

Environmental Impact Assessment Process:

Draft Scoping Report

**Kismet Agri-Industrial
Park, Vrede, Free State**

20 July 2026



GREEN-BOX
CONSULTING

“Proposed development of the township Kismet Agri Industrial Park on parts of the farm Impala 564 and Kalkoen Krans 272, Magisterial District of Vrede, Free State Province”

Project Details

PROJECT TITLE:	Proposed development of the township Kismet Agri-Industrial Park on a portion of the farm Impala 564 and portion of Portion 5, Portion 8 and the remainder of the farm Kalkoen Krans 272, Magisterial District of Vrede, Free State Province
PROJECT PROPONENT:	VS Agri 1 Van Rooyen Singel Vrede Industrieël Vrede 0028 Phone: 084 555 0994
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DOCUMENT STATUS:	Draft (version 0)
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Green-Box Consulting

Revision & Tracking Schedule

Document Title	Proposed development of the township Kismet Agri-Industrial Park on a portion of the farm Impala 564 and portion of Portion 5, Portion 8 and the remainder of the farm Kalkoen Krans 272, Magisterial District of Vrede, Free State Province		
Client name & Address	VS Agri		
Green-Box Consulting Project Number	57/P/2023/DK		
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Purpose of the Scoping Report

VS AGRI (the project Proponent) proposes the development of a Agri-Industrial Park with associated infrastructure on a site near Vrede, in the Free State Province. The Park is proposed on portion of the farm Impala 564 and portion of Portion 5, Portion 8 and the remainder of the farm Kalkoen Krans 272 (the project site). This development site is situated along the R546 road, and approximately 500m north of Vrede and Thembalihle towns and falls within the jurisdiction of the Phumelela Local Municipality, of Thabo Mofutsanyana District in the Free State Province. The Farm Impala 564 is 178.9ha in extent, Portion 5 of Kalkoen Krans 272, 130.9ha, Portion 8 of Kalkoen Krans 272, 71.1ha and RE/Kalkoen Krans 272, 77ha, while the proposed Kismet Agri-Industrial Park requires a development area of approximately 63ha (the development footprint).

In accordance with Regulation 12 of the EIA Regulations (GN R326) VS Agri has appointed Green-Box Consulting as the independent environmental assessment practitioner responsible for managing the application for Environmental Authorisation, and supporting Scoping/EIA process, inclusive of specialist studies and public participation process.

Environmental Requirements:

The National Environmental Management Act (107 of 1998) as amended, and the Environmental Impact Assessment Regulations (2014) as amended, govern the process of applying for environmental authorisation for certain development activities. Lists of activities which require environmental authorisation are published in three listing notices (GNR 324, 325, and 327 of April 2017). Provision in the EIA Regulations is made for two forms of assessments: Basic Assessment and Scoping / EIA. The EIA regulations specify that:

- Activities identified in Listing Notice 1 (GNR 327 of 2017) requires Basic Assessment,
- Activities identified in Listing Notice 2 (GNR 325 of 2017) are subject to a Scoping and EIA, and
- Activities identified in Listing Notice 3 (GNR 324 of 2017) requires Basic Assessment.

Where activities have been identified in Listing Notice 2, Scoping and EIA must be undertaken. This application will follow a Scoping/EIA Process.

The listed activities associated with the proposed Kismet Agri-Industrial Park development are listed below.

- Listing notice 2 - Activity no.: 15 GN R 325: The clearance of an area of 20 hectares or more of indigenous vegetation.
- Listing notice 1 - Activity no.: 12iic GN R 327: The development of— ii) infrastructure or structures with a physical footprint of 100 square metres or more; where such development occurs— (c) if no development setback exists, within 32 metres of a watercourse, measured from the edge of a watercourse.
- Listing notice 1 - Activity no.: 24ii GN R 327: The development of a road— ii) with a reserve wider than 13,5 meters, or where no reserve exists where the road is wider than 8 metres.
- Listing notice 1 – Activity no.: 28(ii), GN R 327: Residential, mixed, retail, commercial, industrial or institutional developments where such land was used for agriculture, game farming, equestrian purposes or afforestation on or after 01 April 1998 and where such development:
 - ii) will occur outside an urban area, where the total land to be developed is bigger than 1 hectare; excluding where such land has already been developed for residential, mixed, retail, commercial, industrial or institutional purposes.

SINCE ACTIVITY 15 OF LISTING NOTICE 2 IS TRIGGERED, A SCOPING/EIA PROCESS WILL BE FOLLOWED.

The Environmental Impact Assessment Process is being conducted in two phases, *i.e.* an Environmental Scoping Study and an Environmental Impact Assessment (EIA), including an Environmental Management Programme (EMP). The sequence of documents, the legislative process, and opportunities to comment can be more clearly seen in the process flow chart following:

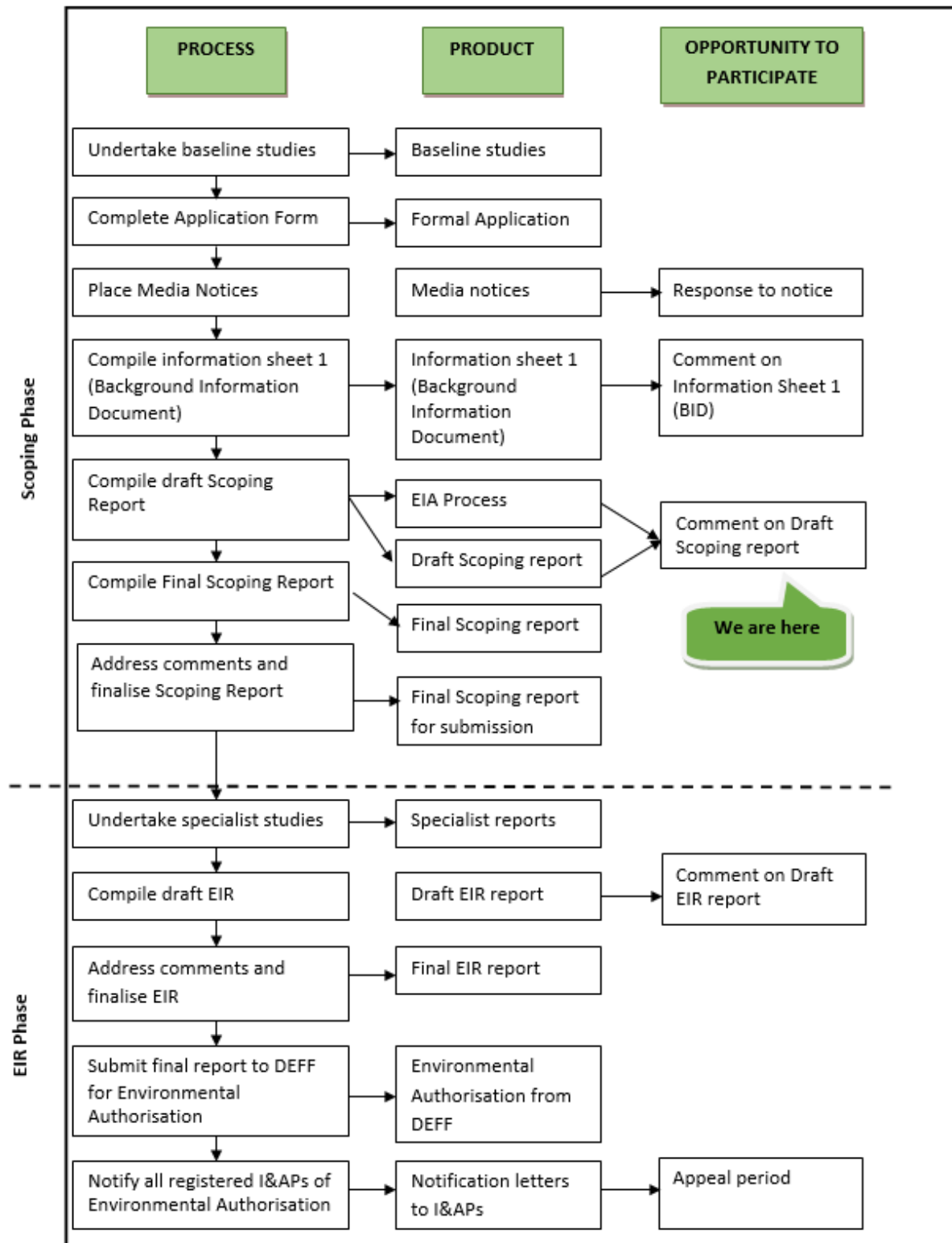


Figure 1: EIA Process Flow Chart

1.4.1 Scoping Process

This Draft Scoping Report represents the findings of the Scoping Phase of the EIA process and contains the following sections:

-  Chapter 1 provides background to the proposed Project and the environmental impact assessment process.
-  Chapter 2 describes the components of the proposed project.
-  Chapter 3 outlines the process which was followed during the Scoping Phase of the EIA process and identifies project alternatives.
-  Chapter 4 describes the existing biophysical and socio-economic environment affected by the proposed project.
-  Chapter 5 provides a desktop assessment of the potential environmental and social impacts associated with the project.
-  Chapter 6 provides the approach to the public participation followed.
-  Chapter 7 describes the Plan of Study for EIA.
-  Chapter 8 provides references used in the compilation of this Scoping Report.

Invitation to comment on the Draft Scoping Report

This Draft Scoping Report is made available via email distribution for public review from **24 July – 24 August 2026**

The report is also available for download on:



www.green-box.co.za

Please submit your comments to	
Danie Krynauw of Green-Box Consulting P.O. Box 37738, Langenhovenpark, 9330 Tel: 082 435 2108 Email: danie@green-box.co.za	

Comments can be made as written submission via post or email.

Report details

Title:	DRAFT SCOPING REPORT Kismet Agri-Industrial Park, Vrede, Free State
Purpose of this report:	This Draft Scoping report is available to all registered and potential Interested and Affected Parties (I&AP's) for Review and Comment. This Draft Scoping Report forms part of a series of reports and information sources that are being provided during the Environmental Impact Assessment (EIA) for the proposed Kismet Agri-Industrial Park, Project. This is the first report in the series that that forms part of the environmental process. Registered I&APs will be given an opportunity to comment on the following reports as part of this environmental process: - Draft Scoping Report, - Draft Environmental Impact Assessment Report, and - Draft Environmental Management Programme. In accordance with the regulations, the objective of a scoping process is to, through a consultative process: (a) identify the relevant policies and legislation relevant to the activity; (b) motivate the need and desirability of the proposed activity, including the need and desirability of the activity in the context of the preferred location; (c) identify and confirm the preferred activity and technology alternative through an impact and risk assessment and ranking process; (d) identify and confirm the preferred site, through a detailed site selection process, which includes an impact and risk assessment process inclusive of cumulative impacts and a ranking process of all the identified alternatives focusing on the geographical, physical, biological, social, economic, and cultural aspects of the environment; (e) identify the key issues to be addressed in the assessment phase; (f) agree on the level of assessment to be undertaken, including the methodology to be applied, the expertise required as well as the extent of further consultation to be undertaken to determine the impacts and risks the activity will impose on the preferred site through the life of the activity, including the nature, significance, consequence, extent, duration and probability of the impacts to inform the location of the development footprint within the preferred site; and (g) identify suitable measures to avoid, manage or mitigate identified impacts and to determine the extent of the residual risks that need to be managed and monitored. The Draft Scoping Report is available to all stakeholders for a 30-day review & comment period, 03 November – 03 December 2025.
Prepared for:	VS Agri
Published by:	Valozone 197 cc t/a Green-Box Consulting
Authors:	Mr. Danie Krynauw
Green-Box Consulting Ref:	57/P/2023/DK
Date:	20 July 2026

Kismet Agri-Industrial Park

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Draft Scoping Report Appendixes

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Appendix C: Declaration of EAP

Appendix D: Scoping Phase Public Participation

Appendix E: Specialists Terms of Reference

Appendix F: Additional information

Acronyms used in this Report

CA	Competent Authority
CBA	Critical Biodiversity Areas
CBD	Central Business District
DFFE	Department of Forestry, Fisheries and Environment
DME	Department of Minerals and Energy
DMR	Department of Mineral Resources
EAPASA	Environmental Assessment Practitioners Association of South Africa
EIA	Environmental Impact Assessment
EMP	Environmental Management Plan
ESA	Ecological Support Area
I&AP	Interested and Affected Party
IDP	Integrated Development Plan
IEM	Integrated Environmental Management
LED	Local Economic Development
NEMA	National Environmental Management Act of 1998 as amended
NBA	National Biodiversity Act
PPP	Public Participation Process
PSEIA	Plan of Study for Environmental Impact Assessment
SAHRA	South African Heritage Resources Agency
SANBI	South African National Biodiversity Institute
SDF	Spatial Development Framework
SMME	Small, Medium and Micro Enterprises
TOR	Terms of Reference

1. Main Report - Introduction

VS AGRI (the project proponent and landowner) proposes the development of a Agri-Industrial Park and associated infrastructure on a site near Vrede, in Free State Province. The site is described as portion of the farm Impala 564 and portion of Portion 5, Portion 8 and the remainder of the farm Kalkoen Krans 272 (the project site). The project site is situated approximately 500m north-west of the Vrede Central Business District (CBD), and falls within the jurisdiction of the Phumelela Local Municipality, of Thabo Mofutsanyana District in the Free State Province. The Farm Impala 564 is 178.9ha in extent, Portion 5 of Kalkoen Krans 272, 130.9ha, Portion 8 of Kalkoen Krans 272, 71.1ha and RE/Kalkoen Krans 272, 77ha, while the proposed Kismet Agri-Industrial Park requires a development area of approximately 63ha (the development footprint). Refer to **Figure 1** for a locality map depicting the locality of the proposed development area.

The development proposal for the approximately 63ha of land is to divide landuses into one industrial level, namely 'general', industry. In addition to these main industrial areas, a private street is proposed to give access to each Erf and connection to bulk services through internal and external service network infrastructure. A conceptual layout has been prepared for the project which depicts the range of erven that will be housed within the Park (refer to **Appendix D**). These include:

- 11 General Industrial erven;
- A private street; and
- Perimeter fencing.

Associated infrastructure includes an internal water supply network, wastewater removal network, internal street network, electricity supply network and stormwater management structures. A detailed project description (based on the conceptual design) is provided in Chapter 2.

The provisional assumption is that the development of the Agricultural Park will provide for a phased approach, in which all aspects of the park will be expanded to accommodate growth. (refer to **Figure 3**).

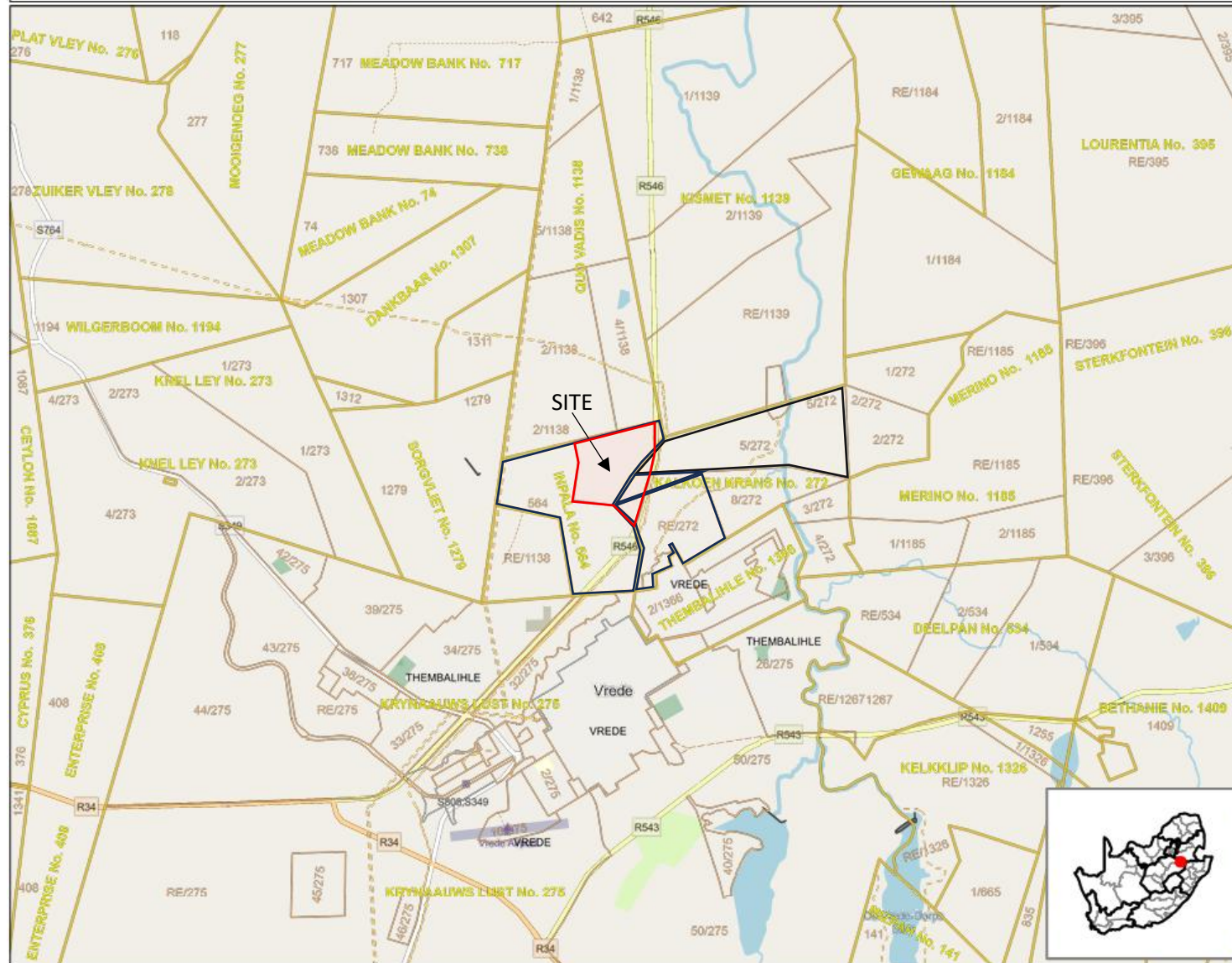
The nature and extent of the proposed Agri Park, as well as potential environmental impacts associated with the construction, operation and decommissioning phases are explored in more detail in this Draft Scoping Report.

1.1 Summary of the proposed development

The Kismet Agri-Industrial Park project is proposed to be established on various portions of land covering an approximate 63ha. (see **Figure 2**, Locality Map).

The extent of the broader site is larger than the area required for the facility's development footprint. A proposed development footprint inclusive of associated infrastructure of <70ha can be appropriately placed within the boundaries of the broader site while aiming to avoid any environmental sensitivities identified throughout the EIA process. The Park can therefore be appropriately placed within the larger site taking any identified environmental constraints into consideration.

Location Map



Legend

- Provinces
- Farm Portion
- Holding
- Farm Portion
- Parent Farm
- Provinces
- Landmass Boundary
- Allotment Township
- Servitude Line
- Servitude Area



Sources: Esri, HERE, Garmin, USGS, OpenStreetMap contributors and the GIS User Community.



Scale: 1:46 265



ArcGIS Experience Builder
esri South Africa

Figure 2: Location Map Kismet Agri Industrial Park, Vrede (ESRI)

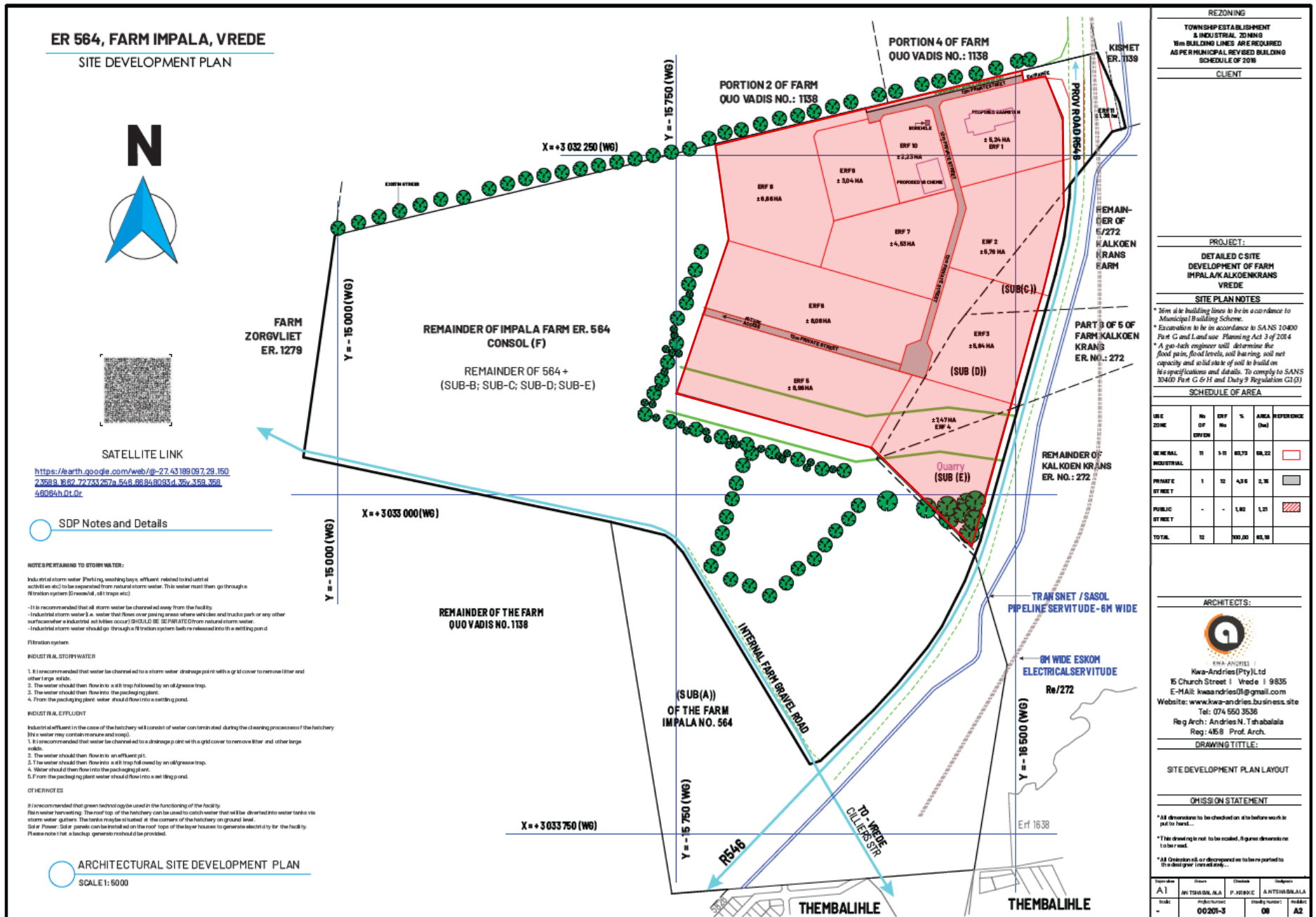


Figure 3: Development site with industrial erven (Kwa-Andries, 2024)

The Industrial Park project has been identified as a priority project for VS Agri to provide strategic investment opportunities. The strategic placement of the Park aim to address the need for agricultural industrial facilities within the eastern and northern Free State, rich in farming entities and activities. The industrial facility proposed will deliver and be dedicated to manufacturing and supplying top-tier agricultural inputs and services.

The scope of the proposed Kismet Agri-Industrial Park Area, including details of all elements of the project (for the design/planning, construction, operation, and decommissioning Phases) is discussed in more detail in Chapter 2.

1.2 Requirements for Environmental Authorisation (EA)

In terms of the National Environmental Management Act (No. 107 of 1998, as amended) (NEMA) and the NEMA Environmental Impact Assessment (EIA) Regulations (hereafter referred to as the “EIA Regulations”) promulgated in Government Gazette 40772 and published in Government Notices (GN) R326, R327, R325 and R324, the development of the Agricultural Park requires Environmental Authorisation (EA) from the Competent Authority (CA), Department of Economic Small Business Development, Tourism and Environmental Affairs (DESTEA) of subject to the completion of a Scoping/EIA process. The proposed project activities trigger the need for a Scoping/EIA.

A detailed list of activities contained in Listing Notice 1 (GN R327) and 2 (GN R325), which may be triggered by the various project components and thus form part of this Scoping/EIA process include (See **Table 1**):

Table 1: Listed activities triggered by the proposed Kismet Agri-Industrial Park

Government Notice	Activity No.	Activity	Description
Listing Notice 2 (GN R325)	15	The clearance of an area of 20 hectares or more of indigenous vegetation.	The development footprint consists of approximately 63 ha of indigenous vegetation.
Listing Notice 1 (GN R 327)	12iic	The development of— ii) infrastructure or structures with a physical footprint of 100 square metres or more; where such development occurs— (c) if no development setback exists, within 32 metres of a watercourse, measured from the edge of a watercourse. Excluding where such land has already been developed for residential, mixed, retail, commercial, industrial or institutional purposes.	Two minor defined water courses are identified on or near the development footprint.
Listing Notice 1 (GN R 327)	24ii	The development of a road— ii) with a reserve wider than 13,5 meters, or where no reserve exists where the road is wider than 8 metres.	The project plan includes an internal street of 12meters wide.
Listing Notice 1 (GN R 327)	28(ii)	Residential, mixed, retail, commercial, industrial or institutional developments where such land was used for agriculture, game farming, equestrian purposes or afforestation on or after 01 April 1998 and where such development: ii) will occur outside an urban area, where the total land to be developed is bigger than 1 hectare; excluding where	The development footprint is zoned agricultural, and has in the past been used for agricultural purposes, e.g. grazing.

Government Notice	Activity No.	Activity	Description
		such land has already been developed for residential, mixed, retail, commercial, industrial or institutional purposes.	

The DESTEA has been identified as the Competent Authority (CA) for the project, and is thus responsible for considering granting the EA.

The purpose of the EIA is to identify, assess and report on any potential impacts the proposed listed activities may have on the receiving environment if implemented. The environmental assessment therefore needs to show the Competent Authority, DESTEA, and the project proponent, VS Agri, what the consequences of their choices will be in terms of impacts on the biophysical and socio-economic environment and how such impacts can be, as far as possible, enhanced or mitigated and be managed as the case may be.

1.3 Environmental Consultants and EAI team

In accordance with Regulation 12 of the EIA Regulations (GN R326) Green-Box Consulting has been appointed as the independent environmental consultant (EAP) responsible for managing the application for EA, and supporting Scoping process, inclusive of specialist studies and public participation processes.

Over the past 25 years Green-Box Consulting has been involved in the management and execution of environmental assessment and management studies for a multitude of projects across South Africa. These include projects for both public and private sector clients. The Green-Box Consulting team consequently offers a wealth of experience and appreciation of the environmental and social priorities, and national policies and regulations in South Africa.

The EIA project team is being led by Danie Krynauw, who is also the registered EAP on the project.

- **Danie Krynauw** is a Senior EAP at Green-Box Consulting and has a Master's Degree in Town and Regional Planning. Danie has over 25 years' experience in the Environmental Management field, and has been involved in various Scoping/EIAs, EIAs, and EMPs, in the land transformation fields. He is also registered with EAPASA (2019/1348) and is a member of the IAIAA.

The EIA team involved in this Scoping /EIA process being conducted for the Kismet Agri Industrial Park is listed in **Table 2**. This team also include a number of specialists which have been involved in or provided input into the assessment process.

Table 2: EIA Team

Name	Organisation	Role
Environmental Consultants		
Danie Krynauw	Green-Box Consulting	Lead EAP

Sub-consultant team members and areas of expertise

Team Member	Company	Area of Expertise
Mr. Rikus Lampbrecht	Eco Focus Ecological Specialist Services	Ecological / Wetland
Dr. Lloyd Rossouw	Paleo Field Services	Heritage/ Archaeology/ Palaeontology
Mr. Kwa-Andries	Kwa-Andries Pty Ltd	Property layout
To be confirmed		Bulk Services
To be confirmed		Electrical Design
To be confirmed		Traffic

To be confirmed		Geotechnical
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A Curriculum Vitae detailing the EAPs relevant experience and expertise, and a signed EAP declaration of interest are included in Error! Reference source not found. of this Final Scoping Report.

1.4 Objectives of this Draft Scoping Report

The purpose of this Scoping Report is to describe the environment to be affected, the proposed project, to present the site constraints identified by the various specialists during their initial site assessments, identify the potential impacts and provide a Plan of Study for the Impact Assessment Phase of this development. This scoping report is made available to all relevant stakeholders for comment.

According to Appendix 2 of the EIA Regulations 2014, as amended, the following information must be included in a Scoping Report.

Table 3: Requirements for a Draft Scoping Report in terms of Appendix 2 of the 2014 NEMA EIA Regulations (as amended)

Requirements for a Draft Scoping Report in terms of Appendix 2 of the 2014 NEMA EIA Regulations (GN R326)	Location in this Draft Scoping Report
a. Details of – (i) The EAP who prepared the report, and (ii) The expertise of the EAP, including a curriculum vitae.	Chapter 1
b. The location of the activity, including – (i) The 21-digit Surveyor General code of each cadastral land parcel, (ii) Where available, the physical address and farm name, and (iii) Where the required information in items (i) and (ii) is not available, the coordinates of the boundary of the property or properties.	Chapter 2
c. A plan which locates the proposed activity or activities applied for as well as the associated structures and infrastructure at an appropriate scale, or, if it is – (i) A linear activity, a description and coordinates of the corridor in which the proposed activity or activities is to be undertaken, or (ii) On land where the property has not been defined, the coordinates within which the activity is to be undertaken.	Chapter 2
d. A description of the scope of the proposed activity, including– (i) All listed and specified activities triggered and being applied for, and (ii) A description of the associated structures and infrastructure related to the development.	Chapter 1 & 2
e. A description of the policy and legislative context within which the development is located– (i) an identification of all legislation, policies, plans, guidelines, spatial tools, municipal development planning frameworks, and instruments that are applicable to this activity and have been considered in the preparation of the report; and (ii) how the proposed activity complies with and responds to the legislation and policy context, plans, guidelines, tools frameworks, and instruments.	Chapter 2
f. A motivation for the need and desirability for the proposed development, including the need and desirability of the activity in the context of the preferred development footprint.	Chapter 2
g. A full description of the process followed to reach the proposed development footprint, including: (i) Details of the development footprint alternatives considered,	Chapter 2 & 5

Requirements for a Draft Scoping Report in terms of Appendix 2 of the 2014 NEMA EIA Regulations (GN R326)	Location in this Draft Scoping Report
(ii) Details of the public participation process undertaken in terms of regulation 41 of the Regulations, including copies of the supporting documents and inputs, (iii) A summary of the issues raised by interested and affected parties, and an indication of the manner in which the issues were incorporated, or the reasons for not including them, (iv) The environmental attributes associated with the development footprint alternatives focusing on the geographical, physical, biological, social, economic, heritage and cultural aspects, (v) The impacts and risks identified, including the nature, significance, consequence, extent, duration and probability of the impacts, including the degree to which these impacts – (aa) can be reversed, (bb) may cause irreplaceable loss of resources, and (cc) can be avoided, managed or mitigated, (vi) The methodology used in determining and ranking the nature, significance, consequences, extent, duration and probability of potential environmental impacts and risks, (vii) Positive and negative impacts that the proposed activity and alternatives will have on the environment and on the community that may be affected focusing on the geographical, physical, biological, social, economic, heritage and cultural aspects, (viii) The possible mitigation measures that could be applied and level of residual risk, (ix) The outcome of the site selection matrix, (x) If no alternative development footprints for the activity were investigated, the motivation for not considering such, and (xi) a concluding statement indicating the preferred alternatives, including preferred location of the activity.	
h. A plan of study for undertaking the environmental impact assessment process to be undertaken, including – (i) a description of the alternatives to be considered and assessed within the preferred site, including the option of not proceeding with the activity; (ii) a description of the aspects to be assessed as part of the environmental impact assessment process; (iii) aspects to be assessed by specialists; (iv) a description of the proposed method of assessing the environmental aspects, including aspects to be assessed by specialists; (v) a description of the proposed method of assessing duration and significance; (vi) an indication of the stages at which the competent authority will be consulted (vii) particulars of the public participation process that will be conducted during the environmental impact assessment process; and (viii) a description of the tasks that will be undertaken as part of the environmental impact assessment process; (ix) identify suitable measures to avoid, reverse, mitigate or manage identified impacts and to determine the extent of the residual risks that need to be managed and monitored.	Chapter 7
i. An undertaking under oath or affirmation by the EAP in relation to – (i) The correctness of the information provided in the reports, (ii) The inclusion of comments and inputs from stakeholders and I&APs, (iii) The inclusion of inputs and recommendations from the specialist reports where relevant, and	Appendix A

Requirements for a Draft Scoping Report in terms of Appendix 2 of the 2014 NEMA EIA Regulations (GN R326)	Location in this Draft Scoping Report
(iv) Any information provided by the EAP to interested and affected parties and any responses by the EAP to comments or inputs made by interested or affected parties.	
j. an undertaking under oath or affirmation by the EAP in relation to the level of agreement between the EAP and interested and affected parties on the plan of study for undertaking the environmental impact assessment	N/A
k. Any specific information that may be required by the competent authority.	N/A
l. Any other matters required in terms of section 24(4)(a) and (b) of the Act.	N/A

1.3 Project Motivation

The Park will consist of various types of tenants, as well as centralised facilities. The primary objective of the project is to create a positive and sustainable socio-economic impact in the greater area through job creation, community development and sustainable economic growth, and establishing a platform for Agri industrial activity. The development of a Agri Industrial Park could facilitate this platform.

Vrede proves to be technically well located with adequate market interest to make an agricultural industrial park highly feasible. Market assessments showed that various business industries can benefit from the proposed Agri industrial spaces to be provided.

Engagements with various stakeholders and interested parties have proven that a substantive need exists for the following:

-  Retail & Business,
-  Depot,
-  Logistic Hub,
-  Warehouse & Packaging, and
-  Industrial

The key objectives for establishing a Industrial Park include:

-  To promote manufacturing and processing opportunities.
-  To promote enterprise development particularly Small, Medium and Micro Enterprises (SMMEs) and Cooperatives thereby resulting in wealth creation and significant employment creation.
-  To stimulate the economy, alleviate poverty and reduce unemployment within the region.
-  To develop world-class infrastructure required to support the development of the targeted industrial activities.

1.3.1 Need and Desirability

In keeping with the requirements of an integrated Environmental Impact process, the DFFE 7 Guidelines on Need and Desirability (2010 & 2011) were referenced to provide the following estimation of the activity in relation to the broader societal needs. The concept of need and desirability can be explained in terms of its two components, where need refers to time, and desirability refers to place. Questions pertaining to these components are answered in the sections below.

1.3.2 The need for development

There are five key forward planning documents which inform development.

- The National Development Plan (2030);
- Spatial Provincial Economic Development Strategy for the Free State;

- Phumelela Local Municipal Spatial Development Framework (2025);
- Phumelela Local Municipal 2025 IDP.

National Development Plan (2030):

Economic growth in the agro-industrial cluster. This cluster encompasses farming activities, downstream processing of foodstuffs and beverages, and upstream suppliers of inputs into food manufacturing (such as packaging, containers and preservatives) and into farming (such as fertiliser, seed and capital equipment).

Farming is the primary economic activity in the project area. Creating jobs in agriculture is not easy and depends on credible programmes, sound implementation and stronger institutions, including agriculture departments in local and provincial government. Despite the challenges there is an opportunity to promote food production and raise rural income and employment. White commercial farmers, agribusinesses and organised agricultural industry bodies can help to realise these objectives. A significant effort and resurgence in agricultural training is required.

Spatial Provincial Economic Development Strategy for the Free State:

Thabo Mofutsanyana is rich in agricultural production, contributing significantly to provincial and national food security. The district's agricultural sector is diverse, producing specialty fruits like cherries, apples, and other deciduous fruits, as well as staple crops such as maize. Key agricultural centres include Bethlehem, Reitz, **Vrede**, Clocolan, and Ficksburg. This diversity not only supports local economies but also has a high labour absorption rate, which is crucial for addressing unemployment.

The SPEDP identifies Vrede as a Rural Service Centre that should play a Local Agriculture Service Node role. The Kismet Agri-Industrial Park proposal optimises the basic services infrastructure intervention needed for the region.

Phumelela Local Municipal Spatial Development Framework (2025):

Since the 2022 SDF planning, results identified that new industrial areas be stimulated within the Municipal area, and especially at Warden and Vrede. Warden and Vrede are the two towns identified as the main business and administrative hubs of the Municipality.

The proposed establishment of the Kismet Agri-Industrial Park containing general industrial on the property is consistent with the Phumelela Local Municipal Spatial Development Framework.

Phumelela Local Municipal 2025 IDP:

Based on spatial analysis the local municipality agree that the Vrede area presents a large agricultural component within the Municipal area and presents a number of agricultural opportunities. The Kismet Agri-Industrial Park initiative will create one of these opportunities. The IDP states that industries within Vrede town (urban edge) is lacking. The SDF recognise the need for light industrial sites in Vrede. As was said, Vrede is located within the most fertile agricultural areas in the Free State due to soil quality and good climate conditions. The agricultural sector is unique insofar as it has sufficient adaptability to compliment other sectors. One of these is urban agriculture. The farm Kalkoen Krans 272 has been identified by the IDP for use as an area for future agricultural training facilities. The Kismet Agri-Industrial Park is to be located next to portions of the farm Kalkoen Krans 272 and therefore will serve as ideal ground to establish agricultural training facilities as part of its general industrial land uses.

1.3.3 Employment and Skills Transfer

A further principle of proposed developments is that residential and employment opportunities should be promoted in close proximity to or integrated with each other. One of the reasons that the Proponent has identified the site for development is that it is well situated close to Vrede CBD and residential areas, e.g. Thembalihle and the R546 transport road. It represents a logistics and general industrial development well

within commuting distance of nearby residential areas. People from within the nearby residential areas will benefit from employment at the proposed industrial development.

1.3.4 Optimal use of resources

The development will make optimal use of existing resources. The existing road infrastructure will be used to provide access to the development. The development will link into an existing Municipal sewerage treatment works and will link into the existing electricity supply.

2. Project Description

This section provides an overview of the conceptual project design and an overview of the site and technology selection process for the Kismet Agri-Industrial Park as provided by VS AGRI.

The purpose of this chapter is to present sufficient project information to inform the Scoping process in terms of design parameters applicable to the project. It is important to note that the project description details presented in this Draft Scoping Report are preliminary in nature at this early stage of the project life cycle and it is therefore likely that some of the design features, presented herein may change during the detailed design phase. However, the project description (and design) utilised in this Scoping process assumes a worst-case scenario, where the maximum development footprint and requisite infrastructure is considered. **Figure 4** presents the preliminary “footprint” of the proposed facility (bearing in mind that the entire site is to be cleared). Consequently, should any changes in project design be affected; such changes will only serve to reduce the overall infrastructure requirement and / or development footprint.

2.1 Project Site Selection and Overview

Portion of the farm Impala 564 and portion of Portion 5, Portion 8 and the remainder of the farm Kalkoen Krans 272 have been identified as the preferred project site for the development of the industrial Park. The project site falls within the jurisdiction of the Phumelela Local Municipality and the Thabo Mofutsanyana District Municipality. The project site is situated just north-east of Vrede CBD. The Farm Impala 564 is 178.9ha in extent, Portion 5 of Kalkoen Krans 272, 130.9ha, Portion 8 of Kalkoen Krans 272, 71.1ha and RE/Kalkoen Krans 272, 77ha, while the proposed Kismet Agri-Industrial Park requires a development area of approximately 63ha (the development footprint). According to the Spatial Development Framework (SDF) contained within the Phumelela Local Municipality Integrated Development Plan 2025 (IDP), the project site falls inside the urban edge. Access to the project site is obtained via the R546 road which is located on the eastern border of the site.

Table 4: Overview of Project Site

Feature	Detail
Province	Free State Province
District Municipality	Thabo Mofutsanyana District Municipality
Local Municipality	Phumelela Local Municipality
Ward Number(s)	Ward 08
Nearest Town(s)	Vrede
Land Portion(s)	Portion of the farm Impala 564 and portion of Portion 5, Portion 8 and the remainder of the farm Kalkoen Krans 272
SG 21-digit Code(s)	F03700000000056400000, F03700000000027200000, F03700000000027200005 & F03700000000027200008
Title Deed Number	T444/2012 – Re of Kalkoen Krans 272 T444/2012 - Portion 5 of Kalkoen Krans 272 T444/2012 - Portion 8 of Kalkoen Krans 272 T6381/2019 - Impala 564
Size	653.6ha farms size / 63ha development footprint
Registered Owner	Re of Kalkoen Krans 272 – Phumelela Local Municipality Portion 5 of Kalkoen Krans 272 - Phumelela Local Municipality Portion 8 of Kalkoen Krans 272 - Phumelela Local Municipality Impala 564 – Cornel van Basten
Access	Direct access from R546 Provincial Road

Feature	Detail
Land use	Agriculture
Occupancy	Vacant

2.2 Present Land Use

The eastern boundary of the site is defined by the R546 provincial road, which provides primary access to the site. Northern border land uses are active cultivation lands. While the eastern area bordering the site forms the Thembalihle Township.

The site is zoned ‘agriculture’ and has been utilised for cattle grazing. The majority of the site is vacant, however on the southern corner an existing municipal quarry resides. The north-eastern corner of the site is occupied by Saamstaan Voere existing agricultural store facilities. An electricity line servitude crosses the site from south to north. (see **figure 4**)

There is no residential occupation on the site.



Figure 4: Current land uses of the development site (Stadiamaps, 2025/03/07)

2.3 Key Components of an Agri-Industrial Park

The Kismet Agri-Industrial Park will comprise of general industrial zoned erven that will house agricultural related industries.

Land uses identified for the Park include (see **table and figure 5** below):

- 10 General Industrial zoned erven, with dimensions from 3.04ha to 8.96ha in size, and
- A private street, 12m wide, covering approximately 2.75ha.

This EIA is being undertaken without specific technology providers in mind, and therefore EA granted for the project will need to cater for a range of industry profiles. The EIA will be based on the project “envelope” approach, whereby a range of potential project inputs and outputs will be specified (e.g. in terms of maximum project footprint, bulk and scale of structures), and the impact assessment provided for this project envelope. Then provided that the detailed project design is within this envelope, the assessment will remain valid.

In terms of the Phumelela Local Municipality Land Use Scheme of 2022, typical landuses appropriate for General Industrial zoning include:

- Industry;
- Auction Pen;
- Business purposes;
- Funeral parlour;
- Vehicle showroom;
- Motor workshop;
- Commercial use;
- Depot;
- Scrapyard;
- Self-storage;
- Animal establishment;
- Training centre;
- Government purposes;
- Municipal purposes;
- Warehouse; and
- Wholesale warehouse.

Table 5: Detail of proposed land uses

Component	Description / Dimensions	Area
General Industrial	10	57.84ha
Private Street	1	2.75ha

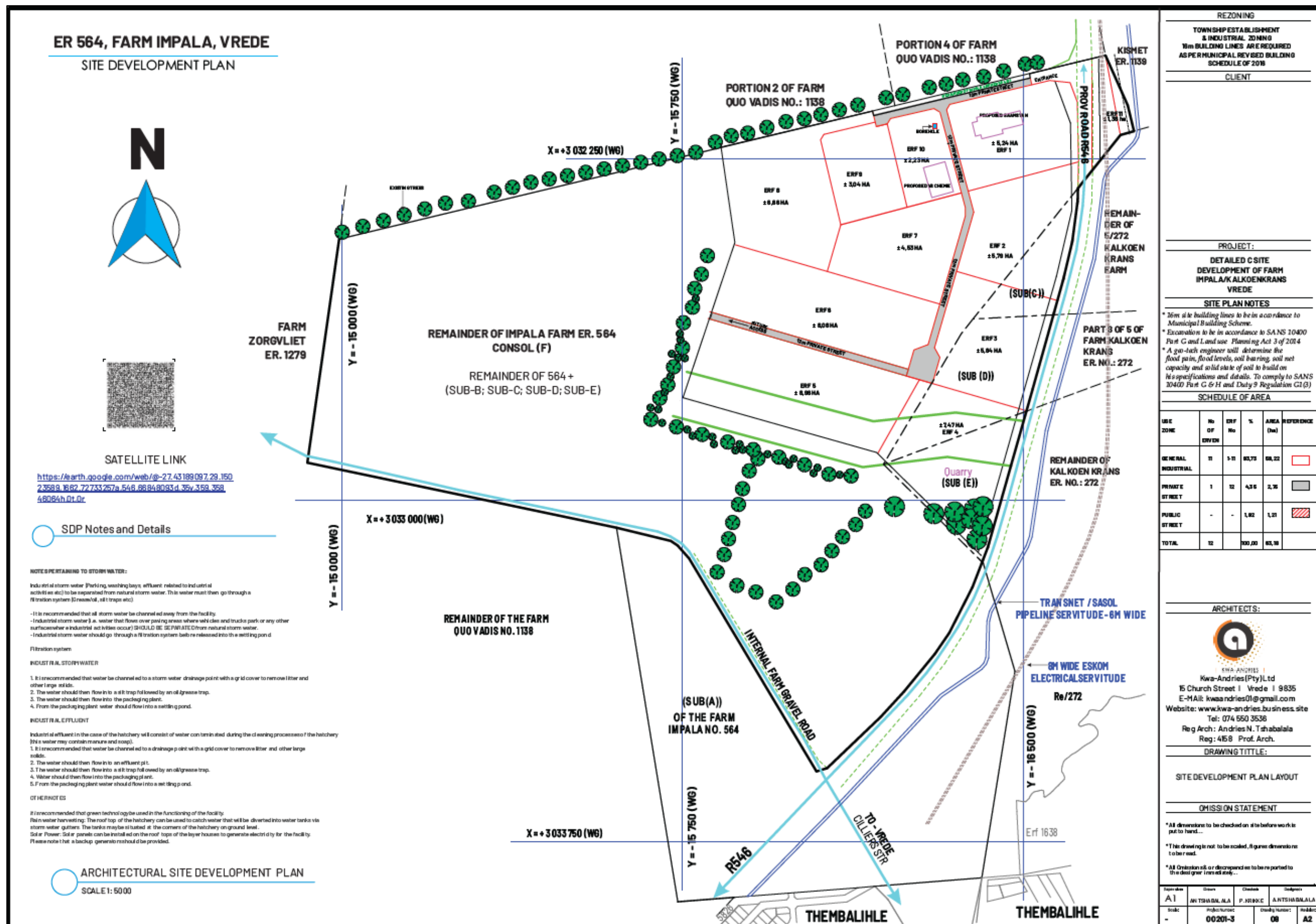


Figure 5: Concept (preferred) layout design

2.4 Associated Infrastructure and Engineering Services

2.4.1 Water

No water services are currently available in the region of the planned Park. Water supply will be for the Proponent, as well as water reserves for fire purposes. The engineering services investigation will confirm water availability through groundwater resources, and associated infrastructure required to clean, store and distribute potable water.

2.4.2 Sanitation

Sewerage and industrial effluent are treated at the Vrede WWTW. It is the intention of this development to connect to the Vrede WWTW. The Local Municipality confirmed capacity at their Works and is in the process of refurbishing the Treatment Works to be fully operational.

The engineering assessment will calculate the peak wet weather sewage discharge from the proposed Park, as well as connection infrastructure required to connect to the Vrede WWTW approximately 1.2km north-east of the development site.

The additional infrastructure required will be:

1. Install a uPVC outfall sewer line from the development site to a bulk Municipal sewer line running parallel to the R546 road.

2.4.3 Electricity

The total estimated load required for the Park development is estimated at 8683.5kVA. For phase 1 of the development, an initial 22kV bulk supply line is required and will tie into the existing Vrede Munic – Steeldrift 22kV Rural feeder. A 22kV overhead line of approximately 450m will therefore be constructed to a new bulk supply point structure to be situated on the development site. A portion of Erf 7 of the Park site is proposed to house utility services.

It should be noted that electricity from Eskom is limited at Vrede Munic Substation with approximately 1MVA available capacity on the 22kV and approximately 3MVA available on the 11kV (Stofberg, 2024).

For Phase 2 and therefore future bulk electricity supply a dedicated 11kV supply overhead line can be constructed.

Installing solar PV systems on commercial and industrial property has become a commonplace practice, given the property investors generally look at the long-term value of their assets. The option of implementing a industrial solar PV system can reduce electricity demand from the grid from 30% at a basic level to 100% if combined with robust battery storage technologies. This source of energy generation will be considered for future electricity demand as developments grow within the Park.

2.4.4 Roads and Stormwater

There is an existing access road that will be used for the proposed development (refer to **Figure 6**). The preferred access onto the local road network will be at this one point:

1. From R564 directly onto the development site.

The above-mentioned road falls under the jurisdiction of the Free State Department of Roads.

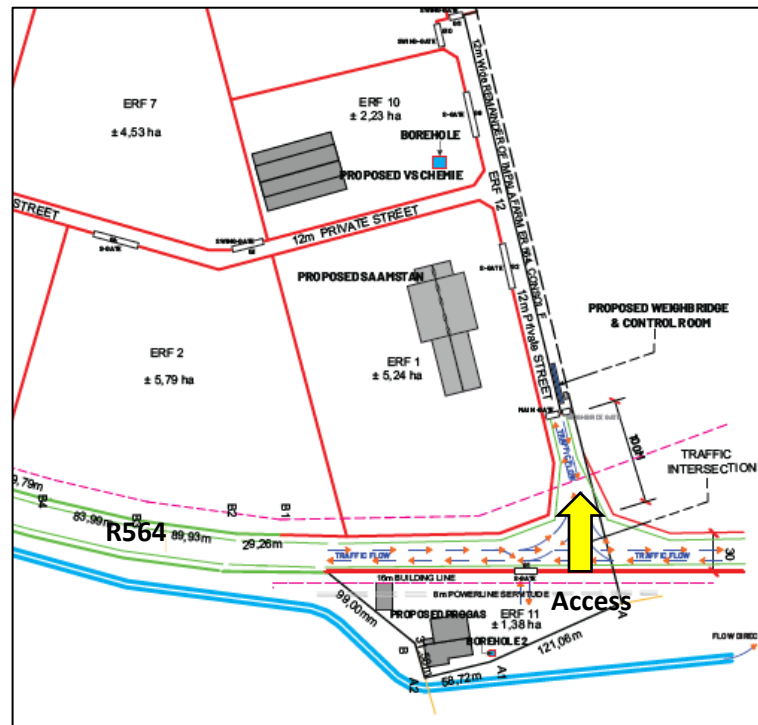


Figure 6: Access road to the development site

A Traffic Impact Assessment will be conducted for the proposed development as part of this EIA process and recommendations on intersection upgrade and design will be implemented by the Proponent.

The proposed 12 wide internal road system will have a dedicated storm water system for stormwater management. The storm water will be kept on the road prism as far as possible before discharging it. The possibility of providing a retention dam to attenuate increased run-off from the development will also be considered.

2.5 Project Development Cycle

2.5.1 Construction

The construction phase will take place subsequent to the issuing of EA. The construction phase is expected to extend over two phases. The construction phase will involve the removal of vegetation cover, transportation of personnel, construction material and equipment to the site, and personnel away from the site. In terms of site establishment, laydown areas will be required at the outset of the construction phase, as well as dedicated access routes from the laydown areas to the working areas.

The laydown areas will be located at the project site. It is expected that the laydown areas will be temporary in nature (for the duration of the construction phase) and will include the establishment of construction site camps (including site offices and other temporary facilities for the appointed Contractors). The laydown areas are expected to cover a maximum area of 500m² to 1ha (depending on the contracting strategy at the time). If the laydown area is located outside of the footprint of the Park, the area will be rehabilitated (i.e. returned to its pre-construction condition) at the end of the construction phase.

All efforts will be made to ensure that all construction work will be undertaken in compliance with local, provincial and national legislation, local and international best practice, as well as the Environmental Management Programme (EMPr). During the construction phase, both skilled and unskilled temporary employment opportunities will be created. It is difficult to specify the actual number of employment opportunities that will be created at this stage, however it is expected that more than 30 opportunities will be created.

2.5.2 Operation

During operation the Park will provide infrastructure to support the development of targeted industrial activities. Enterprises in particular agricultural manufacturing and processing industries will establish within the Park.

2.5.3 Decommissioning

The main aim of decommissioning is to return the land to its original, pre-construction condition. Should the unlikely need for decommissioning arise (i.e. if the Kismet Agri Industrial Park becomes outdated or the land needs to be used for other purposes), the decommissioning procedures will be undertaken in line with the EMPr and the site will be rehabilitated and returned to its pre-construction state.

3. Description of Affected Environment

This Section of the Scoping Report provides an overview of the affected environment. The receiving environment is understood to include biophysical, socio-economic and heritage aspects which could be affected by the proposed development or which in turn might impact on the proposed development.

This information is provided to identify the potential issues and impacts of the proposed project on the environment. The information presented here has been sourced from:

- Scoping input from the specialists that form part of the project team;
- Review of information available on the South African National Biodiversity Institute (SANBI) Biodiversity Geographical Information System (BGIS) and Agricultural Geo-Referenced Information System (AGIS);
- DEFF Screening tool; and
- Phumelela Local Municipality, Thabo Mofutsanyana District Municipality IDPs and the Free State PSDF.

It is important to note that this chapter intends to provide an overview and does not represent a detailed environmental study. Detailed studies focused on significant environmental aspects of this project within the development footprint of the project will be provided during the EIA Phase.

3.1 Biophysical Environment

3.1.1 Climatic Conditions

The rainfall of the region peaks during the summer months and the Mean Annual Precipitation (MAP) of the area is approximately 849 mm (www.climate-data.org). The maximum average monthly temperature is approximately 19.4°C in the summer months while the minimum average monthly temperature is approximately 9.3°C during the winter (www.climate-data.org). Maximum daily temperatures can reach up to 25.4°C in the summer months and dip to as low as 1.7°C during the winter (www.climate-data.org).

3.1.2 Topography, Geology and Soils

The investigated property is irregular in shape and is mostly covered by veld grass and scattered small to large Eucalyptus trees along the boundaries of the property. No rock outcrops were visible on site whilst isolated hard sandstone and dolerite boulder outcrops were observed at the central part of the property. Hard dolerite boulder outcrops were also observed along a ridge immediately east of the old existing borrow pit on Erf 04.

The south-eastern corner of the site contains an old existing borrow pit which has been mined to a depth of between 6m and 10m below natural ground surface level. The residual dolerite mined from the old borrow pit was probably used in roads, pavements and platform construction in the town of Vrede and its surroundings. This area is therefore dominated by disturbed ground, and it seems that mining commenced to the interface of the weathered and slightly weathered medium hard rock dolerite. The latter material could probably not be removed/borrowed by conventional earth moving machines. The jointing of the dolerite rock mass is evident from the open cuttings at the old borrow pit and it seems that the jointing is generally vertically too sub-vertically orientated.

The site contains a plato along the central part striking in a south-west to north-eastern direction whilst the property falls in a northern and north-western direction north of the plato and in a south-eastern to eastern direction to south/east of the plato. The steepest slopes at the site occur at Erf 03 and Erf 04 towards the east and north-east of the borrow pit. Drainage takes place by means of sheetwash towards the low-lying areas such as the latter erven.

According to Mucina & Rutherford (2006) the geology of the landscape and associated vegetation type can be described as the following:

Mudstone or shale with sandstone of the Adelaide subgroup with Jurassic Karoo dolerite intrusions. Soils are Glenrosa, Bonheim and Avalon, with Mayo forms dominating the outcrops and slightly elevated areas. Sepane, Arcadia and Rensburg forms dominate the moist bottomlands. Most of the area is classified as Ea landtype while the rest is Ca.

In terms of soil structures, the study area is underlain by a thin to moderate horizon of transported sandy and clayey soils overlying generally sandy and gravelly residual dolerite or isolated areas of silty residual shale or sandy residual sandstone. The transported and residual soils are underlain by mostly dolerite bedrock and in scattered areas by shale and sandstone. The latter sediments belong to the Normandien and Estcourt Formations of the Adelaide Subgroup, Beaufort Group, Karoo Supergroup whilst the dolerite belongs to the Post Karoo Supergroup.

The site has been apportioned into three prominent material zones, Soil **Zone "A"** to **"C"**.

Soil Zone "A" covers the largest part of the site and is covered by a thin horizon (0,3m to 0,6m thick) of black highly expansive colluvial clay or dark brown clayey sand overlying thin to moderate horizons of *dense to very dense* sandy or gravelly residual dolerite or *dense/stiff* residual sandstone/shale over weathered *very soft to medium hard rock* dolerite/sandstone/shale bedrock.

Soil Zone "B" covers the south-western and north-eastern corners of the property and is characteristic by a thin horizon (0,2m to 0,6m thick) of dark brown clayey sand colluvium overlying a moderate horizon (0,4m to 1,0m) of dark greyish brown highly expansive clayey/silty colluvium or highly active clayey silt residual dolerite/residual interbedded sandstone and shale over dense to very dense sandy residual dolerite over weathered very soft to soft rock dolerite/shale bedrock. The erven effected by this soil zone includes the western part of Erf 05 and the southern part of Erf 09.

Soil Zone "C" covers the south-eastern corner of the property and is characteristic by an old borrow pit typically characterized as disturbed ground.

3.1.3 Vegetation Type

According to SANBI (2006-2019), the entire assessment area falls within the Frankfort Highveld Grassland vegetation type (Gm 6), which is characterised by slightly undulating and undulating grassland terrain mainly dominated by *Eragrostis* spp. and *Themeda triandra*. This vegetation type is classified as Least Concerned (SANBI, 2006-2019).

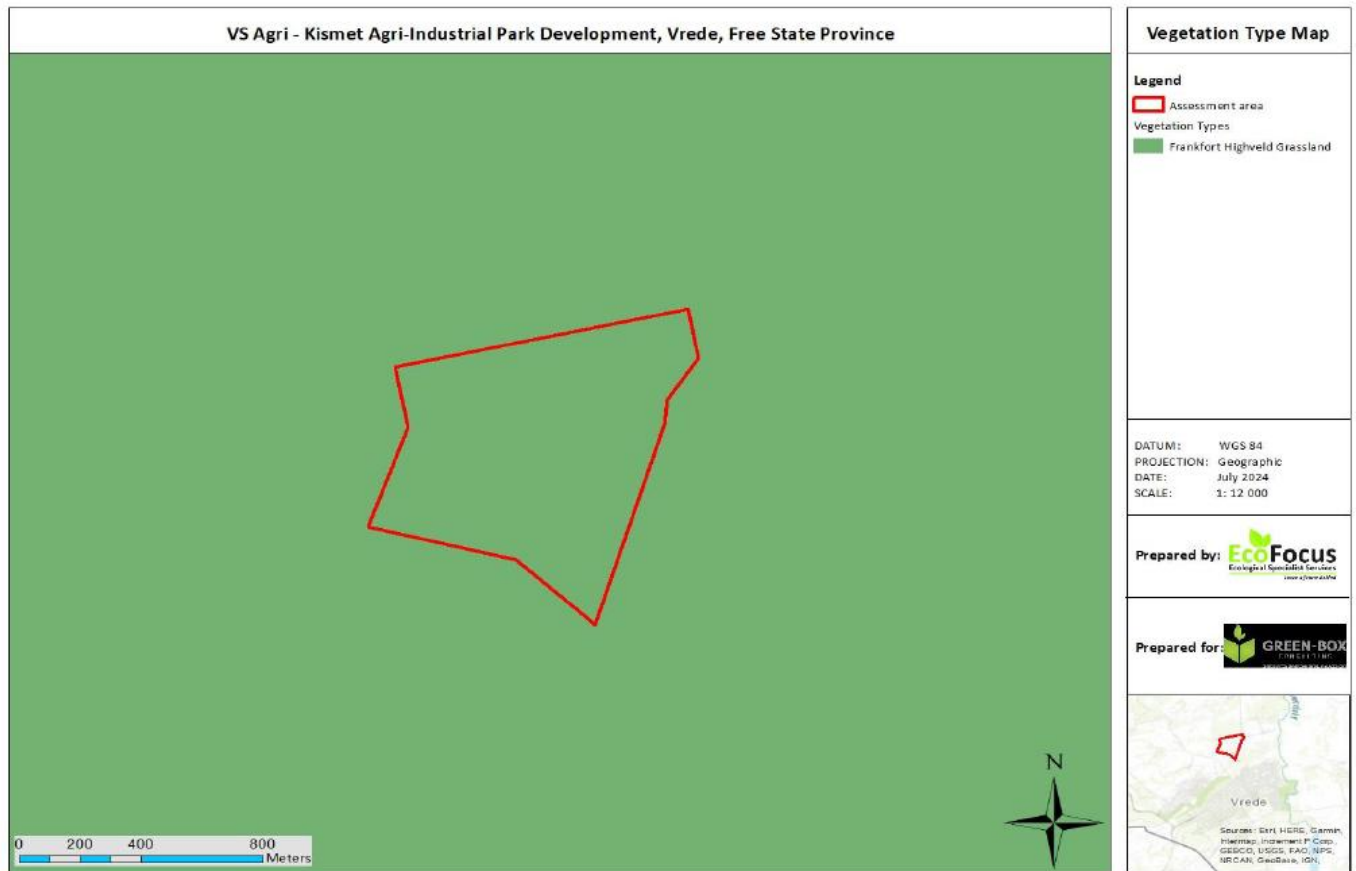


Figure 7: Vegetation map illustrating the vegetation type associated with the assessment area

3.1.4 Provincial Biodiversity Status

Virtually the entire assessment area is categorised as Ecological Support Area two (ESA 2), according to the Free State Provincial Spatial Biodiversity Plan (Collins, 2019), which sets out biodiversity priority areas in the province. This ESA 2 classification is as a result of the area falling within the home range of a known roosting site of the Nationally Least Concerned Red Listed bird species *Falco naumanni* (Lesser Kestrel).

Merely a narrow linear section along the central-eastern and south-eastern boundaries of the assessment area is categorised as Ecological Support Area one (ESA 1), according to the Free State Provincial Spatial Biodiversity Plan (Collins, 2019). This ESA 1 classification is as a result of the area falling within the habitat of the Nationally Endangered Red Listed mammalian/deer species *Ourebia ourebi ourebi* (Oribi). The nearest recorded siting is however situated in excess of 40 km away from the assessment area.

ESA's are areas that must be maintained in at least fair ecological condition (semi-natural/moderately modified state) in order to support the ecological functioning of a Critical Biodiversity Area (CBA) or protected area, or to generate or deliver ecosystem services, or to meet remaining biodiversity targets for ecosystem types or species when it is not possible or not necessary to meet them in natural or near-natural areas (Collins, 2019).

See conservation status maps below.



Figure 8: Provincial biodiversity status map illustrating the provincial biodiversity statuses/categories associated with the assessment area

3.1.5 Water Catchment- and Drainage

The assessment area falls within the Upper Vaal Water Management Area (WMA 08). A small local slightly elevated linear topographic highpoint/ridge apex traverses the centre of the assessment area and roughly lies in an east-west direction. It acts as a natural local linear surface water runoff- and drainage/watershed separator, between the areas situated north and south of the linear highpoint/ridge apex, respectively. It furthermore also constitutes the watershed boundary between the C13G (south) and C13H (north) quaternary surface water catchment- and drainage areas. The assessment area and surrounding landscape therefore generally slopes slightly to moderately either towards the south or north, depending on which side of the linear highpoint/ridge apex the specific area is situated. The assessment area is furthermore also situated in the C13G and C13H - 2156 Sub Quaternary Reach (SQR), within the Highveld Ecoregion (11).

Watercourse Baseline Information

According to the available desktop water catchment and drainage data of the latest South African National Biodiversity Assessment of 2018 (Van Deventer et al., 2019), there are no significant natural perennial watercourses, -wetlands or -salt pans of which the regulated areas fall within the assessment area. A very small ephemeral preferential water flow path/drainage line commences directly inside the central-western boundary of the assessment area and continues in a north-westerly direction until it discharges into a subsequent flow path/drainage line. A second small first-order ephemeral preferential water flow path/drainage line historically traversed the south-eastern portion of the assessment area and used to continue in an easterly direction. A significantly sized gravel borrow pit however currently occupies the majority of this area, which has virtually

completely destroyed this previously existing flow path/drainage line. A small earth dam was also anthropogenically constructed during the period between 2019 and 2020, at the origin of the historical flow path/drainage line directly adjacent outside the central-southern boundary of the assessment area, which appears to artificially dam-up/intercept the majority of its natural surface water flow during seasonal rainfall events.

According to the National Freshwater Ecosystem Priority Areas Database (NFEPA, 2011), the portion of the C13G and C13H - 2156 Sub Quaternary Reach (SQR) associated with the assessment area, does not fall within any Freshwater Ecosystem Priority Area (FEPA), Fish Support Area, -Sanctuary, -Corridor or -Rehabilitation Area. No populations of conservationally significant threatened fish species have been recorded throughout the assessment area or local downstream region or are expected to specifically utilise the assessment area as refuge or for breeding, foraging and/or persistence purposes. These factors all significantly reduce the aquatic conservational significance/value of the area.

The assessment area however falls within an Upstream Management Area, which slightly increases the aquatic conservational significance/value of the area.

See desktop water catchment and drainage map data below.

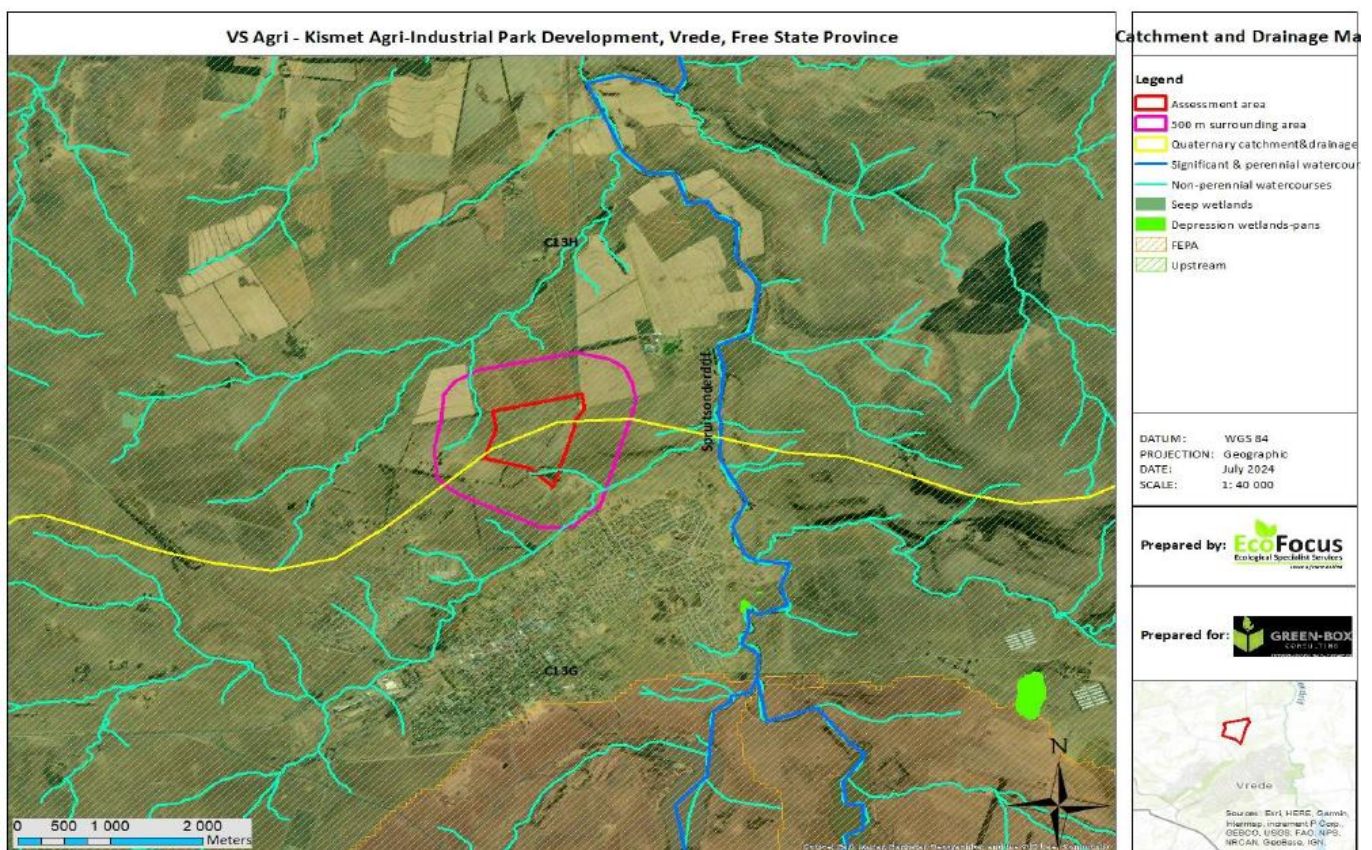


Figure 9: Water catchment and drainage map illustrating the main watercourses, wetlands/pans, quaternary surface water catchment- and drainage area as well as the Upstream area associated with the assessment area

Preferential Water Flow Paths/Drainage Lines

The first very small ephemeral preferential water flow path/drainage line possesses a very small and confined upstream surface water catchment area. It consequently merely assists with channelling very low volumes of

surface water runoff during seasonal rainfall events. It is therefore evident from a hydrological perspective, that the flow path/drainage line does not constitute an important component of the local and broader quaternary surface water catchment- and drainage area.

The flow path/drainage line does not possess a distinct active streamflow channel but rather constitutes a merely slight linear depression in the landscape. Due to its very small size along with the ephemerality and associated lack of continuous natural surface water flow through the local area, the flow path/drainage line possesses no distinct or ecologically important semi-aquatic/riparian habitat or any significant variation in vegetation species composition or -structure, relative to the surrounding terrestrial landscape.

The flow path/drainage line is in a reasonably natural to merely slightly disturbed sub-climax ecological state, mainly as a result of surrounding farm management activities.

The historical second small first-order ephemeral preferential water flow path/drainage line possesses a small upstream surface water catchment area. Merely limited low-volume and fragmented surface water runoff/flow still continues through the borrow pit area associated with the historical flow path/drainage line, during seasonal rainfall events. Such runoff then continues through a significantly sized culvert underneath the R546 provincial road, which allows for surface water flow under-through the road from the west towards the east. It is therefore evident from a hydrological perspective, that the historical flow path/drainage line does not constitute an important component of the local and broader quaternary surface water catchment- and drainage area. The flow path/drainage line consequently possesses no aquatic ecological value/significance.

It must be noted that the entire south-eastern portion of the assessment area associated with the borrow pit, will be completely excluded from the proposed development.

3.1.6 Terrestrial Environment

The majority of the assessment area is currently undeveloped and constitutes a medium-height terrestrial grassland habitat with a well-represented forb layer. This entire grassland habitat is however situated on old historically cultivated agricultural croplands. In spite of these historical cultivation activities, the ecological condition of the grassland habitat appears to have recovered reasonably favourably over time. The area is however currently still in a slightly disturbed sub-climax ecological state.

The grassland habitat is mainly dominated by the robust/resilient Increaser 2 type grass species *Eragrostis curvula* (Van Oudtshoorn, 2022) as well as the Increaser 1 type grass species *Cymbopogon pospischilii* and *C excavatus* (Van Oudtshoorn, 2022), while the Increaser 2 type grass species *Aristida bipartita*, *Eragrostis chloromelas* and *E plana* (Van Oudtshoorn, 2022) are also well-represented. Dense patches of the desired palatable Decreaser type climax grass species *Themeda triandra* (Van Oudtshoorn, 2022) are also sparsely present throughout the grassland habitat. The grass species *Aristida junciformis*, *Elionurus muticus*, *Eragrostis gummiflua*, *E superba*, *Helictotrichon turgidulum*, *Heteropogon contortus*, *Hyparrhenia hirta* and the sedge species *Cyperus sphaerospermus* were also found to be present but to a lesser extent. This dominance of hardy Increaser 2 type- and Increaser 1 type grass species along with the merely sparse patchy representation of desired palatable Decreaser type climax grass species (Van Oudtshoorn, 2022), confirms the disturbed sub-climax ecological state of the grassland habitat.

The forb species *Anthospermum rigidum*, *Geigeria aspera*, *Jamesbrittenia aurantiaca*, *Plantago longissima*, *Selago densiflora*, *Senecio affinis*, *Wahlenbergia grandiflora* as well as the provincially protected species *Helichrysum psilolepis* and *H rugulosum* are all well-represented throughout the grassland habitat. The forb species *Berkheya radula*, *B rigida*, *Conyza bonariensis*, *C podocephala*, *Gomphocarpus fruticosus*, *Haplocarpha lyrata*, *Hermannia*

depressa, *Hibiscus marlothianus*, *Indigofera hedyantha*, *Ledebouria ovatifolia*, *Nidorella anomala*, *Polygala hottentotta*, *Scabiosa columbaria*, *Striga bilabiata*, *S. elegans*, *Xysmalobium undulatum* as well as the provincially protected species *Gladiolus sericeovillosus* and *Helichrysum nudifolium* were also found to be present but to a lesser extent. The legally declared alien invasive species *Cirsium vulgare* and *Verbena bonariensis* (both Category 1b) were merely found to be very sparsely present throughout the grassland habitat.

Individuals of the undesired indicator species of bush encroachment *Seriphium plumosum* were also found to be very sparsely present throughout the grassland habitat, while merely a single small shrub individual of the legally declared alien invasive species *Pyracantha* sp. (Category 1b) is present inside the north-western boundary of the assessment area.

Linear tree windrows are extensively established around the outer perimeter of the assessment area along the northern, western and southern boundaries. Another fragmented portion of windrow also traverses the central-eastern portion of the assessment area in a south-westerly to north-easterly directly. These windrows almost exclusively consist of the legally declared alien invasive species *Eucalyptus* spp. (Category 2 for the western and southern windrows but not listed as invasive for the northern and central-eastern windrows due to their presence being within the historically cultivated lands and also being at least 50 m away from any untransformed land). Merely two individuals of the legally declared alien invasive species *Pinus pinaster* (Category 1b) form part of the central-eastern windrow.

3.1.7 Flora

The provincially protected species *Helichrysum psilolepis* and *H. rugulosum* are well-represented throughout the grassland habitat. The provincially protected species *Gladiolus sericeovillosus* and *Helichrysum nudifolium* were also found to be present but to a lesser extent.

No Red Data Listed-, nationally protected- or other provincially protected aquatic or terrestrial plant species or any other aquatic or terrestrial plant species of conservational significance/value, were found to be present throughout the assessment area, during the site assessment.

Due to the slightly disturbed ecological state of the grassland habitat, the assessment area is reasonably representative/reminiscent of the natural sub-climax state of the relevant Frankfort Highveld Grassland vegetation type (Gm 6). The proposed development will consequently result in the loss of a small portion of this vegetation type and Ecological Support Area two (ESA 2) associated with the home range of a Nationally Least Concerned Red Listed bird species. The vegetation type is however classified as Least Concerned (SANBI, 2006-2019) and the assessment area merely forms a minor portion of the Least Concerned avifaunal home range. The assessment area also does not house any locally distinct or conservationally important habitat features or plant species communities or -populations. The local surrounding landscape is furthermore also highly fragmented, from an ecological connectivity and -functionality perspective due to the extensive existing residential, industrial and commercial transformation associated with the town and its township as well as historical and existing agricultural cropland cultivation transformation.

These factors all significantly reduce the terrestrial and plant species conservational significance/value of the area. It is consequently not anticipated that the proposed development of the assessment area would pose any significant risk to achieving and maintaining national and/or provincial conservation- and persistence targets of the area or to the continued ecological functionality and -integrity of the local surrounding landscape.

3.1.8 Fauna and Avifauna

No individuals, nests or any other evidence associated with the presence of these species was observed throughout the assessment area, during the site assessment.

According to the IUCN Red List of Threatened Species (<https://www.iucnredlist.org>), the first species inhabits open landscapes ranging from open plains and grasslands to lightly wooded savannah, but is also found in agricultural areas and sub-desert. While it is nomadic, individuals living in the moist grassland biome are less likely to be nomadic, but will travel significant daily distance while foraging. This species typically nests in a flat-topped Acacia/Vachellia or other thorny trees/shrubs, where it constructs a flattened stick structure. No flat-topped woody component which could serve as suitable nesting habitat/sites for this species, is present throughout the assessment area. No nest was observed specifically within the identified single small *Pyracantha* sp. shrub individual within the assessment area, which is often utilised/preferred by this species for nesting purposes. This single shrub individual is not of adequate size for proper/protected nesting purposes, and it is therefore also not expected to be utilised by this species. The assessment area however still provides suitable foraging habitat for this species.

Due to the lack of suitable perennial aquatic habitat/watercourses throughout- or in immediate proximity to the assessment area required by the second species, the realistic chance/possibility of this species potentially occurring throughout the assessment area is highly improbable. It is anticipated that this species would rather prefer to utilise the less disturbed aquatic habitat provided by the Spruitsonderdrif Spruit to the east.

According to the IUCN Red List of Threatened Species (<https://www.iucnredlist.org>), the third species is a cliff-nester that breeds in open areas of mountain faces as well as river gorges and sometimes around waterfalls. The species requires steep safe, undisturbed cliffs. No such suitable habitat is however present throughout- or in immediate proximity to the assessment area. The presence of this species is therefore also highly improbable.

The assessment area does not fall within any Important Bird Areas (IBA) as per the latest IBA map obtained from the Birdlife SA website (<https://www.birdlife.org.za/what-we-do/important-bird-and-biodiversity-areas/media-and-resources/#1553597171790-6f83422a-a731>). Only common local resident bird species/nests were found to be present throughout the assessment area.

3.2 Archeology, Palaeontology and Cultural Heritage

The archaeological landscape of the region is characterized by large numbers of Iron Age settlements that were built largely of stone. In addition, rock paintings have been recorded in the Vrede district on the farms Boschfontein 262 and Stille Woning 365. The type site of Iron Age settlements in the region is named after Ntsuanatsatsi hill, the legendary place of origin of the Fokeng people, which is situated between Frankfort and Vrede (Type site OU1, farm Helena, Maggs 1976). Type N settlements are the oldest Iron Age settlements from the north-eastern corner of the Free State with radiocarbon dates going back to between the 15th and 17th century A.D. Type N settlement units are characterized by primary enclosures arranged in a ring linked by secondary walling thus forming a large secondary enclosure in the middle. Type N settlements subsequently led to Type V settlement units (Type site OO1 Makgwareng, Lindley District), after the former were replaced or converted into a new settlement pattern (Maggs 1976) (Fig. 9). Type V settlements spread out further to the south and east, but did not extend further than the Vet River and the Drakensberg escarpment.

Site assessment indicated that Potentially fossil-bearing bedrock (Normandien Formation) and intrusive dolerites are largely covered by Quaternary-age residual soils (topsoils), with visible outcrops at the southeastern boundary of the site.

There is no evidence of intact or capped Stone Age artefacts, Iron Age structures or Quaternary fossils within the confines of the footprint. There are no indications of prehistoric structures or rock engravings within the footprint area. There is also no evidence of informal graves or historical structures older than 60 years within the confines of the footprint.

3.3 Socio-Economic Environment

Phumelela Local Municipality (FS195) sits in the Thabo Mofutsanyana District of the Free State and includes the towns of Vrede, Warden, and Memel across a largely rural, agriculture-driven landscape. Vrede lies in the north-eastern Free State near the Mpumalanga border, positioned along key regional routes that connect to the N3 corridor, Johannesburg, Durban, and Mbombela—shaping both logistics and market access for local production. The municipality spans roughly three-quarters of the district’s area and features undulating Highveld terrain around Vrede, with low mountains toward Memel, and significant portions of the population residing on farms.

Demographic baseline

Phumelela’s population is in the low 50,000s, with slow positive growth and a predominantly working-age structure. In 2022, population was 52,224, up from 50,054 in 2016 and 47,772 in 2011, with a per-annum growth rate around 0.87% in recent years. Forecast modeling around 2021 places the population near 49,680, consistent with modest growth and low population density in a dispersed rural setting.

- **Age structure:** Under 15: 27.1%; 15–64: 66.1%; Over 65: 6.8% (2022), indicating a moderate dependency ratio (51.3 per 100 working-age persons).
- **Households:** 15,605 households (2022) with average size 3.3; formal dwellings increased to 82.9% (from 69.6% in 2016).
- **Education and literacy:** Adult literacy around 62%, mean years of schooling ~7.0, with “no schooling” among those 20+ at 6.9% (2022).
- **Health and life expectancy:** Life expectancy around 59–61 years (indicative model values).
- **Spatial:** About 38% of residents live on rural farms; Vrede shows the slight edge in urban concentration within the municipality. (Sources: [Municipalities of South Africa BI Portal](#) phumelela.fs.gov.za)

Table 6: Population and household’s table

Metric	2011	2016	2022
Population	47,772	50,054	52,224
Under 15 (%)	31.7	28.9	27.1
15–64 (%)	62.3	65.5	66.1
65+ (%)	6.0	5.6	6.8
Dependency ratio	60.5	52.7	51.3
Households	12,888	14,586	15,605
Avg household size	3.7	3.4	3.3
Formal dwellings (%)	73.0	69.6	82.9

Sources: [Municipalities of South Africa](#)

Table 7: Services and living conditions (indicative model values)

Service indicator	Value
Electricity access	75.4%
Sanitation access	62.7%
Waste removal	65.6%
Water: inside dwelling	7.1%
Water: in yard	13.9%
Dwelling type: formal	73%
Dwelling type: traditional	10%
Dwelling type: informal	17%

Sources: [BI Portal](#)

Age structure pie chart (2022)

- Under 15 (27.1%)
- 15–64 (66.1%)
- 65+ (6.8%)

Institutional profile

Phumelela is a Category B municipality in the Thabo Mofutsanyana District, with MDB code FS195, and is the largest by area in the district. Governance spans eight wards and includes the former TLCs of Vrede, Warden, and Memel. Its administrative footprint covers approximately 7,531–7,602 km², reflecting minor variations across planning documents over time. Vrede serves as a key administrative and service node, with municipal offices in town and connectivity across the regional road network.

Institutional indicators show challenges typical of rural municipalities: historic audit outcomes requiring improvement, low vacancy rates in some periods, and a focus on indigent support and basic service delivery. Modelled data around 2021 notes an outstanding audit outcome flag and ~4.3% vacancy rate, highlighting capacity and compliance pressures common in the sector.

Table 8: Institutional summary table

Attribute	Detail
Category	B (local municipality)
District	Thabo Mofutsanyana (Free State)
MDB code	FS195
Number of wards	8
Area coverage	~7,531–7,602 km ²
Administrative towns	Vrede, Warden, Memel

Sources: phumelela.gov.za phumelela.fs.gov.za municipalitiessouthafrica.com

Economic activities

Agriculture anchors the local economy, particularly maize and animal (livestock) production around Vrede and surrounding rural areas. Vrede’s fertile Highveld soils and its location near major routes (N3, R102 to Warden and Harrismith, Volksrust–Newcastle road) support farm-to-market linkages, inputs supply, and transport services, which also spill over into small business ecosystems (agro-dealers, logistics, repair services). Modelled gross domestic product (regional) is roughly R2.972 billion, with GDP per capita around R59,815 and an estimated 13,193 jobs, reflecting a concentrated but modest rural economy susceptible to commodity cycles and service delivery constraints.

Labour market data indicates unemployment around 12.8% (modelled) with youth unemployment historically higher; official 2011 metrics recorded 25.3% unemployment and 34.6% youth unemployment, showing long-term structural pressure despite short-term variations across datasets and methodologies.

Table 9: Economic indicators table

Indicator	Value
GDP (total)	R2.972 billion
GDP per capita	R59,815
Jobs (approx.)	13,193
Unemployment (modelled)	12.8%
Indigent households	1,211

Sources: [BI Portal](#)

Sectoral focus around Vrede

- **Primary agriculture:** Maize cultivation, beef and mixed livestock; seasonal labour demand and input costs drive volatility.
- **Agri-services and logistics:** Storage, transport along N3 and regional routes, equipment maintenance, and local retail supporting farms.
- **Tourism and conservation (smaller base):** Scenic landscapes around Memel and Vrede offer niche eco-tourism potential, though limited scale compared to agriculture.

Vrede in context

Vrede (“at peace”) is situated ~20 km east of the N3 in the north-eastern Free State, close to the Mpumalanga border. It is ~220 km from northern Johannesburg and ~30 km from Cornelia on the R102 to Warden and Harrismith, with connectivity to Volksrust–Newcastle and the broader Drakensberg corridor. This location positions Vrede as a service hub for surrounding farms and a waypoint for regional trade and mobility, which shapes local business patterns and public services demand. Terrain around Vrede is strongly undulating Highveld, consistent with productive dryland farming and pasture systems; settlement is mixed, with Vrede showing relatively higher urban concentration compared to other nodes in Phumelela.

Community-facing institutional activity in Vrede includes municipal administration, local outreach (e.g., small business support drives), and coordination with agri stakeholders—illustrating the town’s role as a convening point for public-private initiatives linked to agriculture and services delivery.

Table 10: Vrede location and connectivity table

Attribute	Detail
Position	NE Free State, near Mpumalanga border
Distance to JHB (north)	~220 km
Nearest major corridor	~20 km east of N3
Regional links	R102 to Warden/Harrismith; Volksrust–Newcastle road

Sources: phumelela.gov.za

Key socio-economic challenges and opportunities

- **Challenges:** Rural service delivery gaps (water inside dwellings, sanitation coverage), skills constraints, audit and compliance pressure, and exposure to agricultural price/weather volatility. Low urban density complicates economies of scale for infrastructure provision and maintenance.
- **Opportunities:** Agricultural productivity gains (maize and livestock), logistics advantage via proximity to the N3 and regional roads, formal housing improvements, and targeted support for local SMMEs and agro-services. Niche tourism and conservation can diversify income, albeit from a small base.

4. Assessment of potential impacts

The purpose of this chapter is to present a synthesis of the key issues and potential impacts that have been identified thus far as part of the Scoping Process. These issues and impacts have been identified via the environmental status quo of the receiving environment (environmental, social and heritage feature present on site) (discussed in Section 3 of this Scoping Report), a review of environmental impacts from other similar projects and input from specialists that form part of the project team. The Terms of Reference for the specialist studies that have been deemed necessary, based on the relevant issues and impacts discussed within this chapter, are incorporated into the Plan of Study for the EIA (discussed in chapter 6).

4.1 Potential Impacts

The potential impacts of the predominant phases of the proposed development (i.e. construction and operation) are identified, described in this chapter. The majority of the environmental impacts are expected to occur during the construction phase for an industrial park of this nature.

4.1.1 Biodiversity Impacts

The mechanical clearance associated with the proposed development, will only transform existing surface vegetation within the internal access, landuse erven and associated infrastructure footprints. The following impacts are anticipated during the construction phase:

-  Habitat destruction due to the removal and damage of vegetation through soil stripping;
-  Vegetation may be impacted through removal and site disturbances due to the construction activities, leading to shifts in vegetation community and habitat unit structures;
-  The movement of heavy machinery will result in soil compaction that will modify habitats, destroy vegetation and inhibit re-vegetation;
-  Erosion of stockpiled topsoil and the disturbance of soils due to vegetation stripping will lead to habitat inundation; and
-  Vegetation removal and associated habitat destruction would lead to habitat loss for avifauna.

Positive impacts on the quality of land systems will also be considered during the EIR phase.

The construction phase is a relatively short-term undertaking, although “intensive” in terms of the rapid physical changes that arise on site. The operational phase is more benign in nature, with limited staff and minor activity in and around the proposed development area. Given this, it is expected that the following impacts of an ecological nature may arise during the construction and operational phases.

Construction Impacts

Terrestrial impacts-

-  Ousting of fauna through increased anthropogenic activities and general change in habitat;
-  Increased electrical light pollution leading to changes in nocturnal behavioural patterns amongst fauna;
-  Changes in soils on account of excavation and import of material, leading to alteration of plant communities and fossorial species in and around these points.

Operation

Terrestrial impacts-

- Alteration of ecological processes on account of the exclusion of certain species inherent to the functional state of land within the development site i.e. larger fossorial species and predators will be excluded from the facility site by virtue of its fencing, generally leading to possible variations in populations of other species that remain within the site, with concomitant ecological change.

4.1.2 Soil/Land Impacts

Construction & Operation Impacts

- Loss of agricultural land use due to direct occupation by the infrastructural footprint of the development for the duration of the project. This will take affected portions of land out of agricultural production.
- Soil erosion by wind or water due to alteration of the land surface characteristics. Alteration of surface characteristics may be caused by construction related land surface disturbance, vegetation removal, and the establishment of hard standing areas, surfaces and roads. Erosion will cause loss and deterioration of soil resources and may occur during all phases of the project.
- Degradation of veld vegetation beyond the direct facility footprint due to constructional disturbance and potential trampling by vehicles.
- Loss of topsoil due to poor topsoil management (burial, erosion, etc.) during construction related soil profile disturbance (levelling, excavations, road surfacing etc.) and resultant decrease in that soil's.

All the above impacts are local in extent and confined to the site. The significance of potential agricultural impacts is influenced by the extremely limited agricultural capability of the site, with no cultivation on it. None of the above impacts are therefore likely to be of high significance. Mitigation measures can also be put in place to reduce the significance of many of these impacts.

4.1.3 Hydrological Impacts

During the construction phase, there are a number of possible sources of water pollution. The following impacts are considered:

Construction Impacts:

- Water may be illegally abstracted from water bodies for construction activities such as dust suppression;
- Servitude clearing would increase surface water runoff;
- Soil erosion from clearing would increase sedimentation in drainage lines and water courses;
- Landscaping may have an indirect impact on the existing drainage lines and dry water courses by causing increased run off, erosion and limited seepage.
- Formation of new drainage lines may also take place due to obstructions to water flow.

Operation during routine maintenance, water may be impacted by the following:

- Surface clearing would increase surface water runoff and sedimentation in local water bodies;
- Spills of materials such as oil and other industrial chemicals would result in a deterioration of water quality of the water sources identified in and surrounding the development site;
- Waste material may be dumped in local water bodies.

4.1.4 Heritage and Archaeological Impacts

Significant impacts to heritage resources are likely to be limited to archaeological resources these area however covered by Quaternary-age residual soils. Surface archaeological sites tend to be very easy to record and sample and, as such, mitigation could be very easily affected should this be required. Based on desktop research as well as a field investigation undertaken by the specialist in the scoping phase, no evidence of intact or capped Stone Age

artefacts, Iron Age structures or Quaternary fossils within the confines of the footprint were noted. There are no indications of prehistoric structures or rock engravings within the footprint area. There is also no evidence of informal graves or historical structures older than 60 years within the confines of the footprint.

Construction and Operational impacts:

-  General cutting and filling; and
-  Foundation excavations;
-  Direct disturbance and/or destruction of archaeological material;
-  Direct impacts to the landscape through introduction of industrial type facilities.

4.1.5 Visual Impacts

Visual intrusion is highly dependent on the type of industries to establish and the surroundings of the proposed park. The industrial park will be located in an area that is characterised of grass veld cultivated surrounding lands and bordered on the east by medium density residential dwellings. The establishment of the Park will therefore result in a visual intrusion for the motorists, pedestrians and residents. The extent, magnitude and cumulative impacts will be assessed.

Construction impacts:

-  Change of the visual character of the site and this could affect the aesthetics and sense of place of the region;
-  Light pollution due to operational, safety and security lighting of the industrial facilities at night.

Operation

-  Potential visual intrusion of tall, relatively large structures on the existing views of sensitive visual receptors; and
-  Potential impact of night lighting of the development on the relatively dark rural nightscape.

4.1.6 Regional Economy and Employment

There will be employment and business opportunities for both regional and local residents and businesses during the construction and operational phases. The strategy to be adopted when employing should be in line with and guided by the objectives and policies of Government. The contractors shall be encouraged to hire local residents and sub-contractors whenever possible.

Based on the status quo conditions of the study area and the nature of the proposed developments, the following social impacts are anticipated:

-  Influx of jobseekers;
-  Increased competition for urban-based employment;
-  Expectations regarding jobs; and
-  Local employment.

The potential impacts described above are anticipated to mainly be of very low negative significance after mitigation, whilst some high positive impacts may be expected.

4.1.7 Traffic Generation Impacts

During all phases (construction, operation and decommissioning) of the project, traffic will be generated. The highest traffic volumes will be created during the construction phase. The activities that will generate traffic during the construction phase include site preparation and the transportation of construction materials and associated infrastructure to the site, as well as the transportation of employees to and from the site on a daily basis.

4.1.8 Cumulative Impacts

Cumulative impacts include creation of permanent employment and development opportunities for members from the local community and creation of additional business and economic opportunities in the area. This will create an addition and cumulative impact on the employment opportunities in the area. Whilst the additional impact might be minor it will be long term in nature and will contribute to the reduction of unemployment figures in the area.

Cumulative effects associated with these similar types of projects include inter alia:

-  Traffic generation;
-  Habitat destruction and fragmentation;
-  Increase in stormwater run-off and erosion;
-  Loss of agricultural land;
-  Job creation;
-  Social upliftment; and
-  Upgrade of infrastructure.

4.2 Assessment of no-go alternative

It has been determined following an assessment of potential environmental impacts associated with the project that the potential negative impacts associated with the proposed Agri- Industrial Park can be mitigated to within acceptable levels (i.e. low significance) with the application of appropriate mitigation measures. In the event that the Park is not constructed, the objectives associated with the development will not be realised. These include:

- Promoting manufacturing and processing opportunities.
- Promoting enterprise development particularly SMMEs and Cooperatives thereby resulting in wealth creation and significant employment creation.
- Stimulating the economy, alleviating poverty and reducing unemployment within the region.
- Developing world-class infrastructure required to support the development of targeted industrial activities.

The purpose of the project, which is to create a positive and sustainable socio-economic impact in the greater Municipal area through job creation, community development and sustainable economic growth, and establishing a platform for industrial activity will not be realised.

The economic benefits associated with the development proposal outweigh the benefits associated with the current agricultural activities onsite. From an economical perspective the Park will generate revenue for the Phumelela Local Municipality on a continual basis. It is therefore recommended that the “no-go” alternative not be considered a viable option in terms of economical sustainability.

5. Approach to Public Participation

This chapter presents the steps in the Scoping and Public Participation component of the EIA (in accordance with Regulations 41, 42, 43 and 44 of GN R326), and the schedule for the EIA Process.

5.1 Principles for Scoping and Public Participation

The PPP (Public Participation Process) for this Scoping and EIA Process is being driven by a stakeholder engagement process that will include inputs from authorities, I&APs, technical specialists, and the project proponent. Guideline 4 on “Public Participation in support of the EIA Regulations” published by the then called DEAT in May 2006, states that public participation is one of the most important aspects of the EA Process. This stems from the requirement that people have a right to be informed about potential decisions that may affect them and that they must be afforded an opportunity to influence those decisions. Effective public participation also improves the ability of the Competent Authority (CA) to make informed decisions and results in improved decision-making as the view of all parties are considered.

An effective PPP could therefore result in stakeholders working together to produce better decisions than if they had worked independently.

- “Provides an opportunity for I&APs, EAPs and the CA to obtain clear, accurate and understandable information about the environmental impacts of the proposed activity or implications of a decision:
 - Provides I&APs with an opportunity to voice their support, concern and question regarding the project, application or decision;
 - Enables an applicant to incorporate the needs, preferences and values of affected parties into its application;
 - Provides opportunities for clearing up misunderstanding about technical issues, resolving disputes and reconciling conflicting interests;
 - Is an important aspect of securing transparency and accountability in decision-making; and
 - Contributes toward maintaining a health, vibrant democracy.”

To the above, one can add the following universally recognised principles for public participation:

- Inclusive consultation that enables all sectors of society to participate in the consultation and assessment processes;
- Provision of accurate and easily accessible information in a language that is clear and sufficiently nontechnical for I&APs to understand, and that is sufficient to enable meaningful participation;
- Active empowerment of grassroots people to understand concepts and information with a view to active and meaningful participation;
- Use of a variety of methods for information dissemination in order to improve accessibility, for example, by way of discussion documents, meetings, workshops, focus group discussions, and the printed and broadcast media;
- Affording I&APs sufficient time to study material, to exchange information, and to make contributions at various stages during the assessment process;
- Provision of opportunities for I&APs to provide their inputs via a range of methods, for example, via briefing sessions, public meetings, written submissions or direct contact with members of the EIA team.
- Public participation is a process and vehicle to provide sufficient and accessible information to I&APs in an objective manner to assist I&APs to identify issues of concern, to identify alternatives, to suggest opportunities to reduce potentially negative or enhance potentially positive impacts, and to verify that issues and/or inputs have been captured and addressed during the assessment process.

At the outset it is important to highlight two key aspects of public participation:

- There are practical and financial limitations to the involvement of all individuals within a PPP. Hence, public participation aims to generate issues that are representative of societal sectors, not each individual. Hence, the PPP will be designed to be inclusive of a broad range of sectors relevant to the proposed project.
- The PPP will aim to raise a diversity of perspectives and will not be designed to force consensus amongst I&APs. Indeed, diversity of opinion rather than consensus building is likely to enrich ultimate decision-making. Therefore, where possible, the PPP will aim to obtain an indication of trade-offs that all stakeholders (i.e. I&APs, technical specialists, the authorities and the development proponent) are willing to accept with regard to the ecological sustainability, social equity and economic growth associated with the project.

5.2 Objective of the Scoping Process

This Scoping Process is being planned and conducted in a manner that is intended to identify and provide sufficient information to enable the authorities to reach a decision regarding the scope of issues to be addressed in this EIA Process, and in particular to convey the range of specialist studies that will be included as part of the Environmental

Impact Reporting Phase of the EIA, as well as the approach to these specialist studies.

As highlighted in Chapter 1 of this Scoping Report, within this context, the objectives of this Scoping Process (as per the 2014 EIA Regulations) are to:

- Identify and inform a broad range of stakeholders about the proposed development;
- Confirm the process to be followed and opportunities for stakeholder engagement;
- Clarify the project scope to be covered;
- Identify and confirm the preferred activity and technology alternative;
- Identify and confirm the preferred site for the preferred activity;
- Clarify the alternatives being considered and ensure due consideration of alternative options regarding the proposed development, including the “No-go” option;
- Conduct an open, participatory and transparent approach and facilitate the inclusion of stakeholder issues in the decision-making process;
- Identify and document the key issues to be addressed in the impact assessment phase (through a process of broad-based consultation with stakeholders) and the approach to be followed in addressing these issues; and
- Confirm the level of assessment to be undertaken during the impact assessment

5.3 Tasks in the scoping phase

This section provides an overview of the tasks being undertaken in the Scoping Phase, with a particular emphasis on providing a clear record of the PPP followed.

PPP for the proposed project will entail that all public participation documents (such as newspaper advertisements, site notices, notification letters etc.) will serve to notify the public and organs of state of the availability of all reports and will provide I&APs with an opportunity to comment on the reports.

Chapter 6 of regulation 326 details the public participation process that must take place as part of an environmental process. The table below provides a quick reference to show how this environmental process has or intends to comply with these legislated requirements relating to public participation.

Table 11: Public participation requirements in terms of S39 of R326

Regulated Requirement	Description
39(1) If the proponent is not the owner or person in control of the land on which the activity is to be undertaken, the proponent must, before applying for an environmental authorisation in respect of such activity, obtain the written consent of the landowner or person in control of the land to undertake such activity on that land.	Proof of landowner consent for the development area is attached in Appendix D. The Landowner/s have been automatically registered as interested and affected party and given an opportunity to comment on this scoping report.
40(1) The public participation process to which the— (b) scoping report submitted in terms of regulation 21 and the environmental impact assessment report and EMPr submitted in terms of regulation 23; was subjected to must give all potential or registered interested and affected parties, including the competent authority, a period of at least 30 days to submit comments.	This draft Scoping report is made available to all I&APs and identified stakeholders for 30 days.
(2) The person conducting a public participation process must take into account any relevant guidelines applicable to public participation as contemplated in section 24J of the Act and must give notice to all potential interested and affected parties of an application or proposed application which is subjected to public participation by— (a) fixing a notice board at a place conspicuous to and accessible by the public at the boundary, on the fence or along the corridor of— (i) the site where the activity to which the application or proposed application relates is or is to be undertaken; and (ii) any alternative site;	A Notice board was places at two positions along the R564 road. Photographic evidence of these notices is attached in Appendix D.
(b) giving written notice, in any of the manners provided for in section 47D of the Act, to— (i) the occupiers of the site and, if the proponent or applicant is not the owner or person in control of the site on which the activity is to be undertaken, the owner or person in control of the site where the activity is or is to be undertaken and to any alternative site where the activity is to be undertaken; (ii) owners, persons in control of, and occupiers of land adjacent to the site where the activity is or is to be undertaken and to any alternative site where the activity is to be undertaken; (iii) the municipal councillor of the ward in which the site and alternative site is situated and any organisation of ratepayers that represent the community in the area; (iv) the municipality which has jurisdiction in the area; (v) any organ of state having jurisdiction in respect of any aspect of the activity; and	The landowners of the areas proposed for the project welcomed the project to the Vrede area, and confirmed its support. Evidence of this is attached to Appendix D. Owners of adjacent properties have been notified of this environmental process. Such owners have been requested to inform the occupiers of the land of this environmental process. Please refer to Appendix D for copies of these notifications. The ward councillor has been notified of this environmental process. Please refer to Appendix D for copies of these notifications. Please refer to Table 12 below showing the list of organs of state that were notified as part of this environmental process. Please refer to Appendix D for copies of these notifications.

(vi) any other party as required by the competent authority;	DESTEa will be given an opportunity to comment on this Draft Scoping Report and any other requirements highlighted by them will be complied with.
(c) placing an advertisement in—(i) one local newspaper; or (ii) any official Gazette that is published specifically for the purpose of providing public notice of applications or other submissions made in terms of these Regulations; (e) using reasonable alternative methods, as agreed to by the competent authority, in those instances where a person is desirous of but unable to participate in the process due to— (i) illiteracy; (ii) disability; or (iii) any other disadvantage.	An advert calling for I&APs to register was placed in the EFS Issue newspaper. There is currently no official Gazette that has been published specifically for the purpose of providing public notice of applications. Notifications have included provision for alternative engagement in the event of illiteracy, disability or any other disadvantage. In such instances, Green-Box Consulting will engage with such individuals in such a manner as agreed on with the competent authority.
42 A proponent or applicant must ensure the opening and maintenance of a register of interested and affected parties and submit such a register to the competent authority, which register must contain the names, contact details and addresses of— (a) all persons who, as a consequence of the public participation process conducted in respect of that application, have submitted written comments or attended meetings with the proponent, applicant or EAP; (b) all persons who have requested the proponent or applicant, in writing, for their names to be placed on the register; and (c) all organs of state which have jurisdiction in respect of the activity to which the application relates.	A register of I&AP has been opened for this application and is presented in table 12 below and Appendix D.
44(1) The applicant must ensure that the comments of interested and affected parties are recorded in reports and plans and that such written comments, including responses to such comments and records of meetings, are attached to the reports and plans that are submitted to the competent authority in terms of these Regulations.	All comments of I&APs will be listed in a comments and response trail report, with responses to these comments. This comments and response trail report will be included in the Final Scoping Report.

5.4 Registration of key stakeholders

A number of key stakeholders were automatically registered and will be given an opportunity to comment on this Draft Scoping Report. Copies and proof of these notifications are included in Appendix D. A list of key stakeholders registered for this process included in the table below.

Table 12: Key Stakeholders automatically registered as part of the environmental process

Stakeholder Register
Neighbouring property owners
Phumelela: Ward 8 Councillor
South African Heritage Resources Agency
Free State Heritage Resources Authority
Provincial Department of Agriculture
Phumelela Municipality: Municipal Manager
Department of Roads
Eskom
Department of Mineral Resources
Department of Water and Sanitation

5.5 Notification of availability of the Draft Scoping Report

Automatically registered I&APs as well as those who responded to the advert and site notices will be notified of the availability of the Draft Scoping report for review and comment. A digital copy of the report will be placed on the Green-Box Consulting website. In order to facilitate effective comments, all State Departments and Key stakeholders listed are provided with digital copies of the report through email.

5.6 Comments and response on the Draft Scoping Report

All comments received on this report will be considered, responded to, and included in the Final Scoping Report that will be submitted to the authorising authority for decision making.

5.7 Availability of the Draft Scoping Report

The Draft Scoping Report is made available for a 30-day comment period extending from **14 November – 14 December 2025**.

All key stakeholders, State Departments and Organs of State were provided with a copy of the Scoping report via email.

6. Project alternatives

This section identifies and describes the alternative infrastructure options and motivation for site and site selection for the proposed project. In terms of the NEMA EIA Regulations, one of the criteria to be taken into account by the competent authority when considering an application is “any feasible and reasonable alternatives to the activity which is the subject of the application and any feasible and reasonable modifications or changes to the activity that may minimise harm to the environment”. Alternatives are defined in the Regulations as “different means of meeting the general purpose and requirements of the activity”. It is therefore necessary to provide a description of the need and desirability of the proposed activity and any identified alternatives to the proposed activity that are feasible and reasonable, including the advantages and disadvantages that the proposed activity or alternatives will have on the environment and on the community that may be affected by the activity.

The “feasibility” and “reasonability” of an alternative will therefore be measured against the general purpose, requirements and need of the activity and how it impacts on the environment and on the community that may be affected by the activity. It is therefore vital that the identification, investigation and assessment of alternatives address the issues/impacts of a proposed wind generation facility.

There are two types of alternatives – Fundamental Alternatives and Incremental Alternatives.

Fundamental Alternatives -

Fundamental alternatives are developments that are totally different from the proposed project and usually involve a different type of development on the proposed site, or a different location for the proposed development.

Different types of developments –

6.1 Development Alternatives

The proposed Agri- Industrial Park as a development type has the following mission statement –

“To be a node attracting Agri related industry into a shared services environment that makes business sense and serves to stimulate economic growth and employment opportunities.”

Its goals and objectives can be described as follows:

- To drive the industrialization goals of the Local Municipality.
- To provide for the accommodation of several agri industrial related clusters of opportunities within an economically conducive, designed environment.
- To link industries whereby one facility may utilise by-products from another facility, creating value-added products from what would otherwise be waste or low value products which in turn will have a multiplier effect on job creation.
- To the agricultural industries, it will exploit upstream, downstream and side-stream opportunities.
- To enhance Enterprise business development (incubation) and access to markets.

Based on the goals and objectives of the Agri-Industrial Park, no alternative development proposals have been considered for the project.

At present the proposed site is zoned for agricultural land-use. The agricultural potential is uniformly low to medium across the preferred and alternative sites and the choice of placement of the proposed Agri-Industrial Park on the selected farm portions and therefore has minimal influence on the significance of agricultural impacts. Hence, agricultural land use is also not a preferred alternative.

6.2 Location Alternatives

The proposed properties were scrutinized as part of a feasibility assessment and determined to be best located for the proposed development. The assessment concluded with the following key findings:

- Vrede and the farming community in the region is technically viable with adequate market interest to make an Agri-Industrial Park highly feasible;
- Site is well located with easy access;
- Bulk service connection on perimeter of site;
- Environmental risk can be managed; and
- No topographical concerns.

No other location alternatives were therefore considered.

6.3 Layout Alternatives

The findings of the specialist studies will be used to inform the current concept layout within the development footprint of the project. The specialist studies that will be conducted during the EIA Phase will identify the various environmental sensitivities present on site that should be avoided, which will be taken into account during the determination of the proposed layout of the Park.

The aim of the EIA Phase (in terms of the layout of the proposed facility), will be to determine a buildable area for the proposed project within the development footprint of the site, which will be assessed by the specialists and considered during the EIA Phase. It is already foreseen through a preliminary area sensitivity assessment that the proposed footprint required will be accommodated within the available property boundaries, considering avoidance of sensitive environmental receptors.

Incremental alternatives will therefore be considered and assessed for this project. Modifications or variations to the design of the project that provide different options to reduce or minimise environmental impacts will be assessed. There are several incremental alternatives that will be considered, including:

- The design or layout of the activity;
- The technology to be used in the activity, and
- The operational aspects of the activity.

3.4 No-Go Action Alternative

The “no-go” alternative assumes the site remains in its current state, i.e. used as cattle grazing area. It may be argued from an environmental perspective that the no-go alternative is the favourable alternative as the agricultural activities will continue, however the portion of property is marginal in terms of its agricultural potential for cultivation and grazing.

However, the economic benefits associated with the development of the Agri-Industrial Park outweigh the benefits associated with the current activities occurring onsite. From an economical perspective the Park will generate revenue on a continual basis.

It is therefore recommended that the “no-go” alternative not be considered a viable option in terms of economical sustainability. It is however utilised as a baseline against which potential impacts are compared in an objective manner.

The costs / implications and benefits of implementing the “no-go” alternative is presented in **Table 13**. Implementing the “no-go” alternative would result in the Park not being developed and contributing to environmental, social and economic change (positive and / or negative) in the area surrounding the proposed project site near Vrede.

Table 13: Cost Benefit Analysis of the “no-go” alternative

COST	BENEFITS
• The establishment of an Industrial Park in Vrede will not take place on the selected site, and the area will remain as is. • The construction and development of several diverse manufacturing agricultural, technology and industrial facilities within the park will not take place over a period of time. • No additional employment opportunities will be created. Both skilled and unskilled employment opportunities are anticipated to be created for the construction and operation of the Park. • No additional opportunities for skills transfer and education / training of local communities created. • Potential positive socio-economic impacts likely to result from the project, such as increased local spending and the creation of local employment opportunities, will not be realised.	• No vegetation clearance will take place. • No strategic investment opportunities will take place, for the Local Municipal area. • No influx of job seekers to the province, including professional and unskilled individuals.

The Agricultural Industry is a key driver for the development of South Africa’s local economies, particularly in rural areas where poverty is compounded by a lack of employment opportunities.

On the other hand, the Park will entail the removal of approximately 63ha of vegetation. In addition, there is also a risk of polluting the adjacent natural and cultivation fields surrounding the project site.

7. Plan of Study for EIA

This section presents the Plan of Study for the EIA (PSEIA), which sets out the process to be followed in the EIA Phase (as required by the 2017 EIA Regulations). The PSEIA is based on the outcomes of the Scoping Phase (to date) and provides the Terms of Reference (TOR) for the specialist studies that have been identified, the alternatives that will be considered and assessed, as well as the PPP that will be undertaken during the EIA Phase.

This section presents the Plan of Study for the EIA (PSEIA), which sets out the process to be followed in the EIA Phase (as required by the 2017 EIA Regulations). The PSEIA is based on the outcomes of the Scoping Phase (to date) and provides the Terms of Reference (TOR) for the specialist studies that have been identified, the alternatives that will be considered and assessed, as well as the PPP that will be undertaken during the EIA Phase.

7.1 Purpose of EIA and Requirements of the 2017 EIA Regulations

The purpose of the EIA Phase is to:

- Address issues that have been identified through the Scoping Process;
- Assess alternatives to the proposed activity in a comparative manner;
- Assess all identified impacts and determine the significance of each impact; and
- Recommend actions to avoid/mitigate negative impacts and enhance benefits.

The EIA Phase consists of three parallel and overlapping processes:

- Central assessment process through which inputs are integrated and presented in an EIA Report that is submitted for approval to the DFFE and other commenting authorities;
- Undertaking of a PPP whereby findings of the EIA Phase are communicated and discussed with I&APs and responses are documented;
- Undertaking of specialist studies that provide additional information/assessments required to address the issues raised in the Scoping Phase.

Table 14 below shows the requirements for the PSEIA in accordance with Appendix 2 (1) (h) of the 2017 EIA Regulations.

Table 14: Requirements for Plan of Study for EIA in accordance with the 2017 EIA Regulations

Section of the EIA Regulations: Appendix 2 (1)(h)	Requirements for a PSEIA in the Scoping Report in terms of Appendix 2 of the 2017 NEMA EIA Regulations (GN R326)
i	A plan of study for undertaking the EIA process to be undertaken, including - • a description of the alternatives to be considered and assessed within the preferred site, including the option of not proceeding with the activity;
ii	• a description of the aspects to be assessed as part of the environmental impact assessment process;
iii	• aspects to be assessed by specialists;
iv	• a description of the proposed method of assessing the environmental aspects including aspects to be assessed by specialists;
v	• a description of the proposed method of assessing duration and significance;
vi	• an indication of the stages at which the competent authority will be consulted;
vii	• particulars of the public participation process that will be conducted during the environmental impact assessment process;

viii	• a description of the tasks that will be undertaken as part of the environmental impact assessment process; and
ix	• identify suitable measures to avoid, reverse, mitigate or manage identified impacts and to determine the extent of the residual risks that need to be managed and monitored.

7.2 Overview of Approach to Preparing the EIA Report and EMPr

The results of the specialist studies and other relevant project information for the project will be summarised and integrated into the EIA Report. The EIA Report will be released for a 30-day I&AP and authority review period. All registered I&APs on the project database will be notified in writing of the release of the EIA Report for review. Comments raised, through written correspondence (emails, comments, forms) will be captured in a Comments and Responses Trail for inclusion in the EIA Reports that will be submitted to the authorising authority for decision-making in terms of Regulation 23 (1) (a) of the 2014 amended EIA Regulations. Comments raised will be responded to by the EIA team and/or the applicant. These responses will indicate how the issue has been dealt with in the EIA Process. Should the comment received fall beyond the scope of this EIA, clear reasoning will be provided. All comments received (and the associated responses from the EIA team) will be attached as an appendix to the EIA Report for submission to the authorising authority.

The EIA Report will include an EMPr, which will be prepared in compliance with the relevant regulations (i.e. Appendix 4 of the 2014 amended EIA Regulations). This EMPr will be based broadly on the environmental management philosophy presented in the ISO 14001 standard, which embodies an approach of continual improvement. Actions in the EMPr will be drawn primarily from the management actions in the specialist studies for the construction and operational phases of the project. If the project components are decommissioned or re-developed, this will need to be done in accordance with the relevant environmental standards and clean-up/remediation requirements applicable at the time.

7.3 Public Participation Process

The key steps in the PPP for the EIA Phase are described below. This approach will be confirmed with the provincial and national environmental authorities through their review of the PSEIA.

The PPP for the Scoping Process is described in Section 3 of this Scoping Report. All advertisements, notification letters and emails etc. will serve to notify the public and organs of state of the availability of all reports for the project and will provide I&APs with an opportunity to comment on the reports.

Step 1:

The first step in the process will entail the release of the EIA Reports for a 30-day I&AP and stakeholder review period. Relevant organs of state and I&APs will be informed of the review process in the following manner:

- A letter will be sent via email to all registered I&APs and organs of state on the database. The letter will include an Executive Summary of the EIA Reports and a Comment and Registration Form.

The EIA Reports will be made available and distributed through the following mechanisms to ensure access to information on the project and to communicate the outcome of specialist studies:

- Key authorities will be provided with either a hard copy and/or emailed version of the EIA Reports;
- The EIA Reports will be uploaded to the project website (i.e. www.green-box.co.za) and;
- Telephonic consultations will be held with key I&AP and organs of state groups, as necessary.

Step 2:

A key component of the EIA Process is documenting and responding to the comments received from I&APs and the authorities. The following comments on the EIA Reports will be documented:

- Written and emailed comments (e.g. letters and completed comment and registration forms);
- Telephonic communication with Green-Box project team; and
- One-on-one meetings with key authorities and/or I&APs (if required).

The comments received during the 30-day review of the EIA Reports will be compiled into a Comments and Responses Trail for inclusion in an appendix to the EIA Reports that will be submitted to the authorising authority in terms of Regulation 23 (1) (a) for decision-making. The Comments and Responses Trail will indicate the nature of the comment, as well as when and who raised the comment. The comments received will be considered by the EIA team and appropriate responses provided by the relevant member of the team and/or specialist. The response provided will indicate how the comment received has been considered in the EIA Reports for submission to the authorising authority and in the project design or EMPRs.

Step 3:

Following the 30-day commenting period of the EIA Reports and incorporation of the comments received into the reports, the EIA Reports (i.e. hard copies and electronic copies) will be submitted to the authoring authority for decision-making in line with Regulation 23 (1) of the 2014 amended EIA Regulations. In line with best practice, I&APs on the project database will be notified via email (where email addresses are available) of the submission of the EIA Reports to the authoring authority for decision-making.

The EIA Reports that are submitted for decision-making will also include proof of the PPP that was undertaken to inform organs of state and I&APs of the availability of the EIA Reports for the 30 day review (during Step 1, as explained above). To ensure ongoing access to information, copies of the EIA Reports that are submitted for decision-making and the Comments and Response Trail (detailing comments received during the EIA Phase and responses thereto) will be placed on the project website www.green-box.co.za.

The authoring authority will have 107 days (from receipt of the EIA Reports) to either grant or refuse EA (in line with Regulation 24 (1) of the 2014 amended EIA Regulations).

Step 4:

Subsequent to the decision-making phase, if an EA is granted by the authorising authority for the proposed projects, all registered I&APs and stakeholders on the project database will receive notification of the issuing of the EA and the appeal period. The 2017 EIA Regulations (i.e. Regulation 4 (1)) states that after the Competent Authority has reached a decision, it must inform the Applicant of the decision, in writing, within 5 days of such decision. Regulation 4 (2) of the 2017 EIA Regulations stipulates that I&APs need to be informed of the EA and associated appeal period within 14 days of the date of the decision. All registered I&APs will be informed of the outcome of the EA and the appeal procedure and its respective timelines.

The following process will be followed for the distribution of the EA (should such authorisation be granted by the authoring authority) and notification of the appeal period:

- A letter will be sent via email to all registered I&APs and organs of state on the database. The letter will include information on the appeal period, as well as details regarding where to obtain a copy of the EA;
- A copy of the EA will be uploaded to the project website (www.green-box.co.za) and;
- All I&APs on the project database will be notified of the outcome of the appeal period in writing.

7.3.1 Authority Consultation during the EIA Phase

Authority consultation is integrated into the PPP, with additional one-on-one meetings held with the lead authorities, where necessary. It is proposed that the Competent Authority as well as other lead authorities will be consulted at various stages during the EIA Process. At this stage, the following authorities have been identified for the purpose of this EIA Process (additional authorities might be added to this list as the EIA Process proceeds):

-  Department of Economic, Small Business Development, Tourism and Environmental Affairs (DESTEA);
-  DWS;
-  Department of Mineral Resources;
-  Eskom Holdings SOC Ltd;
-  Department of Roads;
-  SAHRA;
-  Heritage Free State;
-  District Municipality;
-  Local Municipality.

The authority consultation process for the EIA Phase is outlined in **Table 15** below.

Table 15: Authority communication schedule

Stage in EIA Phase	Form of Consultation
During EIA Process	Presentation to authorities, and site visit if required
During preparation of the EIA Report	Communication with competent authority on the outcome of Specialist Studies
On submission of the EIA Report for decision-making	Meetings with dedicated departments, if requested by the Authoring authority, with jurisdiction over particular aspects of the project (e.g. Local Authority) and potentially including relevant specialists.

7.4 Approach to Impact Assessment

7.4.1 Assessment methodology

Assessment Criteria for Environmental Impacts

Cumulative Effects

It is important to assess the natural environment using a systems approach that will consider the cumulative impact of various actions. Cumulative impact refers to the impact on the environment, which results from the incremental impact of the actions when added to other past, present and reasonably foreseeable future actions regardless of what agencies or persons undertake such actions. Cumulative impacts can result from individually minor but collectively significant actions or activities taking place over a period of time. Cumulative effects can take place so frequently in time that the effects cannot be assimilated by the environment.

An assessment of the impact that the proposed development may have on the environment includes evaluating the impact according to a series of assessment criteria. This will be undertaken by considering the effects that may result should the impact occur.

Impact Assessment

The assessment of impacts was based on specialist's expertise, Green-Box Consulting professional judgement, field observations and desk-top analysis. The significance of potential impacts that may result from the proposed project was determined in order to assist decision-makers, specifically the competent authority and other relevant authorities, but to some extent also the proponent.

The **significance** of an impact is defined as a combination of the **consequence** of the impact occurring and the **probability** that the impact will occur. The criteria used to determine the consequence of the impacts assessed for the proposed project are listed in Table below, along with the ratings and rating definitions applicable to each consequence criterion.

Table 16: Criteria used to determine the consequence of an impact

Rating	Definition of Rating	Score
A. Extent– the area over which the impact will be experienced		
Local	Confined to project area or part thereof	1
Regional	Defined by regional context of study area, i.e. the WCDM and/or quaternary catchment	2
(Inter)national	Nationally and/or beyond	3
B. Intensity– the magnitude of the impact in relation to the sensitivity of the receiving environment, taking into account the degree to which the impact may cause irreplaceable loss of resources		
Low	Site-specific and wider natural and/or social functions and processes are negligibly altered	1
Medium	Site-specific and wider natural and/or social functions and processes continue albeit in a modified way	2
High	Site-specific and wider natural and/or social functions or processes are severely altered	3
C. Duration– the timeframe over which the impact will be experienced and its reversibility		
Short-term	Up to 2 years and reversible	1
Medium-term	2 to 15 years and reversible	2
Long-term	More than 15 years and irreversible	3

The combined score of these three criteria corresponds to a *consequence rating*, as set out in Table 17.

Table 17: Method used to determine the consequence rating

Combined score (A+B+C)	3-4	5	6	7	8-9
Consequence rating	Very Low	Low	Medium	High	Very High

Once the consequence is derived, the probability of the impact occurring is considered, using the probability classifications presented in Table 18 below.

Table 18: Probability classification

Probability – the likelihood of the impact occurring	
Improbable	< 40% chance of occurring
Possible	40% - 70% chance of occurring
Probable	>70% - 90% chance of occurring
Definite	>90% chance of occurring

The overall **significance** of an impact is determined by considering the consequence rating and the probability classification using the rating system prescribed in Table 19 below.

Table 19: Impact significance rating

Consequence		Probability			
		Improbable	Possible	Probable	Definite
	Very Low	INSIGNIFICANT	INSIGNIFICANT	VERY LOW	VERY LOW
	Low	VERY LOW	VERY LOW	LOW	LOW
	Medium	LOW	LOW	MEDIUM	MEDIUM
	High	MEDIUM	MEDIUM	HIGH	HIGH
	Very High	HIGH	HIGH	VERY HIGH	VERY HIGH

Finally, the impact is also considered in terms of its status (positive or negative) and the confidence in the ascribed impact significance rating.

The prescribed system for considering impact status and confidence (in the assessment) is laid out in Table 20 below.

Table 20: Impact status and confidence classification

Status of Impact	
Indication whether the impact is adverse (negative) or beneficial (positive).	+ ve (positive – a ‘benefit’)
	– ve (negative – a ‘cost’)
Confidence in the assessment	
The degree of confidence in predictions based on available information, Green-Box Consulting judgment and/or specialist knowledge.	Low
	Medium
	High

The impact significance rating should be considered by authorities in their decision-making process based on the implications of ratings ascribed below:

- **INSIGNIFICANT:** the potential impact is negligible and will not have an influence on the decision regarding the proposed activity/development.
- **VERY LOW:** the potential impact is very small and should not have any meaningful influence on the decision regarding the proposed activity/development.
- **LOW:** the potential impact may not have any meaningful influence on the decision regarding the proposed activity/development.
- **MEDIUM:** the potential impact should influence the decision regarding the proposed activity/development.
- **HIGH:** the potential impact will affect the decision regarding the proposed activity/development.
- **VERY HIGH:** The proposed activity should only be approved under special circumstances.

Practicable mitigation and optimization measures are recommended, and impacts are rated in the prescribed way both without and with the assumed effective implementation of the recommended mitigation (and/or optimization) measures. Mitigation and optimization measures are either:

- **Essential:** measures that must be implemented and are non-negotiable; or
- **Best Practice:** recommended to comply with best practice, with adoption dependent on the proponent’s risk profile and commitment to adhere to best practice, and which must be shown to have been considered and sound reasons provided by the proponent if not implemented.

Impacts will then be collated into the EMP and these will include the following:

- Quantifiable standards for measuring and monitoring mitigatory measures and enhancements will be set. This will include a programme for monitoring and reviewing the recommendations to ensure their ongoing effectiveness.
- Identifying negative impacts and prescribing mitigation measures to avoid or reduce negative impacts. Where no mitigatory measures are possible this will be stated.
- Positive impacts will be identified and augmentation measures will be identified to potentially enhance positive impacts where possible.

Other aspects to be taken into consideration in the assessment of impact significance are:

- Impacts will be evaluated for the construction and operation phases of the development. The assessment of impacts for the decommissioning phase will be brief, as there is limited understanding at this stage of what this might entail. The relevant rehabilitation guidelines and legal requirements applicable at the time will need to be applied;
- Impacts will be evaluated with and without mitigation in order to determine the effectiveness of mitigation measures on reducing the significance of a particular impact;
- The impact evaluation will, where possible, take into consideration the cumulative effects associated with this and other facilities/projects which are either developed or in the process of being developed in the local area; and
- The impact assessment will attempt to quantify the magnitude of potential impacts (direct and cumulative effects) and outline the rationale used. Where appropriate, national standards are to be used as a measure of the level of impact.

7.5 Specialist Studies

In addition to the Terms of Reference listed below, the specialists will be guided by:

- Specialists Studies, Integrated Environmental Management, Information Series 4, which can be downloaded from the Department's website: www.environment.gov.za.

The following specialist studies have been identified based on the issues identified to date, as well as potential impacts associated with the project. The TORs for each specialist study are discussed in detail below. The specialist studies and associated specialists are shown in **Table 21** below. Additional specialist studies could possibly be commissioned as a result of issues raised during the Scoping Process. It is important to note that due to the large number of existing studies completed in the area, as well as the large amount of research and information that is readily available, certain specialist studies (i.e. agricultural potential, and traffic) have not been commissioned, however, issues and impacts relating to these fields of expertise will still be considered in the EIA phase.

Table 21: Specialist commissioned for the Kismet Agri-Industrial Park Facility

SPECIALISTS		
Mr. Rikus Lampbrecht	Eco Focus	Ecological Impact Assessment, including terrestrial and surface water)
Dr. Lloyd Rossouw	Heritage	Heritage Impact Assessment (Archaeology, Palaeontology and Cultural Landscape)

Terms Of Reference

Detailed ToR is included under Appendix E.

The following specialists' studies will be carried out:

A. ECOLOGICAL

Key Issues

- Impacts to protected fauna and flora species;
- Impacts on the vegetation type.

Approach

- Undertake baseline survey and describe affected environment within the project footprint;
- Take into consideration the Free State Biodiversity Plan;
- Assess the current ecological status and the conservation priority within the project footprint;
- Undertake sensitivity study to identify protected species, Red Data species and alien species;
- Compile a plant rescue and protection plan which allows for the maximum transplant of conservation of important species from areas to be transformed.
- Prepare maps that indicate critical biodiversity areas and ecological support areas; critical endangered and endangered vegetation areas; and
- Recommend the preferred alternatives.

B. WETLAND AND DRAINAGE LINE DELINIATION

Key Issues

- Impact on wetlands (water courses is defined as wetlands, DWS);
- Impact on drainage lines.

Approach

- Delineate all wetlands as per the guideline by DWAF 2005
- Provide suitable mitigation measures to protect watercourses during project life-cycle;
- Recommend monitoring programme and measures to protect hydrological features and other sensitive features from construction impacts including spillages;
- Prepare a map as per National Freshwater Priority Areas including buffer zones.

C. HERITAGE AND PALEONTOLOGICAL IMPACT ASSESSMENT

Key Issues

- Potential occurrence of heritage resources, paleontological objects, graves and structures older than 60 years within project footprint.
- Impact on graves- community member suggested there might be graves within the site.

Approach

- Undertake a Phase 1 Heritage Impact Assessment in accordance with the South African Heritage Resources Act (No. 25 of 1999);
- Undertake baseline study indicating the location of heritage resources, the nature and degree of significance and the present physical condition;
- Prepare a heritage sensitivity map, based on the findings of the study;
- Identify heritage resources to be monitored.

7.6 Environmental Impact Statement

The statement will summarize key findings of the Environmental Impact Assessment and compare the positive and negative implications of the proposed activity.

7.7 Environmental Management Programme (EMPr)

A draft Environmental Management Programme will be compiled, that addresses the impacts and the remediation measures recommended thereby ensuring that the significance of the identified negative impacts is at a minimum. The EMPr will also include the following:

- i. A plant and rescue and protection plan;
- ii. An alien invasive management plan;
- iii. A storm water management plan;
- iv. An erosion management plan.

8. References

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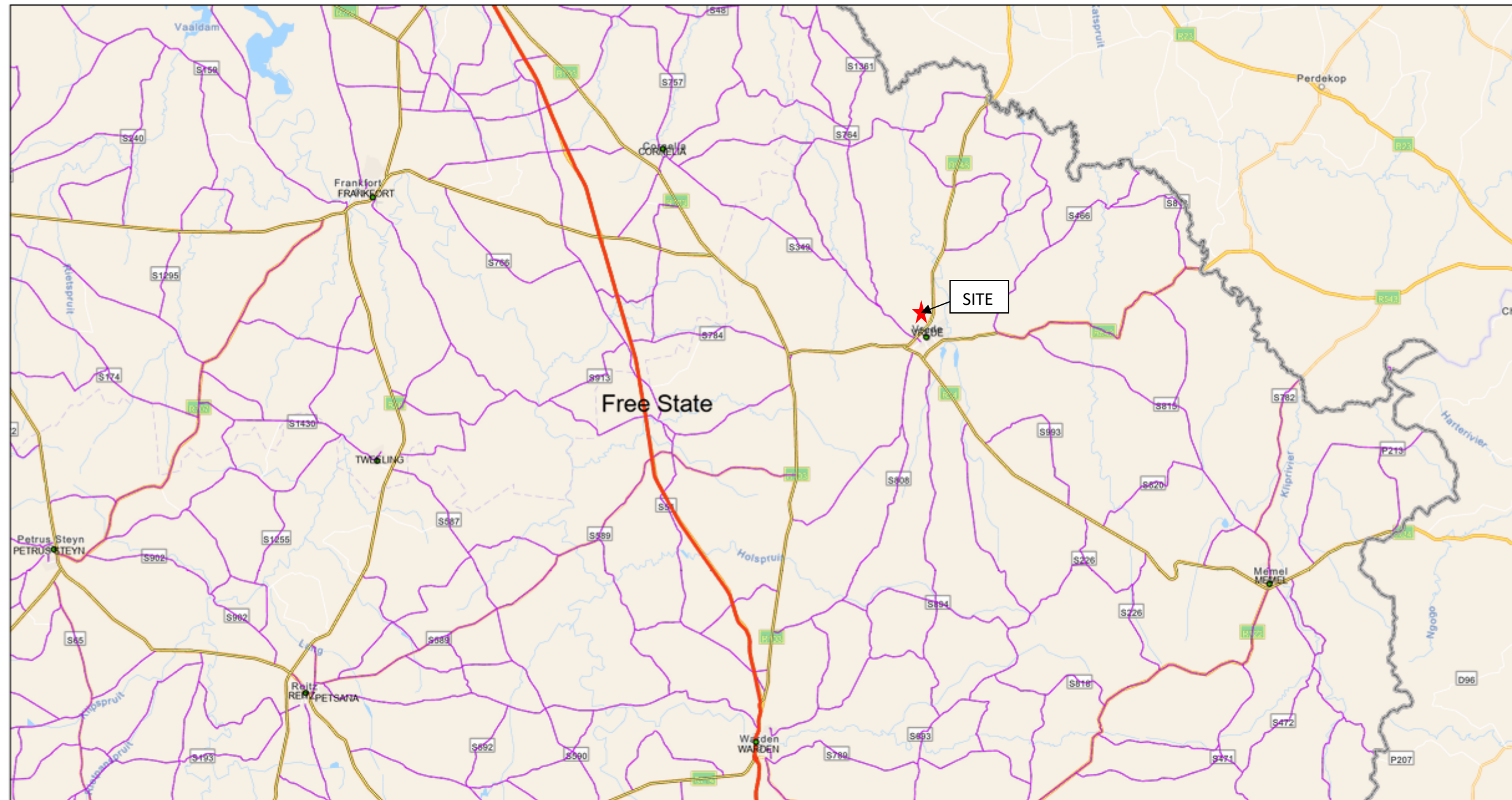
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9. Appendixes

Appendix A-Location Maps

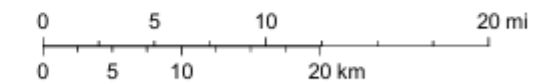
Kismet Agri-Industrial Park Location Map



11/21/2025

1:492,588

- Province Label
- Towns Area Label
- Roads Secondary
- Province Outline
- Roads Highway
- Places Points
- Roads Main



Sources: Esri, TomTom, Garmin, Safegraph, FAO, NOAA, USGS, (c) OpenStreetMap contributors, and the GIS User Community

Green-Box Consulting

Location Map: Kismet Agri Industrial Park

Kismet Agri Industrial Park Location Image



11/21/2025

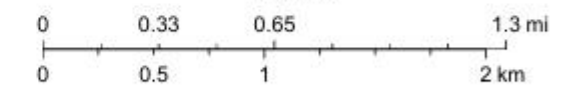
- Province Label
- Province Outline
- Places Points
- Towns Area Label
- Roads Main
- Roads Secondary
- World Imagery
- Low Resolution 15m Imagery

High Resolution 60cm Imagery

Citations

9.6m Resolution Metadata

1:30,787



Earthstar Geographics

Green-Box Consulting

Aerial Image Map: Kismet Agri-Industrial Park Facility proposed placement areas and associated infrastructure (Google EarthPro, 2022)

Appendix B – Details of EAP and Expertise

DETAILS OF PERSON PREPARING THE SCOPING REPORT

REPORT PREPARED BY: Danie Krynauw and Charissa Worthmann

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Langenhovenpark
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QUALIFICATIONS OF EAPs: Danie Krynauw has a master's degree in Town and Regional Planning (UFS) and completing his dissertation to obtain a master's degree in Environmental Management (UFS). D. Krynauw has over 25 years' experience in the environmental management field. He is registered with EAPASA (2019/1348) and is a member of the International Association of Impact Assessments South Africa.

CURRICULUM VITAE – DANIE KRYNAUW

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2. First name: Daniël
3. Date of birth: 14/12/1971
4. Nationality: South African
5. Contacts: Cell: 082 435 2108
Email: danie@green-box.co.za

6. Education:

Institution	Degree(s) or Diploma(s) obtained
University of the Free State 2001 – 2002	Master in Environmental Management – Dissertation pending
University of the Free State 1996 – 1998	Masters in Urban and Regional Planning
University of the Free State 1993 – 1995	BA Geography and Sociology

7. Membership of professional bodies:

- EAPASA – 2019/1348
- International Association of Impact Assessment South Africa (IAIAsa)

8. Present position:

- Environmental Scientist / Director – Green-Box Consulting

9. Current Responsibilities:

- Liaising with clients in both the private and public sectors.
- Conduct Environmental Impact Assessments and other Environmental Technical Investigations.

- Apply and obtain waste licenses, water licenses, mining permits and environmental authorisations for clients.
- Use different GIS datasets in order to create new information or investigate patterns for projects.
- Conduct environmental compliance and other environmental audits.
- Provide technical-level support for environmental remediation and mitigation projects, including remediation system design and determination of regulatory applicability for incoming projects.
- Collaborate with other environmental scientists, planners, engineers, and other specialists, and experts in law and business etc. to address environmental problems for clients.
- Conduct Environmental training.

10. Years within the organization:

- 15 years

11. Other skills (e.g. computer literacy, etc.):

- All suits of Microsoft Office, Arc View, ReGIS, and Project Professional.

12. Professional experience:

Date	2011 – Current
Organisation	Green-Box Consulting (Environmental Consultants)
Position	Environmental Scientist (Owner and Director)

Date	2009 – 2016
Organisation	Terra Works Environmental Consultants
Position	Senior Environmental Scientist and COO

Date	2001 – 2009
Organisation	Department of Economic Development, Tourism and Environmental Affairs, Free State
Position	Principal Environmental Officer
Description of duties	• Review Environmental Impact Assessments • Review Environmental Management Programmes • Issuing Environmental Authorisations

Appendix C - Declaration of the EAP

Appendix D – Scoping Phase Public Participation

1. Two perimeter site notices placed on 06 May 2025;
2. Advert placed in the local newspaper the EFS Issue on 07 August 2025;
3. Digital copy of the draft scoping report emailed to identified Stakeholders; and
4. Placement of the Draft Scoping Report on www.green-box.co.za

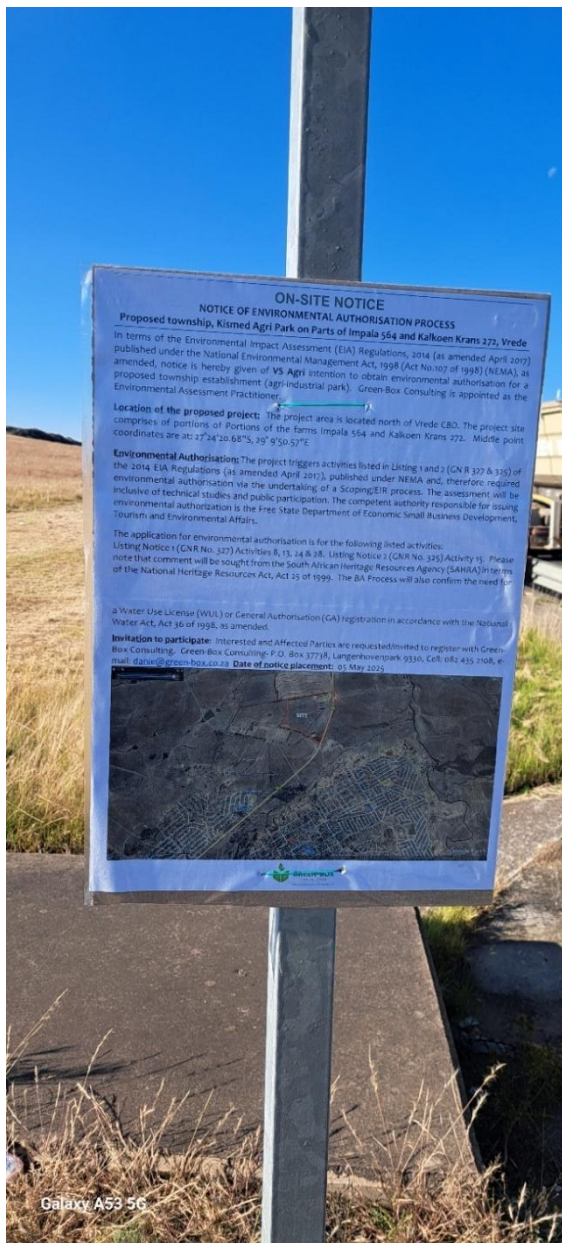
Notices, onsite and public advert





Onsite notice 1: Placed Along the R564 on the property fence





Onsite notice 2: Placed at the entrance to Vrede town from the R564

Legal notice

Form FSLA 2 - Notice of intention to apply in terms of section 27 read with section 31 for registration Free State Gambling & Liquor Act, 2010. Notice is hereby given that DOMASA LA-PENG ROBERT HOUSE intends to lodge an application on 05/08/2025, particulars of which appeared hereunder: Municipality - DUTHELEHEM LOCAL MUNICIPALITY, full name DOMASA LA-PENG, No.11 STEYNE STREET, FOURIESBURG, COMPANY REGISTRATION NO. 101945074807. Kind registration applied for - LIQUOR LICENSE. Kind of product to be sold manufactured - ALL KINDS OF LIQUOR. Name under which business is to be conducted & full address of premises - DOMASA LA-PENG ROBERT HOUSE, No.11 STEYNE STREET, FOURIESBURG. Email: info@domasalapeng.co.za. Name of, name of & distance to institutions of learning, FOURIESBURG INTERMEDIATE SCHOOL, 450M. Name of Workshop & distance: 60 KERR 450M. Name of Similar Registration premises: Dr's Place 80m. Any person may, within 21 days from 05 AUG 2025 (Date of publication in Provincial Gazette) lodge in terms of section 33 of the Free State Gambling & Liquor Act, 2010 an objection in writing to the Free State Liquor Authority (address at our sewer). The objection must be clearly indicated the full name, identity number, residential address, postal address & telephone number, if any where applicable, its registered number & address of its office of the objection. The objection must be also identify the application to which it relates. The application may be inspected during the office of the Authority during their office hours. The address of the relevant office of the Liquor Authority is: 85 Henry Street, Westdene Street, Bloemfontein, 9301, Free State. BLOEMFONTEIN

Legal notice



NOTICE OF ENVIRONMENTAL AUTHORIZATION PROCESS - Proposed development of the Samed Agri Park on

Parts of the farms Impala 564 and Kalkoon Kruis 272, Verde. In terms of the Environmental Impact Assessment (EIA) Regulations, 2014 (as amended April 2017) published under the National Environmental Management Act, 1998 (Act No. 107 of 1998) (NEMA), as amended, notice is hereby given that VS Agri intend to obtain environmental authorisation for proposed development of an agri-industrial park. Green-Box Consulting is appointed as the Environmental Assessment Practitioner. Location of the proposed project: The project area is located north of Verde CBD. The project site comprises of portions of Portions of the farms Impala 564 and Kalkoon Kruis 272. Middle point coordinates: 27°24'20.68"S, 29°5'50.57"E

Environmental Authorisation: The project triggers activities listed in Listing 1 and 2 (GNR 3.257 & 325) of the 2014 EIA Regulations (as amended April 2017), published under NEMA and therefore require environmental authorisation via the undertaking of a Scoping/EIR process. The assessment will be inclusive of technical studies and public participation. The competent authority responsible for issuing environmental authorisation is the Free State Department of Economic Small Business Development, Tourism and Environmental Affairs. The application for environmental authorisation is for the following listed activities: Listing Notice 1 (GNR No. 327) Activities 8, 13, 24 & 28. Listing Notice 2 (GNR No. 325) Activity 15. Please note that comments will be sought from the South African Heritage Resources Agency (SAHRA) in terms of the National Heritage Resources Act, Act 25 of 1999. The Assessment Process will also confirm the need for a Water Use License (WUL) or General Authorisation (GA) registration in accordance with the National Water Act, Act 36 of 1998, as amended. Invitation to participate: Should you be interested in registering as an Interested and / or Affected Party (I&AP) and to provide comments on the application documentation, you are kindly requested to send your name, contact details, with an indication of interest, along with any comments, to the EAP at: Denise Krynauw, Green-Box Consulting, P.O. Box 37738, Langenhoevepark 9390, Cell: 082 435 2108, or e-mail: denise@green-box.co.za

SMALLS SMALLS

"I am looking for a 4 room house or site in the Bloemfontein township. NO

scammers please. Seller can contact 083 679 2902."

NOTICE OF INTENTION TO APPLY FOR AN ENVIRONMENTAL AUTHORIZATION PROCESS - Proposed development of the Samed Agri Park on



Not a handy given that Comfort Jale (Pty) Ltd intends to conduct mining and also on the above-mentioned property. An application for a Mining Permit has been accepted by the Department of Mineral Resources and Energy in the Free State Province, in accordance with Section 27 of the Mineral and Petroleum Resources Development Act (MPRDA), Act 28 of 2002.

According to Section 27 (b) of the Mineral and Petroleum Resources Development Act, 2002 (Act No. 28 of 2002) and Environmental Authorisation in terms of National Environmental Management Act, 1998 (Act No. 107 of 1998) as amended, the landowner or lawful occupier of the land, as well as any interested and affected parties must be notified and consulted regarding the proposed operation.

You're hereby invited to address any comments to support or object to the proposed mining operation with Reference: 10432 BH to the relevant authority on or before 05 September 2025. Please feel free to contact the undersigned on the following contact details:

Email: adri@adri.co.za - Phone: 072 180 9059

If no correspondence is received from you within the stated period, it will be accepted that you have no objections against the proposed prospecting activities.



higher education & training

Department:
Higher Education and Training
REPUBLIC OF SOUTH AFRICA

Corporate Office
40 Corner High & Brooker Street
Private Bag 9033
BETHLEHEM
9700
Tel: 058 303 1732
Fax: 058 303 5740
office@malutivtvet.co.za



APPLICATIONS ARE INVITED FROM SUITABLY QUALIFIED CANDIDATES FOR THE FOLLOWING POST AT MALUTI TVET COLLEGE:

POSITION: CLEANER
SALARY LEVEL: 02
SALARY: R138 486.00 P/A
REFERENCE: MALUTIVTET/HRM001/2025
PERSONAL APPOINTMENT: PERMANENT
CENTRE: BETHLEHEM CAMPUS

MINIMUM REQUIREMENTS

- Grade 10/Standard 8/NCV Level 2 or equivalent.
- Grade 12/Standard 10/NCV Level 4 will be an added advantage.

RECOMMENDATION

- Knowledge of hygiene.
- Knowledge of facilities policies.
- Knowledge of relevant legislation, prescriptions, policies & procedures.
- Operating equipment.
- Communication (verbal and written)
- Problem solving

CORE DUTIES

- Cleaning offices, corridors, boardrooms and classrooms.
 - Dusting and waxing office furniture
 - Sweeping, scrubbing and waxing of floors
 - Vacuuming and shampooing floors
 - Clearing walls, windows and floors
 - Emptying and cleaning of dirt bins
 - Collecting and removing of waste papers
 - Freshen the office areas
- Clean general kitchens by
 - Cleaning of basins
 - Wash and keep stock of kitchen utensils
- Cleaning the restrooms by:
 - Refilling hand wash liquid soap
 - Replace toilet papers hand towels and refreshers
 - Empty and wash waste bins
- Keep and maintain cleaning materials and equipments:
 - Report broken cleaning machines
 - Clearing of machines (microwaves, Vacuum Cleaners) and equipment after use
 - Request cleaning materials
- Any other reasonable duties allocated to the staff member.

POSITION: SUPERVISOR CLEANING SERVICES
SALARY LEVEL: 04
SALARY: R193 359.00 P/A
PERSONAL APPOINTMENT: PERMANENT
REFERENCE: MALUTIVTET/ITE002/2025
CENTRE: ITEMOHELENG CAMPUS

MINIMUM REQUIREMENTS

- Standard 8/Grade 10 or equivalent. Grade 12/Standard 10/NCV Level 4 will be an added advantage.
- 1-2 Years experience in cleaning service environment.

RECOMMENDATION

- Knowledge of Health and Safety procedures.
- Knowledge of hygiene.
- Knowledge of facilities policies.
- Communication Skills (Verbal and Written)
- Computer Literacy
- Operating equipment.
- Problem Solving
- People Management
- Planning and Organising

DUTIES

- Oversee cleaning services of offices, boardrooms, corridors, classrooms, labs, kitchen, study/sem halls and restrooms.
- Manage & ensure the maintenance of cleaning materials & equipment
 - Ensure maintenance and replacement of cleaning machines and equipments.
 - Make requisition and issue cleaning materials.
- Supervise cleaners and groundsmen:
 - Perform administrative and related functions.
 - Provide guidance and advice to cleaners and groundsmen.
 - Develop and update the cleaning roster.
- Perform administration functions associated to cleaning services.
- Ensure that buildings/offices/classrooms areas comply with Infection Control and Hygiene regulations.
- To perform any other duties related to the post.

POSITION: GROUNDSMAN
SALARY LEVEL: 02
SALARY: R138 486.00 P/A
REFERENCE: MALUTIVTET/HRM002/2025
PERSONAL APPOINTMENT: PERMANENT
CENTRE: BETHLEHEM CAMPUS

MINIMUM REQUIREMENTS

- Grade 10/Standard 8 or equivalent.

RECOMMENDATION

- Unendorsed valid drivers license.
- Knowledge of hygiene.
- Operating equipment.
- Planning and organizing.
- Disciplined.

CORE DUTIES

- Maintain premises and surroundings
 - Clean premises and surroundings.
 - Empty dirt bins
- Maintain the garden.
 - Watering the garden.
 - Prune and trim flowers and trees.
 - Mow the grass.
 - Remove weeds and garden refuse.
 - Apply insecticides.
 - Cultivate the soil for trees and flowers.
- Maintain gardening equipment and tools.
 - Detect & report malfunctioning of gardening equipment & tools.
 - Repair minor defects of gardening equipment and tools.
- Any other reasonable duties allocated to the staff member.

POSITION: CLASSROOM ASSISTANTS
STIPEND: R4 400.00 PER MONTH
COLLEGE APPOINTMENT: 12 MONTHS CONTRACT

CENTRE REFERENCE:

BETHLEHEM CAMPUS (X8) MALUTIVTET/HRM-CA01/2025
BONAMELO CAMPUS (X8) MALUTIVTET/HRM-CA02/2025
HARRISMITH CAMPUS (X8) MALUTIVTET/HRM-CA03/2025
ITEMOHELENG CAMPUS (X8) MALUTIVTET/HRM-CA04/2025
LERE LA TSHIPE CAMPUS (X8) MALUTIVTET/HRM-CA05/2025
MAIN CAMPUS (X8) MALUTIVTET/HRM-CA06/2025
SEKIKENG CAMPUS (X3) MALUTIVTET/HRM-CA07/2025

MINIMUM REQUIREMENTS

Completed L4 (including L2 and L3) and/or N. Dip Graduates (all qualifications).
To be familiar with the subjects/programmes of the Campus where the duties will be performed (The Campus can be contacted for detailed information on subjects/programmes offered).

DUTIES

Classroom administration (Filing, typing records, record keeping).
Verification of marks. Invigilation (Internal & External examinations).
Establishing study groups. Recording and controlling absenteeism.
Peer tutoring. Substituting lectures that are absent for a few periods due to attending meetings or being ill on short notice. Supervising extra practice classes in the SSS Computer Labs / Pradroom Rooms / Study Rooms. Performing duties as examination assistants in the marking centres during November. Assisting students on Saturdays/after hours. Assistance with registration. Any other duties allocated by campus management.

All applications can be hand delivered or mailed (courier/postal services) to the below mentioned Campuses:

- Bethlehem Campus-Contact Person Ms LL ZONDO 058 303 3377
- Bonamele Campus-Contact Person Mr MC Mosala 058 713 1391
- Harrismith Campus-Contact Person Ms R Mphahle 083 932 3667
- Itemoheleng Campus-Contact Person Mr LE Lephuthi 058 713 0296
- Lere La Tshipe Campus-Contact Person Ms NJ Vumendini 058 050 3056
- Main Campus-Contact Person Mr MJ Tshabalala 058 713 0612/1016
- Sekikeng Campus-Contact Person Mrs MM Mkgani 087 940 3621

The Campus can be contacted telephonically should any applicant wish to submit his/her application via courier/postal service.

Applications must be submitted on a new Z83 form (effective from 01 January 2021) obtainable from any Public Service department as well as Maluti TVET College Corporate Office or from Maluti TVET College Official website www.malutivtvet.co.za. The Z83 form must be signed, initialed and dated. With regards to completion of the Z83 form, Part A, C and D must be fully completed. Part B, all fields must be completed in full except Passport number: So with African applicants need not provide passport numbers, an applicant has responded "no" to the question "Are you conducting business with the state?" If yes, (provide the details), then it is acceptable for an applicant to indicate not applicable or leave blank to the question, "In the event that you are employed in the Public Service, will you immediately relinquish such business interests?" "If your profession or occupation requires official registration, provide date and particulars of registration" - May be completed if your profession requires registration. The questions related to conditions that prevent re-appointment under part F must be answered. Applicants are not required to submit copies of qualifications and other relevant documents on application but must submit the completed Z83 form and a detailed curriculum vitae. Only shortlisted candidates will be required to submit certified documents on or before the day of the interview following communication from HR. Foreign qualifications must be accompanied by a SQA evaluation report.

Immigrants should apply for work permits before assumption of duty. Maluti TVET College is an equal opportunity affirmative action employer. Preference will be given to Indians and Coloured as per the EE targets of the College. It is the College's intention to promote equity (race, gender and disability) through the filling of this posts.

NB: Please consider your application as unsuccessful should you not be contacted within 60 days from the closing date of this advertisement. Correspondence will be limited to shortlisted candidates only. Shortlisted candidates will be subjected to security screening. Successful candidates may be required to work at other places as may reasonably be required by the Department and the College. Maluti TVET College reserves the right to withdraw the mentioned advert.

NO FAXED OR EMAILED APPLICATIONS WILL BE ACCEPTED - All applications should be posted or hand delivered to:

Human Resource Management
Maluti TVET College: Corporate Office
Private Bag X 33
BETHLEHEM
9700

Human Resource Management
Maluti TVET College: Corporate Office
Corner High & Brooker Street
BETHLEHEM
9700

Enquiries: Ms NJ Ntsele - Tel: 058 303 1732 - Closing Date: 22 August 2025 @ 13:00pm

Legal notice

Form FSLA 2 - Notice of intentions to apply in terms of sections 27 read with section 31 for registration Free State Gambling & Liquor Act, 2010. Notice is hereby given that DOMSA LAPENG GUEST HOUSE intends to lodge an application on 05/08/2025, particulars of which appeared here underneath: Municipality – DIHLABENG LOCAL MUNICIPALITY, Full names DOMSA LAPENG, No.11 STEYNE STREET, FOURIESBURG, COMPANY REGISTRATION NO. 201945074/607. Kind registration applied for – LIQUOR LICENSE, Kind of product to be sold/manufactured – ALL ALL KINDS OF LIQUOR, Name under which business is to be conducted & full address of premises – DOMSA LAPENG GUEST HOUSE, No.11 STEYNE STREET, FOURIESBURG. Email: info@domsalapeng.co.za. Name of, nature of & distance to institutions of learning, FOURIESBURG INTERMEDIATE SCHOOL, 450M. Name of Worship & distance: NG KERK 450M, Name of Similar Registration Premises: Dr's Place 180m. Any person may, within 21 days from 05 AUG 2025 (Date of publication in Provincial Gazette) lodge in terms of section 33 of the Free State Gambling & Liquor Act, 2010 an objection in writing to the Free State Liquor (address set out hereunder). The objection must be clearly indicated the full names, identity number, residential address, postal address & telephone numbers, if any where applicable, its registered number & address of its office of the objector. The objection must be also identify the application to which it relates. The application may be inspected during the office of the Authorities during their office hours. The address of the relevant Office of the Liquor Authority is: 85 Henry Street, Westdene Street, Bloemfontein, 9301. Place: BLOEMFONTEIN

Legal notice



GREEN-BOX
CONSULTING

NOTICE OF ENVIRONMENTAL AUTHORISATION PROCESS - Proposed development the Kismid Agri Park on

Parts of the farms Impala 564 and Kalkoen Krans 272, Vrede. In terms of the Environmental Impact Assessment (EIA) Regulations, 2014 (as amended April 2017) published under the National Environmental Management Act, 1998 (Act No.107 of 1998) (NEMA), as amended, notice is hereby given of VS Agri intention to obtain environmental authorisation for proposed development of an agri-industrial park. Green-Box Consulting is appointed as the Environmental Assessment Practitioner. Location of the proposed project: The project area is located north of Vrede CBD. The project site comprises of portions of Portions of the farms Impala 564 and Kalkoen Krans 272. Middle point coordinates: 27°24'20.68"S, 29°9'50.57"E

Environmental Authorisation: The project triggers activities listed in Listing 1 and 2 (GNR 327 & 325) of the 2014 EIA Regulations (as amended April 2017), published under NEMA and therefore required environmental authorisation via the undertaking of a Scoping/EIR process. The assessment will be inclusive of technical studies and public participation. The competent authority responsible for issuing environmental authorization is the Free State Department of Economic Small Business Development, Tourism and Environmental Affairs. The application for environmental authorisation is for the following listed activities: Listing Notice 1 (GNR No. 327) Activities 8, 13, 24 & 28. Listing Notice 2 (GNR No. 325) Activity 15. Please note that comments will be sought from the South African Heritage Resources Agency (SAHRA) in terms of the National Heritage Resources Act, Act 25 of 1999. The Assessment Process will also confirm the need for a Water Use License (WUL) or General Authorisation (GA) registration in accordance with the National Water Act, Act 36 of 1998, as amended. Invitation to participate: Should you be interested in registering as an Interested and / or Affected Party (I&AP) and to provide comments on the application documentation, you are kindly requested to send your name, contact details, with an indication of interest, along with any comments, to the EAP at: Danie Krynauw, Green-Box Consulting- P.O. Box 37738, Langenhovenpark 9330, Cell: 082 435 2108, or e-mail: daniel@green-box.co.za

Database of identified Stakeholders

Stakeholder Register
Neighbouring property owners
Phumelela: Ward 8 Councillor
South African Heritage Resources Agency
Free State Heritage Resources Authority
Provincial Department of Agriculture
Phumelela Municipality: Municipal Manager
Department of Roads
Eskom
Department of Mineral Resources
Department of Water and Sanitation

Appendix E – Site photos



Photo 1: Image illustrating typical character of the assessment site



Photo 2: Images illustrating the gravel borrow pit identified on the southern boundary of the development site



Photo 3: Image illustrating typical vegetation cover of the majority of the assessment area



Photo 4: Image of a linear tree windrow these are along the northern, western and southern boundaries

Appendix F – Additional Information

1. DFFE Screening Tool Report

END OF REPORT

