



REFERENCE: 16/3/3/2/A3/54/2018/24

DATE: 24 October 2024

The Municipal Manager
City of Cape Town
Sustainable Energy Markets Department
Private Bag X6
BELLVILLE
7535

Attention: Ms. Leila Mahomed Weideman

E-

Dear Madam

ACKNOWLEDGEMENT OF RECEIPT OF THE REVISED DRAFT ENVIRONMENTAL IMPACT ASSESSMENT ("EIA") REPORT FOR THE PROPOSED ESTABLISHMENT OF A SOLAR PHOTOVOLTAIC AND BATTERY ENERGY STORAGE SYSTEM ("BESS") FACILITY OF APPROXIMATELY 30-60MW, ON THE PAARDEVLEI SITE, SOMERSET WEST.

1. The above-mentioned document as received by this Department via electronic mail correspondence on 22 October 2024, refers.
2. This letter serves as an acknowledgement of receipt of the aforementioned document by this Department.
3. This Directorate will provide comment on the revised draft EIA Report within the 30-day commenting period, which commenced on 22 October 2024, and will advise you accordingly.
4. It is prohibited in terms of Section 24F of the National Environmental Management Act, 1998 (Act No. 107 of 1998) for a person to commence with a listed activity unless the competent authority has granted an environmental authorisation for the undertaking of the activity. A person convicted of an offence in terms of the above is liable for a fine not exceeding R10 million or to imprisonment for a period not exceeding 10 years, or to both such fine and imprisonment.
5. Kindly quote the abovementioned reference number in any future correspondence regarding the application.

Yours faithfully

pp MR. ZAAHIR TOEFY
DIRECTOR: DEVELOPMENT MANAGEMENT (REGION 1)

CC: (1) Mr. Ryan Jonas (JG Afrika (Pty) Ltd.)
(2) Ms. Azanne van Wyk (City of Cape Town)

E-mail:
E-mail:



REFERENCE: 16/3/3/2/A3/54/2018/24

DATE: 20 November 2024

The Municipal Manager
City of Cape Town
Sustainable Energy Markets Department
Private Bag X6
BELLVILLE
7535

Attention: Ms. Leila Mahomed Weideman

E-

Dear Madam

COMMENT ON THE REVISED DRAFT ENVIRONMENTAL IMPACT ASSESSMENT ("EIA") REPORT FOR THE PROPOSED ESTABLISHMENT OF A SOLAR PHOTOVOLTAIC AND BATTERY ENERGY STORAGE SYSTEM ("BESS") FACILITY OF APPROXIMATELY 54-69MW, ON THE PAARDEVLEI SITE, SOMERSET WEST.

1. The above-mentioned document as received by this Department via electronic mail correspondence on 22 October 2024, and this Department's acknowledgement of receipt letter dated 24 October 2024, respectively, refer.
2. This Department has considered the revised draft EIA Report and has the following comments:

2.1 Land Use Planning:

In accordance with Regulation 8 of the EIA Regulations, 2014 (as amended) and due to the nature of your proposal, this case has been referred to this Department's Land Use Planning section. Comments were obtained as follows:

2.1.1 In terms of the City of Cape Town's Spatial Development Framework ("SDF") the proposed site has an *"Incremental Growth and Consolidation Area"* demarcation.

2.1.2 Due to the large area required by PV facilities, it is normally proposed and developed in rural areas. The proposed PV facility is, however, proposed within the urban edge.

2.1.3 Solar PV facilities have become synonymous with infrastructure facilities that are normally found in urban areas. Furthermore, the SDF does not provide a specific category for these energy facilities and the proposed development can be regarded as being consistent with the SDF.

2.1.4 If the City of Cape Town is of the opinion that the proposed development is not consistent with the SDF, it will be required that the application be motivated on site specific circumstances to justify the deviation from the SDF, as required in

terms of section 22 of the Spatial Planning and Land Use Management Act, 2013 (Act No. 16 of 2013).

2.1.5 In terms of the 2023 Helderberg District Spatial Development Framework ("DSDF") the proposed site has a "New Development Areas" demarcation and in terms of the sub-district: 2 Paardevlei DSDF the proposed site has a "Potential Mixed-Use" demarcation. Therefore, the proposed development is also consistent with the DSDFs.

2.2 Applicable listed activities:

2.2.1 Page 44 of the revised draft EIA Report indicates that Activity 4 of Listing Notice 3 may possibly be triggered due to the development of an access road to the proposed site.

2.2.2 Please be advised that an updated application form, which contains all the listed activities indicated in the revised draft EIA Report, must be submitted with the final EIA Report.

2.2.3 Further, please ensure that the updated application form is duly dated and signed by the applicant and Environmental Assessment Practitioner ("EAP").

2.3 Consideration of alternatives:

2.3.1 It understood that Area 2 was not supported by the City of Cape Town's Human Settlements and Urban Planning and Design Departments, and thus the site development plan has been amended to exclude Area 2.

2.3.2 Therefore, Area 2 no longer forms part of the proposed development.

2.3.3 Section 4 of the EIA Report (consideration of feasible and reasonable alternatives) must include an overview of the original layout (including Area 2) and the amended layout (excluding Area 2) and the reasons why the preferred layouts are deemed as preferred and the previous alternative layout, which included Area 2 was discarded.

2.4 Ecological Impacts:

2.4.1 Concerns were raised in the comments on the draft EIA Report, by the City of Cape Town: Biodiversity Management Department and CapeNature regarding the Ecological Impact Assessment. Therefore, an external specialist has been appointed to review the Ecological Impact Assessment Report. Please note that comments must be obtained from the City of Cape Town: Biodiversity Management Department and CapeNature to confirm the findings of the review specialist.

2.4.2 You are advised to ensure that these comments are adequately addressed in the EIA Report and comments and responses report.

2.5 Heritage impacts:

2.5.1 Please be reminded to include the final comment from Heritage Western Cape in the final EIA Report. All comments obtained from Heritage Western Cape, must be addressed prior to the submission of the final EIA Report.

2.6 Specialist reports:

2.6.1 As per the Comments and Responses Report relating to the draft EIA Report, please be reminded to include the Curricula Vitae of the specialists who compiled the Glint and Glare Assessment, the High-level Climate Change Risk Assessment Report and Visual Impact Assessment Report.

2.6.2 Although it is noted that as per the Protection of Personal Information Act, 2013, you have blocked out the details of the various specialists in the respective specialist reports, please be reminded to include the full details in the final EIA Report, which is submitted to this Directorate for decision-making.

2.7 Public Participation Process:

2.7.1 You are required to submit proof of the Public Participation Process being conducted for the revised draft EIA Report. This will include (but is not limited to):

- Proof that the revised draft EIA Report was made available to registered I&APs;
- All comments received from I&APs;
- A Comments and Responses Report, indicating all the comments received from I&APs on the revised draft EIA Report and the responses thereto; and
- A complete list of registered I&APs.

2.7.2 Please ensure that all comments are **adequately addressed** prior to the submission of the final EIA Report.

2.8 General:

2.8.1 Please ensure that the co-ordinates of Portion 11 of Farm Helderberg Sleeper Plantation No. 787, Portion 10 of Farm Helderberg Sleeper Plantation No. 787 and Portion 0 (Remaining Extent) of Farm No. 792 are provided in the final EIA Report.

2.8.2 This Directorate's comment on the draft EIA Report requested the co-ordinates of the proposed power line corridor. Please ensure this information is included in the final EIA Report.

2.8.3 The Comments and Responses Report indicates that the location of the planned power line route is included in the updated Site Development Plan, attached as Appendix 3a to the revised draft EIA Report.

2.8.4 Although the location of the proposed power lines have been provided, this Directorate still requires the co-ordinates of the proposed power lines, *i.e.*, starting point, middle point and end point.

2.8.5 The minutes of the meeting held between the City of Cape Town: Human Settlements and Sustainable Energy Markets dated 16 September 2024 (as included in Appendix D5), are incomplete. Please ensure that the complete document is attached.

2.8.6 Please ensure that the requested information is included in the final EIA Report. The final EIA Report must contain all the information outlined in Appendix 3 of the EIA Regulations, 2014 (as amended), and must also include the information requested in this letter. Omission of any of the said information may result in the refusal of Environmental Authorisation.

2.9 Declarations by applicant, EAP and specialists on final EIA Report:

2.9.1 You are hereby reminded to include the duly dated and signed declarations of the applicant, EAP and various specialists in the final EIA Report.

3. In accordance with Regulation 23(1)(b) of the EIA Regulations, 2014 (as amended) the EIA Report must be submitted to this Department within a period of 156 days calculated from 26 June 2024, i.e., the final EIA Report must be submitted on or before **02 December 2024**.
4. Should the final EIA Report not be submitted by 02 December 2024, or within 156 days from the date of acceptance of the final Scoping Report where an extension is applicable, the application shall lapse in terms of Regulation 45 of the EIA Regulations, 2014 (as amended) and your file will be closed. Should you wish to continue, a new application form must be submitted.
5. Please note that the activity may not commence prior to an environmental authorisation being granted by the Department. It is prohibited in terms of Section 24F of the National Environmental Management Act, 1998 (Act No. 107 of 1998) for a person to commence with a listed activity unless the competent authority has granted an environmental authorisation for the undertaking of the activity. A person convicted in terms of this prohibition is liable to a fine not exceeding R10 million or imprisonment for a period not exceeding ten years, or to both such fine and imprisonment.
6. Kindly quote the abovementioned reference number in any future correspondence regarding the application.

The Directorate reserves the right to revise or withdraw comments or request further information based on any information received.

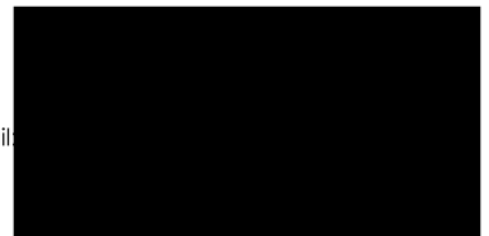
Yours faithfully



pp **MR. ZAAHIR TOEFY**
DIRECTOR: DEVELOPMENT MANAGEMENT (REGION 1)

CC: (1) Mr. Ryan Jonas (JG Afrika (Pty) Ltd.)
(2) Ms. Azanne van Wyk (City of Cape Town)

E-mail





Reference: 19/2/5/3/B4/44/WL0208/24

JG Africa

Attention: Mr. Ryan Jonas

COMMENT ON THE PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE.

The above-mentioned document, dated October 2024, as received by the Department of Environmental Affairs and Development Planning Directorate: Waste Management (the 'Department') on 24 October 2024 refers.

1. It is recommended that the following aspects, be taken into consideration in terms of waste management for the proposed development and included in the EMPr:
 - 1.1. Within the Western Cape Integrated Waste Management Plan 2023-2027, the Department of Environmental Affairs and Development Planning (DEA&DP) highlights a 100% target for diverting organic waste from landfill - it is thus recommended that any vegetation removed during site clearance, not intended as part of rehabilitation, be chipped for processing as mulch or utilised for composting purposes.
 - 1.2. It is highly recommended that the applicant implements measures, as far as possible, for the recycling and/or recovering of materials from the solar PV infrastructure in the event of partial or complete replacement when reaching 'end-of-life' or undergoing replacement maintenance repairs.
 - 1.3. Signage must be used to prevent illegal dumping. There must be visible signage to prevent any littering and illegal dumping from occurring on site throughout the entire development stage of the proposed area including the operational phase.
 - 1.4. Waste management actions stated in parts the EMPr are noted and commended. however, it is advised that a waste management plan be included in the EMPr for all stages of this project.

1.5. The applicant must ensure that all temporary structures, equipment, material, and facilities used or created on-site during the construction phase are removed and appropriately recycled or disposed at a licenced landfill site.

Kindly be informed that the D: WM reserves the right to review the provided comments should additional information be made available.

Please contact the Directorate: Waste Management should you have any enquiries regarding the comments made.

Yours Sincerely

A black rectangular box used to redact the signature of Ms Robyn Britten.

Ms Robyn Britten

Acting Head of Component: Waste Management Policy and Minimisation

Ryan Jonas

From: Vanessa Stoffels
Sent: 14 November 2024 11:10
To: Ryan Jonas
Cc: Mogamat Yaaseen Ajam
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)
Attachments: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Good day Ryan

Please see this Branch's response to your application.

You may remove this Branch from your distribution list related to this proposal.

Kind Regards

Vanessa Stoffels

Road Use Management
Chief Directorate Road Planning, Roads Branch
Department of Infrastructure
Western Cape Government

9 Dorp Street, Cape Town: PO Box 2603, Cape Town 8000

Email: [\[REDACTED\]](#)
Website: www.westerncape.gov.za
Road Network Information System: <http://rnis.westerncape.gov.za>

Be 110% Green. Read from the screen.



From: Ryan Jonas
Sent: Thursday, November 14, 2024 10:14 AM
To: Ryan Jonas
Cc: Mogamat Yaaseen Ajam
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)
Importance: High

Dear Interested & Affected Party,

The previous email correspondence below and notification of the public commenting period refers.

Just a reminder to please provide your **written comment** on the **Revised EIA Report** (and associated appendices) by **no later than next Friday 22 November 2024.**

As indicated in the previous email correspondence, the Revised EIA Report (and associated appendices) is available for public review via the following:

Electronic report:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

And

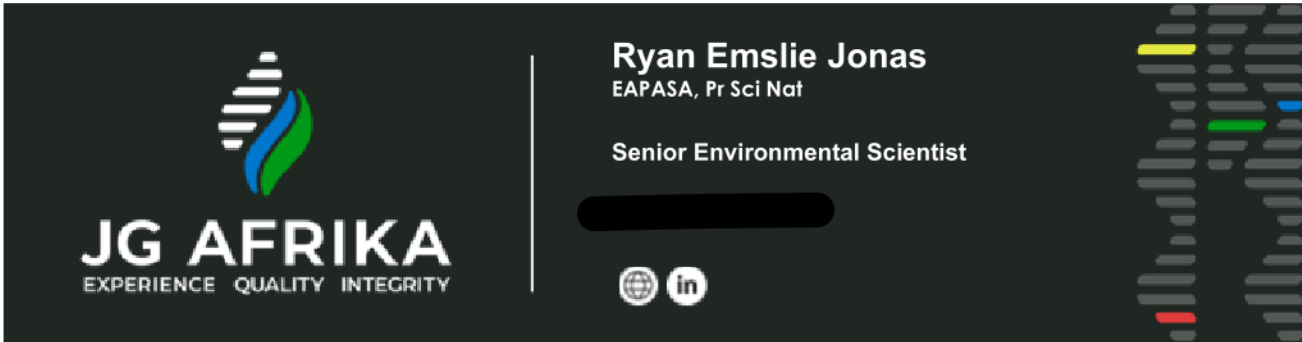
Hard copy report:

Venue	Address
Somerset West Public Library	10 Victoria St, Audas Estate, Somerset West, Cape Town, 7130

Please contact me if you are unable to download an electronic copy of the report or have additional queries.

Regards,

Ryan



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Please consider the environment before printing this email
Email Legal Notice: <http://www.jgafrika.com/emailpolicy.pdf>

From: Ryan Jonas
Sent: 25 October 2024 10:09
To: Ryan Jonas [REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

The notification below refers.

Please note that in addition to the **electronic link** to a copy of the Revised EIA Report, a **hard copy report** is also available at the following public venue for review:

Venue	Address
Somerset West Public Library	10 Victoria St, Audas Estate, Somerset West, Cape Town, 7130

Regards,

Ryan

From: Ryan Jonas

Sent: 22 October 2024 16:43

To: Ryan Jonas [REDACTED]

Cc: Mogamat Yaaseen Ajam [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Importance: High

Dear Interested & Affected Party,

Trust you are well.

Please note that a **Revised Environmental Impact Assessment Report** (EIR) for the above listed project is available for **public review and comment** (**from Tuesday 22 October to Friday 22 November 2024**)

This **Revised EIR** may be viewed (and downloaded) at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide your written comments **by no later than Friday 22 November 2024**.

Contact me should you have any queries or require additional info.

Regards,

Ryan

From: Ryan Jonas

Sent: 13 August 2024 15:28

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

Trust you are well.

Please note the **Draft Environmetal Impact Assessment Report** (DEIR) for the above listed project is available for **public review and comment** (**from Thursday 08 August 2024 to Monday 09 September 2024**)

This DEIR may be viewed (and downloaded) at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide any comments **by no later than Monday 09 September 2024**.

Contact me should you have any queries or require additional info.

Regards,

Ryan

From: Ryan Jonas
Sent: Friday, May 17, 2024 3:21 PM
To: Ryan Jon [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

Please note the **Final Scoping Report** has been submitted to the **Department of Environmental Affairs & Development Planning** (DEA&DP) for consideration.

The submitted Final Scoping Report can be viewed at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project-may-2024/>

For ease of reference, please see attached the **Comments & Response Report** submitted to the DEA&DP, for your information.

Please note there will be **another opportunity to provide comment** on the project during the **next EIA Phase**. I'll inform you when this next public comment period commences.

Regards,

Ryan

From: Ryan Jonas
Sent: Tuesday, April 30, 2024 10:43 AM
To: Ryan Jonas [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE
Importance: High

Dear Interested & Affected Party,

The email below refers.

Just a reminder to provide any comments before **next Monday 06 May 2024**.

Regards,

Ryan

From: Ryan Jonas
Sent: Wednesday, April 3, 2024 5:23 PM
To: Ryan Jonas [REDACTED]
Cc: Deshni Naicker [REDACTED] Mogamat Yaaseen Ajam [REDACTED]
Subject: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

DEA&DP REFERENCE: 16/3/3/6/7/2/A3/54/2136/23

ENVIRONMENTAL AUTHORISATION APPLICATION FOR THE PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Notice is hereby given in terms of the National Environmental Management Act, 1998 (No. 107 of 1998) (NEMA) and the Environmental Impact Assessment (EIA) Regulations 2014, as amended, of the commencement of a **Scoping & EIA process** and associated **Public Participation Process**.

APPLICANT: City of Cape Town: Sustainable Energy Markets

PROJECT: The proposed **Paardevlei Solar PV & Battery Energy Storage System** project will be a 30 to 60 MW facility connected directly to the City of Cape Town’s network (at a nearby suitable substation) on **152 ha of City of Cape Town owned, vacant land within the Paardevlei site.**

LOCATION: Paardevlei site, Somerset West, Cape Town, Western Cape (Site Centre Coordinates: 3404'16" S, 1847'53" E).

APPLICATION FOR ENVIRONMENTAL AUTHORISATION REQUIRED: This project is undertaken in terms of the following:

- GNR. 983 (Listing Notice 1): Listed Activities 12, 19 & 28
- GNR. 984 (Listing Notice 2): Listed Activities 1 & 15
- GNR. 985 (Listing Notice 3): Listed Activity 12

OPPORTUNITY TO PARTICIPATE: A **Draft Scoping Report** (DSR) has been compiled and will be released for a public comment and review period from **03 April 2024 to 06 May 2024**. A copy of the DSR can be viewed at the **Somerset West Public Library** and on **JG Afrika’s website:** <https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide your comments **before Close of Business on Monday 06 May 2024**

FOR MORE INFORMATION, PLEASE CONTACT JG AFRIKA:

Contact: Ryan Jonas



Regards,

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If you are not the intended recipient you may not copy or deliver this message to anyone."



Ref: DOI/CFS/RN/LUD/REZ/SUB-33/131 (Application No: 2024-08-0044)

JG Afrika

Attention: Mr M Ajam

Dear Sir

PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC FACILITY: DRAFT BASIC ASSESSMENT REPORT

1. No proclaimed roads are affected by the proposal.
2. This Branch offers no objection to the environmental authorisation.

Yours Sincerely



SW CARSTENS

For DEPUTY DIRECTOR-GENERAL: TRANSPORT INFRASTRUCTURE BRANCH

DATE: 26 AUGUST 2024

ENDORSEMENTS

1. JG Afrika
Attention: Ms M Ajam (e-mail: [REDACTED])
2. District Roads Engineer
Paarl
3. Mr E Smith (e-mail)
4. Mr D Fortuin (e-mail)
5. Mr S Carstens (e-mail)



CITY OF CAPE TOWN
ISIXEKO SASEKAPA
STAD KAAPSTAD

**SPATIAL PLANNING AND ENVIRONMENT
ENVIRONMENTAL MANAGEMENT DEPARTMENT**

Lauren King
Environmental & Heritage Management

[Redacted]
E: lauren.king@capetown.gov.za
[Redacted]

2024-11-22

JG Afrika (Pty) Ltd
[Redacted]
[Redacted]
[Redacted]

By email: [\[Redacted\]](mailto:[Redacted])

Attention: Ryan Jonas

REVISED ENVIRONMENTAL IMPACT ASSESSMENT REPORT: PROPOSED PAARDEVLEI SOLAR PV AND BATTERY ENERGY STORAGE SYSTEM PROJECT ON THE REMAINDER PORTION OF FARM 794/38, PAARDEVLEI, SOMERSET WEST (DEA&DP REF NO.: 16/3/3/2/A3/54/2018/24)

Reference is made to the Revised Environmental Impact Assessment Report (EIR), dated October 2024, prepared by JG Afrika for the proposed Paardevlei Solar PV and battery energy storage system project on the Remainder portion of Farm 794/38, Paardevlei, Somerset West. This application has been assessed in terms of the National Environmental Management Act, 1998 (Act No. 107 of 1998). Please find consolidated comments from the City of Cape Town:

Water and Sanitation: Wastewater Treatment (Planning and Development) – Sven Sötemann

There are no comments from the Wastewater (Treatment) Branch on the Paardevlei Solar PV and Energy Storage System.

Water and Sanitation: Technical Services – Chanee Johnson (Annexure A.1-A.3)

Water and Sanitation: Technical Services has previously provided comment on the above proposed development. Although the previous report remains the same, the response from the applicant in the Comments and Responses Report is noted.

Please refer to Annexure A.1 – A.3 for the full and detailed comment from Technical Services, as well as the layout of existing services located on the property in question.

Water and Sanitation: Catchment, Stormwater and River Management – Gerhardt Muller (Annexure B)

Catchment, Stormwater and River Management is not opposed to the proposed development, subject to a number of technical conditions and requirements in terms of stormwater management being complied with.

Please refer to Annexure B for the full comment from Catchment, Stormwater and River Management.

Urban Mobility: Integrated Transport Planning: Transport Impact Assessment and Development Control – Bill Jones (Annexure C)

Transport has no comments pertaining to the abovementioned application. The Transport Study has identified that the existing bulk road infrastructure has adequate capacity to accommodate the delivery of the essential components for the proposed Paardevlei Solar PV and Battery Energy Storage System during the peak construction phase.

Please refer to Annexure C for the comment from Transport Impact Assessment and Development Control.

Community Services and Health: Specialised Environmental Health Services, Air Quality Management – Rabelani Gundula (Annexure D)

Air Quality Management finds the proposed development desirable, subject to a number of technical requirements being included as conditions of approval should Environmental Authorisation be granted.

Please refer to Annexure D for the full comment from Air Quality Management.

Economic Growth: Enterprise and Investment, Investment Facilitation – Lizelle Arendse

Investment Facilitation has no further comments.

Human Settlements: Human Settlements Planning (Land and Forward Planning) – Lwazi Nobaza (Annexure E)

Having reviewed the Revised EIR, Human Settlements Planning is in agreement with the amended Site Develop Plan (SDP). The use of Area 1 (38 Ha) and Area 3 (34 Ha) for the establishment of the proposed solar plant as the preferred alternative, with the exclusion of Area 2 (80 Ha), is supported.

Please refer to Annexure E for the full comment from Human Settlements Planning (Land and Forward Planning).

Urban Planning and Design: Metro Spatial Planning and Growth Mechanisms; District Planning and Mechanisms – Thandeka Kaben / Mishka Jalim (Annexure F)

It should be noted Urban Planning and Design, Metropolitan Spatial Planning and District Planning previously provided comments during the prior stages of this environmental assessment application process in April and August 2024. Having reviewed the current Revised EIR, it is noted that concerns with regards to the inclusion of the 80Ha site earmarked for mixed use and higher density residential development, as well as concerns with regards to the visual impact of the proposed development, have been adequately addressed in the current report. It is noted that the type of PV Layouts can only be determined and confirmed during the detailed design phase and not during the environmental assessment process. In light of this, it is requested that this department be consulted during the drafting of the Site Development Plan, in order to ensure a more visually appealing landscape is implemented.

Lastly, it is reiterated once again that the 2018 Metropolitan Spatial Development Framework (MSDF) was superseded by the council approved 2023 MSDF. The revised EIA report on page 62 still refers to the outdated 2018 MSDF.

Please refer to Annexure F for the full comment from Urban Planning and Design on the DEIR.

Environmental Management Department

Biodiversity Management – Charmaine Oxtoby (Annexure G)

Biodiversity Management acknowledges the Comments and Response Report. However, a number of questions and concerns were raised and recommendations made with regards to the proposed offset implementation plan recommended on page 50 of the Revised Ecological Impact Assessment (i.e. Appendix B1b). It is recommended that these concerns be addressed in the final report to be submitted to the competent authority, prior to a final decision being made.

Furthermore, it is recommended that the no-go area south of Area 3 be conserved under the Protected Areas Act and be linked to the planned Paardevlei Conservation Area to the east through meaningful ecological corridors. The management authority for this conservation area and the required resources must be considered in the offset study.

Lastly, botanical search and rescue operation must be conditioned for all indigenous vegetation impacted on during the proposed development. Special attention must be given to geophytes, species of conservation concern and any plants that translocate readily. Appropriate receptor areas at the neighbouring Paardevlei Conservation Area must be identified in consultation with Biodiversity Management. These receiving areas must be suitably prepared before planting the translocated plants.

Please refer to Annexure G for the full and detailed comment from Biodiversity Management.

Environmental and Heritage Management: Heritage Section – Johan van Wyk

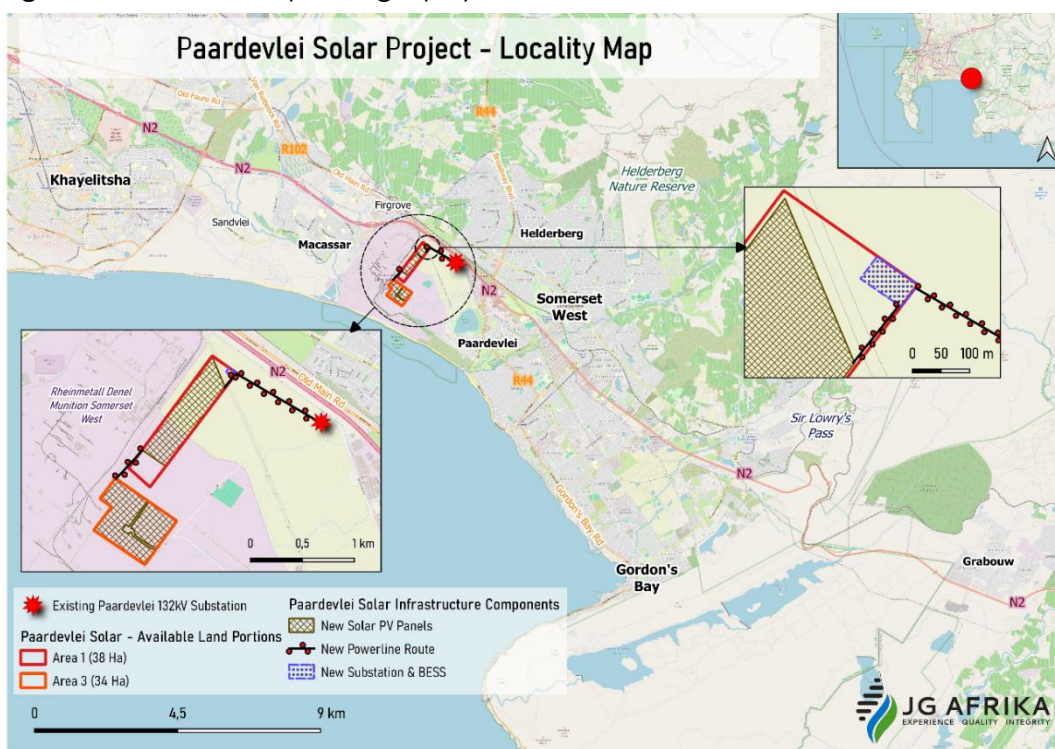
It is noted that the EIR has been revised to include only Areas 1 and 3 and to exclude Area 2, which measures approximately 80 ha. It is furthermore noted that mention is made in the Comments and Responses Report, dated October 2024, that *"In summary it appears from the HIA findings, that the only buildings / structures of heritage significance within the solar development footprint is a metal railway track and the De Beers Football Club. The mention of over 40 structures older than 60 years that exist on the property refers to the overall Paardevlei site area, and is not specific to the proposed solar development footprint."*

The above statement, which makes reference to the word 'appears', is not deemed to be adequately factual in nature and thus it is not possible to provide an informed comment on the Revised EIR from a heritage point of view. The Heritage Section has noted the existence of structures older than 60 years in its previous comments dated 23/04/2024 on the Draft Scoping Report (DSR) and 28/08/2024 on the Draft Environmental Impact Report (DEIR). As an example, the extract from the 1953 aerial photograph (see Figure 1 below) does show the existence of several structures that existed at that point in time, especially on (but not necessarily limited to) the current Area 3. Although most of these structures (if not possibly almost all) have been demolished in the past, it is unclear whether or not some of these structures still remain on Areas 1 and 3. The applicant is, therefore, requested to compile a survey of all remaining structures (i.e. not just buildings) that exist within Areas 1 and 3 and that such survey be visually represented by means of the mapping and grading of the remaining structures. It is requested that such survey be included in the Heritage Impact Assessment

(HIA), which was recently submitted to Heritage Western Cape, for their consideration and comment.



Figure 1: 1953 Aerial photography



The applicant is reminded to include the final comment from Heritage Western Cape in the final EIA Report and that all comments obtained from Heritage Western Cape must be addressed prior to the submission of the final report to the competent authority.

Environmental and Heritage Management: Environmental Section – Lauren King

Having reviewed the Revised EIR, Comments and Response Report and associated updated specialist reports for the proposed Paardevlei Solar PV and battery energy storage system (BESS), the Environmental Section has the following remarks and comments:

1. It is noted that the preferred alternative in terms of land portions for the proposed Paardevlei Solar PV and BESS has been limited to Areas 1 (38 ha) and 3 (34 ha), and that Area 2 has been excluded from the project site.
2. The amended Site Development Plan (SDP), which indicates the location of the solar panels and associated infrastructure, as requested previously, as well as all the environmental sensitive areas identified is also noted. The impacts of associated infrastructure have also been identified and mitigation measures have been proposed by the relevant specialists.
3. The applicant has indicated that the final PV layout will only be determined during the detailed design phase. Therefore, the chosen PV layout from the three alternatives provided cannot be confirmed at this stage. It is recommended that the visual impact of the solar panels be considered in this selection and that the E&HM Branch be consulted during the drafting of the Site Development Plan and associated Detailed Landscape Plan.
4. It is noted that the preferred layout will result in the removal of the Eucalyptus trees located on Areas 1 and 3. The applicant has indicated that, as per the recommendation in the Geohydrological Assessment, a site-specific Surface Water Management Plan will be compiled for the proposed development during the detailed design phase. It is recommended that this be included as a condition of approval in the Environmental Authorisation, if issued.
5. It is noted that the applicant has indicated that a site-specific Stormwater Management Plan will be developed during the detailed design phase, prior to construction of the proposed development commencing. It is recommended that this be included as a condition of approval in the Environmental Authorisation, if issued.
6. The concern with regards to water provision for the cleaning of solar panels has been addressed as follows: *“water for the cleaning of panels will be imported and stored on site via temporary jojo storage tanks. The specific angle (i.e. 15-degree inclination) of the PV panel technology proposed will also assist as a self-cleaning mechanism”*. It is unclear where this water will be sourced from and what the size and number of JoJo tanks required will be. Once the detail with regards to water storage for maintenance purposes have been finalised, the location and sizes of the proposed JoJo tanks must be indicated on the SDP and Detailed Landscape Plan.
7. The updated mitigation measures of the Freshwater Specialist to create ecological corridors and to pull back the development from these corridors are supported. The application must take cognisance of the recommendations and mitigation measures on page 26 – 28 of the Final Specialist Aquatic Ecosystems Assessment, dated October 2024 as compiled by Liz Day, during the Detailed Design Phase.

Conclusion

Having reviewed the Revised Environmental Impact Assessment Report (EIR) and circulated it to the relevant departments/branches, the proposed development is deemed desirable in principle, subject to the above technical requirements and comments that must be included and addressed in the final EIA report to be submitted to the competent authority for decision making.

Should you wish to discuss the above comments, please do not hesitate to contact the Environmental and Heritage Management Branch via e-mail on the details provided on the letterhead of this document.

Yours sincerely



Maurietta Stewart

**Acting Manager: Environmental and Heritage Management
Environmental Management Department**

Annexures:

Annexure A.1-A.3: Water and Sanitation: Technical Services – Chanee Johnson

Annexure B: Water and Sanitation: Catchment, Stormwater and River Management –
Gerhardt Muller

Annexure C: Urban Mobility: Integrated Transport Planning: Transport Impact Assessment and
Development Control – Bill Jones

Annexure D: Community Services and Health: Specialised Environmental Health Services, Air
Quality Management – Rabelani Gundula

Annexure E: Human Settlements Planning (Land and Forward Planning) – Lwazi Nobaza

Annexure F: Urban Planning and Design: Metro Spatial Planning and Growth Mechanisms;
District Planning and Mechanisms – Thandeka Kaben / Mishka Jalim

Annexure G: Environmental Management Department: Biodiversity Management –
Charmaine Oxtoby

CC: Department of Environmental Affairs and Development Planning (DEA&DP)

E-mail: 

MEMORANDUM

DEPARTMENT: TECHNICAL SERVICES

DIRECTORATE: WATER AND SANITATION

Reference : 20240813_AA

Date : 13/08/2024

Attention : Lauren King

Email : [REDACTED]

**WATER AND SANITATION COMMENT FOR THE DRAFT ENVIRONMENTAL IMPACT ASSESSMENT REPORT :
PROPOSED SOLAR PV AND ENERGY STORAGE ON PORTION 10 & 11 HELDERBERG SLEEPER PLANTATION 787;
PORTION 38 (REMAINING EXTENT) FARM 794, PORTION 0 (REMAINING EXTENT) OF FARM 792 and Portion 37
FARM 794 ; Paardevlei**

Background

This memo serves as comment on water and sewer network and bulk services affected in terms of a Draft Environmental Impact Assessment Report for the above mentioned application.

The City of Cape Town is proposing a Solar Photovoltaic (PV) Facility and Battery Energy Storage System (BESS) on city-owned land in Somerset West, Paardevlei. The project's primary motivation is to address South Africa's ongoing electricity crisis, characterized by frequent load-shedding, which negatively impacts households, businesses, and the national economy. The property is currently zoned as O and is currently vacant.

Please note that this is not a capacity report but rather a report providing an overview of the existing water and sewer infrastructure near the proposed development.

Water Reticulation

A. Distribution Zone

The proposed development does not fall under any existing distribution zones.

B. Present Situation

No water demand is expected from the proposed development- nothing mentioned in the report. There are no water pipelines within the vicinity of the proposed development.

See figure 1 for water reticulation layout.

Bulk Water

Our GIS database indicates that there is no infrastructure under the control of the City of Cape Town's Bulk Water Branch within the immediate vicinity of the proposed development shown in the application.

Sewer Reticulation

A. Drainage Area

The development falls under the catchment of the Coastal pumpstation which pumps to the Macassar Waste Water Treatment Works

A. Present Situation

The proposed development is not expected to generate any sewer demands and is therefore unlikely to impact the capacity of the sewer network.

However, several key sewer infrastructure components are located within the boundaries of the proposed development:

- An 800 mmØ sewer line
- A 1500 mmØ sewer line
- The Helderberg Coastal sewer pump station
- A 1000 mmØ rising main from the sewer pump station

The applicant is advised to arrange the solar infrastructure in a manner that allows access to these sewer pipelines and the rising main, ensuring the Water and Sanitation Department can excavate, rehabilitate, maintain, upgrade, or replace the sewer lines as needed.

No photovoltaic panels or associated infrastructure should be built directly over the path of the sewer pipelines or the rising main.

Our Reticulation branch has provided further inputs and stated that No structures will be permitted closer than 3.0 m or 2 x depth of pipe (whichever is the greater) to the existing sewer and treated effluent pipelines. See attached plan showing the position of the sewer services.

See figures 2 for sewer reticulation layout.

Wastewater

The proposed development falls under the catchment of the Macassar Waste Water Treatment Works (WWTW). No sewage demands is expected from the proposed development. Consequently the Waste Water Treatment works is unlikely to be affected.

Municipal Spatial Development Framework: Spatial transformation areas

The proposed development falls within the boundary of the Incremental Growth Areas. The Incremental Growth and consolidation areas is where the City and public sector are committed to conserving existing and new communities. New development subject to capacity of bulk engineering infrastructure. More detailed information can be found on Table 4.3 on page 62 of the MSDF document (Volume 1) which is available for free on the City of Cape Town Website.

Conclusion

The proposed development is unlikely to impact the City of Cape Town's water and sanitation infrastructure. The applicant is advised to arrange the solar panels and associated infrastructure so that they do not overlap with the path of the sewer pipelines and rising mains. This will ensure that the Water and Sanitation Department can access, upgrade, rehabilitate, or maintain these pipelines as needed.

Conditions

The Water and Sanitation Department can accommodate the proposed development provided the following conditions are met:

1. Subject to building plan/ SDP approval
2. No structures will be permitted closer than 3.0 m or 2 x depth of pipe (whichever is the greater) to the existing sewer and treated effluent pipelines. See attached plan showing the position of the sewer services.
3. Non-potable water to be used for dust suppression during construction.

General/ Disclaimer

Information provided is based on best available data. The infrastructure as-built information referred to and used in the hydraulic models are based on the GIS asset records, while modelled pressures, flows, velocities, capacities and volumes are based on hydraulic models of current land use and demands. Where appropriate, future land use and demands are considered and the impact of a development compared to that currently planned for the same land and surroundings.

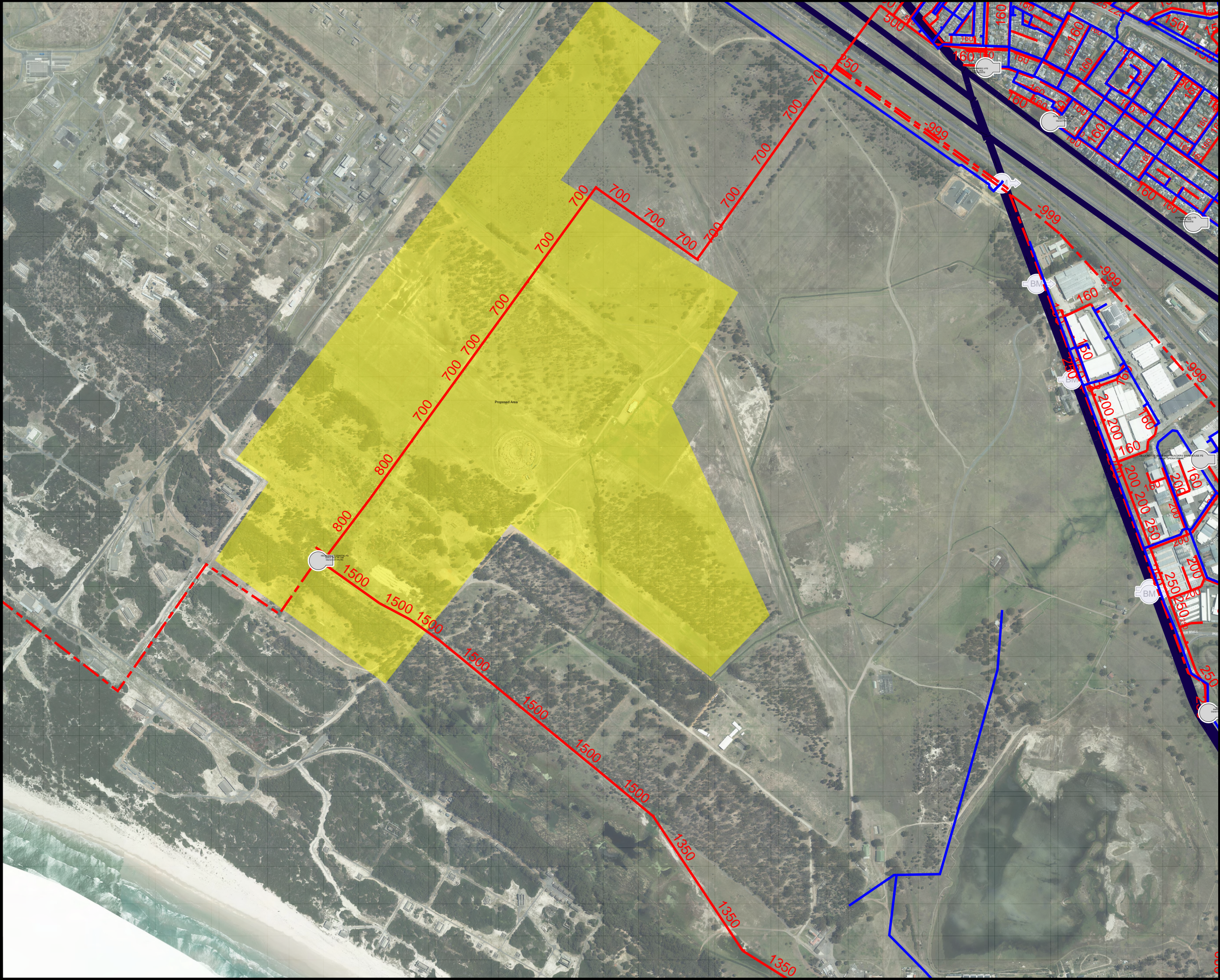
Yours Faithfully

X

On behalf of

Zolile Basholo

DIRECTOR: TECHNICAL SERVICES, WATER AND SANITATION DIRECTORATE



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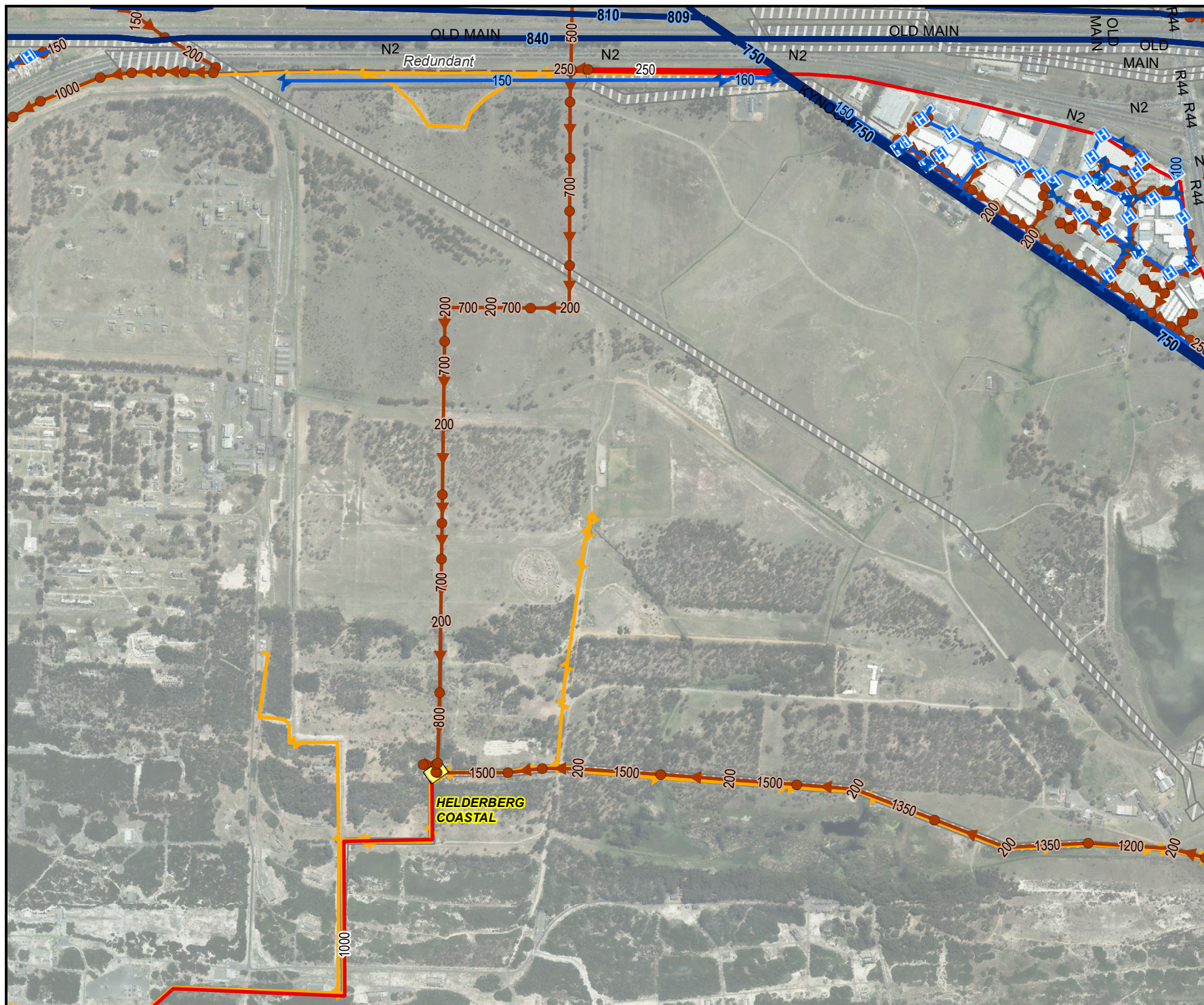
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CITY OF CAPE TOWN
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





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REGION 2: RETICULATION
WATER & SANITATION
DEPARTMENT

Existing Water and Sanitation
Services
Proposed Solar PV, Paardevlei,
Somerset West

LEGEND

-  Hydrants
-  Water End Cap
-  Water Booster Pump
-  Bulk Main
-  Water Reticulation
- Sewer Services**
-  Manholes
-  Pump Station
-  Sewer Main
-  Rising Main
-  Treated Effluent Valve
-  Treated Effluent
-  Servitude

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Aerial Photography: Jan 2022
Compiled by: awallendorf Date: 2024/08/14

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PLEASE NOTE:
-Every effort has been made to ensure the accuracy of the information on this map at the time of publication.
-The spatial data portrayed on this map is as current, accurate and complete as provided by the various line departments responsible for the maintenance of these datasets



E: [REDACTED]

From: Gehardt Muller (Catchment and Stormwater Management)

Ref: 2.1.4 – Development Proposals South

Date: 14 November 2024

COMMENTS ON THE REVISED ENVIRONMENTAL IMPACT REPORT FOR THE PROPOSED PAARDEVLEI SOLAR PV AND BATTERY ENERGY STORAGE SYSTEM ON THE REMAINDER PORTION OF FARM 794/38, PAARDEVLEI

From a Catchment, Stormwater & River Management branch perspective, comments are provided as follows:

- In the Revised EIR for Paardevlei Solar PV and Battery Energy Storage System, Appendix B13 the following is stated "The PV plant does not produce any run-off and on the contrary it may also harvest some of that water to be used for the cleaning of the modules". This is not correct, as the development will produce stormwater runoff and discharge this stormwater into the natural environment when it rains. Any introduction of hardened surfaces such as roofs, solar panels/arrays, roads, etc. will increase and concentrate the stormwater runoff, and must be mitigated. Stormwater must be managed to ensure the correct treatment and attenuation principles are adhered to in terms of the City's Management of Urban Stormwater Impacts Policy and Best Management Practices.
- A Stormwater Management Plan (SMP) must to be submitted for the development, in line with the City's Management of Urban Stormwater Impacts Policy and the latest Stormwater Masterplan developed by Bau-Afrika.
- An upgrade of the bulk stormwater system would be required:
 - Phase 1A, known as the Paardevlei Outlet Structure has already been completed by the City's CSRM Branch.
 - Phase 1B of the stormwater upgrade system (and any other stormwater upgrades as determined in the SMP) needs to be put in place, prior to the completion of this project, under this project's contract.
- Allow for conservation and rehabilitation of the depression wetlands in the best condition on the site, and their inclusion in corridors that link to those required in terms of the stormwater master plan for the greater Paardevlei site (Included in the Stormwater Management Plan).
- Address potential impacts to water quality and water quantity as a result of increased hardened surface areas on the site and possible sources of contaminated runoff.
- Designing the Stormwater pipe infrastructure system, care needs to be taken of the acidic soil which may present geotechnical risks to structures and asbestos area.

Please note that these comments are based on the information that this Office has received to date. Should any new information be provided, this office reserves the right to review the conditions as deemed appropriate.

Yours faithfully

Gehardt Muller

Head: Catchment Management: East

WATER & SANITATION HEAD OFFICE

8 VOORTREKKER ROAD, CNR OF MIKE PIENAAR BOULEVARD, BELLVILLE 7535 PRIVATE BAG X98, BELLVILLE, 7535
www.capetown.gov.za/thinkwater



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Making progress possible. Together.

Bill Jones
Regional Coordinator

Address

T
E-mail

Reference No: 16/3/3/2/A3/54/2018/24

Integrated Transport Planning Department
Transport Impact Assessment and Development Control

DATE / DATUM: 23 October 2024
TO / AAN: Environmental and Heritage Resources Management
ATT / AANDAG: **Lauren King (City of Cape Town, Environmental Branch)**

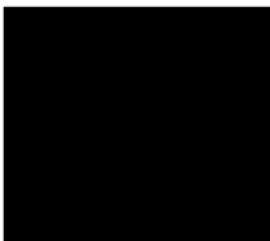
REVISED ENVIRONMENTAL IMPACT REPORT

- For the proposed Paardevlei Solar PV and Battery Energy Storage System on the Remainder portion of Farm 794/38, Paardevlei

Comments from the Department: Transport, based on details, specifications and information reflected on the Revised Environmental Impact Report, for the proposed Paardevlei Solar PV and Battery Energy Storage System on the Remainder portion of Farm 794/38, Paardevlei, DEADP No. **16/3/3/2/A3/54/2018/24**, prepared by JG AFRIKA (Pty) Ltd, dated October 2024, the amended Site Development Plan, Ref No. RTB/AG, prepared by SunBD, (Area's 1 & 3 only), dated August 2024, as well as the Transport Study, Revision 1, prepared by JG AFRIKA, dated December 2023, are as follows:

The Department: Transport has no comments pertaining to the abovementioned application. The Transport Study has identified that the existing Bulk Road Infra-structure has adequate capacity to accommodate the delivery of the essential components for the proposed Paardevlei Solar PV and Battery Energy Storage System during the peak construction phase.

Yours faithfully



Bill Jones
Department: TIA & Development Control
Directorate: Transport



Rabelani Gundula
Senior Air Quality Practitioner

Ref: 33/7/3/3-508-2

MEMORANDUM

Attention: Lauren King
Environmental Management Department
Spatial Planning & Environment Directorate

**COMMENTS ON THE
PROPOSED DRAFT ENVIRONMENTAL MANAGEMENT PROGRAMME REPORT AND REVISED
ENVIRONMENTAL IMPACT ASSESSMENT REPORT FOR THE PROPOSED PAARDEVLEI SOLAR PV
AND BATTERY ENERGY STORAGE SYSTEM ON THE REMAINDER PORTION OF FARM 794/38,
PAARDEVLEI, SOMERSET WEST, WESTERN CAPE**

The Air Quality Management (AQM) Unit has reviewed the aforementioned draft Environmental Management Programme Report (EMPr) and the Revised Environmental Impact Assessment Report dated October 2024, respectively and wishes to submit the following comments:

1. This document must be read and reviewed with our previous comments signed by the City's Air Quality Officer, dated 04 September 2024 entitled "COMMENTS ON THE PROPOSED DRAFT ENVIRONMENTAL MANAGEMENT PROGRAMME REPORT FOR THE PROPOSED PAARDEVLEI SOLAR PV AND BATTERY ENERGY STORAGE SYSTEM ON THE REMAINDER PORTION OF FARM 794/38, PAARDEVLEI, SOMERSET WEST, WESTERN CAPE Ref: 33/7/3/3-508-1, which also referred to document Ref: 33/7/3/3-567 dated 29 April 2024.
2. The City's Air Quality Management Unit supports that the Environmental Authorisation(EA) should it be granted to the applicant with the following conditions:
 - 2.1 The Final EMPr must endorse that all operations must comply with all the stipulations of the City of Cape Town Air Quality Management By-law (Provincial Gazette No: 7662 dated 17 August 2016) as amended. The Final Environmental Management Programme (EMPr) must be amended to include reference to the City of Cape Town Air Quality Management By-law:
 - 2.1.1 Section 4: Duty of care (Reasonable measures to prevent air pollution),
 - 2.1.2 Section 26 (Dust Emissions), and
 - 2.1.3 Section 19 (Authorisation of open burning and burning of material).
 - 2.2 The EA must prescribe conditions of authorisation to the effect that a Dust Management Plan, will be required to be submitted to the City's Air Quality Management Unit for approval, prior to the commencement of construction

activities for the site. We thus call upon the EA competent authority to endorse the EA to this effect.

The Head: Specialised Environmental Health and/or City's Air Quality Officer, reserves the right to call for additional information should it be deemed necessary in terms of the applicable legislative provisions regulating air quality matters.



.....
Mr Ian Gildenhuis
Head: Specialised Environmental Health Services
Air Quality Officer



E: [REDACTED]

MEMORANDUM

To: **Lauren King**
SPO: Environmental & Heritage Management – Eastern Region

From: **Lwazi Nobaza**
Manager: Land & Forward Planning

Date: 11 November 2024

RE: **REMAINDER OF PORTION OF FARM 794/38, PAARDEVLEI – DSR PAARDEVLEI SOLAR PV AND BATTERY ENERGY STORAGE SYSTEM – REVISED EIR OCTOBER 2024**

1. BACKGROUND

The Paardevlei site is located in Somerset West, bordering Strand and Macassar. The Paardevlei site is approximately 20 kilometres from Stellenbosch, 27 kilometres from Grabouw, 45.3 kilometres from Cape Town CBD and 32 kilometres from Cape Town International Airport. The Paardevlei site comprises of various farm portions that collectively measure approximately 688ha in extent. The City bought Paardevlei from AECL in 2015 for an amount of R 400 million from the Urban Settlements Development Grant (USDG) with an intention of establishing an integrated human settlements development that will enable for improved quality of life for households where people can live, work and play.

The Human Settlements Planning Department previously submitted comments on 26 April 2024 and 9 September 2024 to the Energy Directorate. These comments are a follow up to the Environmental Impact Report and refer to the location and extent of the proposed solar plant as detailed below.

2. COMMENTS

PAARDEVLEI SOLAR PV & BESS		
SECTION	COMMENT	RECOMMENDATION
Appendix D3: Comments and Responses Report	Cape Town: Sustainable Energy Markets Directorate has decided to amend the previous Site Development Plan to exclude Area 2 (80 ha) from the proposed solar facility and BESS development. The Amended SDP dated October 2024 is included in the Revised EIA for another round of public consultation.	Human Settlements Directorate is in agreement with the amended SDP.
4.1 Project Site-Specific Details	<p>The proposed Paardevlei Solar PV Facility & BESS project will be approximately 54-69 MWAC facility of City-owned land portions, namely on proposed development Area 1 (38 ha) and Area 3 (34 ha) with a total extent of 72 Ha. Connected directly to the existing Paardevlei 132 kV substation located near to the site.</p> <p>The preferred land portions to be developed by the Project Applicant is Area 1 and Area 3.</p> <p>The new Site Development Plan (SDP) has been amended to only include Area 1 (38 Ha) and Area 3 (34 Ha).</p>	The Human Settlements Directorate support the use of Area 1 (38 Ha) and Area 3 (34 Ha) for the establishment of the proposed solar plant. As well as the exclusion of Area 2 (80 Ha) as the preferred alternative.

3. RECOMMENDATIONS

It is recommended that:

3.1. The amended SDP and site locations are correct and supported by the Human Settlements Directorate.

Yours sincerely

Lwazi Nobaza
Manager: Land & Forward Planning, Human Settlements Planning

Supported/Not Supported



Lawrence Valeta
Director: Human Settlements Planning



CITY OF CAPE TOWN
ISIXEKO SASEKAPA
STAD KAAPSTAD

Thandeka Kabeni

Urban Planning and Design department

Mishka Jalim

Urban Planning and Design department

2024-10-25

ATTENTION:

Lauran King (Environmental & Heritage Management Branch)

REVISED EIA: Remainder Portion Farm 794/38, Paardevlei - DSR Paardevlei Solar PV and Battery Energy Storage System Project

1. Introduction

The comments below are submitted by the Urban Planning and Design Department's (UPDs) branches, Metropolitan Spatial Planning and District Planning for the proposed Paardevlei Solar PV and Battery Energy Storage System (BESS) on Remainder Portion 38 of Farm 794.

The department previously provided comments during the prior stages of this EIA in April and in August 2024. Our previous comments highlighted issues of concern and verified the accuracy of information from the departments mandate and in accordance to the City's approved spatial policies the [Municipal Spatial Development Framework](#) (MSDF) and the [Helderberg District Plan](#).

This round of comments will assess if the Departments previous comments have been taken in consideration in the current Revised EIA Report.

2. Comments

The main concern raised in our previous comments was the inclusion of the 80Ha site earmarked for mixed use and higher density residential development for the proposed Solar & BESS project. We acknowledge this matter has been taken into consideration and the proposed sites for Solar has now been amended to exclude Area 2 (80 ha site). The site is confirmed in the revised EIA as reserved for Human Settlements.

Other issues raised by this department was the visual impact the proposed Solar & BESS use will have on surrounding land uses and the long term effect of the use on the land. WE note the Visual Mitigations proposed by the Visual Specialist have been incorporated into the EMPr (attached as Appendix E to the Revised EIA Report). This is addressed to an acceptable level as far as this departments mandate goes as well as the technical details on the aviation glint and glare impacts is understood will be finalised with relevant aviation receptors.

Lastly we note the Project Applicant, namely City of Cape Town (Sustainable Energy Markets) has indicated that the type of PV Layouts can only be determined and confirmed during the detailed design phase and not during the current (EIA) feasibility phase of the project. With regards to this we request that the City's Urban Design and Landscape Architect Departments be consulted during the development of the Site Development Plan to ensure a more visually appealing landscape.

We reiterate for the third time now the point that the 2018 MSDF was superseded by the council approved 2023 MSDF. The revised EIA report on page 62 still refers to the outdated 2018 MSDF.



Internal Memorandum

[REDACTED]

To : Lauren King
Environment & Heritage Management Branch, Environmental Management Department

From : Dr Charmaine Oxtoby, SPO: Biophysical Specialist
Biodiversity Management Branch, Environmental Management Department

Subject : Revised EIR Paardevlei Solar PV & BESS

Date : 12 November 2024

The Revised Environmental Impact Report (EIR) for the proposed Paardevlei Solar Photovoltaic Facility and Battery Energy Storage System Project in Somerset West refers.

The City of Cape Town Environmental Management Department's Biodiversity Management Branch acknowledge the Comments and Response Report.

However, the list of mitigation measures in the Revised Ecological Impact Assessment (Appendix B1b, page 50) states that "An offset implementation plan should be drafted pre-construction."

1. Why is this the only reference to a Terrestrial Biodiversity Offset anywhere in the Revised EIR and Appendices?
2. If this is an error, please remove this sentence from the Final Revised EIR.
3. If this is not an error, the Revised EIR must state what this offset is required for.
4. It is likely that there will be residual impacts after mitigation requiring a Terrestrial Biodiversity Offset to fulfil the NEMA mitigation hierarchy, given the proposed clearance of >20 ha of indigenous vegetation that is Endangered or Critically Endangered.
5. If a Terrestrial Biodiversity Offset is needed, why are all terrestrial biodiversity impacts expected to have a "Low" impact after mitigation?
6. If a Terrestrial Biodiversity Offset is needed, this should be quantified with the area (hectares) that will be lost for each vegetation type.
7. If a Terrestrial Biodiversity Offset is needed, a Biodiversity Offset Specialist with local experience should be appointed to evaluate potential offset options.

8. If a Terrestrial Biodiversity Offset is needed, a Biodiversity Offset Report should be submitted before a decision is made regarding environmental authorisation, not just pre-construction.
9. If a Terrestrial Biodiversity Offset is needed, the assessment and report should adhere to the National Biodiversity Offset Guideline 2023 published in terms of section 24J of NEMA.
10. If a Terrestrial Biodiversity Offset is needed, it is requested that the appointed Biodiversity Offset Specialist engages the CCT Biodiversity Management Branch before submission of the draft Biodiversity Offset Report.
11. The no-go area south of Area 3 should be conserved under the Protected Areas Act. This conservation area needs to be linked to the planned Paardevlei Conservation Area to the east through meaningful ecological corridors. The management authority for this conservation area and the required resources need to be considered in the offset study.
12. A botanical search and rescue operation must be conditional for all indigenous vegetation impacted on during the development. Special attention must be given to geophytes, species of conservation concern and any plants that translocate readily. Appropriate receptor areas at the neighbouring Paardevlei Conservation Area must be identified in consultation with the Biodiversity Management Branch. These receiving areas must be suitably prepared before planting the translocated plants.

The Biodiversity Management Branch reserves the right to comment further.

Kind regards,
Charmaine Oxtoby

Postal
Physical
Website
Enquiries
Telephone
Email
Reference
Date

25 November 2024

JG AFRIKA (Pty) Ltd

Via email

Attention: Ryan Jonas

Dear Ryan

RE: PAARDEVLEI SOLAR PV & BATTERY ENERGY STORAGE SYSTEM PROJECT

DEA&DP Ref: 16/3/3/2/A3/54/2018/24

Herewith CapeNature's comment on this application.

1. Based on the BAR it is understood that area 2 has been excluded from the SDP, and the SDP has therefore avoided wetland areas associated with area 2 including salt marsh areas.
2. Rehabilitation has been proposed in the freshwater assessment, and area 2 could therefore be used to further offset the wetland removal that will occur in area 1.
3. The avifaunal assessment has indicated that there is an existing patch of secondary CFDS within the area 3 that will be impacted, while the rest of the site is mostly grassland and invasive alien species as well as alien tree plantations. The plantation areas and CFDS areas have been assessed as medium SEI for avifaunal species with impacts that can be reduced to low negative with mitigation.

The ecological assessment has not provided a delineation like the avifaunal assessment, which makes it unclear whether any other representative vegetation type is on site and whether the secondary indigenous vegetation as per appendix A2a is representative of any threatened vegetation type. Based on the photos provided in the ecological assessment, vegetation unit descriptions, and without a list of the species observed in the vegetation units, it appears that the vegetation units do not possess the structure or species diversity of the listed mapped vegetation types, and it is likely that granite fynbos and sand fynbos is no longer present. This is however speculative. The ecological specialist has not analysed the data collected to determine whether any representative vegetation type is present, and therefore I cannot draw any further conclusions on what the condition or vegetation type of the habitat might be, as I have not conducted the survey. Essentially, the ecological specialist needs to answer the following:

- 3.1 Based on the site survey, is representative Cape Flats Dune Strandveld, Cape Flats Sand Fynbos and Boland Granite Fynbos present on site?
- 3.2 Where are the degraded areas, highly degraded areas, transformed areas, intact areas, semi-intact areas on site?
- 3.3 Where are the SCC located on site and what is the size and regional significance of their sub-population?

The answer to these questions will inform the sensitivity of each area of the site and the resultant impact of developing these areas.

Based on the avifaunal assessment, the site is degraded to highly degraded based on historical land-use changes.

4. It is noted as per the CRR that a herpetological survey will be conducted prior to commencement. If there are amphibian breeding areas within the proposed development area, then these should be avoided, which may impact the SDP.
5. The avifaunal assessment is supported, all mitigation measures must be implemented.
6. The freshwater assessment is supported, but the exclusion of area 2 allows potentially opportunity for further wetland rehabilitation measures in area 2, that could provide net positive wetland impacts.
7. The ecological assessment has indicated the need for rehabilitation and the compilation of a rehabilitation plan as well as translocation of SCC. The required rehabilitation plan should be compiled and incorporated for action into the EMPr.

CapeNature reserves the right to revise initial comments and request further information based on any additional information that may be received.

Kind regards,



Land-Use Scientist: Landscape West
Conservation Operations

Ryan Jonas

From: Lyndon Metcalf
Sent: 25 November 2024 14:20
To: Ryan Jonas
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Good day Ryan,
Pls find further comments from RDM;

The City of Cape Town, as the Project Applicant, will lodge the necessary applications (separate to this EIA process) to the applicable Regulatory Authority (i.e. National Key Point Regulator Provincial Director).

- The whole purpose of the PPP is to obtain comments, inputs from all relevant stakeholders regarding the planned development/project. Why are you not addressing it within the process and including it?
- How do you now propose to do applications outside of the process, we have raised our concern and risk within the process and thus it needs to be addressed accordingly.
- You have further not addressed the matter of the risk assessment

The Explosives Regulations, 2024 under the Occupational Health and Safety Act, do not have the required annexure to regulate safety circles around explosive installations. Thus, there is currently no legal obligation to observe any rules regarding such circles

- Pls refer to Section 11 of Explosives Regulations.

However, the City of Cape Town notes the public safety circles in terms of the earlier regulations. If required, the City will lodge the necessary application to the applicable authority to permit the development of the solar facility on these City owned land portions. The proposed construction of the Solar PV facility will be for a limited period and strictly controlled by the City of Cape Town. During the operational phase, the cleaning of the modules is the main activity to be completed within the safety circles, as well as any preventive or corrective maintenance. With the right procedures, this can be completed safely within the circles. The PV plant operation is unmanned, and the substation will be located in the northern part of the land far away from the circles. Most of the operational staff will be located at the substation where the PV plant controls will also be located. This substation location will also be located outside of the safety circles

- Pls refer to the Regulations in terms of what is allowed within the safety circles.
- Similarly the applications and approvals must be sought as part of this process and not outside.

RDM further suggests that the Department of Labour & Employment be consulted and get input.

- The City of Cape Town will lodge the necessary application to the applicable authority (i.e. Department of Labour) insofar as this may be necessary.
 - Pls include their inputs and comments as part of this PPP process.

The City of Cape Town notes the public safety circles in terms of the OHS-Act regulations. If required, the City will lodge the necessary application to the applicable authority to permit the development of the solar facility on these City owned land portions.

- Pls include this necessary permitting application since it forms part of the PPP and is a regulatory approval.
- The concerns raised is not adequately addressed but rather deferred.

PV modules are tested against fire hazard and are classified as type 1, meaning that they can be extinguished easily. PV modules are generally not a fire risk, with potential fires usually occurring on the cables and not on the PV modules. Nonetheless, the proposed PV Solar facility will comply best practices in this regard to prevent any potential fire risks. The majority of the soil on site is saturated with perennial ground and surface water so will also limit the chance of any fire outbreak spreading.

- We respectfully ask an expert opinion on this and not the view of the project team.

Both the proposed development Areas 1 & 3 are currently zoned as “Risk Industry” and may need to undergo a rezoning application to cater for the proposed Solar development.

- When will this take place? It is part and partial of the process

The Project Applicant, namely City of Cape Town (Sustainable Energy Markets) has indicated that the type of PV Layouts (as mentioned in the section above) can only be determined and confirmed during the detailed design phase and not during the current (EIA) feasibility phase of the project.

- How can this be? It will then mean the process is flawed if not declared upfront.
- What if the panel selected has more glare/reflection than the ones used in the studies?
- What was the studies based upon?
- Are you using solar tracking? If so, then glint n glare, reflection must take it into consideration

Suitability for the Paardevlei Solar PV farm

The Li-ion is suitable for the project, given its high level of weight-to-energy and weight-to-power ratio which allows to reduce transportation costs and install a large capacity in the project site without occupying a large area, with the system being stored in a pre-assembled containerized solution.

- Have you adequately investigated the fire/explosion risk of these batteries?
- Have you adequately addressed the risk to the environment of these batteries?

In summary, the Project Applicant has indicated that the suitability of the above presented BESS technologies can only be determined during the project’s detailed design phase.

- Will this still be within the EIA process or post?
- If post, then how would the risk/impact be assessed if the EIA is already completed.

8.2), page 77-78, Why has DOLE and NKP been excluded, after we already commented during the first round and asked for their inclusion?

11.3) pages 154-205-why are the risks we have raised not been assessed and included?

Kind Regards

Lyndon Metcalf

From: Ryan Jonas [REDACTED]
Sent: Monday, 18 November 2024 10:14
To: Lyndon Metcalf [REDACTED] Motlagomang Chobokoane
[REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

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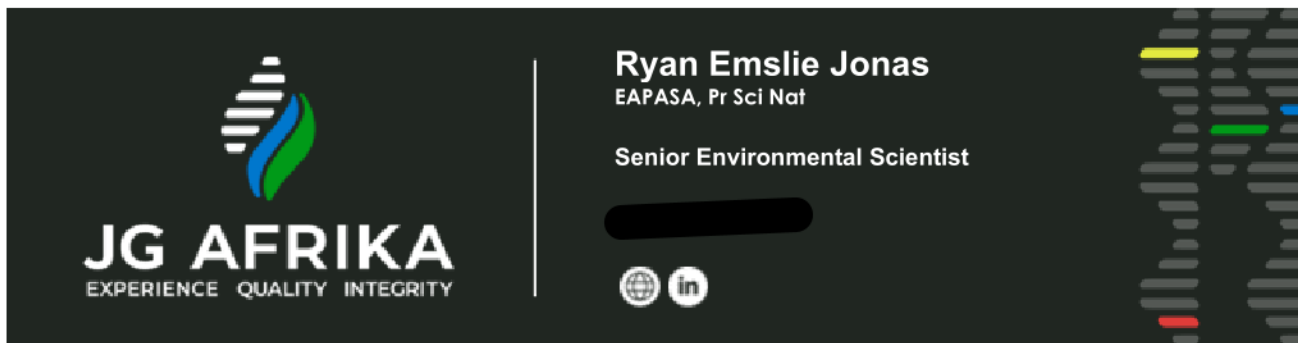
Dear Lyndon,

Hope you doing well?

Will you (RDM) be able to provide comment before the end of this week please?

Regards,

Ryan



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From: Ryan Jonas

Sent: 14 November 2024 11:19

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

The previous email correspondence below and notification of the public commenting period refers.

Just a reminder to please provide your **written comment** on the **Revised EIA Report** (and associated appendices) by **no later than next Friday 22 November 2024.**

As indicated in the previous email correspondence, the Revised EIA Report (and associated appendices) is available for public review via the following:

Electronic report:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

And

Hard copy report:

Venue	Address
Somerset West Public Library	10 Victoria St, Audas Estate, Somerset West, Cape Town, 7130

Please contact me if you are unable to download an electronic copy of the report or have additional queries.

Regards,

Ryan

From: Ryan Jonas

Sent: 25 October 2024 10:09

To: Ryan Jonas [REDACTED]

Cc: Mogamat Yaaseen Ajam [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

The notification below refers.

Please note that in addition to the **electronic link** to a copy of the Revised EIA Report, a **hard copy report** is also available at the following public venue for review:

Venue	Address
Somerset West Public Library	10 Victoria St, Audas Estate, Somerset West, Cape Town, 7130

Regards,

Ryan

From: Ryan Jonas

Sent: 22 October 2024 16:43

To: Ryan Jonas [REDACTED]

Cc: Mogamat Yaaseen Ajam [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Importance: High

Dear Interested & Affected Party,

Trust you are well.

Please note that a **Revised Environmental Impact Assessment Report** (EIR) for the above listed project is available for **public review and comment** (**from Tuesday 22 October to Friday 22 November 2024**)

This **Revised EIR** may be viewed (and downloaded) at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide your written comments **by no later than Friday 22 November 2024.**

Contact me should you have any queries or require additional info.

Regards,

Ryan

From: Ryan Jonas

Sent: 13 August 2024 15:28

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

Trust you are well.

Please note the **Draft Environmental Impact Assessment Report** (DEIR) for the above listed project is available for **public review and comment** (**from Thursday 08 August 2024 to Monday 09 September 2024**)

This DEIR may be viewed (and downloaded) at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide any comments **by no later than Monday 09 September 2024.**

Contact me should you have any queries or require additional info.

Regards,

Ryan

From: Ryan Jonas

Sent: Friday, May 17, 2024 3:21 PM

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

Please note the **Final Scoping Report** has been submitted to the **Department of Environmental Affairs & Development Planning** (DEA&DP) for consideration.

The submitted Final Scoping Report can be viewed at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project-may-2024/>

For ease of reference, please see attached the **Comments & Response Report** submitted to the DEA&DP, for your information.

Please note there will be **another opportunity to provide comment** on the project during the **next EIA Phase**. I'll inform you when this next public comment period commences.

Regards,

Ryan

From: Ryan Jonas
Sent: Tuesday, April 30, 2024 10:43 AM
To: Ryan Jonas [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE
Importance: High

Dear Interested & Affected Party,

The email below refers.

Just a reminder to provide any comments before **next Monday 06 May 2024**.

Regards,

Ryan

From: Ryan Jonas
Sent: Wednesday, April 3, 2024 5:23 PM
To: Ryan Jonas [REDACTED]
Cc: Deshni Naicker [REDACTED], Mogamat Yaaseen Ajam [REDACTED]
Subject: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

DEA&DP REFERENCE: 16/3/3/6/7/2/A3/54/2136/23

ENVIRONMENTAL AUTHORISATION APPLICATION FOR THE PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Notice is hereby given in terms of the National Environmental Management Act, 1998 (No. 107 of 1998) (NEMA) and the Environmental Impact Assessment (EIA) Regulations 2014, as amended, of the commencement of a **Scoping & EIA process** and associated **Public Participation Process**.

APPLICANT: City of Cape Town: Sustainable Energy Markets

PROJECT: The proposed **Paardevelei Solar PV & Battery Energy Storage System** project will be a 30 to 60 MW facility connected directly to the City of Cape Town's network (at a nearby suitable substation) on **152 ha of City of Cape Town owned, vacant land within the Paardevelei site.**

LOCATION: Paardevelei site, Somerset West, Cape Town, Western Cape (Site Centre Coordinates: 3404'16" S, 1847'53" E).

APPLICATION FOR ENVIRONMENTAL AUTHORISATION REQUIRED: This project is undertaken in terms of the following:

- GNR. 983 (Listing Notice 1): Listed Activities 12, 19 & 28
- GNR. 984 (Listing Notice 2): Listed Activities 1 & 15
- GNR. 985 (Listing Notice 3): Listed Activity 12

OPPORTUNITY TO PARTICIPATE: A **Draft Scoping Report** (DSR) has been compiled and will be released for a public comment and review period from **03 April 2024 to 06 May 2024**. A copy of the DSR can be viewed at the **Somerset West Public Library** and on **JG Afrika's website**: <https://www.jgafrika.com/public-participation/proposed-paardevelei-solar-pv-battery-energy-storage-system-project/>

Please provide your comments **before Close of Business on Monday 06 May 2024**

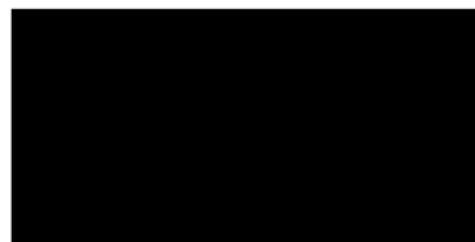
FOR MORE INFORMATION, PLEASE CONTACT JG AFRIKA:



Regards,

Rheinmetall Denel Munition (RF) Proprietary Limited

Reg No 2007/032918/07



Head Office

Somerset West

Reeb Road

Firgrove

7130

Directors: A. Papperger (Chairman) (German), M. Koll (German), R. Gansauge (German), T. Monaheng, T. Ma

Chief Executive Officer: Dr. F. Dirksen, **Chief Financial Officer:** M. Bohacek, **Chief Operating Officer:** L. Eras

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21 November 2024

Ryan Jonas

Dear Mr. Jonas,

FOLLOWING THE REQUEST TO COMMENT ON THE PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24).

In response to DEA&DP Reference No: 16/3/3/2/A3/54/2018/24, Balwin Properties Limited (Balwin) acknowledge the contents of the Revised Environmental Impact Assessment Report and have the following comments:

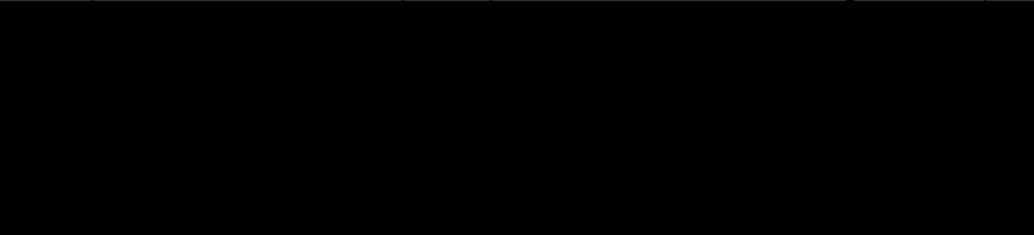
1. The environmental assessment conducted by Mora Ecological Services (Pty) LTD in November 2023, PSF/ECO1123, (contained in the updated EIA package) outlines the considerable ecological consequences of the planned development. The initiative is expected to impact a large area of land, affecting crucial vegetation types in the bioregion. The expert report from October 2024 confirms the impact levels for zones 1 & 3, and notes that the previously proposed mitigations remain valid and applicable. This emphasizes the importance of minimizing disruption to the natural environment and preserving the existing ecosystem.

Moreover, the aforementioned assessment details various key strategies for protecting flora and fauna. These strategies include reducing disturbances, transferring important species, identifying and marking specimens and sub-habitats for preservation, and creating an offset implementation plan before construction begins. The specialist does not oppose the proposed development and suggests its approval by the Competent Authority, on the condition that the recommended mitigations and guidelines are strictly followed.

- a. The comments and responses additionally indicate that the vegetation is classified as secondary Indigenous and Alien, with no critical importance identified in the two areas. This information contradicts the aforementioned specialist report. An inquiry is raised regarding whether the ecological report will be revised to address areas 1 and 3, specifically as the impact rating is subject to revaluation due to the exclusion of the large area 2.
- b. Furthermore, in light of the existing mitigation strategies and recommendations, it remains unclear whether an offset is considered.

2. Balwin, a key stakeholder in the area's development, has expressed concerns about the impact of this solar project on the overall development potential of the site. Their estimations suggest a substantial reduction in the number of dwelling units, schools, and commercial spaces that could be constructed on this land. This decrease in developable areas not only affects the housing capacity but also has far-reaching implications for job creation, infrastructure development, and overall economic stimulation in the region. The loss of these potential social and economic benefits poses a significant challenge to the original vision for the area's growth and development, necessitating a careful reassessment of the balance between renewable energy initiatives and urban development needs.

For any further information or queries please contact the following Balwin representatives:

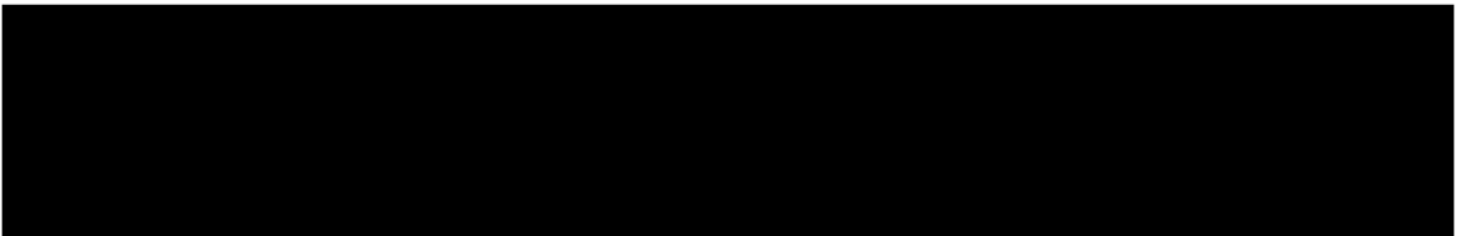


Yours sincerely,

A handwritten signature in dark ink, appearing to read 'Werner Deysel', written over a horizontal line.

Werner Deysel
Regional SHEQ Manager – Western Cape & KwaZulu Natal.

CC: Clare Harrison, General Manager (WC)
Marno Gerber, Contracts Manager (WC)





22 November 2024

Dear Ryan,

Thank you for your feedback on my previous letter. I respectfully maintain my position of opposition, which I outline again for the following reasons:

1. City of Cape Town's Power Independence

While the City of Cape Town's efforts to reduce its reliance on Eskom are admirable, it is essential to consider the broader implications of these initiatives.

For example, the closure of the Komati Power Station—a functioning coal power plant—under South Africa's "green transition" commitments raised significant concerns, especially amid persistent load-shedding. Reports suggest that this decision was heavily influenced by international climate agreements and funding pledges. While aligning with global climate objectives, it arguably prioritised the interests of wealthier nations over South Africa's urgent energy needs. This approach intensified the energy crisis, leaving citizens to bear the consequences of insufficient power supply and associated economic challenges ¹.

In contrast, countries like Germany have been building new coal-fired power plants to secure their energy needs, even as South Africa continues to export coal to Europe and China while being pressured to phase out its own coal infrastructure. This apparent double standard underscores the need for a balanced energy strategy that aligns international commitments with national priorities ².

While I support the City's push toward energy independence, I strongly oppose using lush green belt areas for solar plants. These spaces should be protected and alternative sites—such as brownfields or rooftops—prioritized for such projects. If the City lacks suitable

¹ <https://www.mining.com/web/how-south-africa-botched-its-first-coal-power-plant-transition/>

² https://www.europarl.europa.eu/doceo/document/E-9-2023-000165_EN.html

brownfield locations for solar or land for nuclear energy facilities, this should not come at the expense of our open green spaces.

Point 5 elaborates on the energy output vs resources required.

2. Fight against Climate Change

The City of Cape Town has emphasized the importance of renewable energy as part of the broader fight against climate change and the pursuit of “net zero” emissions. However, recent reports suggest that the data driving this narrative may not be as robust as it appears. A recent study³ has confirmed that human-generated CO₂ has had “a negligible effect” on the Earth’s greenhouse impact over the past 150 years. According to the study, *“Human CO₂ emissions represent 4% of the total, meaning the overall human contribution to the enhancement of the greenhouse effect is only 0.16% to 0.20%—a negligible effect”* on the climate.

Adding to this complexity, new research⁴ revealed that plants the world over are absorbing about 31% more carbon dioxide than previously thought. The research, detailed in the journal *Nature*, is expected to improve Earth system simulations that scientists use to predict the future climate, and spotlights the importance of natural carbon sequestration for greenhouse gas mitigation.

Another groundbreaking study⁵ suggests that CO₂ “*may have little to no further warming effect*” on the Earth’s atmosphere, challenging long-held assumptions in climate science.

Moreover, a recent audit by Oxfam⁶ revealed significant issues in climate finance transparency. Their report on the World Bank’s 2017-2023 climate finance portfolio found that between \$24 billion and \$41 billion in climate finance went unaccounted for between project approval and completion. This points to the growing corruption and mismanagement within the climate crisis narrative.

Meanwhile, global demand for fossil fuels (coal, oil, and natural gas) has surged by 117.5% since the 1970s, and consumption has reached record highs.⁷ China, for example, emitted approximately 83 billion tons of CO₂ between 2014 and 2021, while South Africa’s emissions

³ <https://scienceofclimatechange.org/wp-content/uploads/SCC-Koutsoyiannis-DogTail-Nov-2024.pdf>

⁴ <https://www.sciencedaily.com/releases/2024/10/241021145729.htm>

⁵ <https://www.sciencedirect.com/science/article/pii/S2666496823000456#:~:text=This%20leads%20to%20an%20increase,of%20the%20Earth%27s%20surface%20rises>

⁶ <https://www.icij.org/news/2024/11/oxfam-says-41-billion-of-the-world-banks-climate-spending-effectively-unaccounted-for/>

⁷ <https://ourworldindata.org/energy-production-consumption>

during the same period were only around 3.5 billion tons⁸. Despite accounting for just 1.2% of global CO2 emissions, South Africa is being asked to make significant sacrifices in energy security, even as countries like China continue to increase their emissions. Reaching net zero would have little to no global impact, given our modest contribution to global emissions.

While the push for renewable energy and achieving net-zero emissions is a central goal for many cities, it is critical to consider the broader context and implications. South Africa's relatively minor contribution to global CO2 emissions raises questions about the impact of drastic energy transitions, particularly when compared to the increasing emissions from larger producers. With mounting concerns over data integrity, potential corruption, and the true effectiveness of such measures, it is essential to reassess the balance between environmental objectives and the practical costs, particularly in terms of energy security. Furthermore, there is growing concern that experts may be financially incentivised to "find" evidence supporting the idea that warming is solely man-made and dangerous, much like how tobacco companies once funded studies to downplay the health risks of smoking. This calls into question the objectivity of climate change narratives and demands a more balanced and transparent approach moving forward.

3. Confirmation of Funding

I understand that the City of Cape Town has secured funding for this project, but the nature of this funding—whether in the form of grants or low-interest loans—remains unclear. Could you please provide clarification on this matter? If the funding consists of grants, does it cover the full scope of the project, including the preparation phase (such as the comprehensive list of mitigation requirements), installation, 25 years of maintenance, and decommissioning? If not, could you specify the components of the project that are included in the funding?

Given that taxpayers will bear any remaining costs, I am concerned about the financial implications, particularly considering the extensive mitigation measures, which could substantially increase the overall project cost. I understand that the project is partially municipally funded (i.e., taxpayer-funded), but could you clarify the extent of taxpayer contribution?

⁸ <https://www.iea.org/countries/south-africa/emissions>

Considering the significant costs, which will likely be partially covered by taxpayers, it is crucial to assess whether the project offers sufficient value. Does the land usage, the cost of solar energy generation, and the expected power output justify the financial investment?

4. Mandatory mitigations or mere recommendation?

Area 1 is located within a critically endangered region. After reviewing the proposed mitigation measures, I acknowledge that, if implemented correctly, they could significantly reduce the associated risks. However, I would appreciate further clarification on the enforceability of these measures. Specifically, are the proposed mitigation recommendations intended to be mandatory, or are they merely advisory? Additionally, what assurances are in place to guarantee the precise execution of these measures?

In the event of non-implementation, what are the consequences? Who will be held accountable for the failure to enforce these measures, and will the penalties extend beyond fines to include potential legal action or imprisonment?

It is crucial that the mitigation recommendations be framed as mandatory requirements, accompanied by a clear outline of the consequences for non-compliance. This would ensure greater accountability and a more robust approach to preserving this critical ecosystem.

5. Land Use and Environmental Impact Considerations

The current land use has significant ecological value from a natural perspective. It includes critically important and endangered ecosystems such as the Cape Flats Dune Strandveld and the Cape Flats Sand Fynbos. Additionally, the Boland Granite Fynbos is a dominant feature of the area. Notably, the Cape Pea flower, an endangered species, is prevalent, as highlighted in Mora's report (page 41).

Vegetation Unit 1 plays a vital role in the development of wetland habitats by creating a pond that supports wetland vegetation. The area is also home to diverse and beautiful grassland vegetation. Furthermore, aquatic microhabitats have formed, contributing to the overall biodiversity of the site. Wetland "no-go" areas have been identified to help preserve these sensitive environments. While there is some presence of alien invasive species and a pocket of contaminated land, the overall landscape remains ecologically rich and aesthetically valuable.

In your report, you mentioned that Paardevlei wetland and its associated wetlands currently do not hold Ramsar status. Given the ecological significance of this area, why have we not pursued this designation? Obtaining Ramsar status could be incredibly beneficial, offering international recognition and ensuring long-term conservation of the entire region. The primary goal should be to safeguard this valuable ecosystem for future generations.

Your response to my third point about Fauna and Flora emphasizes that the solar project aims to provide a more sustainable form of electricity generation. While this is true in certain contexts, sustainability is highly dependent on the specific circumstances. Solar power, for instance, does not produce air pollution like coal plants, and it avoids issues like the long-term storage and maintenance of nuclear waste associated with nuclear energy.

However, solar energy requires significantly more land area to achieve comparable energy outputs to coal or nuclear power. This extensive land use often results in the loss of valuable ecosystems, which is inherently unsustainable. The environmental trade-offs must be critically evaluated.

Below is a comparison of the land-use efficiency and environmental impacts of nuclear, solar PV, and onshore wind energy:

Nuclear Fission:

A standard nuclear reactor is rated at 1,000 megawatts (MW), representing its installed power capacity. Such a facility typically occupies around **259 hectares** of land. According to the U.S. Energy Information Administration (EIA)⁹, nuclear energy achieved the highest capacity factor among all electricity generation sources in 2023, operating at full power 93% of the time. This efficiency enables a nuclear plant to produce approximately **8.15 terawatt-hours (TWh)** of electricity annually.

Based on the EIA's data, the average U.S. homeowner consumes 10,500 kilowatt-hours (kWh) of electricity annually, with South Africa's average being lower. This output allows a single 1,000 MW nuclear reactor to supply electricity to over **776,190 homes** annually, demonstrating nuclear energy's significant capacity to power densely populated areas efficiently.

Solar PV:

⁹ https://www.eia.gov/electricity/annual/html/epa_04_08_b.html

A 1 MW solar PV array typically requires an average of 2.4 hectares of land, as per the Solar Energy Industries Association (SEIA¹⁰). Based on the U.S. EIA, solar PV systems had a capacity factor of 0.232 in 2023, meaning they operated at full capacity for only 23.2% of the year. Consequently, a 1,000 MW solar PV installation would generate approximately **2.032 TWh** of electricity annually, which is sufficient to supply power to around **193,523 homes**.

However, to achieve this output, a solar PV plant of this scale would require approximately **2,428 hectares** of land. This equates to 9.4 times the land area required for a 1,000 MW nuclear facility. Despite occupying significantly more land, a 1,000 MW solar PV farm powers 582,667 fewer homes.

Onshore Utility-Scale Wind

A typical utility-scale wind turbine occupies about 32 hectares of land and is commonly rated at 2.5 MW per turbine¹¹. A 1,000 MW onshore wind farm would require about 400 turbines occupying **12 950 hectares** of land. According to the EIA, wind turbines in the U.S. operated at full power capacity 33.2% of the time in 2023. This results in an annual electricity generation of approximately **2.91 TWh/year**, sufficient to power around **277,143 homes**. It therefore required 50 times more land than nuclear while powering 499,047 fewer homes.

The proposed Paardevlei Solar PV project aims to generate between 54 and 69 MW of power. Based on calculations using the upper limit of 69 MW, the plant would produce approximately **0.1402 TWh** of electricity annually, sufficient to supply power to around **13,353 households**.

According to the City of Cape Town, there were 1,452,845 households recorded in 2022. This means the project would power only about **0.92%** of all households in the municipality. The proposed trade-off is alarming: sacrificing 72 hectares of critical “greenbelt” land—a resource rich in ecological and aesthetic value—to generate power for a mere 0.92% of households in the City of Cape Town. This disproportionate exchange highlights the glaring inadequacy of the proposed solar plant’s output relative to the environmental cost, rendering the decision not only **unjustifiable** but shockingly shortsighted.

6. Devaluation of Properties

¹⁰ <https://seia.org/initiatives/land-use-solar-development/>

¹¹ <https://www.landgate.com/news/does-my-land-qualify-for-a-wind-farm-lease>

Research¹² indicates that houses located within a kilometre of a utility-scale solar farm experience, on average, a 1.5% decrease in resale value compared to homes situated further away. This finding could be concerning for property owners in Somerset West and Strand. As such, it is essential to recognise all local residents as stakeholders in this process. Engaging the community for their input is vital to ensure that their concerns are addressed, particularly given the potential financial implications of the proposed solar developments.

While I acknowledge that the *legal* requirements for placing public notices have been followed, these methods appear increasingly **outdated**. For example, how many affected residents regularly visit libraries to check notice boards? How many make a point of visiting the project site—where they have no current interest—just to review notices? Similarly, how many affected residents purchase and read publications like *Die Burger* or the *District Post*?

The City of Cape Town already communicates directly with homeowners in the area through monthly municipal bills. Would it not be more effective and equitable to send such notices via email or postal mail to ensure broader awareness and engagement? Or are you simply doing the bare minimum to keep the majority of residents uninformed about a project of this magnitude that directly affects them?

7. Glare

In earlier comments, I noted that the Impact Assessment lacked meaningful engagement with interested and affected parties. Could you clarify how all impacted residents were informed and given the opportunity to express their opinions and concerns? What methods were used to ensure comprehensive outreach? Who exactly were part of this assessment?

On my way back from work one day, I observed a striking glare from solar panels installed on residential rooftops, as shown in this image:

¹²<https://www.privateproperty.co.za/advice/property/articles/the-impact-of-solar-farms-on-nearby-property-values/9231#:~:text=In%20fact%2C%20according%20to%20its,houses%20a%20little%20further%20away>



This is maybe 1 hectare at the very most. Given this noticeable visual impact, how can residents reasonably be expected to believe that a solar installation spanning 72 hectares will not have significant visual implications?

Given the geography, with Helderberg's residential areas situated on the mountain slopes overlooking Paardevlei and the ocean, the visual impact of a 72-hectare solar farm cannot be ignored.

List of Concerns:

1. The Ecological Specialist says the development applicant should consider conducting a **pre-construction site assessment**. However, I believe this may be too late in the process. Shouldn't the assessment be completed prior to the proposal's approval?

2. **Preliminary Avifaunal Assessment:** You mentioned that the proposed solar project is not considered a high-risk project; however, there is limited research on the potential impact of solar plants on bird populations.¹³ Jeffrey Lovich, a research ecologist with the US Geological Survey, has highlighted concerns that certain solar panels can create intense heat capable of incinerating insects and even burning the feathers of birds that fly through the area.¹⁴ The Paardevlei Wetland houses nearly 200 bird species,¹⁵ including the near-threatened Lesser Flamingo, may be particularly vulnerable to such effects.¹⁶

¹³ <https://www.usgs.gov/publications/geographic-extent-bird-populations-affected-renewable-energy-development>

¹⁴ <https://kinute.com/stories/653951956-does-solar-have-a-dark-side-solar-impacts-on-rural-landscapes-and-the-family-farm>

¹⁵ <https://www.birdingplaces.eu/en/birdingplaces/south-africa/paardevlei-wetland>

¹⁶ <https://www.birdlife.org.za/what-we-do/species-conservation/what-we-do/wetlands-grasslands/lesser-flamingo/#:~:text=The%20Near%20Threatened%20Lesser%20Flamingo.and%20coastal%20estuaries%20or%20lagoons.>

As noted in an article from Green Coast,¹⁷ large-scale solar farms can pose significant risks to local bird populations. Fatalities have been documented at sites like Ivanpah Solar, where birds have been found dead near the facility, potentially due to intense reflected sunlight from the panels. Such incidents raise concerns about the broader ecological implications of installing solar farms in areas with rich avifaunal biodiversity.

It is crucial that further studies be conducted to fully understand the potential risks to local wildlife and to mitigate these impacts effectively.

3. Flood risk: The terrestrial impact assessments conducted by Mora in September and December 2023 occurred outside of the winter season, which is critical for accurately assessing flood risks. While the proposed mitigation measures are intended to address these concerns, the area remains highly susceptible to flooding, particularly during the rainy season. The impact of these risks on soil stability could result in significant increases in both installation and ongoing maintenance costs.

The potential for flooding could lead to costly measures being implemented to protect infrastructure, soil integrity, and long-term viability. Given the scale of these anticipated costs, the question arises: will taxpayers be held accountable for covering these expenses? The financial burden on the public should be carefully considered, especially when the costs of addressing flood risks may be considerable. Further studies and projections, ideally conducted during the rainy season, would provide more accurate insights into the severity of the flooding risk and its associated costs.

4. Decommissioning: There have been no studies conducted regarding the decommissioning process for the proposed solar power plant. Decommissioning a 69MW solar plant involves significant costs, with estimates ranging from R0.54 to R3.61 per watt¹⁸. These costs cover the removal and recycling of solar panels, disposal of hazardous materials, site restoration, and the associated labour. For a 69MW plant, this could result in decommissioning costs between approximately R37,319,823 and R248,798,824, depending on factors such as site location, materials used, and the complexity of the decommissioning process. The question arises—will taxpayers bear this considerable cost? Moreover, given the substantial costs involved, why has no information been provided in the reports regarding this crucial aspect of the project.

¹⁷ <https://greencoast.org/living-next-to-a-solar-farm/>

¹⁸ <https://thundersaidenergy.com/downloads/solar-power-decommissioning-costs/>

As per my previous letter, I will again highlight alternatives:

1. Proposal for Rooftop Solar Installation with Centralised Battery Storage

Given the importance of preserving the Paardevlei wetlands, which contain endangered species and critical ecosystems, I propose an alternative solution to the proposed solar PV plant. Instead of disrupting the delicate balance of this unique environment, we could install solar panels on rooftops in the surrounding area. This approach would significantly reduce the land use required for solar power generation while contributing to the overall renewable energy goals of the region.

To complement rooftop solar installations, I recommend placing the necessary energy storage batteries at the existing 132kV substation. This location would provide a strategic point for storing excess solar energy and facilitating the management of intermittent power generation, without the need to use additional land or disturb sensitive ecological areas.

1.1. Benefits of This Approach:

1.1.1. Minimising Land Use: By utilising rooftops, we reduce the need for large tracts of land, preserving valuable ecosystems such as the Paardevlei wetlands.

1.1.2. Energy Storage Integration: Installing batteries at the substation would enhance the storage of surplus solar energy, supporting grid stability and reducing reliance on fossil fuels during peak demand periods. This approach can effectively support the growing solar capacity in the region.

1.1.3. Lower Environmental Impact: This method avoids the significant environmental cost of clearing land for a large solar plant, especially in an area with endangered fauna and flora.

1.1.4. Sustainable Grid Management: By consolidating energy storage at the substation, we can provide a centralised and efficient method of balancing solar generation with grid demand, contributing to overall grid stability and efficiency.

Leverage the grants you have secured to install solar panels on low-income apartment blocks, state-owned buildings, schools, hospitals, and similar public facilities. For middle- and high-income households and businesses, consider offering a rent-to-own model, ensuring that the financial burden does not fall on taxpayers. This approach would allow

for widespread adoption of solar energy without requiring taxpayer funding for the installation costs.

You mentioned that generating 30-60 MW of electricity from individual rooftops would not be feasible, but I respectfully disagree. Here is evidence on how it can be successful:

a. South Africa: Eskom's Generation Adequacy Report¹⁹ highlights the rapid growth of rooftop solar capacity in the country. It increased from 2,264 MW in July 2022 to an impressive 5,440 MW by March 2024—a clear indication of the potential for significant energy generation through rooftop solar systems.

b. Western Australia: Rooftop solar systems contribute approximately 80.5% of the electricity generated by the South West Interconnected System, the state's main power grid. This success is supported by the adoption of solar by around 4 million households, showcasing the feasibility of rooftop solar as a substantial power generation source.²⁰

2. Develop Paardevlei into a Conservation Area

Paardevlei already holds significant ecological value, supporting critically important and endangered wetland ecosystems. If the goal is to continue addressing climate change and offsetting emissions, it is essential that we prioritise the preservation of these ecosystems. Paardevlei is not a brownfield site, and therefore, it is not suitable for solar development.

As highlighted in my second point, it has been shown that plants are absorbing 31% more CO₂ than previously estimated. A more effective solution would be to utilize the 72 hectares to establish a beautifully designed greenbelt, featuring indigenous species such as the endangered Renosterbos, Kreefbos, Buchu, Milkwood, Proteas, and Restio species. This would enhance carbon sequestration, soil stabilization, and encourage eco-tourism, creating employment opportunities while safeguarding our natural heritage for future generations.

In conclusion, I oppose the City of Cape Town's application for the solar plant at Paardevlei due to the fact that the area is not a brownfield site. This land holds significant ecological value and must be preserved. The proposed development would sacrifice critical greenbelt land for energy production, a move that would irreversibly impact the surrounding

¹⁹ <https://www.biznews.com/energy/2024/04/18/rooftop-solar-generation-doubled-two-years>

²⁰ <https://onestepoffthegrid.com.au/rooftop-solar-australia-celebrates-momentous-milestone-as-4-million-households-tap-cheapest-power/>

environment and biodiversity. Given that alternative solutions, such as rooftop solar installations and centralised battery storage, could provide a more sustainable approach without compromising precious natural areas, I urge the City to explore these options instead.

It is essential that we protect Paardevlei's wetlands and fynbos, which provide invaluable ecological benefits. I trust that the City will reconsider this proposal in favour of preserving this vital ecosystem for future generations. Thank you for your time and consideration.



Monique Bredell

Director

Lionel Smit Studio

Ryan Jonas

From: Aviation Environmental Compliance <environment@caa.co.za>
Sent: 28 October 2024 13:30
To: Ryan Jonas
Cc: Evelyn Shogole; Pamela Madondo
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Good day,

I hope this email finds you well.

The screening tool indicates that the proposed development has low sensitivity to civil aviation activities and operation, which mean that the proposed development may have no negative impacts toward aviation infrastructure and activities within the airport. However, a formal obstacle assessment is required for the proposed development as it includes the establishment of solar photovoltaic, overhead powerlines and associated infrastructure. Kindly lodge an application as published on the SACAA website: www.caa.co.za/industryinformation/obstacles/. The list and contact details of the approved obstacles assessment services providers can be obtained from the CAA website: www.caa.co.za.

Kind regards,

Nrateng Mashiloane

Aviation Environmental Compliance Department

Aviation Safety Infrastructure (ASI)- Aviation Environmental Compliance

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From: Ryan Jonas [REDACTED]
Sent: Tuesday, 22 October 2024 16:43
To: Ryan Jonas [REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)
Importance: High

"This message was sent from outside of SACAA. Please use caution when opening links and/ or attachments"

Dear Interested & Affected Party,

Trust you are well.

Please note that a **Revised Environmental Impact Assessment Report (EIR)** for the above listed project is available for **public review and comment (from Tuesday 22 October to Friday 22 November 2024)**

This **Revised EIR** may be viewed (and downloaded) at the following website:

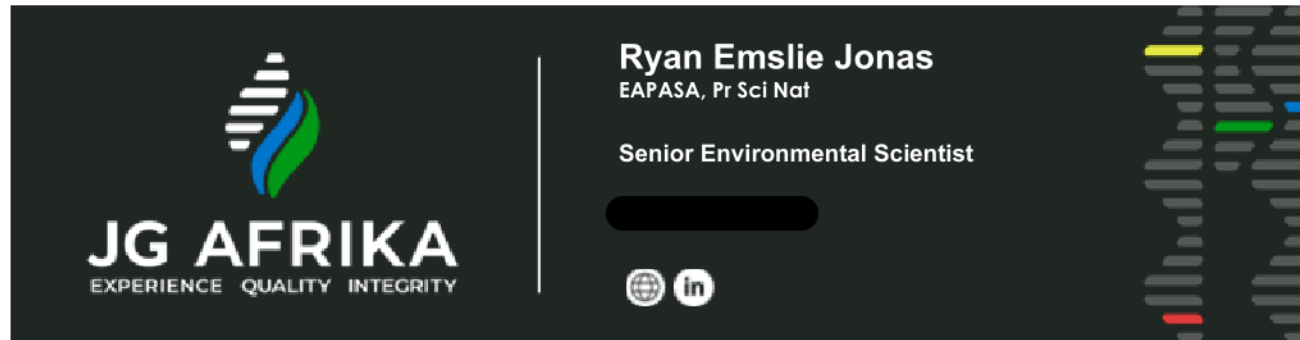
<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide your written comments **by no later than Friday 22 November 2024.**

Contact me should you have any queries or require additional info.

Regards,

Ryan



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From: Ryan Jonas

Sent: 13 August 2024 15:28

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

Trust you are well.

Please note the **Draft Environmental Impact Assessment Report** (DEIR) for the above listed project is available for **public review and comment** (**from Thursday 08 August 2024 to Monday 09 September 2024**)

This DEIR may be viewed (and downloaded) at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide any comments **by no later than Monday 09 September 2024.**

Contact me should you have any queries or require additional info.

Regards,

Ryan

From: Ryan Jonas

Sent: Friday, May 17, 2024 3:21 PM

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

Please note the **Final Scoping Report** has been submitted to the **Department of Environmental Affairs & Development Planning** (DEA&DP) for consideration.

The submitted Final Scoping Report can be viewed at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project-may-2024/>

For ease of reference, please see attached the **Comments & Response Report** submitted to the DEA&DP, for your information.

Please note there will be **another opportunity to provide comment** on the project during the **next EIA Phase**. I'll inform you when this next public comment period commences.

Regards,

Ryan

From: Ryan Jonas

Sent: Tuesday, April 30, 2024 10:43 AM

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Importance: High

Dear Interested & Affected Party,

The email below refers.

Just a reminder to provide any comments before **next Monday 06 May 2024**.

Regards,

Ryan

From: Ryan Jonas

Sent: Wednesday, April 3, 2024 5:23 PM

To: Ryan Jonas [REDACTED]

Cc: Deshni Naicker <[REDACTED]> Mogamat Yaaseen Ajam [REDACTED]

Subject: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

DEA&DP REFERENCE: 16/3/3/6/7/2/A3/54/2136/23

ENVIRONMENTAL AUTHORISATION APPLICATION FOR THE PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Notice is hereby given in terms of the National Environmental Management Act, 1998 (No. 107 of 1998) (NEMA) and the Environmental Impact Assessment (EIA) Regulations 2014, as amended, of the commencement of a **Scoping & EIA process** and associated **Public Participation Process**.

APPLICANT: City of Cape Town: Sustainable Energy Markets

PROJECT: The proposed **Paardevelei Solar PV & Battery Energy Storage System** project will be a 30 to 60 MW facility connected directly to the City of Cape Town's network (at a nearby suitable substation) on **152 ha of City of Cape Town owned, vacant land within the Paardevelei site**.

LOCATION: Paardevelei site, Somerset West, Cape Town, Western Cape (Site Centre Coordinates: 3404'16" S, 1847'53" E).

APPLICATION FOR ENVIRONMENTAL AUTHORISATION REQUIRED: This project is undertaken in terms of the following:

- GNR. 983 (Listing Notice 1): Listed Activities 12, 19 & 28
- GNR. 984 (Listing Notice 2): Listed Activities 1 & 15
- GNR. 985 (Listing Notice 3): Listed Activity 12

OPPORTUNITY TO PARTICIPATE: A **Draft Scoping Report** (DSR) has been compiled and will be released for a public comment and review period from **03 April 2024 to 06 May 2024**. A copy of the DSR can be viewed at the **Somerset West Public Library** and on **JG Afrika's website**: <https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide your comments **before Close of Business on Monday 06 May 2024**

FOR MORE INFORMATION, PLEASE CONTACT JG AFRIKA:



Regards,

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<https://www.caa.co.za/paia-and-privacy/>

Ryan Jonas

From: Brandon Layman
Sent: 19 November 2024 13:06
To: Ryan Jonas
Subject: FW: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)
Attachments: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

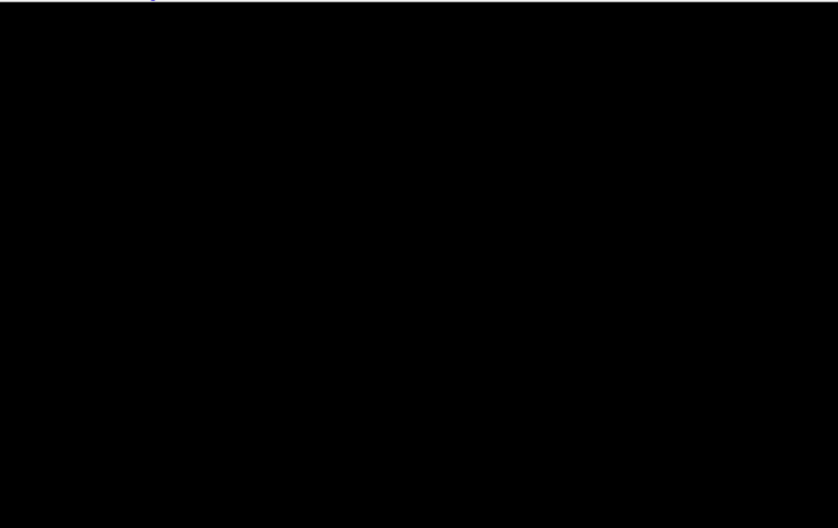
Hi Mr. Jonas

With regards the status of your application. Kindly note that the request are number 115 in the queue – see table below. We work on a first in first out basis. Our office is committed to an estimated turnaround time of 90 days (3 months). In the event of unforeseen circumstances, complexity of applications received, number of site visits required and engagements with relevant stakeholders this time might be extended. We will try our utmost to provide a response within the 90 days.

App number	Applicant	Type of Application	Farm No.	District
115	JG Afrika	Other	Paardevlei Solar PV & Battery Energy Storage System	Somerset West

With many thanks and kind regards

Brandon Layman



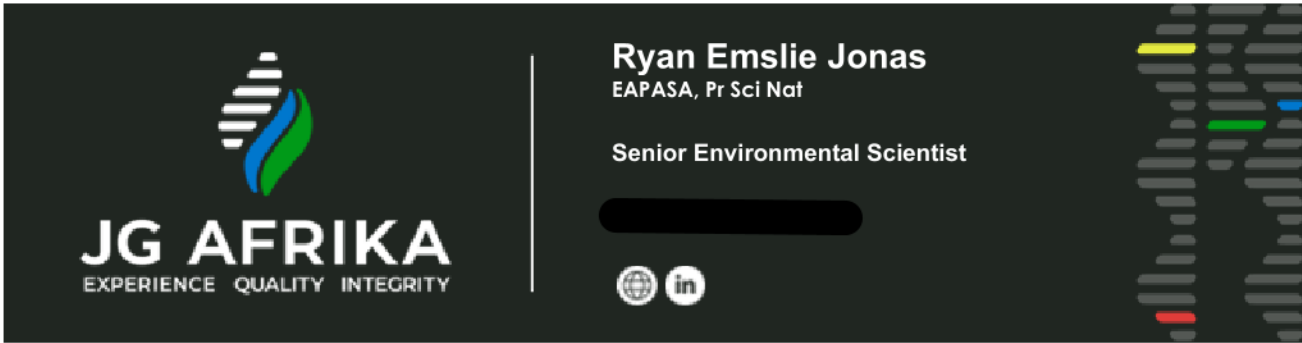
From: Ryan Jonas <JonasR@jgafrika.com>
Sent: 19 November 2024 01:01 PM
To: Brandon Layman <Brandon.Layman@westerncape.gov.za>
Cc: Mogamat Yaaseen Ajam <AjamM@jgafrika.com>
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Brandon,

Will Department of Agriculture be able to provide comment before the end of this week please?

Regards,

Ryan



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From: Ryan Jonas
Sent: 14 November 2024 11:19
To: Ryan Jonas [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

The previous email correspondence below and notification of the public commenting period refers.

Just a reminder to please provide your **written comment** on the **Revised EIA Report** (and associated appendices) by **no later than next Friday 22 November 2024.**

As indicated in the previous email correspondence, the Revised EIA Report (and associated appendices) is available for public review via the following:

Electronic report:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

And

Hard copy report:

Venue	Address
Somerset West Public Library	10 Victoria St, Audas Estate, Somerset West, Cape Town, 7130

Please contact me if you are unable to download an electronic copy of the report or have additional queries.

Regards,

Ryan

From: Ryan Jonas
Sent: 25 October 2024 10:09
To: Ryan Jonas [REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

The notification below refers.

Please note that in addition to the **electronic link** to a copy of the Revised EIA Report, a **hard copy report** is also available at the following public venue for review:

Venue	Address
Somerset West Public Library	10 Victoria St, Audas Estate, Somerset West, Cape Town, 7130

Regards,

Ryan

From: Ryan Jonas
Sent: 22 October 2024 16:43
To: Ryan Jonas [REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)
Importance: High

Dear Interested & Affected Party,

Trust you are well.

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This **Revised EIR** may be viewed (and downloaded) at the following website:

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Please provide your written comments **by no later than Friday 22 November 2024.**

Contact me should you have any queries or require additional info.

Regards,

Ryan

From: Ryan Jonas
Sent: 13 August 2024 15:28
To: Ryan Jonas [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

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<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide any comments **by no later than Monday 09 September 2024**.

Contact me should you have any queries or require additional info.

Regards,

Ryan

From: Ryan Jonas

Sent: Friday, May 17, 2024 3:21 PM

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

Please note the **Final Scoping Report** has been submitted to the **Department of Environmental Affairs & Development Planning** (DEA&DP) for consideration.

The submitted Final Scoping Report can be viewed at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project-may-2024/>

For ease of reference, please see attached the **Comments & Response Report** submitted to the DEA&DP, for your information.

Please note there will be **another opportunity to provide comment** on the project during the **next EIA Phase**. I'll inform you when this next public comment period commences.

Regards,

Ryan

From: Ryan Jonas

Sent: Tuesday, April 30, 2024 10:43 AM

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Importance: High

Dear Interested & Affected Party,

The email below refers.

Just a reminder to provide any comments before **next Monday 06 May 2024**.

Regards,

Ryan

From: Ryan Jonas
Sent: Wednesday, April 3, 2024 5:23 PM
To: Ryan Jonas [REDACTED]
Cc: Deshni Naicker [REDACTED]; Mogamat Yaaseen Ajam [REDACTED]
Subject: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

DEA&DP REFERENCE: 16/3/3/6/7/2/A3/54/2136/23

ENVIRONMENTAL AUTHORISATION APPLICATION FOR THE PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Notice is hereby given in terms of the National Environmental Management Act, 1998 (No. 107 of 1998) (NEMA) and the Environmental Impact Assessment (EIA) Regulations 2014, as amended, of the commencement of a **Scoping & EIA process** and associated **Public Participation Process**.

APPLICANT: City of Cape Town: Sustainable Energy Markets

PROJECT: The proposed **Paardevlei Solar PV & Battery Energy Storage System** project will be a 30 to 60 MW facility connected directly to the City of Cape Town's network (at a nearby suitable substation) on **152 ha of City of Cape Town owned, vacant land within the Paardevlei site.**

LOCATION: Paardevlei site, Somerset West, Cape Town, Western Cape (Site Centre Coordinates: 3404'16" S, 1847'53" E).

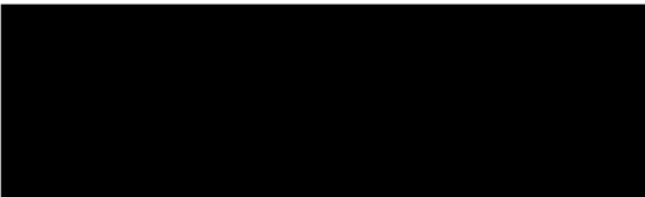
APPLICATION FOR ENVIRONMENTAL AUTHORISATION REQUIRED: This project is undertaken in terms of the following:

- GNR. 983 (Listing Notice 1): Listed Activities 12, 19 & 28
- GNR. 984 (Listing Notice 2): Listed Activities 1 & 15
- GNR. 985 (Listing Notice 3): Listed Activity 12

OPPORTUNITY TO PARTICIPATE: A **Draft Scoping Report** (DSR) has been compiled and will be released for a public comment and review period from **03 April 2024 to 06 May 2024**. A copy of the DSR can be viewed at the **Somerset West Public Library** and on **JG Afrika's website**: <https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide your comments **before Close of Business on Monday 06 May 2024**

FOR MORE INFORMATION, PLEASE CONTACT JG AFRIKA:



Regards,

"All views or opinions expressed in this electronic message and its attachments are the view of the sender and do not necessarily reflect the views and opinions of the Western Cape Government (the WCG). No employee of the WCG is entitled to conclude a binding contract on behalf of the WCG unless he/she is an accounting officer of the WCG, or his or her authorised representative.
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If you are not the intended recipient you may not copy or deliver this message to anyone."

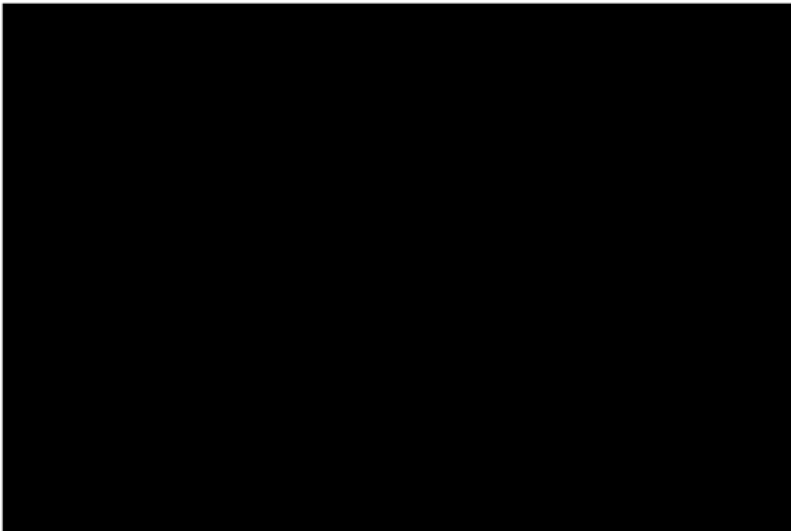
Ryan Jonas

From: Brandon Layman <Brandon.Layman@westerncape.gov.za>
Sent: 31 October 2024 10:53
To: Ryan Jonas
Cc: Mogamat Yaaseen Ajam
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Hi Mr. Jonas
I did receive your application.

With many thanks and kind regards

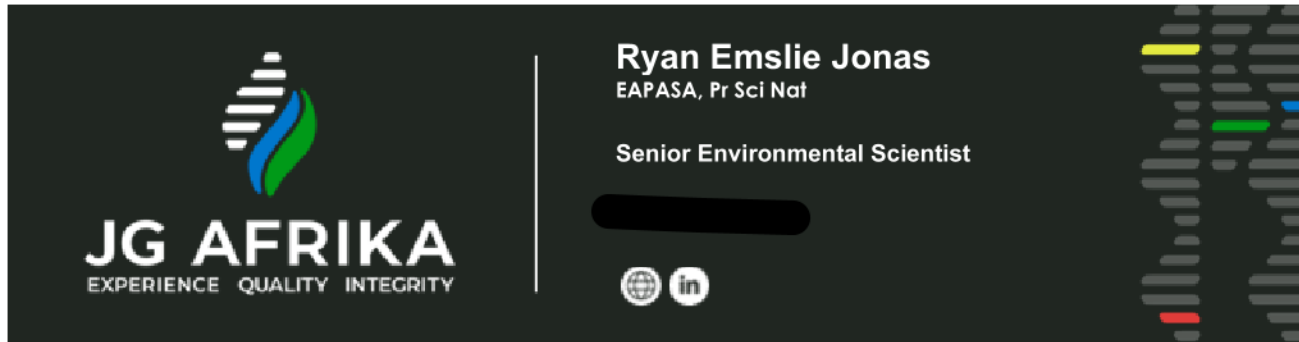
Brandon Layman



From: Ryan Jonas <JonasR@jgafrika.com>
Sent: 30 October 2024 04:53 PM
To: Brandon Layman <Brandon.Layman@westerncape.gov.za>
Cc: Mogamat Yaaseen Ajam <AjamM@jgafrika.com>
Subject: FW: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Hi Brandon,

Just a follow up on the below please?



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Email Legal Notice: <http://www.jgafrica.com/emailpolicy.pdf>

From: Ryan Jonas
Sent: 24 October 2024 16:31
To: Brandon Layman [REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear

I dropped off the USB this afternoon at your Department's reception. Please confirm successful receipt thereof.

Thanks,

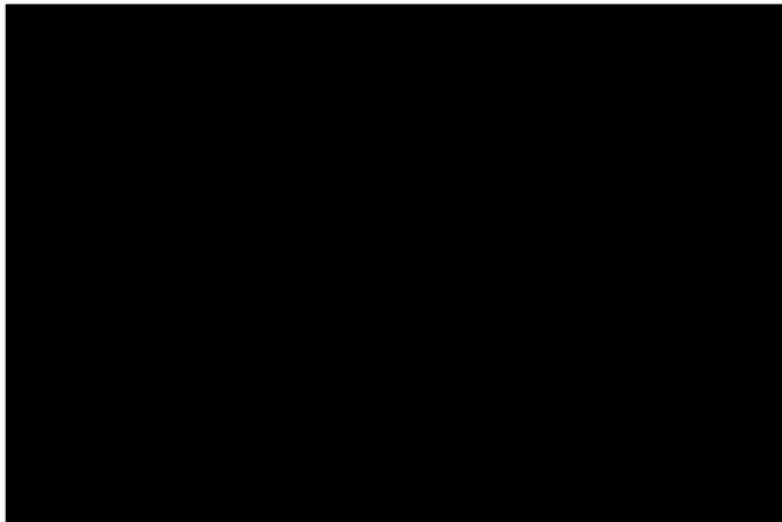
Ryan

From: Brandon Layman [REDACTED]
Sent: 24 October 2024 11:45
To: Ryan Jonas [REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED] Karen Vollenhoven <[REDACTED]> Tim Niewenhuy [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Noted.

With many thanks and kind regards

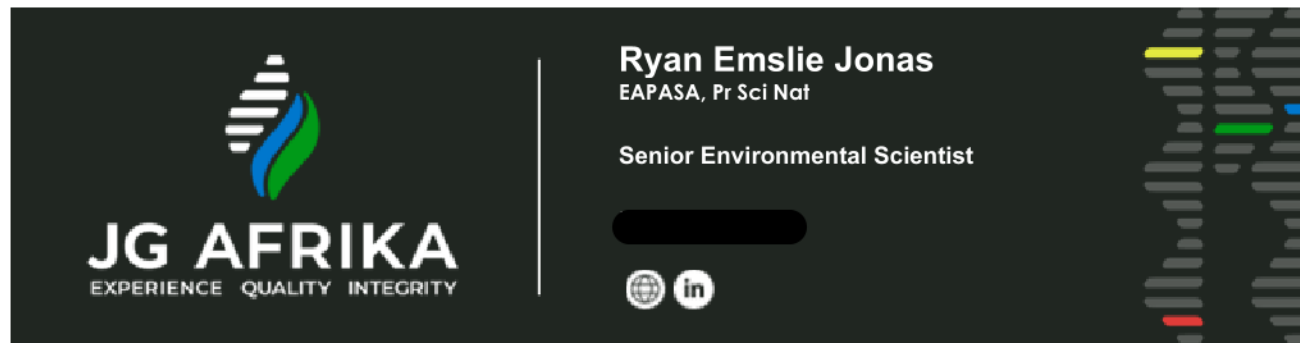
Brandon Layman



From: Ryan Jonas [REDACTED]
Sent: 24 October 2024 11:44 AM
To: Brandon Layman [REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED]; Karen Vollenhoven [REDACTED]; Tim Niewenhuys [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Thank you Brandon!

We will prepare the USB and deliver for your attention?



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From: Brandon Layman <[REDACTED]>
Sent: 24 October 2024 11:40
To: Ryan Jonas [REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED]; Karen Vollenhoven [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Hi Ryan
Please find below:

Western Cape Department of Agriculture (Head office)



With many thanks and kind regards

Brandon Layman
Administrative Assistant to:



From: Ryan Jonas [REDACTED]
Sent: 24 October 2024 10:02 AM
To: Brandon Layman [REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED]; Karen Vollenhoven [REDACTED]
Subject: FW: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE
Importance: High

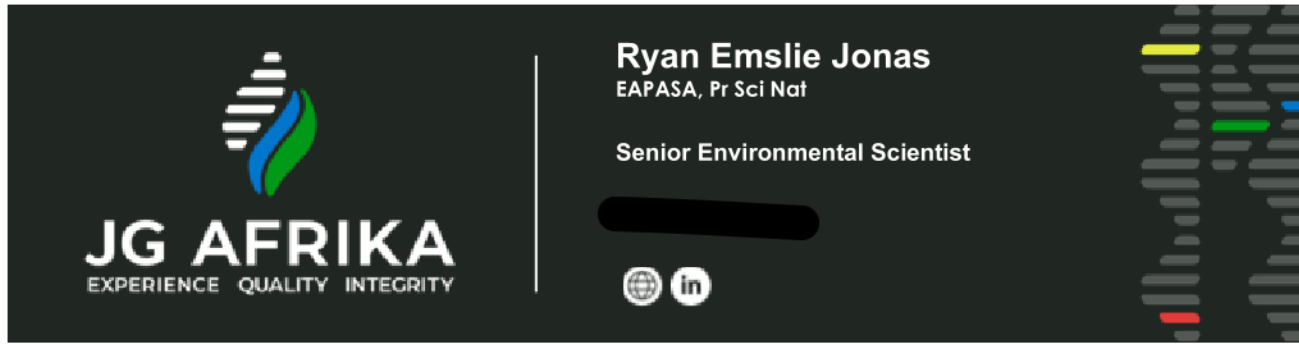
Dear Brandon,

Hope you are well?

Which **physical address** can we deliver the USB (containing the EIA Report for your Department's comment) to?

Regards,

Ryan



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From: Brandon Layman [REDACTED]
Sent: 04 April 2024 08:26
To: Ryan Jonas [REDACTED]
Subject: FW: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Hi Mr. Jonas

Please note that this office is bound by the government filing system which is currently in physical file format as approved by the Auditor General.

The transition to electronic filing is slow and must be according to government protocols. The provincial department responsible for our electronic storage/filing etc. is in process to develop that.

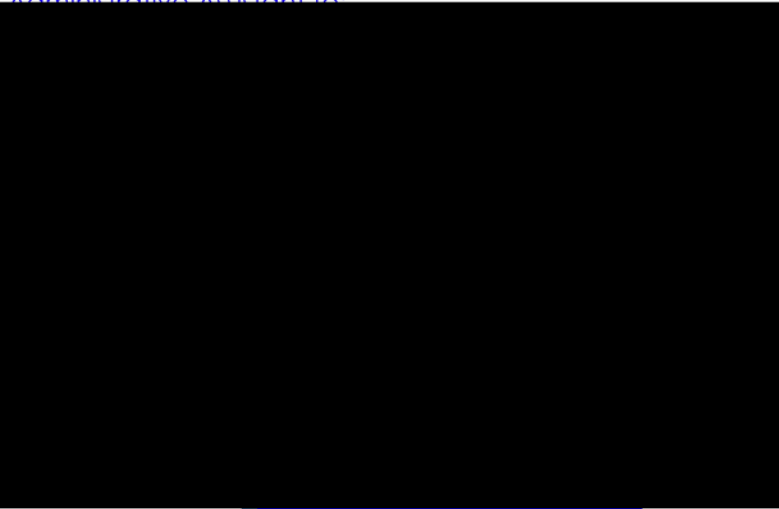
As solution to the cost of printing hard copies and lack of electronic filing system on our side (as discussed above) we decided the best option is to give you as consultants the option for a CD or USB as alternative to hard copy.

The main difference between a CD or USB is storage. A hard copy, CD or USB is the "store". Email or we-transfer needs to be printed to be stored physically as we do not have an approved filing system available in the cloud or other network.

CD or USB we can still put on a physical file.

With many thanks and kind regards

Brandon Layman
Administrative Assistant to:



From: Ryan Jonas [REDACTED]
Sent: 03 April 2024 05:23 PM
To: Ryan Jonas <[REDACTED]>
Cc: Deshni Naicker [REDACTED] Mogamat Yaaseen Ajam [REDACTED]
Subject: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

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Dear Interested & Affected Party,

DEA&DP REFERENCE: 16/3/3/6/7/2/A3/54/2136/23

ENVIRONMENTAL AUTHORISATION APPLICATION FOR THE PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

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LOCATION: Paardevelei site, Somerset West, Cape Town, Western Cape (Site Centre Coordinates: 34°04'16" S, 18°47'53" E).

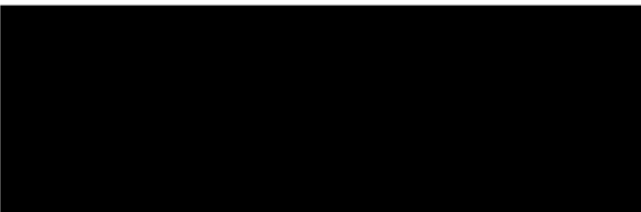
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Please provide your comments **before Close of Business on Monday 06 May 2024**

FOR MORE INFORMATION, PLEASE CONTACT JG AFRIKA:



Regards,

Ryan Emslie Jonas EAPASA, Pr Sci Nat
Senior Environmental Scientist



Email: [REDACTED]
Web: <https://www.jgafrika.com>



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Ryan Jonas

From: friendsofpaardevlei [REDACTED]
Sent: 18 November 2024 11:09
To: Ryan Jonas
Cc: Mogamat Yaaseen Ajam
Subject: Re: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Yes thanks for checking in Ryan, we will be checking and commenting before the end of the week.

Tiffany Schultz
Friends of Paardevlei
Chairperson
[REDACTED]

On 18 Nov 2024, at 11:05 AM, Ryan Jonas <[REDACTED]> wrote:

Dear Tiffany,

Hope you are well?

Will you (Friends of Paardevlei) be able to provide comment before the end of this week please?

Regards,

Ryan

Ryan Emslie Jonas

EAPASA, Pr Sci Nat

Senior Environmental Scientist

[<2.png>](#)

[<0.png>](#)

[<1.png>](#) [<3.png>](#)

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From: Ryan Jonas
Sent: 14 November 2024 11:19
To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

The previous email correspondence below and notification of the public commenting period refers.

Just a reminder to please provide your **written comment** on the **Revised EIA Report** (and associated appendices) by **no later than next Friday 22 November 2024.**

As indicated in the previous email correspondence, the Revised EIA Report (and associated appendices) is available for public review via the following:

Electronic report:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

And

Hard copy report:

Venue	Address
Somerset West Public Library	10 Victoria St, Audas Estate, Somerset West, Cape Town, 7130

Please contact me if you are unable to download an electronic copy of the report or have additional queries.

Regards,

Ryan

From: Ryan Jonas

Sent: 25 October 2024 10:09

To: Ryan Jonas [REDACTED]

Cc: Mogamat Yaaseen Ajam [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

The notification below refers.

Please note that in addition to the **electronic link** to a copy of the Revised EIA Report, a **hard copy report** is also available at the following public venue for review:

Venue	Address
-------	---------

Somerset West Public Library

10 Victoria St, Audas Estate, Somerset West, Cape Town,
7130

Regards,

Ryan

From: Ryan Jonas

Sent: 22 October 2024 16:43

To: Ryan Jonas [REDACTED]

Cc: Mogamat Yaaseen Ajam [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Importance: High

Dear Interested & Affected Party,

Trust you are well.

Please note that a **Revised Environmental Impact Assessment Report** (EIR) for the above listed project is available for **public review and comment** (**from Tuesday 22 October to Friday 22 November 2024**)

This **Revised EIR** may be viewed (and downloaded) at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide your written comments **by no later than Friday 22 November 2024**.

Contact me should you have any queries or require additional info.

Regards,

Ryan

From: Ryan Jonas

Sent: 13 August 2024 15:28

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

Trust you are well.

Please note the **Draft Environmental Impact Assessment Report (DEIR)** for the above listed project is available for **public review and comment (from Thursday 08 August 2024 to Monday 09 September 2024)**

This DEIR may be viewed (and downloaded) at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide any comments **by no later than Monday 09 September 2024**.

Contact me should you have any queries or require additional info.

Regards,

Ryan

From: Ryan Jonas

Sent: Friday, May 17, 2024 3:21 PM

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

Please note the **Final Scoping Report** has been submitted to the **Department of Environmental Affairs & Development Planning (DEA&DP)** for consideration.

The submitted Final Scoping Report can be viewed at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project-may-2024/>

For ease of reference, please see attached the **Comments & Response Report** submitted to the DEA&DP, for your information.

Please note there will be **another opportunity to provide comment** on the project during the **next EIA Phase**. I'll inform you when this next public comment period commences.

Regards,

Ryan

From: Ryan Jonas

Sent: Tuesday, April 30, 2024 10:43 AM

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Importance: High

Dear Interested & Affected Party,

The email below refers.

Just a reminder to provide any comments before **next Monday 06 May 2024**.

Regards,

Ryan

From: Ryan Jonas
Sent: Wednesday, April 3, 2024 5:23 PM
To: Ryan Jonas [REDACTED]
Cc: Deshni Naicker <[REDACTED]>; Mogamat Yaaseen Ajam [REDACTED]
Subject: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

DEA&DP REFERENCE: 16/3/3/6/7/2/A3/54/2136/23

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Please provide your comments **before Close of Business on Monday 06 May 2024**

FOR MORE INFORMATION, PLEASE CONTACT JG AFRIKA:

Contact: Ryan Jonas



Regards,

Ryan Jonas

From: Ryan Jonas
Sent: 14 November 2024 17:01
To: Paardevlei
Cc: Mogamat Yaaseen Ajam
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Thank you Bonnie


From: Paardevlei <[REDACTED]>
Sent: 14 November 2024 16:59
To: Ryan Jonas [REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED]
Subject: Re: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Good day

Thank you for your email. We will distribute to our Residents.

PLEASE NOTE: OUR EMAIL ADDRESS IS [REDACTED]

Kind regards

 <p>LANDSDOW property group</p> <p>BEST INTERNATIONAL LETTINGS AGENCY</p>	<p>Bonnie Earle</p> <p>ESTATE MANAGER</p> <p>📞 073 319 0936</p> <p>📍 [REDACTED]</p> <p>🌐 www.landsdowne.co.za</p> <p>[REDACTED]</p> <p>[REDACTED]</p> <p>[REDACTED]</p> <p>[REDACTED]</p> <p>📍 [REDACTED]</p>	
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Landsdowne is proud to partner with Telesure Investment Holdings (TIH), offering personalised insurance solutions for residents of estates through Landsdowne Insurance Brokers.

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1st for women

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From: Ryan Jonas

Sent: Thursday, November 14, 2024 10:13 AM

To: Ryan Jonas

Cc: Mogamat Yaaseen Ajam

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

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And

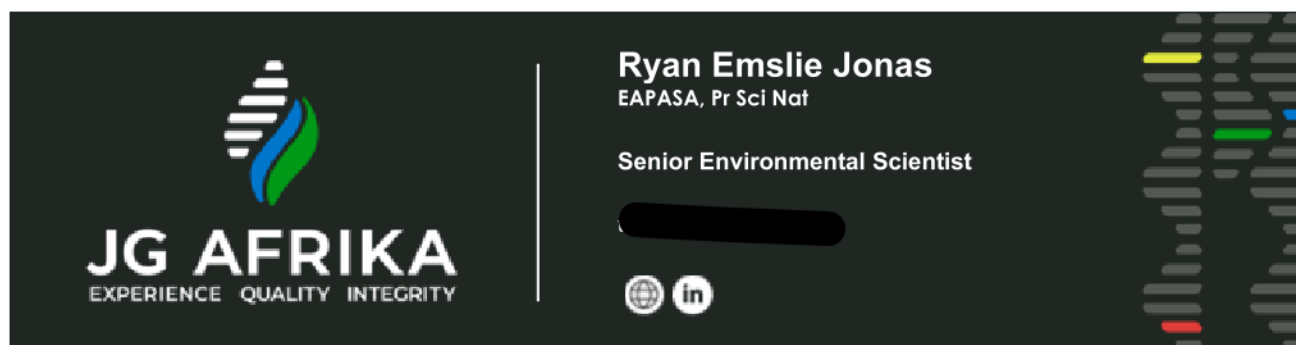
Hard copy report:

Venue	Address
Somerset West Public Library	10 Victoria St, Audas Estate, Somerset West, Cape Town, 7130

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Regards,

Ryan



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From: Ryan Jonas

Sent: 25 October 2024 10:09

To: Ryan Jonas <[REDACTED]>

Cc: Mogamat Yaaseen Ajam <[REDACTED]>

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

The notification below refers.

Please note that in addition to the **electronic link** to a copy of the Revised EIA Report, a **hard copy report** is also available at the following public venue for review:

Venue	Address
-------	---------

Somerset West Public Library

10 Victoria St, Audas Estate, Somerset West, Cape Town,
7130

Regards,

Ryan

From: Ryan Jonas

Sent: 22 October 2024 16:43

To: Ryan Jonas [REDACTED]

Cc: Mogamat Yaaseen Ajam [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Importance: High

Dear Interested & Affected Party,

Trust you are well.

Please note that a **Revised Environmental Impact Assessment Report (EIR)** for the above listed project is available for **public review and comment (from Tuesday 22 October to Friday 22 November 2024)**

This **Revised EIR** may be viewed (and downloaded) at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide your written comments **by no later than Friday 22 November 2024.**

Contact me should you have any queries or require additional info.

Regards,

Ryan

From: Ryan Jonas

Sent: 13 August 2024 15:28

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

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Please provide any comments **by no later than Monday 09 September 2024.**

Contact me should you have any queries or require additional info.

Regards,

Ryan

From: Ryan Jonas

Sent: Friday, May 17, 2024 3:21 PM

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

Please note the **Final Scoping Report** has been submitted to the **Department of Environmental Affairs & Development Planning** (DEA&DP) for consideration.

The submitted Final Scoping Report can be viewed at the following website:

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For ease of reference, please see attached the **Comments & Response Report** submitted to the DEA&DP, for your information.

Please note there will be **another opportunity to provide comment** on the project during the **next EIA Phase**. I'll inform you when this next public comment period commences.

Regards,

Ryan

From: Ryan Jonas

Sent: Tuesday, April 30, 2024 10:43 AM

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Importance: High

Dear Interested & Affected Party,

The email below refers.

Just a reminder to provide any comments before **next Monday 06 May 2024.**

Regards,

Ryan

From: Ryan Jonas

Sent: Wednesday, April 3, 2024 5:23 PM

To: Ryan Jonas [REDACTED]

Cc: Deshni Naicker [REDACTED]; Mogamat Yaaseen Ajam [REDACTED]

Subject: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET-WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

DEA&DP REFERENCE: 16/3/3/6/7/2/A3/54/2136/23

ENVIRONMENTAL AUTHORISATION APPLICATION FOR THE PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Notice is hereby given in terms of the National Environmental Management Act, 1998 (No. 107 of 1998) (NEMA) and the Environmental Impact Assessment (EIA) Regulations 2014, as amended, of the commencement of a **Scoping & EIA process** and associated **Public Participation Process**.

APPLICANT: City of Cape Town: Sustainable Energy Markets

PROJECT: The proposed **Paardevlei Solar PV & Battery Energy Storage System** project will be a 30 to 60 MW facility connected directly to the City of Cape Town's network (at a nearby suitable substation) on **152 ha of City of Cape Town owned, vacant land within the Paardevlei site**.

LOCATION: Paardevlei site, Somerset West, Cape Town, Western Cape (Site Centre Coordinates: 3404'16" S, 1847'53" E).

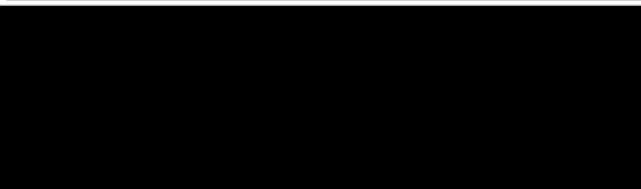
APPLICATION FOR ENVIRONMENTAL AUTHORISATION REQUIRED: This project is undertaken in terms of the following:

- GNR. 983 (Listing Notice 1): Listed Activities 12, 19 & 28
- GNR. 984 (Listing Notice 2): Listed Activities 1 & 15
- GNR. 985 (Listing Notice 3): Listed Activity 12

OPPORTUNITY TO PARTICIPATE: A **Draft Scoping Report** (DSR) has been compiled and will be released for a public comment and review period from **03 April 2024 to 06 May 2024**. A copy of the DSR can be viewed at the **Somerset West Public Library** and on **JG Afrika's website**: <https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide your comments **before Close of Business on Monday 06 May 2024**

FOR MORE INFORMATION, PLEASE CONTACT JG AFRIKA:



Regards,

Ryan Jonas

From: Ryan Jonas
Sent: 19 November 2024 12:57
To: Derek Lloyd
Cc: Mogamat Yaaseen Ajam
Subject: RE: Paardevlei

Hi Derek,

Thank you for your email.

I'm available on Thursday morning (21 November) for a Teams call. Let me know what time suits you?

Regards,

Ryan

From: Derek Lloyd [REDACTED]
Sent: 19 November 2024 12:41
To: Ryan Jonas [REDACTED]
Subject: Paardevlei

Good day.

I own property at Paardevlei Lifestyle Estate and received the proposed solar plan to comment on.. Please indicate a couple of times your are free to take a teams call, either tomorrow or Thursday as I require some clarity.

Kind regards
DEREK LLOYD

Ryan Jonas

From: Simóne Prinsloo [REDACTED]
Sent: 21 November 2024 21:39
To: Ryan Jonas
Cc: Mogamat Yaaseen Ajam
Subject: Re: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Ryan,

Thank you for the opportunity to comment.

We're cutting away at the natural environment bit by bit. It is difficult to fathom that clearing of endangered and critically endangered vegetation is even considered. They should not be destroyed at all, every square meter should be replanted and rehabilitated.

The avoidance of contaminating the surrounding wetlands and soil should be strictly followed. The ecological specialist suggested an ECO to be appointed on site at least once a week for the full duration of construction, this needs to be implemented. There should be a post construction monitoring plan as well. All individuals involved on this site should be committed to a conservation approach of practice and be mindful of pollution and damage to the environment, I would recommend they undergo training and strict monitoring. I would like to reiterate the recommendations that the specialist made that in my opinion undoubtedly should be followed and policed. Such as a biodiversity protocol and rehabilitation plan. The actual footprint of disturbance must be kept to a minimum and as much of the natural environment must be conserved.

The project will be aesthetically unappealing, this would affect numerous property values where the site is in view. I would suggest if possible the project be screened on the upper end by a diversity of indigenous trees and plants, this could create an aesthetic barrier. It would also be beneficial to plant vegetation in between the solar panel sections.

I would like to note page 159 of the report has no proposed mitigation.

On a side note a 3D model would help the public as a whole to envision the project.

Yours sincerely,
Simone Prinsloo

On Mon, 18 Nov 2024 at 11:36, Ryan Jonas <[REDACTED]> wrote:

Dear Simone,

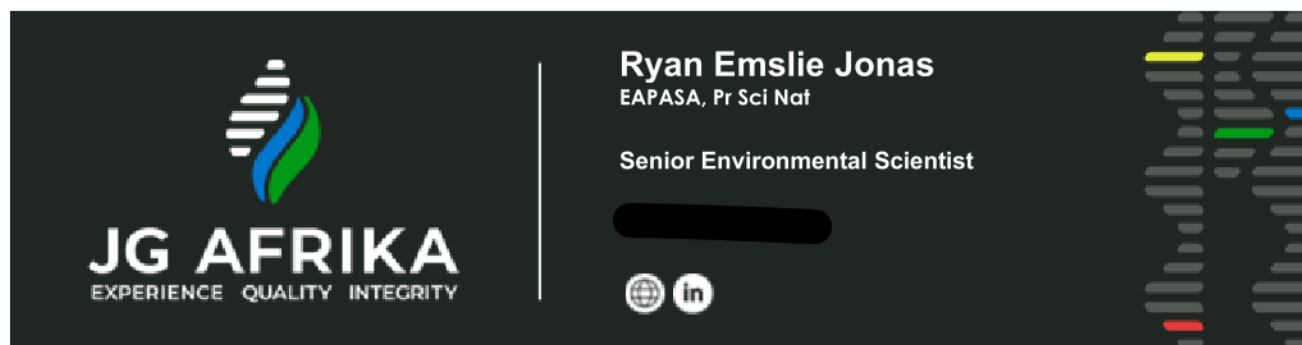
Hope you are well?

The below EIA notification refers.

Will you be able to provide comment before the end of this week please?

Regards,

Ryan



JG Afrika is a level 1 B-BBEE contributor and is ISO 9001:2015 certified for its full range of services

Please consider the environment before printing this email

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From: Ryan Jonas

Sent: 14 November 2024 11:19

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

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And

Hard copy report:

Venue	Address
Somerset West Public Library	10 Victoria St, Audas Estate, Somerset West, Cape Town, 7130

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Regards,

Ryan

From: Ryan Jonas
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To: Ryan Jonas [REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED]
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Regards,

Ryan

From: Ryan Jonas
Sent: 22 October 2024 16:43
To: Ryan Jonas [REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)
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Ryan

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Regards,

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Sent: Tuesday, April 30, 2024 10:43 AM

To: Ryan Jonas [REDACTED]
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Importance: High

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Ryan

From: Ryan Jonas
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To: Ryan Jonas [REDACTED]
Cc: Deshni Naicker [REDACTED]; Mogamat Yaaseen Ajam [REDACTED]
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DEA&DP REFERENCE: 16/3/3/6/7/2/A3/54/2136/23

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Please provide your comments **before Close of Business on Monday 06 May 2024**

FOR MORE INFORMATION, PLEASE CONTACT JG AFRIKA:

Contact: Ryan Jonas



Regards,

Ryan Jonas

From: David Nunez Blundell [redacted]
Sent: 23 October 2024 09:44
To: Ryan Jonas
Cc: Mogamat Yaaseen Ajam
Subject: Re: Paardevlei Solar & BESS

Thanks!



DAVID NUNEZ
executive director

SIRIUS POWER SOUTH AFRICA

El 23 oct 2024, a las 9:36, Ryan Jonas [redacted] escribió:

Hi David,

Yes, will do.

Thanks

Ryan

Ryan Emslie Jonas
EAPASA, Pr Sci Nat

Senior Environmental Scientist

[redacted]

[<2.png>](#) [<0.png>](#)
[<1.png>](#) [<3.png>](#)

JG Afrika is a level 1 B-BBEE contributor and is ISO 9001:2015 certified for its full range of services
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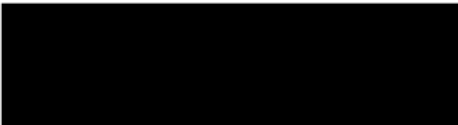
From: David Nunez Blundell [redacted]
Sent: 22 October 2024 22:00
To: Ryan Jonas [redacted]
Subject: Paardevlei Solar & BESS

Dear Ryan,

Can you please add me as an I&AP on the above-mentioned project?

Thanks and regards,

DAVID NUNEZ
executive director



SIRIUS POWER SOUTH AFRICA

Ryan Jonas

From: Ryan Jonas
Sent: 18 November 2024 10:02
To: Cherise van der Berg
Subject: RE: PAARDEVLEI ESTATE

Hi Cherise,

Will do, have a good week.

From: Cherise van der Berg <cherisevdb@nashua.co.za>
Sent: 18 November 2024 09:02
To: Ryan Jonas [REDACTED]
Subject: RE: PAARDEVLEI ESTATE

Good Morning Ryan

Hope you had a wonderful weekend.

That is perfect, please can you keep me up to date, much appreciated.

Have a wonderful week.

Kind Regards,
Cherise van der Berg | Solutions Sales Executive



Website: www.nashua.co.za

NASHUA  | **WINELANDS**
saving you time. saving you money. putting you first.

From: Ryan Jonas [REDACTED]
Sent: Friday, 15 November 2024 14:43
To: Cherise van der Berg <[REDACTED]>
Cc: Mogamat Yaaseen Ajam <[REDACTED]>
Subject: RE: PAARDEVLEI ESTATE

Hi Cherise,

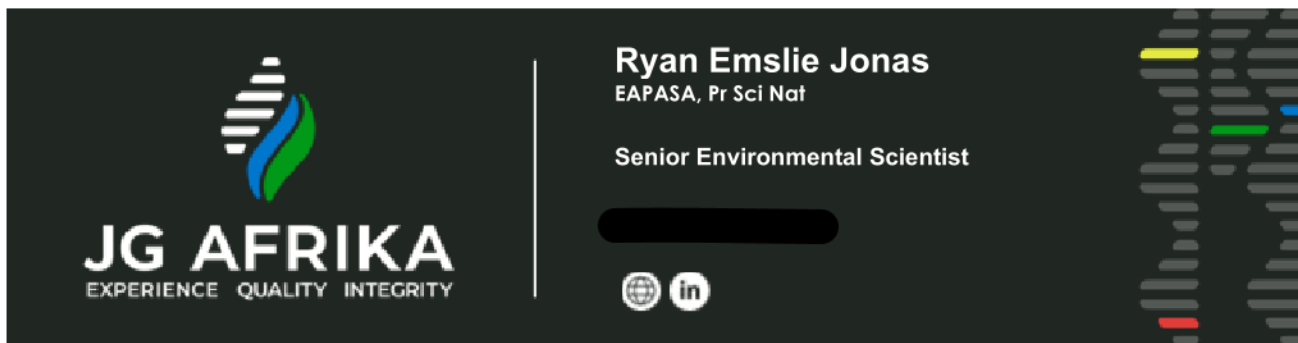
Thank you for the email.

This project is still in feasibility stage and still needs to obtain all the relevant permits for approval before actual implementation. The City of Cape Town is aiming to start construction of the project in 2026.

I can keep you up to date on the project progress?

Regards,

Ryan



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From: Cherise van der Berg [REDACTED]
Sent: 15 November 2024 14:23
To: Ryan Jonas [REDACTED]
Subject: PAARDEVLEI ESTATE
Importance: High

Good day Jonas

Hope you have been well.

I live in the Paardevlei Lifestyle Estate, moved in this week, and we received the email regarding the Solar and Battery Energy Storage System Project, I would like to know if you already have quotes for this or can I also put a quote forward?

Nashua is 50 years old and we have our team that does this side of the business. I can also send you references and client names we are busy with.

Please can you let me know if we can also get involved in the proposal side.

Looking forward to hearing from you.

Have a blessed weekend.

Kind Regards,
Cherise van der Berg | Solutions Sales Executive



Website: www.nashua.co.za

NASHUA
saving you time. saving you money. putting you first.

WINELANDS

Confidentiality Note: The views expressed in this email are, unless otherwise stated, those of the author and not those of Nashua or its Management. Nashua refers to Nashua Pty Ltd (Company Registration number: 1973/001438/07) and Nashua Holdings Pty Ltd (Company Registration number: 1969/001296/07). The information contained in this email and document(s) attached are for the exclusive use of the intended addressee and may contain confidential, privileged and non-disclosable information. If the recipient of this email is not the intended addressee, such recipient is strictly prohibited from reading, photocopying, distribution or otherwise using this email or its contents in any way. Whilst all reasonable steps are taken to ensure the accuracy and integrity of information and data transmitted electronically and to preserve the confidentiality thereof, no liability or responsibility whatsoever is accepted if information or data is, for whatever reason, corrupted or does not reach its intended destination. Nashua reserves its rights to monitor all email communications through its networks.

Ryan Jonas

From: Ryan Jonas
Sent: 14 November 2024 14:22
To: [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Will do, thanks Judy.

From: Judy Brower <judy@wine.co.za>
Sent: 14 November 2024 13:10
To: Ryan Jonas [REDACTED]
Subject: Re: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Ryan

Please can you update your contact details - not sure why you have [REDACTED] - but please change [REDACTED] -

thank you
Judy

Judy Brower / CFO (Chief Food Organiser / Co-Founder)

[REDACTED]
rate card

On Thu, Nov 14, 2024 at 11:03 AM CellarDirect Admin [REDACTED] wrote:
FYI

----- Forwarded message -----

From: Ryan Jonas [REDACTED]
Date: Thu, Nov 14, 2024 at 10:13 AM
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)
To: Ryan Jonas [REDACTED]
Cc: Mogamat Yaaseen Ajam [REDACTED]

Dear Interested & Affected Party,

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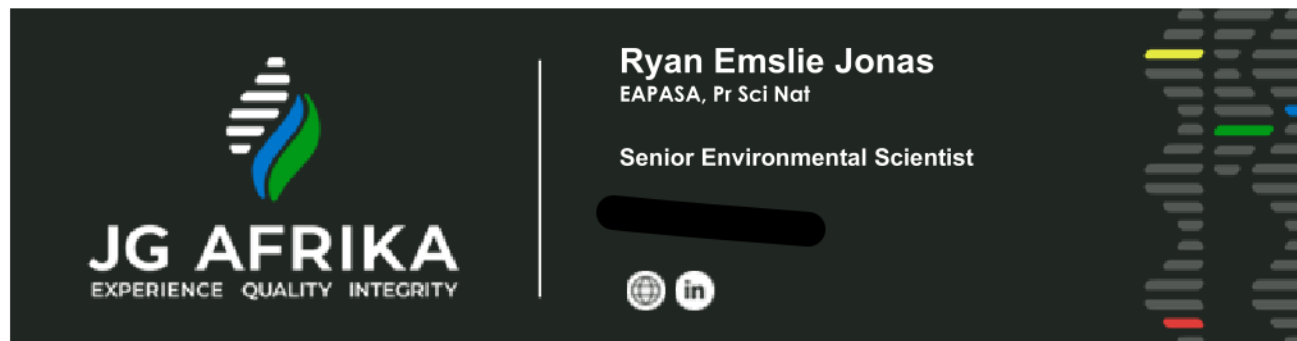
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Ryan



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To: Ryan Jonas [REDACTED]

Cc: Mogamat Yaaseen Ajam [REDACTED]

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Ryan

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Cc: Mogamat Yaaseen Ajam [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

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Regards,

Ryan

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To: Ryan Jona [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

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Sent: Friday, May 17, 2024 3:21 PM

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

Please note the **Final Scoping Report** has been submitted to the **Department of Environmental Affairs & Development Planning** (DEA&DP) for consideration.

The submitted Final Scoping Report can be viewed at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project-may-2024/>

For ease of reference, please see attached the **Comments & Response Report** submitted to the DEA&DP, for your information.

Please note there will be **another opportunity to provide comment** on the project during the **next EIA Phase**. I'll inform you when this next public comment period commences.

Regards,

Ryan

From: Ryan Jonas

Sent: Tuesday, April 30, 2024 10:43 AM

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Importance: High

Dear Interested & Affected Party,

The email below refers.

Just a reminder to provide any comments before **next Monday 06 May 2024**.

Regards,

Ryan

From: Ryan Jonas

Sent: Wednesday, April 3, 2024 5:23 PM

To: Ryan Jonas [REDACTED]

Cc: Deshni Naicker [REDACTED] Mogamat Yaaseen Ajam [REDACTED]

Subject: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

DEA&DP REFERENCE: 16/3/3/6/7/2/A3/54/2136/23

ENVIRONMENTAL AUTHORISATION APPLICATION FOR THE PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Notice is hereby given in terms of the National Environmental Management Act, 1998 (No. 107 of 1998) (NEMA) and the Environmental Impact Assessment (EIA) Regulations 2014, as amended, of the commencement of a **Scoping & EIA process** and associated **Public Participation Process**.

APPLICANT: City of Cape Town: Sustainable Energy Markets

PROJECT: The proposed **Paardevlei Solar PV & Battery Energy Storage System** project will be a 30 to 60 MW facility connected directly to the City of Cape Town's network (at a nearby suitable substation) on **152 ha of City of Cape Town owned, vacant land within the Paardevlei site**.

LOCATION: Paardevlei site, Somerset West, Cape Town, Western Cape (Site Centre Coordinates: 3404'16" S, 1847'53" E).

APPLICATION FOR ENVIRONMENTAL AUTHORISATION REQUIRED: This project is undertaken in terms of the following:

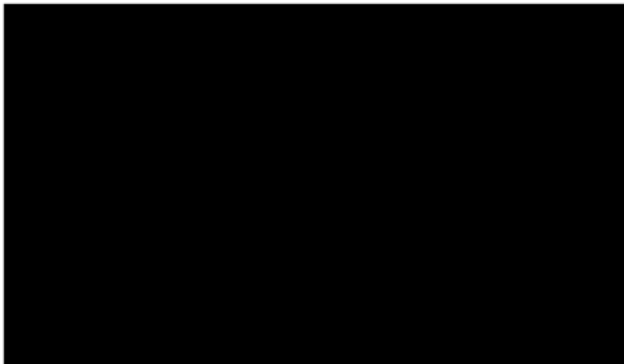
- GNR. 983 (Listing Notice 1): Listed Activities 12, 19 & 28
- GNR. 984 (Listing Notice 2): Listed Activities 1 & 15
- GNR. 985 (Listing Notice 3): Listed Activity 12

OPPORTUNITY TO PARTICIPATE: A **Draft Scoping Report** (DSR) has been compiled and will be released for a public comment and review period from **03 April 2024 to 06 May 2024**. A copy of the DSR can be viewed at the **Somerset**

West Public Library and on JG Afrika's website: <https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide your comments **before Close of Business on Monday 06 May 2024**

FOR MORE INFORMATION, PLEASE CONTACT JG AFRIKA:



Regards,

--



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Ryan Jonas

From: Ryan Jonas
Sent: 28 November 2024 10:04
To: Stephanie Barnardt
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Good morning Stephanie,

Hope you are well.

In the previous correspondence you mentioned:

“The matter is on the agenda for the next HOMs meeting. I will attempt to get you a comment as soon as possible”

Do you perhaps have a date for the next HOMs meeting and an expected date that HWC can issue a comment for the Paardevlei Solar project?

I have a legislative deadline tomorrow to submit the Final EIA to DEA&DP, and would like to communicate HWC’s progress with them.

Many thanks

Ryan

From: Ryan Jonas
Sent: Wednesday, November 27, 2024 2:50 PM
To: [REDACTED]
Cc: [REDACTED]
<M [REDACTED]>

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)
Importance: High

Dear Stephanie,

As requested, please find the following outstanding items:

1. **Proof of payment** (attached) of outstanding amount of **R 620**.
2. **Site photographs** (attached) of affected Paardevlei properties.
3. **SG Codes** of affected Paardevlei properties (and attached map):

Table 1: Paardevlei affected properties description (in terms of the Amended Site Development Plan – dated October 2024)

Surveyor General 21G code	Property Description	Registered Owner
C06700000000078700011	Portion 11 HELDERBERG SLEEPER PLANTATION 787	CITY OF CAPE TOWN
C06700000000078700010	Portion 10 HELDERBERG SLEEPER PLANTATION 787	CITY OF CAPE TOWN
C06700000000079200000	Portion 0 (REMAINING EXTENT) of FARM 792	CITY OF CAPE TOWN

4. Proof of ownership of affected properties (refer to page 17 of the CCT Sales Agreement).

Kindly acknowledge successful receipt.

Regards,

Ryan

From: Stephanie Barnardt [REDACTED]
Sent: Monday, November 25, 2024 11:58 AM
To: Ryan Jonas [REDACTED]
Cc: Marlyn Hendricks [REDACTED] Magdalena Van Zyl

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Good day Ryan

Thank you for the NID application, I still require the payments to be resolved.

NID – R330 fee

HIA – R1100 fee (I noted that there was a payment of R810, please pay the remaining amount)

For the NID, I required the following documents:

1. Site photographs
2. SG Diagram
3. Proof of ownership

The matter is on the agenda for the next HOMs meeting. I will attempted to get you a comment as soon as possible.

Kind regards,

Important notices:

[December closure 2024 \(last day for application Friday, 22 November 2024\)](#)

[Unauthorized work: S51 letters](#)

2025 Calendar

Application forms 2024: [Applications Link](#)

Notice

Stephanie-Anne Barnardt-Delport

Specialist Heritage Officer (Archaeologist)(Professional ASAPA Member: 745)

[REDACTED]
Profeta Assurance Building Greenmarket Square, Cape Town

Website: www.hwc.org.za / www.westerncape.gov.za



From: Ryan Jonas [REDACTED]

Sent: Monday, November 25, 2024 10:41 AM

To: Stephanie Barnardt [REDACTED]

Cc: Marlyn Hendricks [REDACTED] Magdalena Van Zyl [REDACTED]

Subject: FW: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Importance: High

Dear Stephanie,

Hope you are well.

Just a follow up if you received the below **email request** and the completed NID?

Regards,

Ryan



Ryan Emslie Jonas
EAPASA, Pr Sci Nat

Senior Environmental Scientist



JG Afrika is a level 1 B-BBEE contributor and is ISO 9001:2015 certified for its full range of services

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From: Ryan Jonas

Sent: Friday, November 22, 2024 3:05 PM

To: Stephanie Barnardt [REDACTED]

Cc: Marlyn Hendricks [REDACTED]
[REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Importance: High

Dear Stephanie & HWC,

Please find the completed and signed **NID application**, as you requested below.

Would it be possible to provide a preliminary comment on the project by next week please, as the Final EIA Report has to be submitted by Friday 29 Nov?

Regards,

Ryan

From: Stephanie Barnardt [REDACTED]

Sent: Monday, November 18, 2024 12:28 PM

To: Ryan Jonas [REDACTED]

Cc: HWC HWC [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Good day Ryan

Please note that HWC needed a NID application be submitted prior to the HIA, HWC cannot comment on the HIA until will resolve this outstanding NID.

Kind regards,

Important notices:

December closure 2024 (last day for application Friday, 22 November 2024)

Unauthorized work: S51 letters

2025 Calendar

Application forms 2024: [Applications Link](#)

[Notice](#)

Stephanie-Anne Barnardt-Delpont

Specialist Heritage Officer (Archaeologist)(Professional ASAPA Member: 745)

Heritage Western CapeTel [REDACTED]

Heritage Resource Management Services

Protea Assurance Building Greenmarket Square, Cape Town

Website: www.hwc.org.za / www.westerncape.gov.za



From: Ryan Jonas [REDACTED]

Sent: Friday, September 6, 2024 2:39 PM

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Importance: High

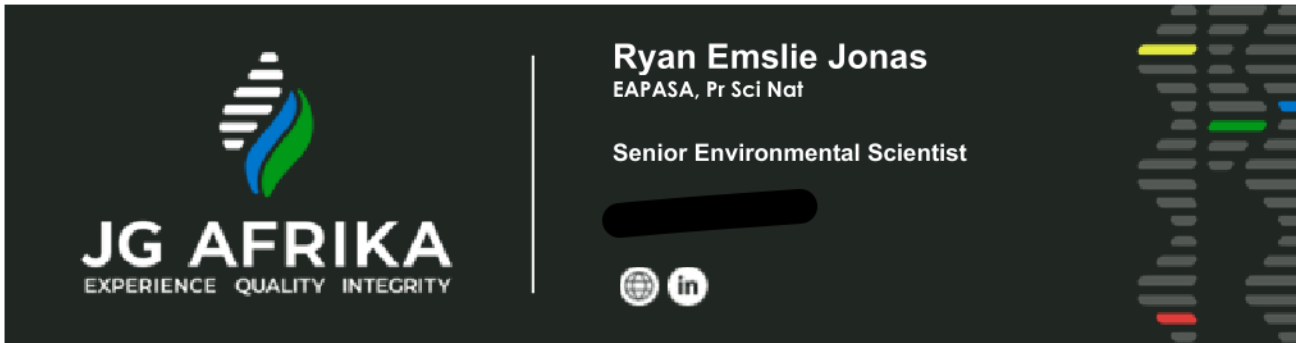
Dear Interested & Affected Party,

The email below refers.

Just a reminder to provide any comments by **next Monday 09 September 2024.**

Regards,

Ryan



JG Afrika is a level 1 B-BBEE contributor and is ISO 9001:2015 certified for its full range of services

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From: Ryan Jonas

Sent: Thursday, August 8, 2024 11:48 AM

To: Ryan Jonas [REDACTED]

Subject: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET-WEST, CAPE TOWN, WESTERN CAPE (DEA&DP REF: 16/3/3/2/A3/54/2018/24)

Dear Interested & Affected Party,

Trust you are well.

Please note the **Draft Environmental Impact Assessment Report (DEIR)** for the above listed project is available for **public review and comment (from Thursday 08 August 2024 to Monday 09 September 2024)**

This DEIR may be viewed (and downloaded) at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide any comments **by no later than Monday 09 September 2024**.

Contact me should you have any queries or require additional info.

Regards,

Ryan

From: Ryan Jonas

Sent: Friday, May 17, 2024 3:21 PM

To: Ryan Jonas [REDACTED]

Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

Please note the **Final Scoping Report** has been submitted to the **Department of Environmental Affairs & Development Planning (DEA&DP)** for consideration.

The submitted Final Scoping Report can be viewed at the following website:

<https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project-may-2024/>

For ease of reference, please see attached the **Comments & Response Report** submitted to the DEA&DP, for your information.

Please note there will be **another opportunity to provide comment** on the project during the **next EIA Phase**. I'll inform you when this next public comment period commences.

Regards,

Ryan

From: Ryan Jonas
Sent: Tuesday, April 30, 2024 10:43 AM
To: Ryan Jonas [REDACTED]
Subject: RE: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE
Importance: High

Dear Interested & Affected Party,

The email below refers.

Just a reminder to provide any comments before **next Monday 06 May 2024**.

Regards,

Ryan

From: Ryan Jonas
Sent: Wednesday, April 3, 2024 5:23 PM
To: Ryan Jonas [REDACTED]
Cc: Deshni Naicker [REDACTED] Mogamat Yaaseen Ajam [REDACTED]
Subject: PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

Dear Interested & Affected Party,

DEA&DP REFERENCE: 16/3/3/6/7/2/A3/54/2136/23

ENVIRONMENTAL AUTHORISATION APPLICATION FOR THE PROPOSED PAARDEVLEI SOLAR PHOTOVOLTAIC & BATTERY ENERGY STORAGE SYSTEM PROJECT, SOMERSET- WEST, CAPE TOWN, WESTERN CAPE

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PROJECT: The proposed **Paardevlei Solar PV & Battery Energy Storage System** project will be a 30 to 60 MW facility connected directly to the City of Cape Town's network (at a nearby suitable substation) on **152 ha of City of Cape Town owned, vacant land within the Paardevlei site.**

LOCATION: Paardevlei site, Somerset West, Cape Town, Western Cape (Site Centre Coordinates: 3404'16" S, 1847'53" E).

APPLICATION FOR ENVIRONMENTAL AUTHORISATION REQUIRED: This project is undertaken in terms of the following:

- GNR. 983 (Listing Notice 1): Listed Activities 12, 19 & 28
- GNR. 984 (Listing Notice 2): Listed Activities 1 & 15
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OPPORTUNITY TO PARTICIPATE: A **Draft Scoping Report** (DSR) has been compiled and will be released for a public comment and review period from **03 April 2024 to 06 May 2024**. A copy of the DSR can be viewed at the **Somerset West Public Library** and on **JG Afrika's website**: <https://www.jgafrika.com/public-participation/proposed-paardevlei-solar-pv-battery-energy-storage-system-project/>

Please provide your comments **before Close of Business on Monday 06 May 2024**

FOR MORE INFORMATION, PLEASE CONTACT JG AFRIKA:



Regards,

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