



Knysna

Municipality ♦ Munisipaliteit ♦ uMasipala
INCLUSIVE. INNOVATIVE. INSPIRED.

KNYSNA MUNICIPALITY
PRE –APPLICATION MEETING

Minutes of meeting held on the

20 January 2022

At

09:00

Microsoft Teams

MINUTES

| No | Item | Presentation |
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| 1. | Opening and Welcoming | Mr S Madumbo |
| 2. | Attendance Mr S Madumbo (Chairperson) – KM : Town Planning (KM) Ms N Vonya – KM : Town Planning (KM) Ms L Mniki – KM : Town Planning (KM) Mr S Mqhele – KM : Town Planning (KM) Mr M Musekene – KM : Environmental Services (KM) Mr Phatudi Mashamaite – Applicant : (PM) Mr D Bastian – Applicant : (MV) Mr H Labuschagne – Applicant : (MV) Apologies None | |
| 3. | Items for consideration <i>*Please note: Meeting minutes do not reflect verbatim discussions</i> | |
| 3.1 | <u>Portion 41 of Ronde Valley No. 187, Sedgfield Pine Lake Marina - Consent Use - Application for Telecommunication tower and a base station</u> | Knysna Municipal officials and Phatudi Mashamaite |

Discussion:

- PM: Service providers wish to expand their network in order to accommodate 5G telecommunication infrastructure. We have received concerns regarding poor connectivity in the area. The land owner has provided consent for the consideration of the proposal.
- KM: These types of proposals often become controversial in the area due to concerns of environmental health.
- PM: A report from the Department of Health as well as the World Health Organisation recommended that there are no significant health concerns depending on the height or placement of the mast.
- KM: As such the motivation should discuss the implications on health and the applicant is to be aware of the potential objections. Should objections be received, the applicant will be duly granted an opportunity to respond.
- PM: Seeing as though this is a large site, may you please advise on the relevant properties to be consulted for public participation?
- KM: The Municipality identifies the potential interested and affected parties; and undertakes the issuing of notices via registered mail; or email; as well as publication in the press if need be (at the cost of the applicant).
- KM: How have you determined that the site is suitable as opposed to alternatives?
- PM: The site is below the valley so existing towers are overshooting. Engineers use systems to identify 'glitches' in coverage and we don't rely solely on complaints.
- KM: NEMA regulations do have prescriptions depending on the height of the tower. If you have an approved EIA, it is to accompany the proposal.
- KM: Please confirm the proposed height of the tower as the Knysna Zoning Scheme (2020) limits it to 25m.
- PM: Ideally, 36m. However, we are eager to comply with the relevant regulations and policies and By-laws so it will be possible to decrease.

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| | <ul style="list-style-type: none"> • KM: The applicant is to provide a submission in accordance with the Telecommunication Policy (2008); and address their compliance with the requirements in the motivation report. • KM: Please provide plans which indicate the placement of the mast within the context of the site; height; etc. and a visual impact assessment. • KM: Whilst it is not required for the submission may The applicant may wish to consult SANPARKS (commenting party) with regards to the informants for the visual impact in order to inform proposal. <p><u>Recommendation:</u></p> <ul style="list-style-type: none"> • Submit a Consent use application in terms of the Spatial Planning and Land Use Management ByLaw (2021), to allow a freestanding telecommunication mast. • The Telecommunication Policy(2008) shall be applicable. • The applicant is to attach the EIA with the submission. • Information required (checklist) in terms of Section 38 of the Spatial Planning and Land Use Management ByLaw (2021). • Motivate the applications in terms of Section 65 of the Spatial Planning and Land Use Management ByLaw (2021). • Motivation to address today’s discussions as well. (health, alternative sites, height, etc.) | |
| 4. | The Chairperson closed the meeting. | |

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