



THE DEVELOPMENT OF A BEACHFRONT SECURITY ESTATE ON PORTION 66 & 67 OF FARM 443, PLETTENBERG BAY, WESTERN CAPE.

ECO SITE VISIT REPORT 1 – JUNE 2024 DEMOLISHING PHASE



2024/06/27

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Reference: June 2024 – ECO Demolishment report

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**THE DEVELOPMENT OF A BEACHFRONT SECURITY ESTATE ON PORTION 66 & 67 OF FARM 443,
PLETTENBERG BAY, WESTERN CAPE.**

Reference: June 2024 – ECO Demolishment report

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REFERENCE: JUNE 2024 – ECO DEMOLISHMENT REPORT

This report provides guidance on environmental best practices for the proposed development of a beachfront security estate on portion 66 & 67 of farm 443, Plettenberg bay, Western Cape. The content of this report is aligned with the requests and conditions outlined in the EA (DEA Reference: 16/3/3/1/D1/14/0028/22) and EMPr (Dated: 23/08/2023). It constitutes environmental monitoring report and covers inspections done during **June 2024**.

Site visits:

5, 12, 18, 24 June 2024

Action:	Comment:
Prepare the remaining method statements as requested in the EMPr.	The holder and contractor should be aware of this condition. It is recommended to complete the method statements as soon as possible.

General comments:

- Demolition and subsequent construction have been postponed until further notice.
- Throughout this monitoring period, all alien invasive plant species have been eradicated from the property.
- Surveys of all protected *Sideroxylon inerme* (Milkwood) species have been conducted on the property and along the access road to ensure compliance with the National Forestry Act (84 of 1998).
- Additional conditions related to the OSCA (Bitou Reference: 18/66&67/443/PB) and the WULA (License no: 02/K60G/CI/1342) have not been included in this monitoring report. These conditions will be included for the construction phase of the development.

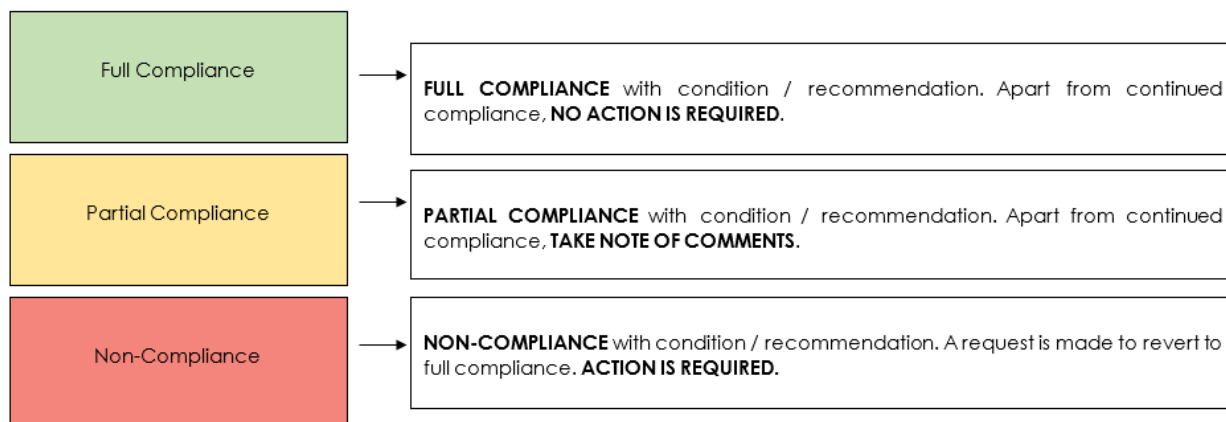
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1. CONDITIONS OF THE ENVIRONMENTAL AUTHORISATION (16/3/3/1/D1/14/0028/22)

The checklist provided here serves as a guide for project activities, incorporating key aspects outlined in the environmental authorisation (EA). It is essential for the holder to remain responsible and ensure adherence to all conditions.

Different colours represent the level of compliance, whereby compliance with notes and non-compliance require action.



Condition	Rating	Findings	Action / Request
MONITORING			
12. The Holder must appoint a suitably experienced Environmental Control Officer ("ECO"), for the duration of the construction and rehabilitation phases of implementation contained herein.		Eco Route Environmental has been appointed to fulfil the role of ECO on this project.	Apart from continued compliance, no additional action is requested.
14. A copy of the Environmental Authorisation, EMPr, any independent assessments of		An environmental site file has been created to store all pertinent documentation and will be continually updated as new reports or documents are produced.	Apart from continued compliance, no additional action is requested.

financial provision for rehabilitation and environmental liability, closure plans, audit reports and compliance monitoring reports must be kept at the site of the authorised activities and be made available to anyone on request, and where the Holder has website, such documents must be made available on such publicly accessible website.			
SPECIFIC CONDITIONS			
20. The Holder must establish and maintain a six (6) metre wide ecological corridor along the northern boundary of the development.	N/A	The EA holder is aware of this requirement and will ensure compliance once construction commences. The entire area will be clearly demarcated accordingly.	
22. Should any heritage remains be exposed during excavations or any other actions on the site(s), these must immediately be reported to the Provincial Heritage Resources Authority of the Western Cape, Heritage Western Cape. Heritage remains uncovered or disturbed during earthworks must not be further disturbed until the necessary approval has been obtained from Heritage Western Cape. Heritage remains may only be disturbed by a suitably qualified heritage specialist working under a	N/A	Earthworks have not started yet. The holder will be made aware of this conditions and remain compliant throughout the duration of development.	

directive from the relevant Heritage Resources Authority.			
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At this stage of the project, it's essential to recognize that this table does not encompass the full scope of the Environmental Authorization (EA). It serves as an interactive reference and will be continuously updated as the project progresses.

2. CONDITIONS OF THE ENVIRONMENTAL MANAGEMENT PROGRAMME (EMPr) (Dated: 23/08/2023)

The checklist provided here serves as a guide for project construction activities, incorporating key aspects outlined in the EMPr. It is compiled against the same framework as indicated above.

Activity	Condition	Rating	Findings	Action / Request
CONSTRUCTION PHASE				
Preparation of Method Statements	Method Statements must be submitted by the Applicant/ Contractor to the ECO and DEA&DP for approval. Method Statements must be adhered to by the Applicant/ Contractor. These relate to but are not limited to: <ul style="list-style-type: none"> - Stormwater management - Erosion control - Shoring (if required) - Dust control - Stockpile and storage areas - Site preparation and construction 		The Applicant/Contractor is aware of the requirement to prepare method statements before commencing construction. Th	Currently demolition is in progress. A request of Method statements for construction phase as requested in the EMPr will be sent to contractor prior to construction. ECO will ensure MS are received prior to construction commencing.
Education of Site Staff on General and Environmental Conduct	Construction staff must be adequately educated by the ECO as to the provisions included in the EMPr, and in		Environmental induction has been done with all primary demolition staff on 12 June 2024.	Apart from continued compliance, no additional action is required.

	terms of general environmentally-friendly practice.		Environmental induction for the EMPr was undertaken with contractor and staff, on 12 June 2024. * Note –Another induction session is scheduled for the construction staff representatives.	
Site management	To ensure that the ecological integrity of the surrounding environment is maintained and preserved, the applicant and contractor must ensure that the construction footprint is limited to the construction area. The extent of the construction must be marked out to satisfaction of the engineer and ECO.		No-Go areas have been demarcated prior to demolition and construction, to ensure staff do not access these areas.	Monitor to ensure it is adhered to and barriers stay intact throughout demolitions and construction phase.
Conservation of the Natural Environment	All alien invasive plant species must be continuously removed around the site. The best way to do this is to remove the plants from the roots by hand and leave the plants in the sun to dry out and die before disposal. Please refer to the Alien Plant Control Programme.		Alien invasive plant species have been successfully removed in accordance with the Alien Plant Control Programme. Material has been chipped and stockpiled in appropriate areas. Still in process. This action not only complies with regulations but also benefits the site preparation process.	Continuously monitor germination of alien invasive plant species as part of follow up alien plant species management.
	Prior to the commencement of clearing the proposed building site, the contractor must undertake vegetation search-and-rescue on the site. This operation is a legal requirement to ensure that any endangered vegetation species is transplanted prior		Indigenous plants were rescued prior to alien invasive plant species removal.	The rescued species will be utilized in the site's rehabilitation efforts. It's advisable to rescue and add any additional plant species identified during the construction phase to the onsite nursery.

	to work commencing on the erf.			
Sewage and Sanitation	Contractors must make adequate provision for drinkable water and temporary toilets situated on the building site for the use of their employees until such time as the water-borne sewer drainage is available. This must be done prior to any work done on site.		Chemical toilet have been placed on site for use of staff. Has been secured and is on a level area. Cleaned on a weekly basis.	Ongoing monitoring required.
Waste Management	Littering on the site is forbidden and the site shall be cleared of litter at the end of each working day. On-going monitoring An adequate number of general waste bins must be arranged around the site to collect all domestic refuse, and to minimise littering. Solid waste must be managed and separated into recyclable and non-recyclable and disposed of accordingly. Waste must be removed from the site on a weekly basis.		Skips were used when dwelling was stripped prior to demolition. Rubble from demolition will be removed and steel in the process of being recycled. No bins observed on site for general waste, however waste was discussed in environmental induction with staff and site was free of litter on days of site visit.	ECO recommend a lidded bin on the site for the purpose, to ensure staff continues to adhere to no littering.




At this stage of the project, it's essential to recognize that this table does not encompass the full scope of the Environmental Management Program (EMPR). It serves as an interactive reference and will be continuously updated as the project progresses.

3. PHOTOGRAPHIC RECORD

This section will be regularly updated with newly collected photographic evidence captured during the designated monitoring period. The included photos pertain to the Demolition monitoring period, **June 2024**.

 <p>05 Jun 2024 11:10:44 3957 Aquarius Close Plettenberg Bay Garden Route District Municipality Western Cape Altitude: 50.4m Speed: 2.9km/h</p>	 <p>05 Jun 2024 11:10:48 3957 Aquarius Close Plettenberg Bay Garden Route District Municipality Western Cape Altitude: 51.2m Speed: 0.0km/h</p>	 <p>05 Jun 2024 11:17:39 29 Capricorn Drive Plettenberg Bay Garden Route District Municipality Western Cape Altitude: 41.2m Speed: 6.0km/h</p>
Allien invasive plant species have been removed from the property. Being stored on site for future use.	Skips on site for material stripped from dwelling prior to demolition	Alien vegetation ready for chipping and moved to designated stored area.
 <p>12 Jun 2024 10:05:36 3957 Aquarius Close Plettenberg Bay Garden Route District Municipality Western Cape Altitude: 55.9m Speed: 1.0km/h</p>	 <p>12 Jun 2024 10:05:40 3957 Aquarius Close Plettenberg Bay Garden Route District Municipality Western Cape Altitude: 56.1m Speed: 2.0km/h</p>	 <p>12 Jun 2024 10:05:51 3957 Aquarius Close Plettenberg Bay Garden Route District Municipality Western Cape Altitude: 56.2m Speed: 0.0km/h</p>
Induction was done on the 12 th of June with all staff on site.	Storage of pavers recovered from site, ready for removal.	Machinery on site in good working order, no oil leaks observed.

 <p>12 Jun 2024 10:28:10 34 Beachy Head Drive Plettenberg Bay Garden Route District Municipality Western Cape Altitude:45.1m Speed:2.1km/h</p>	 <p>12 Jun 2024 10:28:19 34 Beachy Head Drive Plettenberg Bay Garden Route District Municipality Western Cape Altitude:49.0m Speed:0.0km/h</p>	 <p>18 Jun 2024 11:49:10 3957 Aquarius Close Plettenberg Bay Garden Route District Municipality Western Cape Altitude:52.1m Speed:4.8km/h</p>
<p>No-go areas demarcated</p>	<p>No-go areas demarcated</p>	<p>Toilet on site for staff. On level area and secured.</p>
 <p>18 Jun 2024 11:49:40 3957 Aquarius Close Plettenberg Bay Garden Route District Municipality Western Cape Altitude:49.7m Speed:3.3km/h</p>	 <p>24 Jun 2024 12:43:43 3957 Aquarius Close Plettenberg Bay Garden Route District Municipality Western Cape Altitude:49.7m Speed:0.0km/h</p>	 <p>24 Jun 2024 12:44:08 3957 Aquarius Close Plettenberg Bay Garden Route District Municipality Western Cape Altitude:49.3m Speed:0.0km/h</p>
<p>Demolition in progress</p>	<p>Protected tree demarcated to ensure no damage. Wall will be demolished with botanist present.</p>	<p>Steel being recycled.</p>

 <p>24 Jun 2024 12:44:38 3957 Aquarius Close Plettenberg Bay Garden Route District Municipality Western Cape Altitude:49.2m Speed:0.0km/h</p>	 <p>24 Jun 2024 12:45:09 29 Capricorn Drive Plettenberg Bay Garden Route District Municipality Western Cape Altitude:50.7m Speed:0.0km/h</p>	 <p>31 May 2024 09:55:43 3957 Aquarius Close Plettenberg Bay Garden Route District Municipality Western Cape Altitude:55.6m Speed:0.0km/h</p>
<p>No leaks on tap observed on site visits.</p>	<p>No-go areas being adhered to.</p>	<p>Plants rescued. Kept on site for use in rehabilitation phase,</p>

4. CONCLUSION AND RECOMMENDATIONS

Demolition construction activities have commenced. During this time, Eco Route Environmental Consultancy has been appointed as Environmental Control Officer (ECO) prior to demolition in accordance with the Environmental Management Programme (EMPr). The project holder is fully aware of the conditions outlined in the EA, EMPr, OSCA, and WULA. It is advisable to thoroughly review these environmental legislative documents to comprehend project obligations.

Environmental induction was done on the 12th of June 24. ECO is satisfied all authorisations are being adhered to. This report serves as a preliminary report and will be followed in July 24 by a more comprehensive, with monthly checklist to ensure compliance during demolition and construction phase.