

**ENVIRONMENTAL IMPACT ASSESMENT AN ENVIRONMENTAL  
MANAGEMENT PLAN FOR PROPOSED REZONING OF ERF 90 IN  
OKONGO VILLAGE OHANGWENA REGION.**

**REPORT PREPARED BY: ADVANCED ENVIRONMENTAL AGENCY CC**

THE REPORT IS PREPARED FOR: MARYANA PROPERTIES CC

**Contact: [advanceenvironment@gmail.com](mailto:advanceenvironment@gmail.com)**

**Cell: 0817606590**

user

ADVANCED ENVIRONMENTAL AGENCY CC 0817606590

## Table of Contents

<b>1.Executive summary</b> .....	2
<b>1. Introduction</b> .....	3
<b>1.1 background</b> .....	3
<b>2. Scope of the study</b> .....	3
<b>2.1 Purposed of the study</b> .....	3
<b>2.3 Environmental assessment practitioner</b> .....	3
<b>2.4 Methodology</b> .....	4
<b>2.5 Baseline study</b> .....	4
<b>2.6 Site visit</b> .....	4
<b>2.7 Documents reviewed in preparation of the scope</b> .....	4
<b>3. Description of proposed activity</b> .....	4
<b>3.1 Location</b> .....	4
<b>3.2 Map</b> .....	5
<b>3.3 Existing activity</b> .....	5
<b>3.4 Proposed rezoning</b> .....	5
<b>3.5 Project alternative</b> .....	6
<b>3.6 No-go</b> .....	6
<b>3.7 Land use options</b> .....	6
<b>4. Need and desirability</b> .....	6
<b>5.The affected environment</b> .....	6
<b>5.1 Bio-physical report</b> .....	6
<b>5.2 Flora and the fauna</b> .....	6
<b>5.2 Climate</b> .....	7
<b>5.3 Soil/geology</b> .....	7
<b>5.4 Hydrology</b> .....	7
<b>5.6 Social -economic</b> .....	7
<b>6. Legal and policy</b> .....	9
<b>Environmental impact assessment</b> .....	13
<b>7.Environmental management plan</b> .....	15
<b>8.Public consultation</b> .....	16
<b>9.Conclusion</b> .....	19
<b>10.Assumptions and Conclusions:</b> .....	19
<b>11.references</b> .....	19

## **1.Executive summary**

Maryana properties cc the proponent intents to rezone block 90 in okongo ,ohangwena region,block 90 is residential zoned plot and it fall under the okongo village council. The plot is to be rezoned to 86 Ervens and the rest to street.

In accordance with the environmental management act (7 of 2007) ,Transforming of land use activity to a different activity is a listed activity which can not be done without an environmental clearance certificated. Maryana properties appointed Advanced enviro to carry out an environmental EIA study this is under the guideline of the environmental management act of 2007 of 2007 and (GN 30 government gazette.

## 1. Introduction

### 1.1 background

The proponent Maryana Properties CC intends to rezone plot 90. The plot belongs to the village council and is currently a residential area. The plot is measured and it's the intention of Maryana Properties CC to rezone block 90, currently a single block, with a village home to 86 erven and the rest into streets referred to the attached map.

The plot will be divided into 86 ervens of which Maryana Property CC will construct later into town houses. The development is done in agreement with the Okongo Village Council.

### 2. Scope of the study

This environmental scoping assessment will help to reduce or mitigate negative consequences by generating a variety of project alternatives for the rezoning of erf 90. In general, the goal of this Environmental Scoping Report is to predict and prevent, limit, and/or manage potentially major negative impacts of development that could:

- Be too expensive to fix in the future
- Put current and future generations' lives, livelihoods, or health at risk
- Cause irreplaceable resource losses and less possibilities for future well-being;
- Assist in the search for ways to maximize development's potential advantages.

The following steps were used to ensure the quality of the scope.

- ✓ Public participation
- ✓ Newspaper adverts
- ✓ Site visit
- ✓ Visit to village council

#### 2.1 Purposed of the study

The aim of this scoping preparation are:

- To evaluate the impacts and benefits of the proposed activity to the current environment
- To put in place the appropriate mitigation measures, to avoid and lessen the impacts associated with the proposed activity.
- To consult affected and interested (A&IP)
- To comply with the EMA (7 OF 2007)

#### 2.3 Environmental assessment practitioner

Advance Environmental Agency CC is a Namibian owned company, with professionalism in environmental studies. The company operates under the leadership of Miss Albertina Simon and has been serving for 6 years. We aim to offer a quality defined work to maintain sustainable development.

**The table below gives a details of advanced environmental agency cc**

**TABLE 1.**

NAME	ADVANCED ENVIRONMENTAL AGENCY CC
ADRESS	209 CONTINENTAL BUILDING WINDHOEK, PO BOX 96255 WINDHOEK
EXPERIENCE AND QUALIFICATION	ALBERTINA J SIMON EAP PRACTIONER, HOLD BSC ENVIRONMENTAL SCIENCE (NQF LEVEL 7)

## 2.4 Methodology

The scoping report includes the following

- Site visit to collect data
- Legal and policy review
- Reviewing articles related to the proposed activity
- Discussion including site visits with the relevant authority
- Involvement of affected and interested parties through public consultation.

## 2.5 Baseline study

### 2.6 Site visit

A proper site visit was arranged with the village council to collect biophysical data.

### 2.7 Documents reviewed in preparation of the scope

- Town planning scheme
- Local authority act (23 of 1992)
- Urban and regional planning

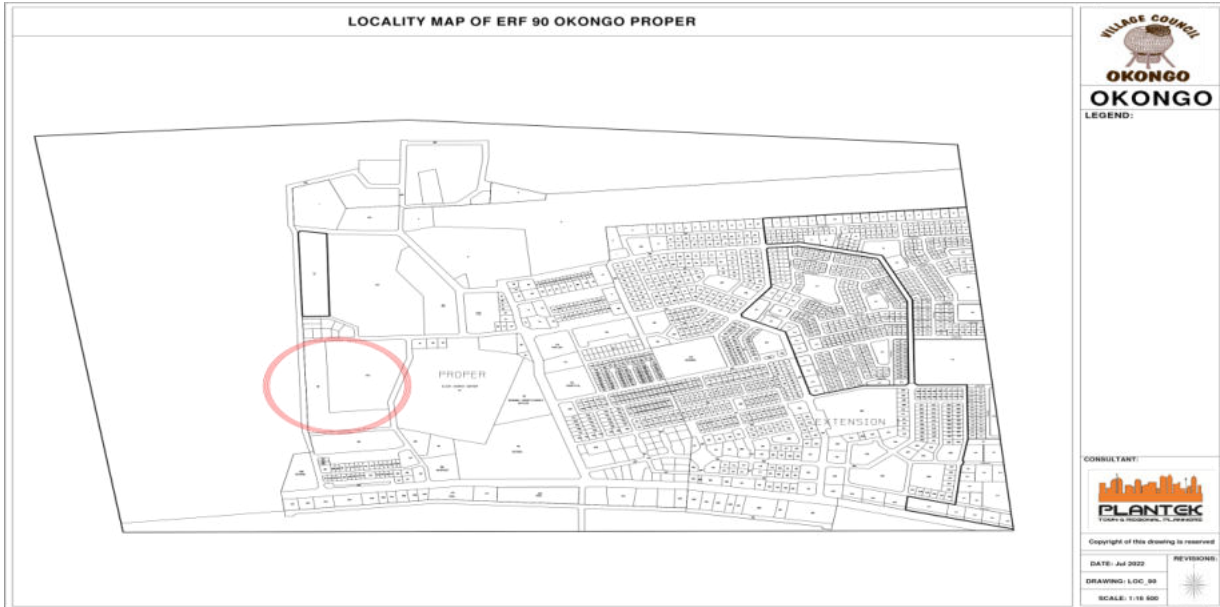
## 3. Description of proposed activity

The specific activity of this project is to rezone erf 90, to 86 ravens and the rest to streets. Currently the plot is having one village home.

### 3.1 Location

Block 90 is a plot located in okongo village, in ohangwena region within the boundaries of okongo town. See annex

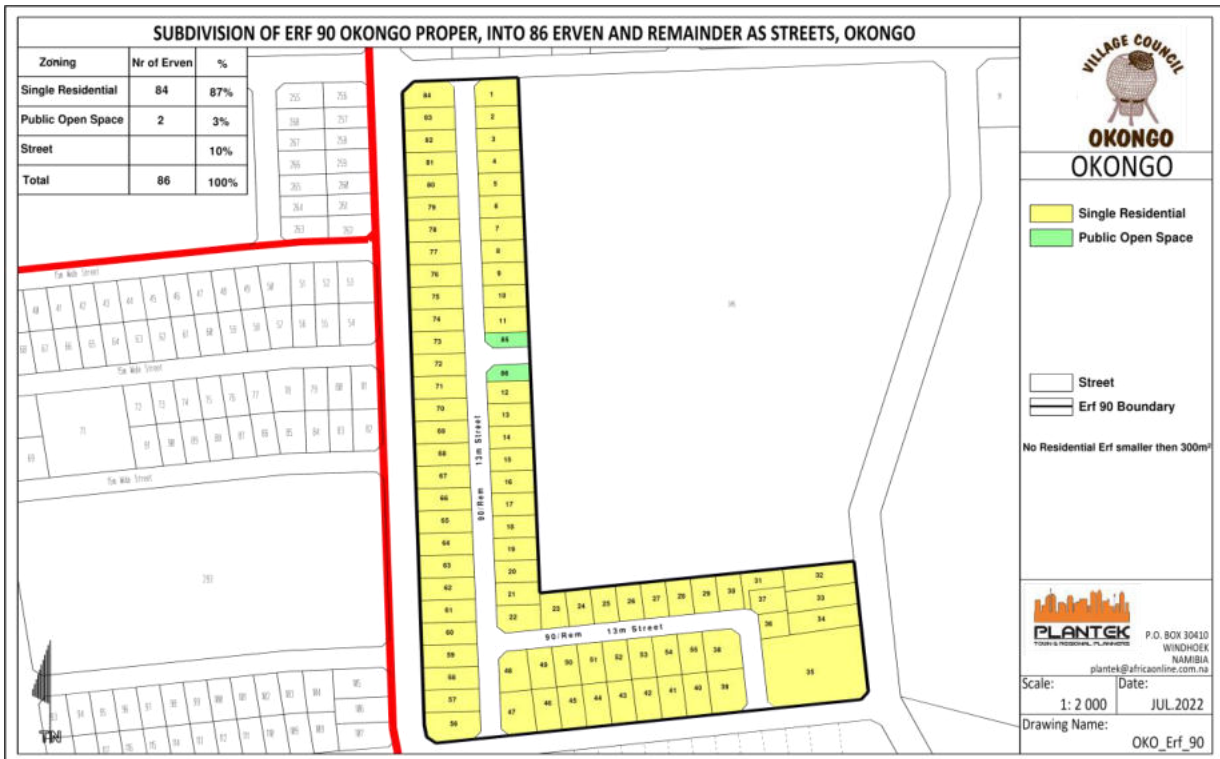
### 3.2 Map



### 3.3 Existing activity

The plot is currently cleared, with a village home and omahangu field.

### 3.4 Proposed rezoning



### 3.5 Project alternative

The EIA regulation stipulates that an alternative development be investigated and the following alternative were investigated.

### 3.6 No-go

The no-go option will indicate that nothing be done, this option will not be ideal as the proposed activity is to comply with the future development of the okongo village council.

### 3.7 Land use options

The proposed lay-out presented above is ideal with okongo upcoming township and the division of land ordinance 11 of 1963.

## 4. Need and desirability

The need and desirability for the proposed activity is based on the following aspects

- The creation of proposer public roads networks is necessary for accessibility to the newly created developments
- The proposed activity will not compromise the integrity of the town spatial development
- The approval of this application will not compromise the integrity of the existing environmental management priorities.

## 5. The affected environment

This section aims to give a clear description on the exiting environment, bio-physical, social economic gathering information from the site visit and how the proposed activity will impact area.

### 5.1 Bio-physical report

In this part of the scope we hope to give more information of the biological and physical environment being assessed for the proposed development.

### 5.2 Flora and the fauna

Okongo village is found in the ohangwena region and lies in the forestry part of the country in the northern of Namibia, the region is still respected for its riches in forests and regarded suitable for grazing and wildlife purposes. Many famers from around the country have relocated from different parts of Namibia for farming purposes to okongo. according to all Africa article of 17 may 2017 the number of sixty wild animals was given to okongo community forest and conservancy in ohangwena region.

Apart from the conservancies the village is made of thick forests and high number of wild lives. However, the plot under consideration and the proposed activity will not lead to destruction of the flora or fauna of the region but bringing about improvement in the living life style of the community.

Though the plot is already cleared a few animals like lizards will be disturbed to extinct to the forest site of the village, since the current neighborhood will be rezoned to more human living hood.

## 5.2 Climate

In order to decrease climate change greenhouse effects must be maintained. The effect of climate change is already well visible by increasing temperature, melting glacier and decreasing polar ice.

Climate change have affected Ohangwena region in the past 40 years. The data sourced used in ERA the fifth-generation atmosphere reanalyze of the global, climate covering the time range from 1979 to 2021 Resolution of 30 km. The temperature is getting higher due to climate change the proposal project cutting down of trees in Okongo, relating climate clearing of plots in a large scale contributes to climate change is for this reason we propose that each house / plant at list on tree to lessen the impacts.

## 5.3 Soil/geology

Okongo described as a forestry and wildlife area, it has a large sand very fertile and good for farming purposes.

## 5.4 Hydrology

The eastern part of Ohangwena region, including Okongo village lacks portable water. The leaders have been working drilling boreholes for people who are affected the region (authorities also tried exploring possibilities of tapping water from Okavango river and to decentralize finance to the region salvaging from the motion which was implemented tabled to allow unused water tanks across the region to be transferred to the areas without water.

## 5.6 Social -economic

Okongo is an upcoming developing small village with a village council situated in the northern part of Namibia almost the borders of Namibia and Angola. Okongo is not to be compared to other normal villages its large in size, and the constituency carries a number of smaller villages under its jurisdiction and thus brought a fast growth in the population. The population demography indicates that the middle age group has been growing rapidly and thus the future of the region looks brighter. The village has been attracting a number of different businesses due to its fast growth and potential business viability.

Main economic activities in the northern part of Namibia are agriculture, farming with cattle and growing omahangu which is 80% for human survival and not commercial though there is a few that are doing commercial farming. People in the village depend on selling alcohol, food and in cookshops to make a living as well looking for career jobs. Tourists in this part are very scarce and even though Okongo has number of wild animals and attractive forest this does not yet contribute to a pleasing number of tourists to the area. Approving this project have an impacts



however it will contribute to the economic growth of Namibia as country as well as OKongo village while improving the life style in ohangwena region.jobs will be created day to day life movements.

## 6. Legal and policy

LEGISLATION	PROVISION	PROJECT IMPLICATION
<p><b>Constitution of the Republic of Namibia (1990)</b></p>	<p>The articles 91(c) and 95 (i) commits the state to actively promote and sustain environmental welfare of the nation by formulating and institutionalizing policies to accomplish the sustainable objectives which include:</p> <ul style="list-style-type: none"> <li>- Guarding against overutilization of biological natural resources,</li> <li>- Limiting over-exploitation of nonrenewable resources,</li> <li>- Ensuring ecosystem functionality, - Maintain biological diversity.</li> </ul>	<p>The proposed development must be of sound environmental management objectives.</p>
<p><b>Environmental Management Act No. 07 of 2007</b></p>	<p>The purpose of this Act is to promote the sustainable management of the environment and the use of natural resources by establishing principles for decision-making on matters affecting the environment; to provide for a process of assessment and control of projects which may have significant effects on the environment; and to provide for incidental matters. The Act gives legislative effect to the Environmental Impact Assessment Policy. Moreover, the act also provides procedure for adequate public participation during the environmental assessment process for the interested and affected parties to voice and register their opinions and concern about the proposed project.</p>	<p>This has been complied with; thus, an EIA has been carried out and an ECC will be applied for prior to the creation of the proposed roads.</p>
<p><b>Water Resources Management Act 2004</b></p>	<p>The Water Resources Management Act (No 11 of 2013) stipulates conditions that ensure effluent that is produced to be of a certain</p>	<p>The protection of ground and surface water resources should be a priority. Obligation not to pollute surface water bodies.</p>

	standard. There should also be controls on the disposal of	
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	sewage, the purification of effluent, measures should be taken to ensure the prevention of surface and groundwater pollution and water resources should be used in a sustainable manner.	
<b>Pollution Control and Waste Management Bill</b>	This Bill serves to regulate and prevent the discharge of pollutants to air and water as well as providing for general waste management. This Bill will license discharge into watercourses and emissions into the air.	All activities shall be conducted in an environmental sustainably manner.
<b>Labor Act (No 11 of 2007)</b>	135 (f): “the steps to be taken by the owners of premises used or intended for use as factories or places where machinery is used, or by occupiers of such premises or by users of machinery in connection with the structure of such buildings of otherwise in order to prevent or extinguish fires, and to ensure the safety in the event of fire, of persons in such building;” (Ministry of Labor and Employment Creation)	Contractors, Sub-contractor shall be guided by this Act when recruiting or handling employment related issues.
<b>Noise Control Regulations (Labor Act)</b>	It is essential to ensure that before any development project is approved and undertaken, an assessment or evaluation of expected noise level is done.	Noise generation during construction/development should be minimized to the satisfactory of neighboring residents and the town Council.

<p><b>Town and Regional Planners Act, 1996 (Act No. 9 of 1996)</b></p>	<p>This Act establishes the Namibian Council for Town and Regional Planners, defines functions, and powers of the Council and provides for the registration of town and regional planners and the supervision over their conduct. The Minister may, on recommendation of the Council prescribe the kinds of work of a town and regional planning nature which shall be reserved for town and regional planners. The Act also defines improper conduct and defines disciplinary powers of the Council. Furthermore, the Act provides for the establishment of national, regional, and urban structure plans, and the development of zoning schemes. It also deals with a variety of related land use control issues such as</p>	<p>A registered Town Planner has been appointed for this project.</p>
	<p>the subdivision and consolidation of land and the establishment and extension of urban areas.</p>	
<p><b>Town Planning Ordinance (No. 18 of 1954)</b></p>	<p>Subdivision of land situated in any area to which an approved Town Planning Scheme applies must be consistent with that scheme (S31).</p>	<p>Town Planning Procedures will be registered through the URPB</p>
<p><b>Urban and Regional Planning Act No. 5 of 2018</b></p>	<p>The Act and Regulations combine the Townships Board and Namibia Planning Advisory Board (NAMPAB) into one to be known as the Urban and Regional Planning Board and delegate the decisions on town planning applications to Local Authorities. However, an LA can only make decisions after the MURD has declared a Local Authority as an Authorized Planning Authority (APA).</p>	<p>Town Planning Procedures will be applied for the proposed subdivision and rezoning</p> <p>Rundu Town Council is not yet an approved APA, approval should be obtained from the Urban and Regional Planning Board (URPB)</p>
<p><b>Land Survey Act 33 of 1993</b></p>	<p>To regulate the survey of land; and to provide for matters incidental thereto.</p>	<p>Surveying procedures must be applied accordingly</p>

<b>Local Authorities Act (No. 23 of 1992)</b>	The purpose of the Local Authorities Act is to provide for the determination, for purposes of local government, of local authority councils; the establishment of such local authority councils; and to define the powers, duties, and functions of local authority councils; and to provide for incidental matters.	The proponent is a Local Authority. The need and desirability for the proposed subdivision has been approved.
<b>Soil Conservation Act 76 of 1969</b>	The Soil Conservation Act stipulates that the combating and preventing of soil erosion should take place; the soil should also be conserved, protected, and improved, vegetation and water sources and resources should also be preserved and maintained. When proper mitigation measures are followed along the construction and implementation phase of the project, the natural characteristic of the property is expected to have a moderate to low impact on the environment.	This should be complied with during the construction phase as outlined in the EMP for this project.

**Environmental impact assessment**

CRITERIA	DESCRIPTION			
<b>EXTENT</b>	<b>National (4)</b> The whole country	<b>Regional (3)</b> ohangwena region and neighboring regions	<b>Local (2)</b> Within a radius of 2 km of the proposed site	<b>Site (1)</b> Within the proposed site
<b>DURATION</b>	<b>Permanent (4)</b> Mitigation either by man or natural process will not occur in such a way or in such a time span that the impact can be considered transient	<b>Long-term (3)</b> The impact will continue/last for the entire operational life of the development but will be mitigated by direct human action or by natural processes thereafter.	<b>Medium-term (2)</b> The impact will last for the period of the construction phase, where after it will be entirely negated	<b>Short-term (1)</b> The impact will either disappear with mitigation or will be mitigated through natural process in a span shorter than the construction phase

<b>INTENSITY</b>	<b>Very High (4)</b> Natural, cultural, and social functions and processes are altered to extent that they permanently cease	<b>High (3)</b> Natural, cultural, and social functions and processes are altered to extent that they temporarily cease	<b>Moderate (2)</b> Affected environment is altered, but natural, cultural, and social functions and processes continue albeit in a modified way	<b>Low (1)</b> Impact affects the environment in such a way that natural, cultural, and social functions and processes are not affected
<b>PROBABILITY</b>	<b>Definite (4)</b> Impact will certainly occur	<b>Highly Probable (3)</b> Most likely that the impact will occur	<b>Possible (2)</b> The impact may occur	<b>Improbable (1)</b> Likelihood of the impact materializing is very low
<b>SIGNIFICANCE</b>	Is determined through a synthesis of impact characteristics. Significance is also an indication of the importance of the impact in terms of both physical extent and time scale, and therefore indicates the level of mitigation required. The total number of points scored for each impact indicates the level of significance of the impact.			

<b>Low impact</b>	A low impact has no permanent impact of significance. Mitigation measures are feasible and are readily instituted as part of a standing design, construction, or operating procedure.
<b>Medium impact</b>	Mitigation is possible with additional design and construction inputs.
<b>High impact</b>	The design of the site may be affected. Mitigation and possible remediation are needed during the construction and/or operational phases. The effects of the impact may affect the broader environment.
<b>Very high impact</b>	Permanent and important impacts. The design of the site may be affected. Intensive remediation is needed during construction and/or operational phases. Any activity which results in a “very high impact” is likely to be a fatal flaw.
<b>Status</b>	Denotes the perceived effect of the impact on the affected area.
<b>Positive (+)</b>	Beneficial impact
<b>Negative (-)</b>	Deleterious or adverse impact.
<b>Neutral (/)</b>	Impact is neither beneficial nor adverse
It is important to note that the status of an impact is assigned based on the status quo – i.e., should the project not proceed. Therefore, not all negative impacts are equally significant.	

### 7.Environmental management plan

This section of the scope aims to outline the identified potential impact associated with the project and their extent while proposing the mitigation measures to avoid and lessen the impacts.

The roles and responsibilities are allocated to ensure the success of the implementation of the environmental management plan.

ASPECT	POTENTIAL IMPACTS	RATING (If it does occur)				SIGNIFICANCE OF IMPACT	MITIGATION MEASURES
		Extent	Duration	Intensity	Probability		
<b>1.BIOPHYSICAL</b>							
Impact biodiversity (positive)	• No impact	1	1	1	1	Low	The site buildup a
Visual impacts (positive)	• The existing building might pose visual impacts to the surrounding environment.	1	1	1	1	Low	The existing compatib surrounding environm
Impact on the soil	• No impact	1	1	1	1	Low	The site buildup a
Contamination of surface water	• Contamination of water sources during operation stemming from sewage	1	1	1	1	Low	• The site the M sewa

	overflows, poor waste management etc.						
Erosion and surface runoff	• Due to increase hard surface, the surface will become impermeable, thus increasing the surface runoff.	1	1	1	1	Low	
Traffic impacts (positive)	• Operating the business at the site will increase traffic flow in the nearby street.	1	1	1	1	Low	



## **8. Public consultation**

It is a norm that public consultation is required by legislation (EMA No. 7 of 2007) to be included in an EIA process, it is a major element of the EIA. By incorporating Interested and Affected Parties, public consultation ensures sound decision-making. As a result, the Public Participation Process has been constructed to give I&APs the opportunity to learn more about the proposed project, provide input through document/report reviews, and raise any issues of concern during the public consultation process.

Notification of the proposed activities were advertised in two local newspapers to consult the public as presented in Appendix, to identify and contact as many potential I&APs as possible. In addition, notices were also prepared to be displayed at the proposed project site. This allowed the community to participate in the process by submitting comments and expressing their worries about the project's operations as well as any environmental issues that the project may cause. No registered Interested and Affected Parties recorded and thus no comments or concerns were raised.

NATIONAL NEWS

Nam Sources Pork Meat

This is in line with the Pork Steering Committee resolution of 18 February 2020 as a risk mitigation strategy.

According to Meat Board, the higher of the calculated ceiling price and the fixed level N\$ 51.03/kg will be maintained until a new proposed pork ceiling price is implemented. The domestic pig sector is comparatively small, but an alternative income source in Namibia particularly for SMEs.

The Board explained that the introduction of the existing price incentive scheme in 2012, the resultant ceiling prices, have helped sustain the existence of the local industry, by keeping many businesses from collapsing under the pressure of increasing production costs and competition from low-cost imports.

Hence, the pig sector grew firmly between 2013 and 2022.

The Namibia Agricultural Union found that local pigs marketed increased by 14% from 39,149 pigs in 2013 to an average of 44,615 pigs.

Growth in value terms was 111.6% from N\$79,1 million in 2013 to N\$167,4 million in 2022.

Although average pork ceiling prices improved between 2013 and 2022, from N\$26.7/kg in 2013 to N\$38.94/kg, the average prices for key inputs such as yellow maize and soybeans also went up, negatively impacting profit margins.

Namibia's total pork consumption averaged 11,571 tonnes annually between 2021 and 2022.

Local production supplied 38% (4 344 tonnes) while the rest was imported.

Leading the imports (2022) were offals (57%), processed and canned products (19.4%), cuts (12.2%) and carcasses (9.7%). South Africa has for years been Namibia's main source of pork imports. For example, in 2021, Namibia sourced 68% from there, 12.2% from Spain, Germany (5%), and the Netherlands (3%).

However, in the second half of 2022, the country had to scramble for pork meat and products, as imports from South Africa divided by 47.3% owing to the suspension of pork imports into Namibia from South Africa and Botswana because of the FMD outbreaks in those countries in August 2022.

As a result, imports from more costly alternatives spiked exponentially: for example, Belgium (by 1,011%), Ireland (by 757%), Portugal (by 252%), Germany (by 210%), USA and China by 100% each, pushing pork prices up.

This event points to the need to recognise the local pig sector as strategic, requiring accelerated further investments to boost the industry's competitiveness and bring about a comfortable degree of self-reliance said NAU.

Email: [erastus@thevillager.com.na](mailto:erastus@thevillager.com.na)

ENVIRONMENTAL IMPACT ASSESSMENT

Call for public participation.

Notice is here given to all interested and affected parties(IAP) that an application for an Ecc will be made to environmental commissioner in terms of the environmental management act no 7 of 2007 and the environmental impact assessment (EIA) regulations (GN30/GG)4848 of February 2012 for the following project.

**Project description:** rezoning of erf 90 okongo village.

**Proponent:** Maryana properties cc

All affected and interested (IAP) are hereby invited to register through an email given below to participate in the EIA process.

Send your emails to : [advanceenvironment@gmail.com](mailto:advanceenvironment@gmail.com)

Contact: 0817606590

Comments start on the 14 May 2023- 30 May 2023

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**Project description:** coal storage and handling warehouse

**Proponent:**Trans-kalahari container terminal cc

**Location:** Gobabis

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NATIONAL NEWS

The Untapped Potential: 90% of



MTC-Regist LTE 12:48 PM 40%

Back 489-1.pdf

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**NATIONAL NEWS**

**Weaner Exports**

This trend in marketing has resulted in A-class abattoirs gaining an additional 1% market share during the quarter under review.

The country's shift from more value addition to the supply of raw material is observed as the quarterly increase in marketed animals from the three years of herd-rebuilding is being exported live.

"The growth observed in the sector is attributed to increased volumes of cattle exported on hoof to neighboring regional markets," the analysis read.

Despite the country's intent and aspiration to add more value, and maintain its lucrative external beef markets- going as far as China and becoming the first African country to export beef to USA.

According to Meat Board observation, there has generally been a sustained decrease in South African and local weaner prices throughout the first quarter of 2023.

South African weaner prices continued to drop following an increased supply of beef due to export restrictions occasioned by FMD in that country.

The South African weaner price declined from N\$40.47/kg in the first quarter of 2022 to N\$35.50/kg in the first quarter this year.

The Namibian weaner price followed a similar pattern averaging at N\$ 30.02/kg relative to N\$ 41.59/kg recorded during the first quarter of 2022, a decline of 22.9%.

Although there has been an increase in the B2 cattle producer prices offered by export-approved abattoirs during the first quarter of the year, the all-grade carcass prices dropped by 0.7% and averaged N\$ 59.93/kg during the first quarter of 2023 relative to N\$60.34/kg recorded in 2022.

The cattle sector production was estimated at N\$2,7 billion by the end of last year, increasing from N\$2,5 billion estimated production value in 2021.

*Email: erastus@thevillager.com.na*

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## 9. Conclusion

The objective of the Scoping Phase was to define the range of the impact assessment and determine the need to conduct any specialist study. It is believed that these objectives have been achieved and adequately documented in the Scoping Report. All possible environment aspects have been adequately assessed and necessary control measures have been formulated to meet statutory requirements thus implementing this project will not have any appreciable negative impacts.

## 10. Assumptions and Conclusions:

- The proposed rezoning will not compromise the environmental integrity of the surrounding environment.
- There are no objections or critical issues to the proposed activities.
- The findings of the Scoping Assessment are considered sufficient, and no additional specialist study is required.

It is therefore recommended that the Environmental Commissioner do consider the findings and recommendations of this Scoping process with mitigation measures as outlined herein and in the Environmental Management Plan and subsequently, consider issuing an Environmental Clearance Certificate to authorize the proposed **Rezoning of 90 okongo village ohangwena region**

## 11. references

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