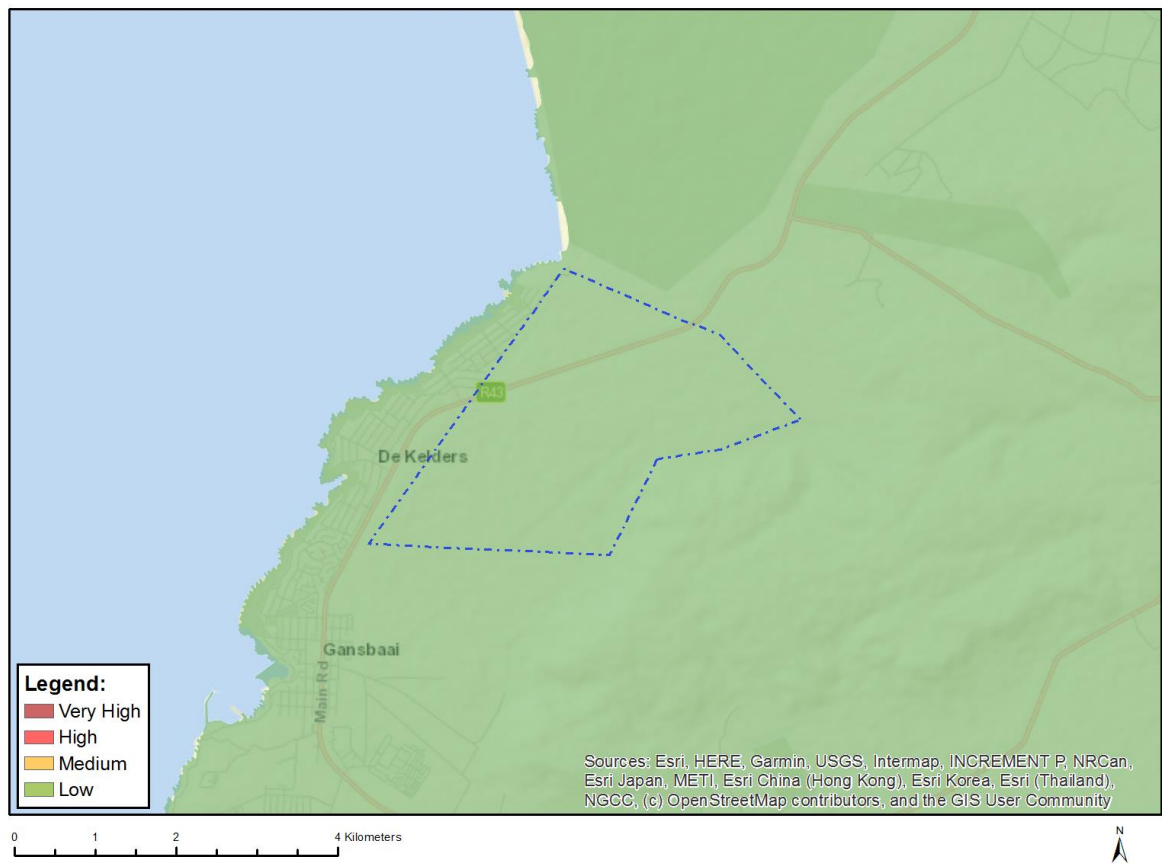


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
	X		

Sensitivity Features:

Sensitivity	Feature(s)
High	Dangerous and restricted airspace as demarcated
Medium	Between 8 and 15 km of other civil aviation aerodrome

MAP OF RELATIVE DEFENCE THEME SENSITIVITY

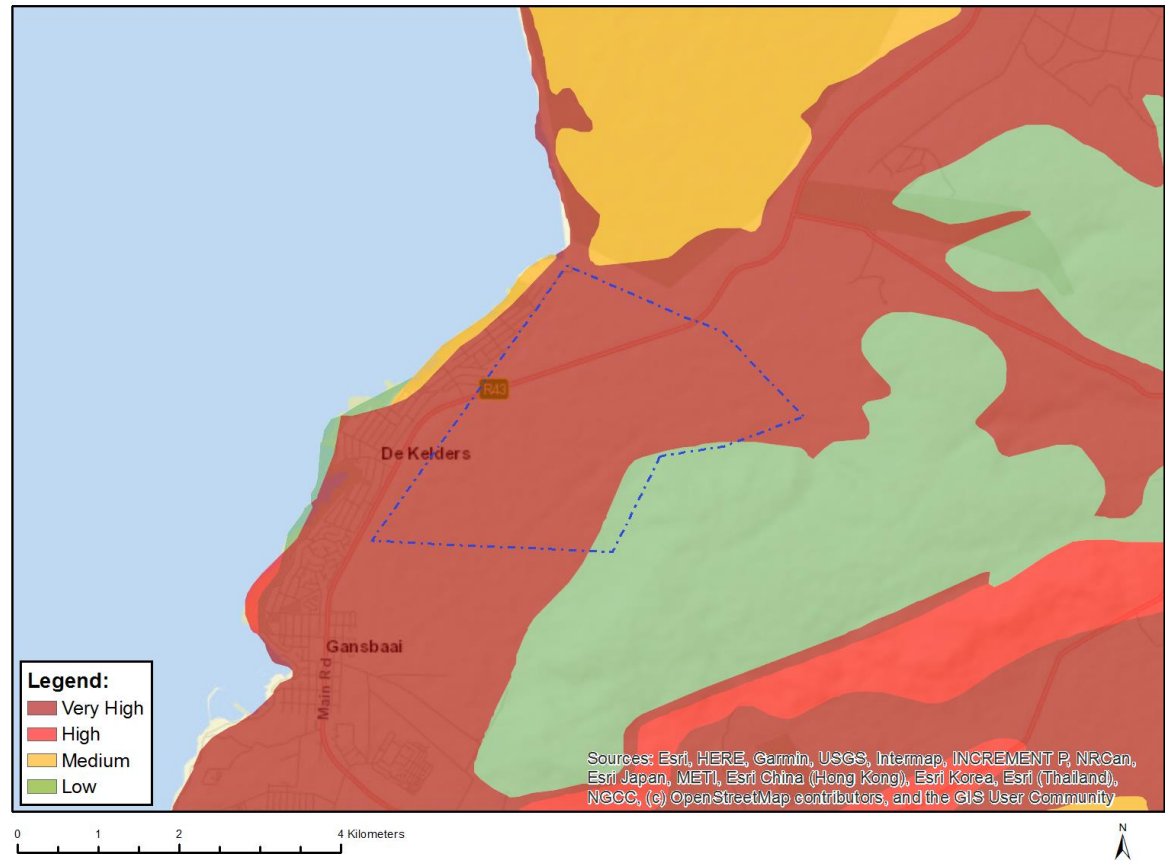


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
			X

Sensitivity Features:

Sensitivity	Feature(s)
Low	Low Sensitivity

MAP OF RELATIVE PALEONTOLOGY THEME SENSITIVITY

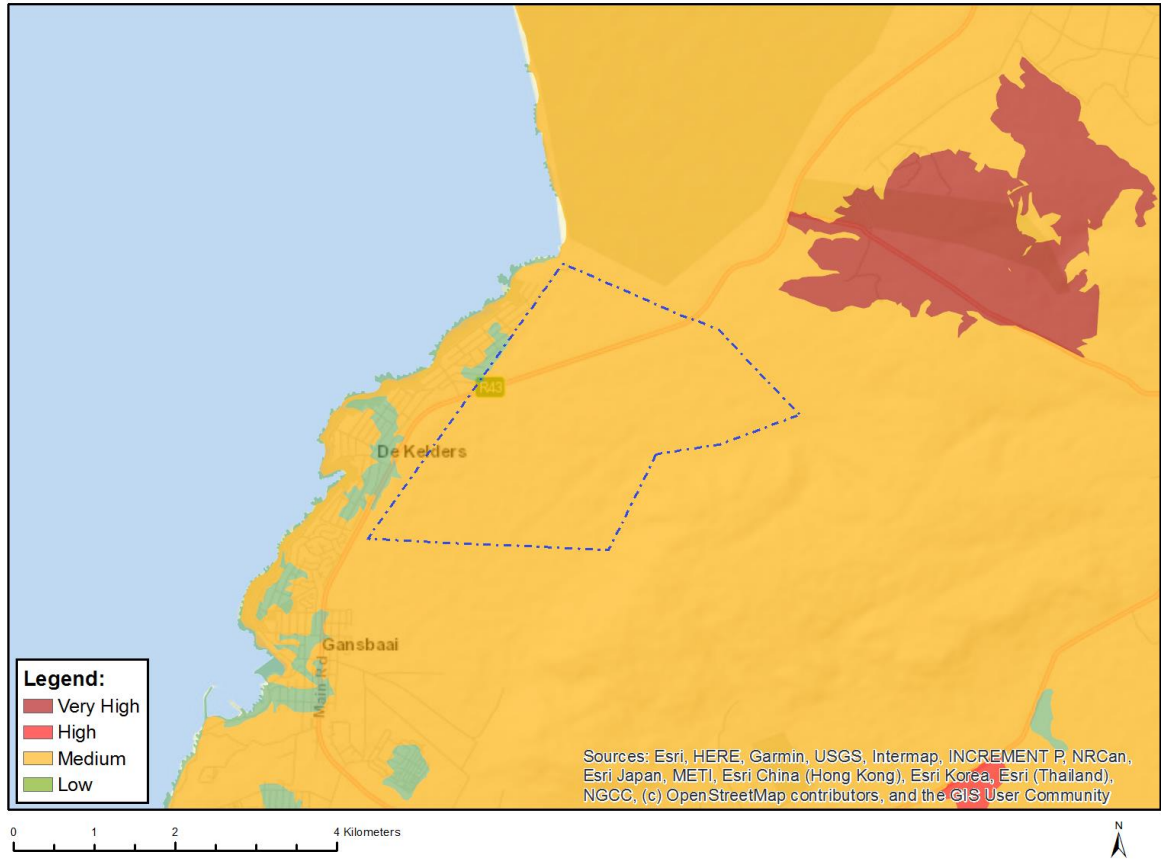


Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
X			

Sensitivity Features:

Sensitivity	Feature(s)
Low	Features with a Low paleontological sensitivity
Very High	Features with a Very High paleontological sensitivity

# MAP OF RELATIVE PLANT SPECIES THEME SENSITIVITY



Where only a sensitive plant unique number or sensitive animal unique number is provided in the screening report and an assessment is required, the environmental assessment practitioner (EAP) or specialist is required to email SANBI at [eiadatarequests@sanbi.org.za](mailto:eiadatarequests@sanbi.org.za) listing all sensitive species with their unique identifiers for which information is required. The name has been withheld as the species may be prone to illegal harvesting and must be protected. SANBI will release the actual species name after the details of the EAP or specialist have been documented.

Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
		X	

## Sensitivity Features:

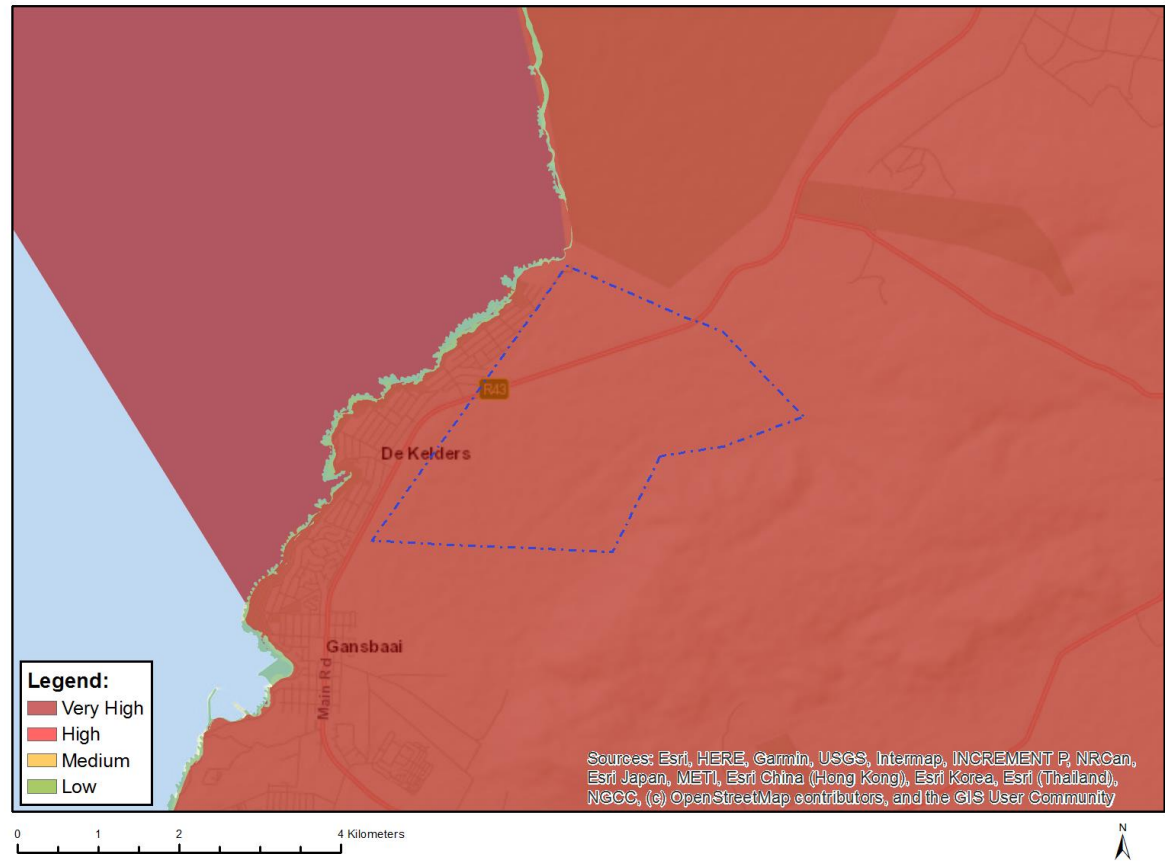
Sensitivity	Feature(s)
Low	Low Sensitivity
Medium	Ocotea bullata
Medium	Lampranthus caudatus
Medium	Lampranthus fergusoniae
Medium	Lampranthus foliosus
Medium	Lampranthus stenus
Medium	Lampranthus tenuifolius
Medium	Disphyma dunsdonii
Medium	Erepsia dunensis
Medium	Amphithalea speciosa
Medium	Amphithalea virgata
Medium	Liparia angustifolia
Medium	Aspalathus globulosa

Medium	<i>Aspalathus oblongifolia</i>
Medium	<i>Lebeckia gracilis</i>
Medium	<i>Colpoon speciosum</i>
Medium	<i>Leucadendron coniferum</i>
Medium	<i>Leucadendron elimense</i> subsp. <i>elimense</i>
Medium	<i>Leucadendron laxum</i>
Medium	<i>Leucadendron linifolium</i>
Medium	<i>Leucadendron modestum</i>
Medium	<i>Leucadendron platyspermum</i>
Medium	<i>Leucospermum hypophyllocarpodendron</i> subsp. <i>hypophyllocarpodendron</i>
Medium	<i>Leucospermum patersonii</i>
Medium	<i>Leucospermum prostratum</i>
Medium	<i>Protea longifolia</i>
Medium	<i>Paranomus abrotanifolius</i>
Medium	<i>Mimetes hirtus</i>
Medium	<i>Spatalla ericoides</i>
Medium	<i>Roella arenaria</i>
Medium	<i>Manulea exigua</i>
Medium	<i>Selago diffusa</i>
Medium	<i>Echiostachys ecklonianus</i>
Medium	Sensitive species 458
Medium	Sensitive species 137
Medium	Sensitive species 247
Medium	Sensitive species 340
Medium	<i>Erica aghillana</i> var. <i>aghillana</i>
Medium	<i>Erica irregularis</i>
Medium	<i>Erica melanacme</i>
Medium	<i>Erica riparia</i>
Medium	<i>Erica radicans</i> subsp. <i>schlechteri</i>
Medium	<i>Erica interrupta</i>
Medium	<i>Erica innovans</i>
Medium	<i>Tetragonia caesia</i>
Medium	Sensitive species 1250
Medium	Sensitive species 714
Medium	<i>Isolepis venustula</i>
Medium	<i>Thamnochortus dumosus</i>
Medium	<i>Thamnochortus pellucidus</i>
Medium	<i>Staberoha multispicula</i>
Medium	<i>Elegia fenestrata</i>
Medium	<i>Elegia prominens</i>
Medium	<i>Restio sabulosus</i>
Medium	<i>Restio anomalus</i>
Medium	<i>Restio papillosus</i>
Medium	Sensitive species 1139
Medium	<i>Acrolophia ustulata</i>
Medium	<i>Pterygodium cruciferum</i>
Medium	<i>Pterygodium bifidum</i>
Medium	<i>Pterygodium vermiferum</i>
Medium	<i>Heliophila linearis</i> var. <i>reticulata</i>
Medium	<i>Gnidia spicata</i>
Medium	<i>Passerina paludosa</i>
Medium	<i>Berkheya angusta</i>
Medium	<i>Poecilolepis maritima</i>
Medium	<i>Cotula eckloniana</i>
Medium	<i>Amellus asteroides</i> subsp. <i>mollis</i>
Medium	<i>Amellus capensis</i>
Medium	<i>Pteronia tenuifolia</i>
Medium	<i>Cullumia squarrosa</i>
Medium	<i>Diosma awilana</i>
Medium	<i>Diosma demissa</i>

Medium	Diosma parvula
Medium	Diosma subulata
Medium	Agathosma abrupta
Medium	Zygophyllum fuscatum
Medium	Cliffortia ericifolia
Medium	Cliffortia longifolia
Medium	Cliffortia anthospermoides
Medium	Limonium anthericoides
Medium	Muraltia lewisiae
Medium	Muraltia mitior
Medium	Sensitive species 1151
Medium	Sensitive species 547
Medium	Sensitive species 913
Medium	Phylica amoena
Medium	Phylica brevifolia
Medium	Phylica floribunda
Medium	Phylica lucida
Medium	Orthochilus litoralis
Medium	Skiatophytum skiatophytoides
Medium	Lampranthus debilis
Medium	Xiphotheca reflexa
Medium	Aspalathus lebeckioides
Medium	Aspalathus tylodes
Medium	Protea aspera
Medium	Sensitive species 800
Medium	Sensitive species 599
Medium	Elegia verreauxii
Medium	Restio paludosus
Medium	Sensitive species 500
Medium	Sensitive species 53
Medium	Sensitive species 654
Medium	Lachnaea grandiflora



# MAP OF RELATIVE TERRESTRIAL BIODIVERSITY THEME SENSITIVITY



Very High sensitivity	High sensitivity	Medium sensitivity	Low sensitivity
X			

## Sensitivity Features:

Sensitivity	Feature(s)
Very High	ESA 2: Restore from other land use
Very High	ESA 1
Very High	CBA 1: Forest
Very High	CBA 1: Terrestrial
Very High	Indigenous Forest (VegMap_2018)_Southern Coastal Forest
Very High	CR_Agulhas Limestone Fynbos
Very High	EN_Overberg Sandstone Fynbos
Very High	EN_Overberg Dune Strandveld