BEAUFORT-WES/BEAUFORT WEST/BHOBHOFOLO
Directorate: Infrastructure Services / Direktoraat: Infrastruktuur Dienste
ICandelo: liNkonzo zeZiseko zoPhuhliso

Rig asseblief alle korrespondensie aan die Munisipale Bestuurder/Kindly address all correspondence to the Municipal Manager/Yonke imbalelwano mayithunyelwe kuMlawuli kaMasipala

Verwysing
Reference 12/3/2
Isalathiso

Navrae
Enquiries C.B.Wright
Imibuzo

Datum
Date 28 July 2026
Uhmla

Privaatsak/Private Bag 582
Faks/Fax 023-4151373
Tel 023-4148194
E-pos / E-mail admin@beaufortwestmun.co.za
Donkinstraat 112 Donkin Street
BEAUFORT-WES
BEAUFORT WEST
BOBHOFOLO
6970

PRE-APPLICATION INPUT: CONSENT USE ON PORTION 7 OF FARM DRIEFONTEIN NO.26: (PADLOPER PV 6)

1. PURPOSE

Please note that the purpose of the pre-application input is to ensure that the application is correct and complete and not to assess the merit of the application.

2. LAND USE APPLICATION: LEGISLATIVE CONTEXT

Application is made for:

2.1 Consent use to construct the Padloper PV 6 facility (including associated infrastructure) on Portion 7 of Farm Driefontein, No. 26.

2.2 Municipal approval to register a lease agreement over part of the property concerned.

2.3 It is noted that from the application submitted, the intention is to register a long-term lease over a portion of the property and as such, this must be notarial executed and registered against the title deeds of the properties at the Deeds Office. If required, ministerial consent to register the lease agreements in terms of the Subdivision of Agricultural Land Act, 1970 (Act 70 of 1970) must be obtained from the national Department of Agriculture, Land Reform and Rural Development.

2.4 It should further be noted that approval for the consent use (if given) will not be a permanent right but will be given for the duration/life span of the facility. Any renewable energy structure and associated infrastructure that has reached the end of its productive life or has been abandoned, including buildings, cables, and roads, must be removed by the owner. A renewable energy structure is considered abandoned when the structure fails to continuously operate for more than two years.

3. LOCUS STANDI (AUHTORITY TO BRING APPLICATION)

3.1. The pre-application includes a power of attorney for the property concerned and authorises Rodeplan (Pty) Ltd to submit the application.

4. AGRICULTURE

4.1. It is noted that the applicant has annexed a number of supporting documents which will have to be assessed as part of the application processing phase to determine its completeness and correlation to the application at hand. Notwithstanding the above, any application that utilises an area of five hectares or more of agricultural land that has been cultivated or irrigated during the 10-year period immediately preceding the proposed land development that involves urban development, will trigger a provincial land use application in terms of section 53 of LUPA (Land Use Planning Act, Act 3 of 2014, read together with section 10 of the LUPA regulations). On face value the proposed development does not appear to require a provincial land use application, however it must be verified.

4.2. It I further noted that the necessary approvals in terms of the Subdivision of Agricultural Land Act, 1970 (Act 70 of 1970) (SALA), for long term leases, will need to be obtained from the National Department of Agriculture, Land Reform and Rural Development.

5. ENVIRONMENTAL AUTHORISATION

5.1. It is noted that the Padloper PV 6 facility was the subject of a basic assessment in terms of the 2014 Regulations under the National Environmental Management Act, 1998 (Act No. 107 of 1998, as amended). An Environmental Authorization was issued after the Basic Assessment Report was submitted to the Department of Forestry, Fisheries and the Environment. The application also notes that amendments to an EA are regularly sought by a project proponent because of advances in technology and new project-specific findings. If applicable, and after any amendments to the EA, such amendments will be communicated to the Municipality as an amendment to the land development application in terms of section 52 of the bylaw, i.e. prior to the approval thereof.

5.2. Given that the application expands on the existing approval on the property, the applicant must confirm with the relevant statutory body that a further EA is not needed and that an amendment of the existing EA will suffice.

6. HISTORY

6.1. It is noted that the Beaufort West Municipality, on 24 November 2022, approved the land use rights to accommodate renewable energy structures (wind) and utility services on the subject property. This authorization was in accordance with Site Development Plan 1756E/SDP.

7. PUBLIC PARTICIPATION

7.1. Apart from comments already included within the draft application, during the public participation process comment must be obtained from at least the following entities, if not already done so:

a) Western Cape Department of Agriculture, specifically regarding the planning application.
b) Western Cape Department of Transport and Public Works (DT&PW)
c) South African National Roads Agency,
d) District Roads Engineer,
e) Department of Environmental Affairs and Development Planning, specifically provincial planning comment in terms of Section 45 of LUPA,
f) National Department of Forestry and Fisheries and the Environment (DFFE)
g) National Department of Agriculture, Land Reform and Rural Development
h) National Department of Water & Sanitation (DWS)
i) Eskom

8. COMPLETENESS OF PRE-APPLICATION DOCUMENT

The documentation as submitted for the purpose of a Pre-Application Consultation Meeting are considered complete and therefore a formal Pre-Application Consultation Meeting is not required.

The process of submitting a final application are:

- A copy of the minutes / letter, proof of payment and all relevant information must be attached to the final application.
- The final application must be submitted to the Senior Manager: Administration: Mr. P.Strumpher.

Address:

Email: petrus@beaufortwestmun.co.za
Donkin Street 112
Mid Town
BEAUFORT WEST
6970

- The final application must be signed by the owner.
- When the final application is submitted, 2 hard copies as well as a complete electronic copy on CD are required.
- Application will then be advertised for a period of 8 weeks for any objections and for Public Participation.
- If there are any objections, the applicant can appeal.
- Applicant can then send his appeal application to the Municipal Manager.

The costs for the application are as follows:

• Consent use fee	R 920.35
• Advertising costs for public participation	Actual Cost
• Advertising costs in the Provincial Gazette	Actual Cost
• The total cost for the application	**R 920.35 excluding actual advertising cost**

Beaufort - West Bank Details:

Bank: Nedbank
Account Holder: Beaufort West Municipality
Account Number: 10742 80318
Account Type: Current Account
Branch Code: 198765
Reference: PADLOPER PV6

For your attention.

CHRISTOPHER WRIGHT
AUTHORIZED OFFICIAL
/mg