Dear Madam,

COMMENTS – DEVELOPMENT FARM 527/32 & 35 PAARL: 12/12/20/2190

Your letter dated 30 June 2011 refers.

Water and Sewage

1. Drakenstein has sufficient bulk capacity within the Waste Water (sewage) Treatment Works and water supply (source) to accommodate the proposed development.

2. There is no sewage or water capacity in the network infrastructure in the area of the development and the developer must implement the requirements identified by Council’s consultants GLS in their services report as to how the development is to be accommodated.

3. However as some of the network upgrades are already in progress and all are contain within existing road reserves. The network upgrading does not need to be included in the EIA process. The developer will only need to install those upgrades that have not been completed at the commencement of construction of the prison.
Stormwater

4. Pollution control must be instituted at all stormwater outfalls.
5. Only pre-development run off will be accepted into the existing system to this end
glass block paving or similar porous paving must be used on the parking area
and walkways
6. Any existing internal or external stormwater system that may require upgrading.

Roads

7. The proposed development can be accommodated within the existing road
network.
8. However the recommendations of the TIA must be implemented.

Solid waste Removal

9. The expected 31.2m$^3$ from the development can be accommodated within the
municipality’s solid waste removal and disposal system.
10. The existing Wellington solid waste disposal site (landfill) is registered for general
waste only.
11. A waste recovery/recycling initiative has been implemented in Drakenstein and
the development will have to comply with any requirements once the project is
finalized.

Environmental

11. An environmental management plan is required for any remaining remnants of
natural vegetation, including but not limited to,
11.1 the bio-diversity corridor formed by any river (a minimum of 32m
on both sides of the river - measured from the 1:20 flood line), all
wetland areas (including a buffer around them),
11.2 a buffer/transition area/zone of at least adjacent to any large
natural area whether declared as a nature reserve or not,
11.3 any special habitat areas (such as silcrete patches) and the buffer
zone around them.

12. If an EMP is required it should be submitted to the CES dept. for approval.
13. Please refer to the Drakenstein Green Building Manual to reduce the
consumption of energy and other resources during the construction phase.
14. Burning of waste during the construction phase is strictly prohibited.
15. As part of the building plan approvals, application will have to made for any fuel
burning appliance in terms of the Municipal by-law on Prevention of Atmospheric
Pollution.
16. A pre-development ambient noise survey should be done for record purposes.
17. Dust during the operational phase should be maintained within the 120
micrograms per square meter limit as stipulated in the National Environmental
General

18 Any alterations, changes, upgrading or additions (strengthening) of/to existing infrastructure outside of the development (bulk reticulation services (network) will be at the cost of the developer.

19 Should the development be approved, and before any construction commences (even site clearance) a service agreement shall be entered into between the developer and council.

Any further enquiries can be made to Mr Knaggs of this department.

G S DU PLESSIS Pr Eng
HEAD: CIVIL ENGINEERING SERVICES

Collaborator 147601