



## **ENVIRONMENTAL IMPACT ASSESSMENT (EIA) REPORT**

FOR

THE PROPOSED SUBDIVISION OF THE REMAINDER OF THE FARM GOBABIS TOWN  
AND TOWNLANDS NO.114 IN TO PORTION A AND THE REMAINDER AND  
INCORPORATE IT WITH GOBABIS EXTENSION 11 .

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**July 2024**

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## ACRONYMS

EMP-Environmental management plan

EIA-Environmental impact assessment

ECC-Environmental clearance certificate

EIS-Environmental information system

MEFT-Ministry of environment and tourist



## **1. EXECUTIVE SUMMARY**

Leras Investment CC as the proponent, have appointed Advanced Environmental Agency to conduct the requisite assessment study for the approval of the subdivision of the Remainder of the Farm Gobabis Town and Townlands No. 114 into Portion A and the Remainder and incorporate it with Gobabis Extension 11 and to apply for the need and desirability to establish 11 or more erven. Following the Environmental Management Act 7 of 2007, which mandates an environmental impact assessment for the approval of street creation and the Environmental assessment Regulations of 2012; a requisite assessment study is essential to obtain an Environmental Clearance Certificate from the ministry of Environment and Tourist (MET) before the commence of the development.

The Municipality of Gobabis resolved to sell a portion of the farm Gobabis Town and Townlands No.114. Measuring 4000 m2 to Leras Investment cc. Resultantly, Harmonic Town Planning Consultants cc was appointed by Leras Investments cc to provide Town Planning services for the subdivision of a portion from the Gobabis Town and Townlands No.114 and to establish a township in order to yield registered erven in various land use categories, mainly residential erven.

To realize the proposed development, it is necessary to subdivide the Remainder of the Farm Gobabis Town and Townlands No. 114 into Portion 164 and the Remainder; and establish a township on Portion 164 to be known as Gobabis Extension 18.

The study will encompass a range of necessary components, including socio-economic, bio-physical, physical, and an appropriate environmental management plan. The Gobabis Town Council's proposed subdivision project represents a proactive approach to addressing the underutilization of land resources while simultaneously creating opportunities for the small business to grow and contribute to the economy of the town. The environmental impact assessment study will ensure that the project is implemented in an environmentally responsible manner, mitigating potential adverse effects and promoting long-term sustainability.

## **2. CHAPTER ONE (BACKGROUND INFORMATION)**

### **2.1 INTRODUCTION**

Harmonic Town Planning Consultants cc initially submitted an application dated 30 July 2013 to the Council to approve the subdivision of the Remainder of the Farm Gobabis Town and Townlands No. 114 into Portion A and the Remainder and incorporate it with Gobabis Extension 11 and to apply for the need and desirability to establish 11 or more erven. The Council approved the application with the response letter dated 11 December 2018 under council resolution 079/2018. An application was further submitted to NAMPAB to approve the Need and desirability of the proposed development.

The application was referred-back with response letter dated 19 May 2020 requesting the

applicant to apply for a township establishment in terms of the Townships and Division of Land Ordinance 1963 (Ordinance 11 of 1963).

Portion 164 of the Remainder of the Farm Gobabis Town and Townlands No.114 is located on the southern borders of Gobabis along the Trans Kalahari route and in close proximity to the old hospital. The proposed portion is approximately 4 Hectares (40 000m<sup>2</sup>) in extent.

Portion 164 is vacant and is surrounded by residential erven, the Old Gobabis Hospital as well as the Gobabis Guest House to its North Western side.

To ensure compliance with environmental regulations and to assess the potential impacts of the proposed project, the Leras Investment cc has commissioned Advanced Environmental Agency CC to conduct an Environmental Impact Assessment (EIA) study. This study will adhere to the guidelines outlined in the Environmental Management Act (No. 7 of 2007) and the Environmental Impact Assessment Regulations (No. 7 of 2012)

The primary objectives of the EIA study are twofold: to identify and evaluate all potential environmental, social, and economic impacts associated with the proposed subdivision and road creation, and to develop a comprehensive Environmental Management Plan (EMP) to mitigate and manage any identified impacts.

## 2.2 NEED FOR THE PROJECT

Gobabis is the Capital of the Omaheke Region and is located along the Trans Kalahari route between Windhoek and Botswana. The town is well known as the heart of the cattle country.

Due to its major economic activity that provides employment to the Gobabis population and the country in general, the town has grown rapidly in a short period as according to the Namibian census 2011. Comparison of the total population between 2001 (15 119) and 2011 (20 993) provides proof that Gobabis is a growing town.

With the growth in population, the Municipality of Gobabis is experiencing a rise in the demand for services and facilities by the town's residents. These services and facilities include housing, water and electricity as well as many other major necessary infrastructure and services needed including the need for business activities, for the survival of the residents as well as for the sustainable growth of the town.

By providing access to the new proposed development services and facilities include housing, water and electricity as well as many other major necessary infrastructure and services needed, including the need for business activities, thereby reducing the need for long-distance travel to obtain food. Furthermore, the proposed development is expected to generate employment opportunities within the local community. As new businesses will be established within town, they will likely require additional labor, creating job prospects for residents in the surrounding areas.

The remote location of the project area presents an opportunity for infrastructure improvements. Existing roads will be upgraded to facilitate access to the newly developed plots, benefiting not only the new proposed development but also the broader community.

Additionally, the influx of new residents and economic activities is anticipated to create growth points that ultimately increase the demand for local goods and services, thereby promoting the growth of small businesses and entrepreneurship within the region.



## 2.3 GENERAL OBJECTIVES

The objectives of the Environmental Impact Assessment (EIA) study were as follows:

- To ensure that the objective of the proposed subdivision and establishment of middle to high income residential erven and relatable land uses such as a hotel establishment on Erf 9 within Portion 164 have been identify and the potential of environmental impacts evaluated.
- The interested and affected parties have to be engaged in consultations with key stakeholders, in order to gather their input and concerns regarding proposed subdivision and establishment of middle to high income residential erven and relatable land uses such as a hotel establishment on Erf 9 within Portion.
- The Environmental Management Plan (EMP) will serve as a guiding framework for all project activities, to ensure that the procedure and processes to mitigate the negative impact on the environment are adhered to and ensuring the effective protection and conservation of the environment throughout the project's lifecycle.
- The positive and negative potential impact associated with the proposed subdivision and establishment of middle to high income residential erven and relatable land uses such as a hotel establishment on Erf 9 within Portion 164 are analyzed and evaluated in the draft scoping report, which was a crucial component of the EIA process.
- Additionally, the report outlined possible mitigation measures to address identified negative impacts, ensuring that appropriate measures are in place to minimize environmental risks. Furthermore, the Environmental Management Plan (EMP) was meticulously developed, incorporating best practices and strategies to ensure the sustainable implementation of the project while minimizing its environmental footprint.
- Upon completion, the final Environmental Impact Assessment report, inclusive of the draft scoping report, potential impact assessment, and the Environmental. This process will permit the Ministry of Environment, Forestry and Tourism: Department of Environmental Affairs (MEFT: DEA) for review and approval.

## 2.4 TERMS OF REFERENCE (TOR)

The Environmental Impact Assessment (EIA) study was conducted following the following Terms of Reference (ToR):

- To conduct the comprehensive EIA process and formulate a robust Environmental Management Plan (EMP) for the proposed subdivision and road creation activities. This involved identifying and evaluating potential environmental impacts, developing mitigation measures, and establishing a framework for environmental monitoring and management throughout the project lifecycle.
- To submit the final EIA report, including the Environmental Management Plan, to the relevant authorities, namely the Ministry of Environment, Forestry and Tourism (MEFT) and the Ministry of Mines and Energy, for their review and approval. This step ensures compliance with regulatory requirements and facilitates the acquisition of necessary permits and clearances.
- To coordinate and oversee the entire application process for obtaining the Environmental Clearance Certificate (ECC) from the relevant authorities until its issuance. This involves addressing any queries or concerns raised by the authorities, providing additional information or clarifications as required, and ensuring that the project meets all applicable environmental regulations and standards.

## 2.5 OVERVIEW OF EIA REPORT

The remaining part of this report has been designated for the following aspects;

- Project Description.
- Legal and Policy Analysis.
- Environmental Baseline.
- Public Consultation.
- Impact Identification and Analysis.
- Environment Management, Monitoring, and Evaluation Plan.
- Conclusions and Recommendations.

## 3. CHAPTER TWO

These aspects shall be discussed in this chapter;

- Project location.
- Project activities.

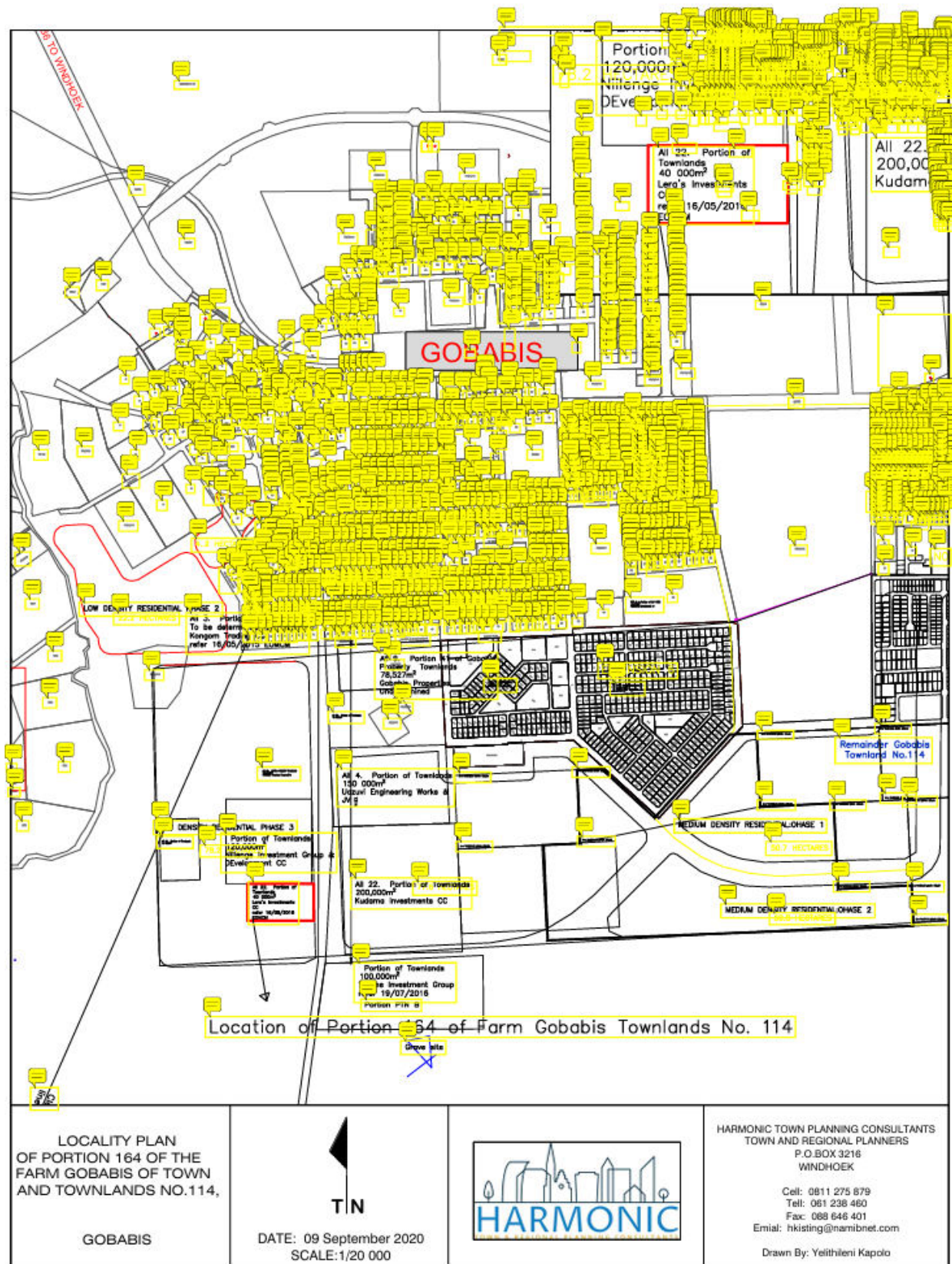
- Infrastructure and services

### 3.2 PROJECT LOCATION AND SURROUNDINGS

The project site is situated near the Trans Kalahari route, a major transportation route in the region, which facilitates access and connectivity to nearby towns and cities. Portion 164 of the Remainder of the Farm Gobabis Town and Townlands No.114 is located on the southern borders of Gobabis along the Trans Kalahari route and in close proximity to the old hospital. The proposed portion is approximately 4 Hectares (40 000m<sup>2</sup>) in extent.

Portion 164 is vacant and is surrounded by residential erven, the Old Gobabis Hospital as well as the Gobabis Guest House to its North Western side.

The title deed of the Remainder of Farm Gobabis Town and Townlands No.114 indicates that the Portion is under the ownership of Municipality of Gobabis.



## 2.3 PROPOSED DEVELOPMENT

Portion 164 of the Remainder of the Farm Gobabis Town and Townlands No.114 has been sold to the respective client (Lera Investments CC) for the establishment of middle to high income residential erven. The respective erven will be a minimum of 600m<sup>2</sup> as well as other relatable land uses such as a hotel establishment on Erf 9 within Portion 164.

With the increasing rate of urbanisation, the development of Portion A of the Remainder of the Farm Gobabis Town and Townlands No.114 will partly satisfy the demand in residential erven.

Kindly see below tables that illustrate the Erf sizes and proposed zonings as well as the Utility Index:

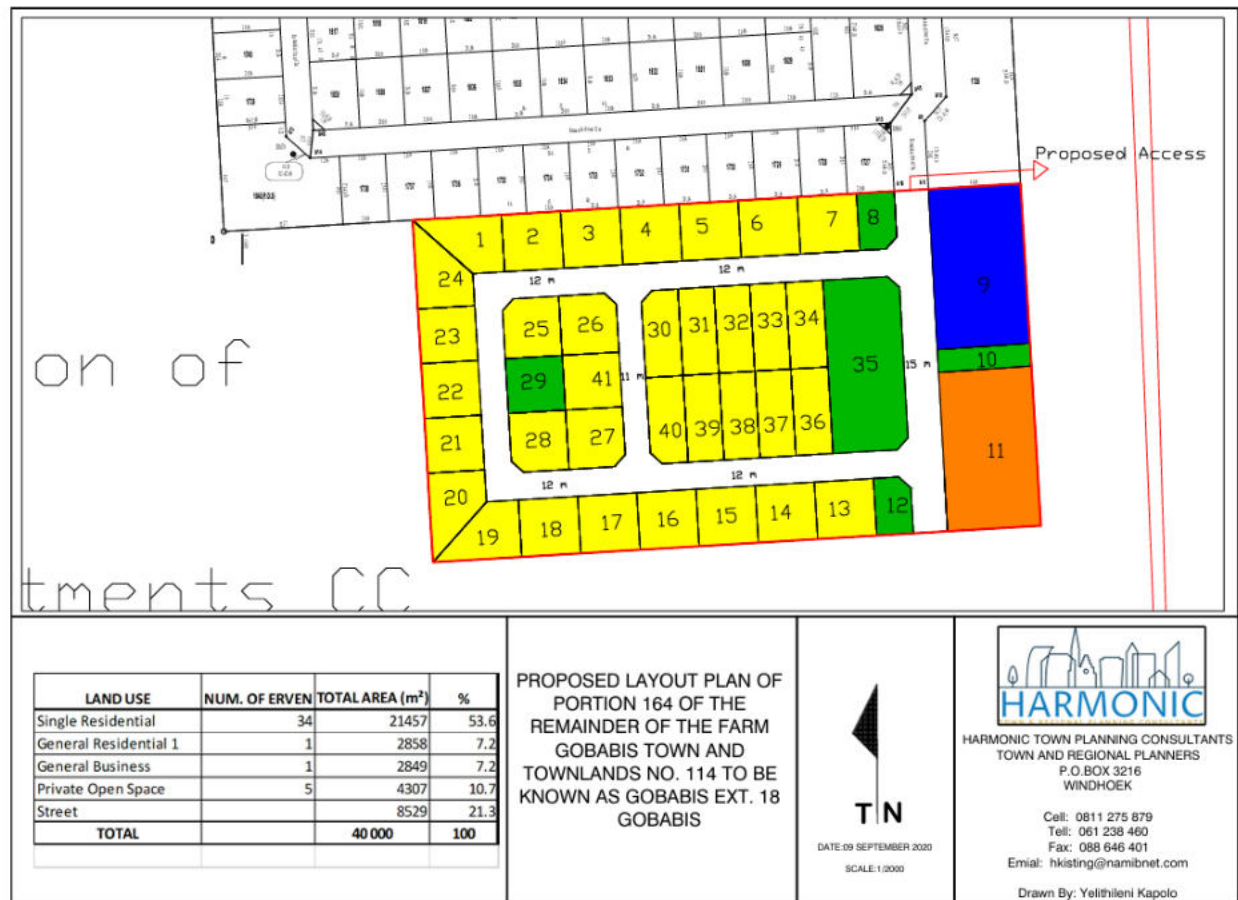
**Table 1: Cadastral Information of the proposed Gobabis Extension 18 on Portion 164**

ERF NO.	ZONING	ERF SIZE (m <sup>2</sup> )
1	Single Residential	663
2	Single Residential	605
3	Single Residential	605 /
4	Single Residential	605
5	Single Residential	605
6	Single Residential	605
7	Single Residential	605
8	Private Open Space	403
9	General Business	2849
10	Private Open Space	408
11	General Residential 1	2858
12	Private Open Space	390
13	Single Residential	650
14	Single Residential	650
15	Single Residential	650
16	Single Residential	650
17	Single Residential	650
18	Single Residential	650
19	Single Residential	662
20	Single Residential	662
21	Single Residential	600
22	Single Residential	600

23	Single Residential	600
24	Single Residential	662
25	Single Residential	638
26	Single Residential	638
27	Single Residential	638
28	Single Residential	638
29	Private Open Space	600
30	Single Residential	608
31	Single Residential	600
32	Single Residential	600
33	Single Residential	600
34	Single Residential	620
35	Private Open Space	2506
36	Single Residential	620
37	Single Residential	600
38	Single Residential	600
39	Single Residential	600
40	Single Residential	608
41	Single Residential	600
Rem/Ptn 164	Street	8529
<b>TOTAL</b>		<b>40 000</b>

**Table 2: Utility Index of Gobabis Extension 18**

<b>LANDUSE</b>	<b>NUM.OF ERVEN</b>	<b>TOTAL AREA(m<sup>2</sup>)</b>	<b>%</b>
Single Residential	34	21457	53.6
General Residential 1	1	2858	7.2
General Business	1	2849	7.2
Private Open Space	5	4307	10.7
Street		8529	21.3
<b>TOTAL</b>		<b>40 000</b>	<b>100</b>



### 3 INFRASTRUCTURE AND SERVICES

#### 3.1 STREET ACCESS AND UTILITY SERVICES

The erven are accessed via an internal street network which measure 12m, 11m and 15m in width and gives privacy to the development. The street networks respond to the topography as far as possible, creating sites with minimal storm water problems, and were designed to minimize fast through routes. The portion will get access from Gobabis Extension 11 through a 15m wide road. The Applicant Leras Investments cc is responsible for the construction of the access roads. Gobabis is well known for its indigenous wildlife which mostly includes birds. This has led to the indigenous birdlife themed street names.

The following street names have been proposed for the Township:

- Ostrich Street
- Woodpecker Street
- Bustard Street

### 3.2 BULK WATER AND SERVICES

The applicant Leras Investments cc will provide the new Gobabis Extension 18 with the required bulk municipal service infrastructure such as water and electricity.

### 3.3 WASTEWATER MANAGEMENT

Gobabis Town Council will provide the new Gobabis Extension 18 with the necessary service such as water and sewerage.

### 3.4 ENVIRONMENTAL MONITORING

- Ongoing monitoring of the site is typically required to ensure that environmental impacts are minimized.

Reclamation and Site Rehabilitation: should the Town Council of Rehoboth decide to use Rehoboth Town and Townlands No.302 for a different activity, a rezoning will be done.

### 3.5 ALTERNATIVE

Due to the scarcity of land there were plots identified as an alternative, portion 165 of the Remainder of the Farm Gobabis Town and Townlands No.114 was identified as suitable for the proposed subdivision considering that the plot was vacant and it would not require any rezoning. The plot was also classified as to be suitable due to its topography, access, and type of soil.

### 3.6 THE “NO PROJECT” ALTERNATIVE

Option 2, which is “no project alternative”, means that the project must not be undertaken on the proposed land and rather the land should remain undisturbed. However, the “no project alternative” will be less favorable from the socio-economic perspective. By implementing the project, local empowerment will be promoted given that the proponent is a local. In addition, if the project goes ahead, it will bring growth and development in the remote area. The proponent will hire people for work and these employees will require services such as shops which will result in the growth and development of the area in terms of human capital and infrastructure. Apart from that, the implementation of the project will result in employment creation which will be beneficial to locals and Namibia at large.

## 4 CHAPTER FOUR

### RELEVANT LEGISLATION



LEGISLATION	PROVISION	PROJECT IMPLICATION
<b>Constitution of the Republic of Namibia (1990)</b>	<p>Articles 91(c) and 95 (i) commit the state to actively promote and sustain the environmental welfare of the nation by formulating and institutionalizing policies to accomplish 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, -</li> <li>Maintain biological diversity.</li> </ul>	The proposed development must have sound environmental management objectives.
<b>Environmental Management Act No. 07 of 2007</b>	<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 that 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</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>act also provides procedure for adequate public participation during the environmental assessment process for the interested and affected parties to voice and</p>	
	<p>Register their opinions and concerns about the proposed project.</p>	

<b>Water Resources Management Act 2004</b>	The Water Resources Management Act (No 11 of 2013) stipulates conditions that ensure effluent that is produced to be of a certain standard. There should also be controls on the disposal of	The protection of ground and surface water resources should be a priority. Obligation not to pollute surface water bodies.
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<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>
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	the subdivision and consolidation of land and the	
	establishment and extension of Urban areas.	
<b>Town Planning Ordinance (No. 18 of 1954)</b>	Subdivision of land situated in any area to which an approved Town Planning Scheme applies must be consistent with That scheme (S31).	Town Planning Procedures will be registered through the URPB
<b>Urban and Regional Planning Act No. 5 of 2018</b>	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).	Town Planning Procedures will be applied for the proposed subdivision and rezoning  Gobabis Town Council is not yet an approved APA, approval should be obtained from the Urban and Regional Planning Board (URPB)

<b>Land Survey Act 33 of 1993</b>	To regulate the survey of land; and to provide for matters incidental thereto.	Surveying procedures must be applied accordingly
<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; 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 have been Approved.
<b>Soil Conservation Act 76 of 1969</b>	The Soil Conservation Act stipulates that the combating and prevention of soil erosion should take place; the soil should also be conserved, protected, and improved, and vegetation and water sources and resources should also be Preserved and maintained. When proper mitigation measures are followed along the construction and	This should be complied with during the construction phase as outlined in the EMP for This project.

	implementation phase of the project, the natural	
	Characteristic of the property is expected to have a moderate to low impact on the environment.	





## 5. CHAPTER FIVE

### 5.1 THE RECEIVING ENVIRONMENT

#### CLIMATE

Located at an elevation of none meters (0 feet) above sea level, Gobabis has a Subtropical steppe climate (Classification: BSh). The district's yearly temperature is 25.02°C (77.04°F) and it is 0.56% higher than Namibia's averages. Gobabis typically receives about 46.52 millimeters (1.83 inches) of precipitation and has 78.04 rainy days (21.38% of the time) annually. According to the Weather and Climate - The Global Historical Weather and Climate Data (2024)

#### Climate Gobabis: Weather By Month

Month	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Nov	Oct	Dec	Year
Record high °C (°F)	39.65 (103.37)	38.58 (101.44)	38.58 (101.44)	34.29 (93.72)	32.15 (89.87)	28.93 (84.07)	30.0 (86.0)	34.29 (93.72)	38.58 (101.44)	41.79 (107.22)	40.72 (105.3)	39.65 (103.37)	41.79 (107.22)
Average high °C (°F)	32.74 (90.93)	31.89 (89.4)	30.7 (87.26)	28.14 (82.65)	26.0 (78.8)	23.22 (73.8)	23.06 (73.51)	27.47 (81.45)	31.59 (88.86)	33.95 (93.11)	33.62 (92.52)	33.02 (91.44)	29.62 (85.32)
Daily mean °C (°F)	29.36 (84.85)	28.22 (82.8)	26.91 (80.44)	24.1 (75.38)	21.31 (70.36)	17.66 (63.79)	17.32 (63.18)	21.16 (70.09)	25.76 (78.37)	29.06 (84.31)	29.7 (85.46)	29.7 (85.46)	25.02 (77.04)
Average low °C (°F)	22.4 (72.32)	21.04 (69.87)	19.81 (67.66)	16.86 (62.35)	13.18 (55.72)	8.5 (47.3)	7.63 (45.73)	9.89 (49.8)	13.56 (56.41)	17.87 (64.17)	20.87 (69.57)	22.43 (72.37)	16.17 (61.11)
Record low °C (°F)	13.93 (57.07)	16.07 (60.93)	12.86 (55.15)	9.64 (49.35)	3.21 (37.78)	-3.21 (26.22)	-2.14 (28.15)	-2.14 (28.15)	1.07 (33.93)	4.29 (39.72)	9.64 (49.35)	9.64 (49.35)	-3.21 (26.22)
Average precipitation mm (inches)	109.79 (4.32)	122.13 (4.81)	84.43 (3.32)	33.69 (1.33)	3.02 (0.12)	0.24 (0.01)	0.69 (0.03)	0.51 (0.02)	3.35 (0.13)	17.02 (0.67)	60.04 (2.36)	123.33 (4.86)	46.52 (1.83)
Average precipitation days (≥ 1.0 mm)	14.22	14.62	11.98	6.04	0.78	0.1	0.19	0.29	1.17	3.31	10.62	14.71	6.5
Average relative humidity (%)	44.94	50.46	51.16	48.86	36.9	35.97	35.61	25.16	20.57	20.59	29.31	40.45	36.67
Mean monthly sunshine hours	12.21	12.12	12.13	12.13	11.83	11.68	11.71	12.08	12.3	12.17	14.2	14.08	12.39

The climate of Gobabis is sub-tropical arid, tempered by altitude, with a hot, rainy season from November to March and a long dry season from April to October, within which there is a cool period from May to August. In the latter, at night the temperature can drop a few degrees below freezing. During the day, it can get very hot from September to March. The city is located in the east of Namibia, at 1,450 meters (4,750 feet) above sea level.

- A. **Precipitation:** Precipitation amounts to 375 millimeters (14.8 inches) per year: it is therefore quite scarce. It ranges from 0 mm (0 in) in the driest month (July) to 90 mm (3.5 in) in the wettest one (February). Here is the average precipitation.

Gobabis - Average precipitation			
Month	Millimeters	Inches	Days
January	75	3	3
February	90	3.5	3
March	60	2.4	2
April	40	1.6	1
May	7	0.3	0
June	3	0.1	0
July	0	0	0
August	1	0	0
September	7	0.3	0
October	15	0.6	1
November	40	1.6	1
December	40	1.6	2
Year	375	14.8	15

- B. **RAIN FALL:** Gobabis experiences significant seasonal variation in monthly rainfall. the raining period of the year raises over for 6.6 months from October 11 to April 29 with a sliding of 11 days' rainfall of at least 0, 5 includes the months with the most rain in Gobabis is January with an average rainfall of 2, 4 inches. the rainiest period of the year lasts for over 5.5 months from April 29 to October 11. the least rainfall is in July with an average of in January.
- C. **Temperatures:** The average temperature of the coldest month (July) is of 14.2 °C (57.6 °F) that of the warmest month (December) is of 26.2 °C (79.1 °F). Here are the average temperatures.

<b>Gobabis - Average temperatures (1991-2020)</b>						
<b>Month</b>	<b>Min (°C)</b>	<b>Max (°C)</b>	<b>Mean (°C)</b>	<b>Min (°F)</b>	<b>Max (°F)</b>	<b>Mean (°F)</b>
<b>January</b>	17.9	33.6	25.7	64	92	78.3
<b>February</b>	17.8	33.3	25.6	64	92	78
<b>March</b>	16.4	31.7	24.1	62	89	75.3
<b>April</b>	13	29.9	21.5	55	86	70.6
<b>May</b>	8.1	27.6	17.9	47	82	64.1
<b>June</b>	3.8	25.1	14.5	39	77	58.1
<b>July</b>	3.7	24.7	14.2	39	76	57.6
<b>August</b>	6.4	28	17.2	44	82	63
<b>September</b>	10.4	31.4	20.9	51	89	69.6
<b>October</b>	14.2	33.9	24.1	58	93	75.3
<b>November</b>	16.4	34.5	25.5	62	94	77.9
<b>December</b>	17.8	34.4	26.2	64	94	79.1
<b>Year</b>	12.1	30.7	21.35	53.9	87.2	70.5

## 5.2 TOPOGRAPHY

The topography of Portion 165 is relatively flat. There are no major natural water courses that run through the portion. Natural vegetation consists of desert plants and no major indigenous plants.

The topography within the miles of Gobies town contain only modes variation in an elevation with a maximum elevating change of 341 feet and an average elevation above sea level f 4.756 feet with 10 miles also contains only modest variation in elevation (469) with 50 miles contains any modest variation in elevation (1,428. feet). The areas with 2 miles of Gobies is covered by grass of (99%) with 10 miles' grassland (99) and 50 % however the plot fall in a flat areas covered with grass land and few trees. The topography is suitable for the proposal afloat topography allowing grey water to easily run off into allocated drain as well as the construction process is easier on a flat are

## 5.3 HYDROLOGY

Underground water level.



The site is located at the eastern edge of the Gobabis town as indicated in the locality map. The plot is cleared with few grass, as its borders end in the unclear land of the town. Spending 30 minutes on site there were no wildlife detected/identified. However, considering the act of 7 2007 there was no special or protected plant species identified on site.

Gobabis is the regional capital of the Omaheke region and the district capital of the Gobabis electoral constituency. the city has a population density of 19101 according to 2011 census. Even though the city holds the weight of residents from nearest small settlements like epukiro. Gobabis continues to grow depending on goods being transported the mines of landlocked Botswana to Namibia port in Walvis Bay through the Trans Kalahari rout furthermore the goods being imported from Gauteng. The trans Kalahari road meets Namibia at Gobabis, the road

accommodates trucks importing and exporting to south Africa making the sport more viable for the propose infrastructure. The town is 200m (120) down the b6 motor way from Windhoek to Botswana. The constructing will serve a very important development of the country's economy.

Gobabis continues to grow as a town due to goods being transported from the mines of landlocked Botswana to the Namibian port of Walvis Bay, and furthermore from consumer goods being imported into Namibia from Gauteng in South Africa. The transport route is known as the Trans-Kalahari Corridor. Gobabis is connected to the Namibian railway system. The passenger train that used to run to the capital Windhoek four times a week, no longer takes passengers. The town hosts a state hospital, a state clinic and a private hospital, banking and shopping facilities. [4] Legare Stadium is located in the town.

## **5.5 ECONOMIC ACTIVITIES**

Despite its many opportunities Omaheke region has mainly identified three prominent economic activities that have comparative and competitive advantages: livestock production, transport and logistics, and natural resources.

Gobabis is the center of this area and also its main business area, as it is linked with the capital of Namibia, Windhoek, by rail and the tarred B6 national road. This infrastructure serves as the main supply line for the region.

All the other population centers in the region are linked with Gobabis by road. Many other services are rendered from Gobabis to the region, such as the Police Divisional Headquarters, which is situated.

In Gobabis. Clinics in the region are served by medical practitioners based in Gobabis, and there are two hospitals and a clinic serving the region.

The agricultural patterns of this region is to a large extent homogenous. Most of the 900 commercial and 3,500 communal farmers in this area are cattle breeders. A regional office of the Ministry of Agriculture, serving the whole region, is based in Gobabis.

Hunting, including trophy hunting, is one of the major sources of income for the region. This takes place mainly in the winter months, from June to August. During these months, tourists from the northern hemisphere can be seen in the area, enjoying the mild and dry winter climate and

collecting trophies.

In 2013 Omaheke had 42 government schools with a total of 18,365 pupils.

Gobabis boasts of untapped natural resources, including tourism and eco- tourism potential, low cost for land and business properties, and a potential market. Both export and local consumption Gobabis is now emerging as one of Namibia's most vibrant and prominent destinations for leisure and eco-tourism.

## 6. CHAPTER FIVE: PUBLIC CONSULTATION

According to the Environmental Management Act (7 of 2007) mentions that I&A parties be consulted.

Public notices were placed at the Gobabis town council office. Newspaper adverts were placed in local newspapers.

Table 2 advert dates and newspapers

Newspaper:	Date of Advertisement:
Confidante	29 April 2024
Confidante	05 May 2024

Key stakeholders and public engagement consultation meetings were not held as there was no objection received either through the Town Council office or Advanced Environmental Agency Consultants.



## 7. CHAPTER SIX: IDENTIFIED IMPACTS ASSOCIATED WITH PROPOSED DEVELOPMENT.

Portion 165 of the Remainder of the Farm Gobies Town and Townlands No.114 has been sold to (Leras Investments CC) for the establishment of a business hub area for the Gobabis Residents. The respective hub will consist of business zoned erven as well as an 'Institutional' zoned erf which will be used as a private hospital as per request of the Municipality of Gobabis. With the increasing rate of urbanisation, the development of Portion 165 of the Remainder of the Farm Gobabis Town.

ERF NO.	ZONING	ERF SIZE
1	General Business	3152
2	Private Open Space	5165
3	General Business	4693
4	General Business	2899
5	General Business	2887
6	General Business	943
7	General Business	942
8	General Business	1315
9	General Business	955
10	General Business	942
11	General Business	1315
12	General Business	855
13	General Business	854
14	General Business	2258
15	General Business	2257
16	General Business	942
17	General Business	943
18	General Residential 1	4532
19	Institutional	3013
20	General Business	988
Street		8150
<b>TOTAL</b>		<b>50 000 (5Ha)</b>

Townlands No.114 will be to serve the growing community with a sustainable environment allowing the residents to have full access to services and facilities in close proximity to the residence as well as create a safe environment for the Gobabis community. The proposed townships establishment will consist of 20 erven and the Remainder.

Table 1: Cadastral Information of the proposed Nossobville Extension... on Portion 165

Kindly see below tables that illustrate the Erf sizes and proposed zonings as well as the Utility Index:

Table 2: Utility Index of Nossobville Extension 3

LAND USE	NUMOF ERVEN	TOTAL AREA (m <sup>2</sup> )	%
General Business	17	29140	58.2
General Residential 1	1	4 532	9.1
Institutional	1	3 013	6.1
Private Open Space	1	5165	10.3
Street		8150	16.3
<b>TOTAL</b>		<b>50000</b>	<b>100</b>

## 7. KEYPOTENTIAL POSITIVE AND ADVERSE (NEGATIVE) IMPACTS AND ISSUES

The township establishment and associated activities are associated with certain potential (positive and negative) biophysical and social impacts. The key ones that are relevant to and identified for the subdivision establishment in Gobabis are as follows:

### 7.1 Positive impacts

With the growth in population, the Municipality of Gobabis is experiencing a rise in the demand for services and facilities by the town's residents. These services and facilities include housing, water and electricity as well as many other major necessary infrastructure and services needed including the need for business activities, for the survival of the residents as well as for the sustainable growth of the town.

The proposed portion is aimed to provide a leeway for the Municipality in terms of providing business services to the community in a harmonious manner through establishing a business hub. The future proposal of the respective portion will allow residents to have an easy access to facilities such as workplaces through well planned transportation systems that includes a taxi rank and bus stop at the heart of the Hub, availing employment.

1. Employment generation: The establishment of the new development within Gobabis will bring about development and during the construction and development phase many temporary jobs opportunities will be created, many Gobabis residents will be



employed during this phase. The job opportunity will bring about development and many people will be employed, contributing to economic empowerment and poverty alleviation efforts within the community.

2. **Stimulation of local economic activities:** The development of Portion 165 of the Remainder of the Farm Gobabis Town and Townlands No.114 will be to serve the growing community with a sustainable environment allowing the residents to have full access to services and facilities in close proximity to the residence as well as create a safe environment for the Gobabis, the development will bring about business opportunity and employment which will boost the local economy.
3. **Community.** By prioritizing the development of affordable housing, improving infrastructure, and generating employment prospects, the Gobabis Town Council aims to foster a vibrant and sustainable community. The project's socio-economic benefits align with the council's vision providing excellent responsive services to its residents, visitors and investors. This is the place where people want to stay, work and play within Gobabis Town.

## 7.2 Negative (adverse) impacts

According to The Environmental Impact Assessment (EIA) several negative impact assessment were identified, the identified negative impacts are associated with the proposed subdivision and development activities.

The potential negative impacts include:

a. Vegetation removal (deforestation)

The development of Portion 165 of the Remainder of the Farm Gobabis Town and Town lands No.114 will result in the clearing of the land of the development of the plots, roads, and infrastructure. This will result in the loss of the existing vegetation, potentially leading to a reduction in biodiversity within the project area.

b. Pollution

During the construction and operational phases of the development various forms of pollution will be produced which will pose a risk. Among the pollution which will be produced includes solid waste generation, improper handling or disposal of hazardous materials, and the potential for wastewater discharge, all of which can adversely impact the surrounding environment.

c. Soil erosion and disturbance

Removing and clearing of land will contribute to soil erosion, therefore Earthworks associated with the subdivision process, road construction, and Slopes or fragile soil conditions. Therefore mitigation measure, appropriate erosion control measures and soil stabilization techniques will be crucial to mitigate this impact.

a. Health and safety risks

The local community and workforce will be at the high risk of health and safety prior to the implementation of new activities or processes, frequent risk assessment and safety risk assessment will be implemented to ensure that the right procedure and protocols are put in place. Moreover the increased presence of machinery, vehicles, and workers on the project site may pose potential health and safety risks to both the workforce and the local community). Stringent safety protocols and risk management strategies will be implemented to minimize these risks.

## 7.2 Impact assessment methodology

**An impact assessment matrix was used to rate the extent of impacts identified.**

**Table 3 impact extent**

HSE RISK MATRIX							
CONSEQUENCES		SEVERITY	1 Insignificant	2 Minor	3 Moderate	4 Major	5 Catastrophic
		People	Slight Injury	Minor Injury	Major Injury / Health effects	Single Fatality / Permanent total disability	Multiple Fatalities / Permanent total disability
		Environment	Slight Impact	Minor Impact	Moderate Impact	Major Impact	Massive Impact
		Asset	Slight Damage	Minor Damage	Local Damage	Major Damage	Extensive Damage
		Reputation	Slight Impact	Limited Impact	Considerable Impact	Major National Impact	Major International Impact
LIKELIHOOD	E Almost Certain	Incident has occurred several time in company	E1	E2	E3	E4	E5
	D Likely	Incident has occurred more than once per year in company	D1	D2	D3	D4	D5
	C Possible	Incident has occurred in company or more than once in industry world wide	C1	C2	C3	C4	C5
	B Unlikely	Incident has occurred in industry world wide	B1	B2	B3	B4	B5
	A Remotely likely to happen	Never heard of in industry world wide but could occur	A1	A2	A3	A4	A5

## 8. CHAPTER EIGHT

### Conclusion

The Scoping Phase was to best analyze and determine the range of the impact assessment and determine the need to conduct any specialist study.

Therefore the objective of the Scoping Phase have been achieved and all possible environmental aspects have been adequately assessed and necessary control measures

have been formulated.

It is believed that necessary precaution have been adequately documented in the Scoping Report in order to meet statutory requirements, thus implementing this project will not have any appreciable negative impacts.

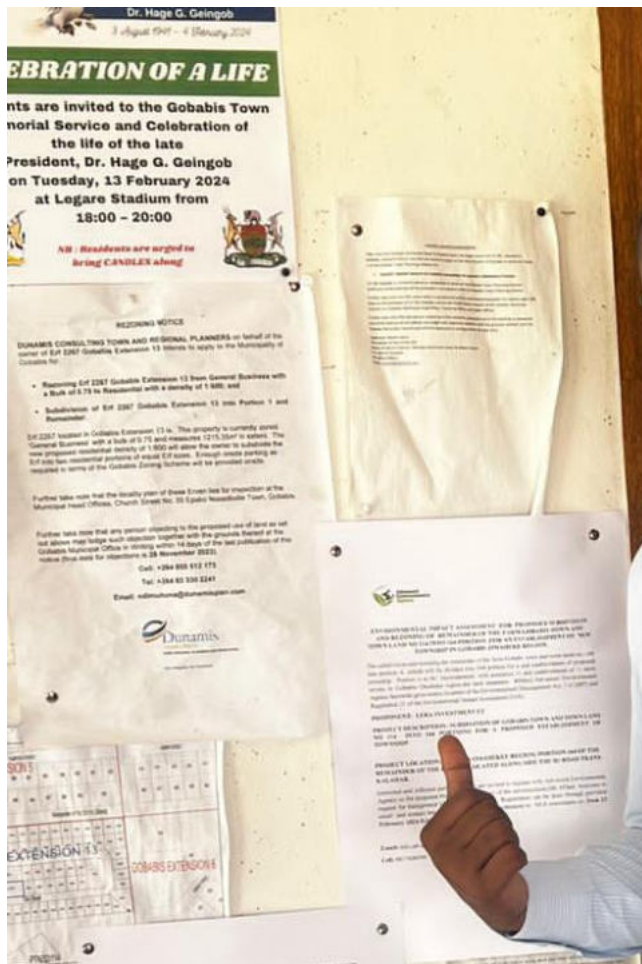
### 8.1 Assumptions and Conclusions:

The proposed subdivision will not cause harm no will it compromise the environmental integrity of the surrounding environment.

In consent with the proposed activities, no critical issues were detected, therefore we recommend the subdivision of the proposed development of Portion 165 of the Remainder of the Farm Gobabis Town and Town lands No.114 in the Omaheke region.

The findings of the Scoping Assessment are considered sufficient, and no additional specialist study is required.

Therefore Advance Environmental Agency recommend the Environmental Commissioner to consider the findings and recommendations of this Scoping process with mitigation measures as outlined herein and in the Environmental Management Plan; and subsequently to consider issuing an Environmental Clearance Certificate to authorize the proposed development of Portion 165 of the Remainder of the Farm Gobabis Town and Town lands No.114 in the Omaheke region.



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nts,

Consultants (Town and Regional Planners) on behalf of the owners of Erven 1461 and 1462, Ondangwa Extension 4, intends to apply to the Ondangwa Town Council and the Urban and Regional Planning Board for the:

- Consolidation of Erven 1461, and 1462, Ondangwa Extension 4 to form Consolidated Erf X; and
- Rezoning of Erven 1461 and 1462 (Consolidated Erf X), Ondangwa Extension 4 from "Single Residential" with a density of 1:300 to "Industrial".

Erven 1461 and 1462 are located in Ondangwa Extension 4 and currently each measure 41 532 m<sup>2</sup> in extent. The erven are currently zoned for "Single Residential" purposes. It is the intention of the owners to apply for this consolidation and rezoning in order to formalise a Rental Care Facility (shop) already operating on the properties.

This locality plans of the Erf is for inspection on the town planning notice board of the Ondangwa Town Council, Ground Floor, Main Road, Ondangwa and the Applicant: 141, Werner 141 Street, Windhoek.

Any person objecting to the proposed use of the land as set out above may lodge such objection together with the grounds thereof, with the Ondangwa Town Council and with the applicant (Nqhwelwa Planning Consultants) in writing within 14 days of the last publication of this notice. The last date for any objections is: 29 March 2024.

**Applicant:** Nqhwelwa Planning Consultants,  
P.O. Box 40900, Auspannplate  
**Email:** planning@nqhwelwa.co.na  
**Tel:** 083 233 2332



# NOTIFICATION AS INTERESTED AND AFFECTED PARTIES ASSESSMENT FOR THE PROPOSED THE CONSTRUCTION OF COPPER PROCESSING / EXTRACTION PLANT NEAR SEKOFONTAIN, IN THE KUMENE REGION

**1. PROJECT SITE AND DESCRIPTION**

(Pty) Ltd. (the Proponent), intends to obtain an licence certificate for the proposed construction and processing (extraction) North-east Sekofontain, in onservancy. The key component of the proposed : fencing off, construction of the proposed plant, and if i.e. extraction of copper from its mineral ore using tree steps; Leaching, Solvent Extraction Plant and

**2. PUBLIC PARTICIPATION PROCESS**

Notifying invites all interested and Affected Party (I & AP) receive Environmental Assessment (BID, Scoping and relating to the proposed project for their comments

## 3. COMMENTS AND QUERIES

Affected Parties are herewith request to register by e address below no later than 22 March 2024.

All direct all comments, queries to:  
indi, Environmental Assessment Practitioner  
[indi@gmail.com](mailto:indi@gmail.com)



logistics will be responsible for the overall implementation of the monitoring and evaluation frame work. He/she will coordinate with thematic and cross cutting leads for affective implementation programs and project monitoring frame work.

- Job Role - Oversee data collection, collation, analysis and reporting and ensure that data is of high quality and audit worthy.

Applicants should forward their cvs at  
[adynapharmnamibia@gmail.com](mailto:adynapharmnamibia@gmail.com)



## ENVIRONMENTAL IMPACT ASSESSMENT FOR PROPOSED CONSTRUCTION AND OPERATION OF A FILLING STATION AT AUS/OKARAS REGION

Advanced Environmental Agency herewith gives notice in terms of the Environmental Management Act, 7 of 2007 and Regulation 21 of the Environmental Impact Assessment (EIA).

**PROPOSED:** 5 MEGABO TRADING CC

**PROJECT DESCRIPTION:** CONSTRUCTION AND OPERATION OF A FILLING STATION AT AUS/OKARAS REGION

**PROJECT LOCATION:** AUS/OKARAS REGION

Interested and Affected parties (I & AP) are invited to register with Advanced Environmental Agency on the proposed Project within 14 days of the advertisement (I & AP) are welcome to request for background information documents provided in the email below. Any persons having any objection kindly contact AEA consultants on the email below : from 9 February 2024-28 February 2024.

Email: [info.aenviroleap@gmail.com](mailto:info.aenviroleap@gmail.com)

Cell: 0817060590



## ENVIRONMENTAL IMPACT ASSESSMENT FOR PROPOSED REZONING AND REZONING OF REMAINDER OF THE FARM GORABO TOWN AND TOWN LAND NO 114 (POT) 144 PORTION FOR AN ESTABLISHMENT OF NEW TOWNSHIP IN GORABO JOHANNESBURG REGION.

The advertisement and extending the remainder of the farm Gorabo town and town land no 114 (POT) 144 portion, to be divided into 144 portions. For a site advertisement of proposed township. Portion is to be incorporated with section 11 and neighbourhood of 11 more sections in GORABO JOHANNESBURG region the land measures: 4000m2 Advanced Environmental Agency herewith gives notice in terms of the Environmental Management Act, 7 of 2007 and Regulation 21 of the Environmental Impact Assessment (EIA).

**PROPOSED:** EREA INVESTMENT CC

**PROJECT DESCRIPTION:** REZONING OF GORABO TOWN AND TOWN LAND NO 114 (POT) 144 PORTION FOR A PROPOSED ESTABLISHMENT OF TOWNSHIP.

**PROJECT LOCATION:** GORABO JOHANNESBURG REGION PORTION 144 OF THE REMAINDER OF THE FARM GORABO TOWN AND TOWN LAND NO 114 (POT) 144 PORTION FOR A PROPOSED ESTABLISHMENT OF TOWNSHIP.

Interested and Affected parties (I & AP) are invited to register with Advanced Environmental Agency on the proposed Project within 14 days of the advertisement (I & AP) are welcome to request for background information documents. Registration can be done through provided email and contact below. Kindly forward your comments to AEA consultants on: from 20 February 2024-February 2024.

Email: [info.aenviroleap@gmail.com](mailto:info.aenviroleap@gmail.com)

Cell: 0817060590





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#### ENVIRONMENTAL IMPACT ASSESSMENT FOR PROPOSED SUBDIVISION OF REHOBOTH TOWN AND TOWN LANDS NO :302 INTO PORTION AND THE REMAINDER AND SUBSEQUENTLY SUBDIVIDE PORTION (A) INTO 43 PORTIONS AND REMAINDER.

The Rehoboth town council intends to subdivide Rehoboth town and townland no: 302 into portion (A) and a remainder and subsequently, subdivide portion (A) into 43 portions of 5 hectares one of 2741,4843 and creation of public roads. Town and townland no :302 are owned by the Rehoboth town council. There is no title deed restriction on the proposed development of townlands. The development intends to create plots for sale to the public and institutional investors for small-scale agricultural projects.

Advanced Environmental Agency herewith gives notice in terms of the Environmental Management Act, 7 of 2007 and Regulation 21 of the Environmental Impact Assessment (EIA).

**PROPOSER: REHOBOTH TOWN COUNCIL.**

**PROJECT DESCRIPTION: SUBDIVISION OF REHOBOTH TOWN AND TOWN LANDS NO :302 INTO PORTION (A) AND THE REMAINDER AND, SUBDIVISION OF PORTION (A) INTO 44 PORTION AND REMAINDER.**

**PROJECT LOCATION: REHOBOTH TOWN( HARDAP REGION), TOWN LAND NO 302 IS LOCATED SOUTH OF REHOBOTH)**

Interested and Affected parties (I& AP) are invited to register with Advanced Environmental Agency cc for proposed Project within 14 days of the advertisement.(I& AP)are welcome to request for background information document. Registration can be done through provided email and contact below. Kindly forward your comments to AEA consultants cc: **from 16 February 2024-25 February 2024.**

**Email:** info.advancenviroment@gmail.com



#### NOTICE FOR PUBLIC PARTICIPATION IN ENVIRONMENTAL IMPACT ASSESSMENT

Environam Consultants Trading (ECT) hereby gives notice to Interested and Affected Parties (I&APs) that an application will be made to the Environmental Management Act (No 7 of 2007) and the Environmental Management Regulations (No 21 of 2007) for the following:

**PROJECT NAME:** Amendment to the Existing Environme Development of the Okanjanje Graphite Mine and Exploration

**PROJECT LOCATION:** Farms Osdam and Highlands, 22 km Region

**PROJECT DESCRIPTION:** The Amendment of the Environme

- **Changes in Mining and Processing:**
- **New Activities:** Marble Quarrying; Power Generation; Tower; Explosive Magazine

**PROPOSER:** Northern Graphite Okanjanje Mining (Pty) Ltd

**PUBLIC MEETING:** Public consultation meetings will be held time:

- 10:00-12:00 at C'est Si bon Hotel, Swembadweg, Otjom

**REGISTRATION OF I&APs AND SUBMISSION OF COMMENTS:**

and submit their comments, concerns or questions in writing to:

**Email:** [colin@environam.com](mailto:colin@environam.com); [info@environam.com](mailto:info@environam.com);

**Mobile:** 081 458 4297; 081 247 3646 on or before **15 March 2024**



#### ENVIRONMENTAL IMPACT ASSESSMENT FOR PROPOSED CONSTRUCTION AND OPERATION OF A FILLING STATION AT AUS/KARAS REGION

Advanced Environmental Agency herewith gives notice in terms of the Environmental Management Act, 7 of 2007 and Regulation 21 of the Environmental Impact Assessment (EIA).

**PROPOSER: S NEGUMBO TRADING CC**

**PROJECT DESCRIPTION: CONSTRUCTION AND OPERATION OF A FILLING STATION AT AUS/ISKM TO AUS FROM KEETMANSHOOP.**

**PROJECT LOCATION: AUS/KARAS REGION**

Interested and Affected parties (I& AP) are invited to register with Advanced Environmental Agency cc for proposed Project within 14 days of the advertisement.(I& AP)are welcome to request for background information document. Registration can be done through provided email and contact below. Kindly forward your comments to AEA consultants on to the email below: **from 9 February 2024-20 February 2024.**

**Email:** [info.advancenviroment@gmail.com](mailto:info.advancenviroment@gmail.com)

**Cell:** 0817406590



#### ENVIRONMENTAL IMPACT ASSESSMENT FOR PROPOSED SUBDIVISION AND REZONING OF REMAINDER OF THE FARM GOBABIS TOWN AND TOWN LAND NO 114 INTO 164 PORTION FOR AN ESTABLISHMENT OF NEW TOWNSHIP IN GOBABIS OMAHEKE REGION.

The subdivision and rezoning the remainder of the farm Gobabis town and town land no: 114 into portion A, which will be divided into 164 portions for a and establishment of proposed township. Portion is to be incorporated with extension 11 and establishment of 11 more streets in Gobabis Omaheke region the land measures: 4000m2. Advanced Environmental Agency herewith gives notice in terms of the Environmental Management Act, 7 of 2007 and Regulation 21 of the Environmental Impact Assessment (EIA).

**PROPOSER: LERA INVESTMENT CC**

**PROJECT DESCRIPTION: SUBDIVISION OF GOBABIS TOWN AND TOWN LAND NO 114 INTO 164 PORTIONS FOR A PROPOSED ESTABLISHMENT OF TOWNSHIP.**

**PROJECT LOCATION: GOBABIS OMAHEKE REGION/ PORTION 164 OF THE REMAINDER OF THE FARM IS LOCATED ALONG SIDE THE B1 ROAD TRANS-KALAHARI.**

Interested and Affected parties (I& AP) are invited to register with Advanced Environmental Agency cc for proposed Project within 14 days of the advertisement.(I& AP)are welcome to request for background information document. Registration can be done through provided email and contact below. Kindly forward your comments to AEA consultants cc: **from 23 February 2024-February 2024.**

**Email:** [info.advancenviroment@gmail.com](mailto:info.advancenviroment@gmail.com)

## 8 REFERENCES

1. ENVIRONMENTAL IMPACT ASSESSMENT AN ENVIRONMENTAL MANAGEMENT PLAN FOR THE PROPOSED REZONING OF ERF 90 IN SUBDIVISIONS AND CREATION OF STREETS AND ERVENS IN OKONGO VILLAGE OHANGWENA REGION. REPORT PREPARED BY: ADVANCED ENVIRONMENTAL AGENCY cc
2. ENVIRONMENTAL & SOCIAL IMPACT ASSESSMENT FOR THE PROPOSED TOWNSHIP ESTABLISHMENT TO BE KNOWN AS REHOBOTH BLOCK D (EXTENSION 2), HARDAP REGION-NAMIBIA ENVIRONMENTAL SCOPING REPORT (ESR). ENVIRO PLAN CONSULTANTS.
3. NATIONAL STRATEGIES 2022-207
4. 2011 MANAGEMENT EFFECTIVENESS ASSESSMENT OF Namibia protected area.