

APPENDIX 15.1

PUBLIC PARTICIPATION DOCUMENTATION :

**REGISTER OF INTERESTED AND AFFECTED
PARTIES**

AND

**CORRESPONDENCE RECEIVED AFTER THE
CIRCULATION OF THE FINAL SCOPING REPORT**



6 Indwa Place, Kloof, 3610 South Africa
 Tel: [+27] (31) 764 2515
 Fax: [+27] (31) 764 2515
 Mobile: [+27] 82 772 9941
 Email: guyn@saol.com
 CC Registration No: CK 93/07200/23
 VAT Registration No: 4950171530

DC 22 / 00056 / 10 : PROPOSED HILLCOVE HILLS DEVELOPMENT NEAR ASHBURTON : REGISTER OF INTERESTED AND / OR AFFECTED PARTIES

1. Chris Ahrens PO Box 4 Mkondeni 3204 033 342 0800
chris.ahrens@sanlam4u.co.za
2. Doreen Bashford 3 Skoda Place Bellevue 3201 Doreen@pelham.co.za
3. Gareth Bassage 2 Argyle Gardens 25 New Scotland Rd, Pelham 3201 0714971809 gbbassplumbing@gmail.com
4. David Baxter 59 Collins Road Hayfields Pietermartizburg 3201 033 3865356
davebaxter@xsinet.co.za
5. Rupert and Terri Buhr & Talbot Place Bellevue PMB 3201 033 3450258 0836586668 terri@rupertbuhr.co.za
6. Caitlan Canton news2@capitalmedia.co.za
7. Mrs. Nora Choveaux Suite 165 Private Bag X6 Cascades 3202 & 200 Murray Rd Pmb 3201 033 3963344 082 7716324 norac@bscbotanicals.com
8. Mrs. Lois Cross PO Box 20147 Ashburton 3213 033 3261807
9. Claire Deighton : 084 4071 534
10. Dave Deighton 033 7196413 082 8042744 Dave.Deighton@za.nampak.com
11. Department of Agriculture, Forestry and Fisheries : Directorate of Land Use and Soil Management : Private Bag X120 Pretoria 0001.
12. Department of Water Affairs : Deputy Director Water Quality Management PO Box 1018 Durban 4000
13. Nev Durow PO Box 20003 Ashburton 3213 0827084285 nev@eco-focus.info
14. Duzi-uMngeni Conservation Trust (DUCT) c/o Caroline Scott 033 34578571 07303256738 caroline@duct.org.za
15. Mary Anne Fanner Suite 279 Private Bag X 6 Cascades 3202 033 3865255 0829259528 compu-ac@mweb.co.za
16. Ethembeni Cultural Heritage thembeni@iafrica.com
17. Ezemvelo KwaZulu-Natal Wildlife PO Box 13053 Cascades 3202
18. Estelle Findlay 50 Crestview Road, Bellevue 3201 033 3964248 0833282128
estelle.findlay@hulamin.co.za
19. Patricia Foster 64 Crestview Road Bellevue 3210 033 3963305
fostella@icon.co.za
20. Ken Gillham 52 Bonanza Road, Bellevue, Pmb 3210 kgillham@telkomsa.net
21. Gold Circle (Pty) Ltd (Pierre Erasmus) 031 3141611 /3141767
pierree@goldcircle.co.za
22. Peter Green PO Box 20105 Ashburton 3213 084446315 petmor@icon.co.za
23. Peter Hawkins PO Box 100865 Scottsville 3201 033 3964728 0846550455
petermarlene@telkomsa.net
24. Roy H Jacoby PO Box 28055 Haymarket PMB 3200 0824643453
rjacoby@mweb.co.za
25. Debbie Jewitt PO Box 868 Pietermartizburg 3200 0828707718
dj@thenet.co.za
26. Mike Jewitt : majew@3i.co.za
27. Heidi Johnston : PO Box 2055 Ashburton 3213 033 3261313 0829320659
heidijohnston@harcourts.co.za

28. Bill Kinghorn 033 3261361 bill.kinghorn@webmail.co.za
29. KwaZulu-Natal Department of Transport : Head of Transport : Private Bag X9043 Pietermaritzburg 3200
30. Uwe & Zelda Kuhl kuhl@mweb.co.za
31. Mr. & Mrs. A.J. Lange 58 Bonanza Road Bellevue 3201
leontine@mweb.co.za
32. Elma & Johan Le Roux 40 Crestview Road Bellevue 3201 w 033 3863165 h
033 3961332 0716731646 & 0827711580 kalinkal@telkomsa.net
33. Pandora Long PO Box 20086 Ashburton 3213 07269228124
pandoral@mweb.co.za
34. Councillor Sandy sandlyne@sai.co.za
35. Margaret Mienie : Chairperson Body Corporate Table View : 1 Skoda Place
Bellevue 3210 margmini@mweb.co.za
36. Zandy Makhaye 0720996212 zandym@mweb.co.za
37. Thandeka Mbonambi Development Manager : 18 Morgan Road Bellevue
3201 033 3558706 0836455899
Thandeka.Mbonambi@kzntransport.gov.za
38. Brian McBey 68 Crestview Road Bellevue 3201 brian.mcbeey@erbacon.co.za
39. Mkhambathini Local Municipality PO Box X04 Camperdown 3720
sonja.britz@mkhambathini.gov.za
40. Chris Mortimer PO Box 401 Pietermaritzburg 3200 033 3556772
chrism@somta.co.za
41. Msunduzi Local Municipality :
 - a. Environment, Conservation and Forestry : Manager Environment PO
Box 31 Pietermaritzburg 3200
Rodney.Bartholomew@msunduzi.gov.za &
Kerina.Singh@msunduzi.gov.za
 - b. David Gengan Economic Development : 9th Floor Professor
Nyembezi Building, 341 Church Street Pmb 3210 0825708492
david.gengan@msunduzi.gov.za
42. Erwin Muller 21 Jowett Crescent Bellevue 3201 0732153730
erwinm@telkomsa.net
43. Leigh Ann Mustard Skoda Gardens 033 3553155 0836561889
leigh@vnh.co.za
44. Mrs. N. P. Ndawo 6047 Phase 3 Foxhill Slangspruit Pietermaritzburg 3201
45. Lesley & Ballerina Naicker 26 Morgan Road Bellevue 3201 0845001862
Ballerinan@absa.co.za Lesley.naicker@cellc.blackberry.com
46. Kersen Naidoo Freesia Place Bellevue NaidooK@nra.co.za
47. Mr. D.P. Nel 11 St Geran Ivy Road Pietermaritzburg 3201.
48. D.S. Nzimande PO Box 1000287 Scottsville 3209 0829330791
49. PADCA 450 PO Box 397 Pietermaritzburg 3200 033 3454711
ceo@padca.co.za
50. Mr. D.C. Peens 66 Bonanza Road Bellevue Pmb 3210 033 3962891
08268131 epeens1@sars.gov.za
51. Jaco Pieterse 033 3953334 0838760306 jaco.pieterse@sital.co.za
52. Dheven Pillay 30 Crestview Road Bellevue 3201 033 3462835 0824912722
dpillay@mna-sa.co.za
53. PMMB Trust c/o Chairman : Mike Jewitt : majew@3i.co.za
54. Anton Potgieter 4 Valley View 3 Skoda Place Bellevue 3201 033 8458076
0837873915 pottie@telkomsa.net
55. Stephne Potgieter 031 3027195 Stephnep@grindrod.co.za
56. Zander Potgieter 031 3614387 Zander.Potgieter@transnet.net
57. Rosemary Purves 033 3461444 rosemary@talbot.co.za
58. Mark Puttick & Associates 0829790706 mpa@sai.co.za
59. Natathu Qhobosheane QhobosN@eskom.co.za

60. Johan Riekert 72 Crestview Road Bellevue 3201 033 3964931 0828905054
johan.riekert@telkomsa.net
61. Wendy Smith 68 Bonanza Road Bellevue 3201 033 3964466 0847004233
wendy@barnesprop.co.za
62. South African National Roads Agency Limited (SANRAL) Regional Manager
PO Box 100410 Scottsville 3209 033 3928100
63. Hazel Strydom 23 Jowett Crescent Bellevue 3201 033 3961168 0845559958
Hazelstr@absa.co.za
64. Transnet (Pipelines) PO Box 3113 Durban 4000 : Jeff Scrooby 031 3611343
jeff.scrooby@transnet.net
65. Mrs. L. E. Tooms No. 9 The Athols 3 Ivy Road, Bellevue 3201
66. Ukhambatini Properties Suite 165 Private Bag X6, Cascades, 3202
033 3963344 safari@iafrica.com (Also Broadleaze Organic Farm
nora@broadleaze.co.za)
67. Umgeni Water : Sindi Luthuli : Manager Water and Environmental Services :
PO Box 9 Pietermaritzburg 3200 033 3411111 sindi.luthuli@umgeni.co.za
68. Umgeni Water : Alka Ramnath: Planner : PO Box 9 Pietermaritzburg 3200 033
3411115 alka.ramnath@umgeni.co.za
69. uMgungundlovu District Municipality : Municipal Manager PO Box 3235
Pietermaritzburg 3200
70. Upper Mpushini Conservancy PO Box 254 Umlaas Road 3730 0824886712
stefanie@sdc.co.za
71. T. Vahey 6 Talbot Place Bellevue 3201 033 396226
72. Dean van Zyl deanvz@mweb.co.za
73. Vernon Vogt 42 Placia Avenue Cleland 3201 033 3963068 0824920288
vernon.Vogt@telkomsa.net
74. Wildlife and Environment Society of South Africa : Conservation Project
Coordinator : c/o Kerry Rowlands 033 3303931 0822196758
kerry@wessa.co.za
75. Wildlife & Environment Society EIA Co – ordinator KZN PO Box 343
Pennington 4184 Tel fax 039 9752147 083 9814814 afromatz@telkomsa.net
76. Malcolm Wilson 54 Crestview Road Bellevue 3201 033 3963106 0836540848
malcolw@vodamail.co.za
77. Madoda Xaba 24 Green Point Road, Ashburton 3213 033 3428748
0829216316 xabam@telkomsa.net
78. Alison Young 033 2605154 YoungA@ukzn.ac.za



agriculture, forestry & fisheries

Department:
Agriculture, Forestry and Fisheries
REPUBLIC OF SOUTH AFRICA

Private Bag X120, Pretoria (Tshwane), 0001
Delpen Building, c/o Annie Botha & Union Street, Riviera, 0084

From: Directorate Land Use and Soil Management
Tel: 012-319-7678 **Fax:** 012-329-5938 **e-mail:**
Enquiries: Help Desk **Ref:** 2011_04_0200

Guy Nicolson Consulting cc
6 Indwa Place
KLOOF
3610

2011-12-07

Dear Sir/Madam

**APPLICATION FOR DEVELOPMENT OF LAND DEVELOPMENT WITHOUT
SUBDIVISION: PROPOSED HILLCOVER HILLS DEVELOPMENT ON ERF 10119
PIETERMARITZBURG AND PORTION OF ERF 506 ASHBURTON WITHIN THE
MSUNDUZI LOCAL MUNICIPALITY; KWAZULU NATAL PROVINCE.**

Your letter dated 11 April 2011 refers.

With reference to the above-mentioned matter the Department wishes to inform you that it has no objection to the proposed land development on condition that the proposed development must be incorporated into the Town Planning Scheme of Msunduzi Local Municipality and the bulk water must be provided by them.

Please note that this comment does not exempt any person from any provision of any other law, and does not purport to interfere with the rights of any person who may have an interest in the agricultural land.

Yours faithfully

DELEGATE OF THE MINISTER: LAND USE AND SOIL MANAGEMENT



water affairs

Department:
Water Affairs
REPUBLIC OF SOUTH AFRICA

Enq: T H Kutama
Tel: 031 336 2760
Fax: 031 305 9915
File: 16/2/7/U201/D1/X1
Cell: 071 885 4386
Date: 08 August 2011
E-mail: kutamah@dwa.gov.za

Guy Nicolson Consulting
6 Indwa Place
Kloof
3610

Attention: Mr. G. Nicolson

RE: EIA DC 22 / 0056 / 10 HILLCOVER HILLS PROPOSED DEVELOPMENT ON ERF 10119 PIETERMARITZBURG AND PORTION OF ERF 506 ASHBURTON WITHIN MSUNDUZI LOCAL MUNICIPALITY.

Reference is made to the above-mentioned document and submitted to this office for comments.

1. Please be informed that this Department awaits for the final EIA report to be compiled and submitted for further comments.
2. The following information as requested in our previous comments dated 6 May 2011 is still outstanding
 - 2.1 Wetland delineation report
 - 2.2 Sanitation facilities to be used during construction phase of the project
 - 2.3 Geotechnical report constituting percolation test results for sewerage disposal via septic tank and soakaways

Please do not hesitate to contact this Office should you have any comments, concerns or queries

Yours sincerely

A handwritten signature in black ink, appearing to be 'M. ...', written over a horizontal line.

for PROVINCIAL DIRECTOR: KWAZULU-NATAL
HK/hk/16075

guyn@saol.com

From: <guyn@saol.com>
Date: 04 August 2011 07:34 AM
To: "Leontine Lange" <leontine@mweb.co.za>
Subject: Re: EIS DC22/0056/10 : PROPOSED HILCOVE HILLS DEVELOPMENT BETWEEN ASHBURTON AND BELLEVUE SUBURD, PIETERMARITZBURG

Hello Abie and Leontine

The information and plans that I have show the road reserve on the municipal town planning layout of your area, and this has been confirmed and worked with by the project's traffic engineer and town planner, and it is therefore definitely part of the official property descriptions and planning of your area. The age of the road servitude is not something that I have at disposal at present. However, I will follow up further in this regard and get back to you.

Please note also that you will be receiving all future reports on the development, including the traffic and town planning reports, which will also contain a great deal of information.

Kind regards

Guy Nicolson

From: Leontine Lange
Sent: Wednesday, August 03, 2011 7:29 PM
To: guyn@saol.com
Subject: RE: EIS DC22/0056/10 : PROPOSED HILCOVE HILLS DEVELOPMENT BETWEEN ASHBURTON AND BELLEVUE SUBURD, PIETERMARITZBURG

Thank you for responding.

As far as the municipal road reserve is concerned, it must be noted that we were one of the first occupants of the properties set aside for residential purposes in this area in 1985. This property was built on a farm Ockertskraal and at no stage were we informed that a road was going to be erected behind our properties. That must have been decided many years after 1985?

Kind regards

Abie & Leontine Lange

From: guyn@saol.com [mailto:guyn@saol.com]
Sent: Wednesday, August 03, 2011 7:35 AM
To: Leontine Lange
Subject: Re: EIS DC22/0056/10 : PROPOSED HILCOVE HILLS DEVELOPMENT BETWEEN ASHBURTON AND BELLEVUE SUBURD, PIETERMARITZBURG

Dear Mr and Mrs. Lange

Thank you for the message below. As requested, you have been registered as an interested and affected party, and will be kept further informed and provided with an opportunity to comment.

In regard to your concerns about the construction of a road behind your property, I do have sympathy with these particular concerns. However, it must be pointed out that the road is to

D.C. Peens
66 Bonanza Road
Bellevue
Pietermaritzburg
3201

Guy Nicholson Consulting CC
6 Indwa Place
Kloof
3610

RE: EIA DC 22/0056/10: PROPOSED HILCOVE HILLS DEVELOPMENT
BETWEEN ASHBURTON AND BELLEVUE SUBURBS: PIETERMARITZBURG

Your letter dated 2011-07-25 refers. I also refer to our telephonic conversation on the 2011-08-08.

I would like to register as an interested and affected party.

I would like to inform you that I am not against the development of the above said property, BUT I am against the construction of the extended Cleland Road on the open piece of land behind my property in Bonanza Road. My reasons for this are;

- i. The intersections in Trojan road will be so close to each other and will affect the traffic flow from Bellevue (See attached sketch)
- ii. If Cleland Road is extended the section of road Trojan and Murry Road will be 5 km long, which will be used as a nice racing track.
- iii. There are already a road (Ivy) that enters the said above property that could be used.
- iv. The development of the extension of Cleland Road will also have a impact on our properties next to the piece of land to be used to extend Cleland Road. The validation prices will drop.


I would like to make the following suggestions in regarding the above:

- i. That there is only one (1) entrance to the development site, and that be from the Ashburton side. That means that Ivy Road, as Cleland Extension not be used, on the reasons put out in the above points made.
- ii. That the piece of land to be used to extend Cleland Road rather be used for further development in building a complex on it.

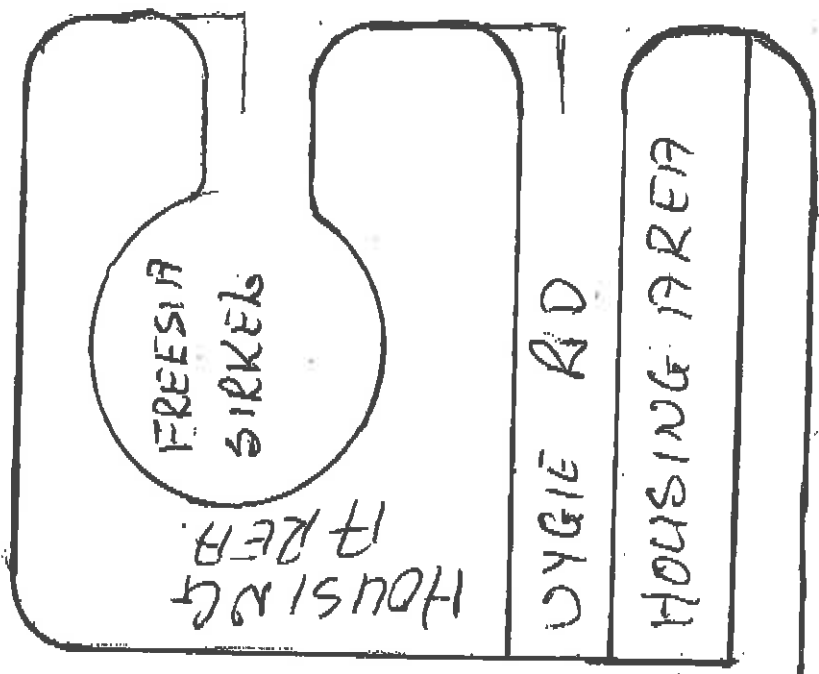
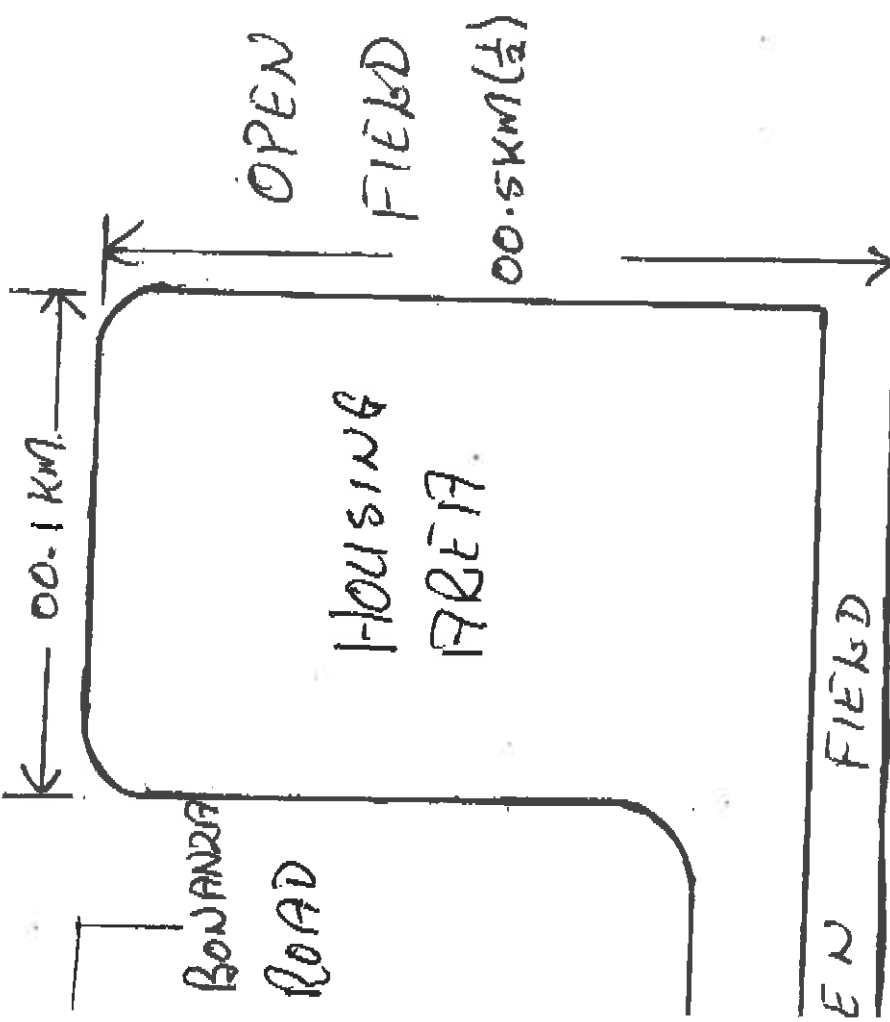
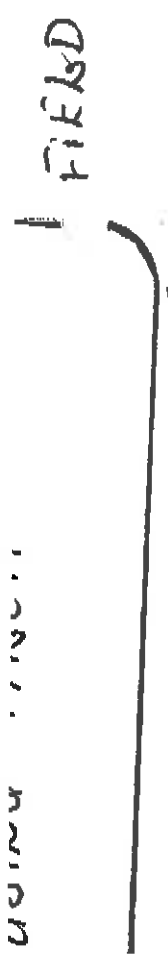
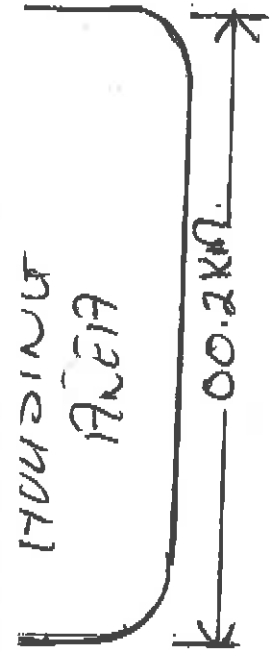
I Hope you could use the above points that I made in this matter.

For further correspondence on this matter I would like you to use my wife's email address which is epeens1@sars.gov.za

Kind Regards



D.C. PEENS



IVY ROAD

MURRY ROAD





P.O.BOX 868
Pietermaritzburg
KWAZULU-NATAL
3200

TEL:
FAX: 0333261180
CELL:0827837792
EMAIL:maj@pmmtrust.org

21st July 2011

EIA DC 22/0056/10 HILCOVE HILLS PROPOSED DEVELOPMENT

Hello Guy,

Our comments re the above are as follows.

There needs to be not only a socio economic study, but also a financial feasibility study, taking into account the current over supply of housing, price points and general economic trends, as well as the impact such a development will have on existing housing in Pietermaritzburg. There have been a number of well publicised and spectacular collapses of developments in the past few months, and provision needs to be made for rehabilitation in the event that the development starts and is not successful. We would therefore insist that a very substantial amount be held in trust to be used for rehabilitation in the event the development collapses. This would go some way to ensuring that the burden of rehabilitation is not carried by the residents and ratepayers of Pietermaritzburg and Msunduzi.

A similar study needs to be done in respect of the proposed economic and commercial zones (offices, hospitals etc). The financial status of Msunduzi Municipality, as well as the 5 year moratorium placed on capital expenditure, including upgrading of infrastructure, must also be taken into account.

The value of the eco goods and services provided to the municipality by this large vegetated area in close proximity to Pietermaritzburg must also be calculated as well as the cost to municipality and ratepayers should these assets be destroyed. A recognised specialist in this field, such as Miles Mander, would produce such a study. The cumulative affect of the various development applications needs to be calculated as it is stated in the scoping report that the proposed sewerage works will have capacity to service other proposed developments in the area, so these must therefore be taken into account

A comprehensive study must be done on alternative land uses in keeping with the rural atmosphere of the site.

Alternative land uses to which should be considered are:

1. A game lodge type development, complimenting the proposed Mayibuye Game reserve. Could even negotiate traversing rights, as is the norm with other game reserves in South Africa. Consideration must be given to a greater plan for the area with the possible eventual merging with Mayibuye to create a much larger reserve which would have huge benefits for all residents in greater Pietermaritzburg and Msunduzi, preserve the sense of place and biodiversity of the area while having a minimal effect on the eco goods and services provided by the site.

2. A combined agricultural ecotourism venture, part vegetable farming, part game farm. The landowner has experience and expertise in both fields.

These alternatives will lessen the need for highly intrusive infrastructure development such as roads, water reticulation, electricity etc, remove the need for a sewerage plant altogether as septic tanks will be sufficient. Other pollutant effects such as lighting, noise, traffic will also be greatly reduced and will make the game reserve element more viable. Without the huge cost of major infrastructure, there is a greatly reduced risk of failure, which would benefit the landowner and developer.

On the proposed development plan figure 10, the only areas available for the game reserve element are the wetlands and water courses, which cannot be built on anyway, which means that the game that can be introduced or saved will be very limited and confined to those species that live in a riverine environment. What then happens to "*A surprising spectrum of large mammal species occurs in the study area*" as stated in clause 5.8 of the report, when they are fenced in a relatively small area.

The road planned from Pope Ellis Drive through the "eco estate" portion needs to be moved to the centre of the site so that it does not impact on existing neighbours along the eastern boundary. This option must be included in the traffic assessment. Purchasers of the properties within the estate will know prior to purchase that a feeder road to the proposed high density areas exists. It is an infringement on the rights of the owners of bordering properties to impose a road right on their boundaries, when no road or proposed road or servitude existed when they purchased the properties. This road is of benefit only to the developer.

We reserve the right to make further comments as more information becomes available.

Yours faithfully

MA Jewitt
Chairman
PMMB Trust