

From: Maléne Campbell <malene@highwave.co.za>
Sent: Saturday, 03 February 2024 09:57
To: Tracy Brunings
Cc: Myrna Staal; Lourens Booysen; Martin Cronje
Subject: Farm 323 Rietvallei, Robertson
Attachments: Response to Objections_ Farm 323 Rietvallei Robertson KlaasVoogds.pdf

Dear Ms Brunings
Kindly refer to my email below and attached to Ms Staal.
Kind regards

From: Maléne Campbell <malene@highwave.co.za>
Date: Saturday, 03 February 2024 at 09:49
To: "mstaal@langeberg.gov.za" <mstaal@langeberg.gov.za>
Cc: Martin Cronje <martin@highwave.co.za>, Lourens Booysen <lourens@highwave.co.za>
Subject: Farm 323 Rietvallei, Robertson

Dear Ms Staal
I trust to find you well. Kindly find attached a response to the objections to the above-mentioned application.
Kind regards

Maléne Campbell
Town and Regional Planner A/592/1988
PhD & Master's Urban and Regional Planning UFS

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5 February 2024

DIRECTOR: INFRASTRUCTURE AND PLANNING
LANGEBERG MUNICIPALITY
03 PIET RETIEF STREET,
MONTAGU,
6720

Dear Sir/ Madam

RE: RESPONSE TO OBJECTIONS RECEIVED ON THE APPLICATION FOR CONSENT USE AND PERMANENT DEPARTURE TO PERMIT A FREESTANDING COMMUNICATION BASE STATION ON FARM NO 323 RIETVALLEI, ROBERTSON IN THE LANGEBERG MUNICIPALITY

This letter serves as a response to communication dated 19 July 2023.

In terms of sections 44-48 of the Langeberg Municipality Amended By-Law on Municipal Land Use Planning, 2018 members of the general public and various departments were invited to share any comments/ objections regarding this application.

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During this public participation phase, three (3) letters/ emails of objection was received from the general public as well as from the Electrical Engineer at Langeberg Municipality

The objections from the general public mainly refer to (i) *Environmental impacts (Visual.)*, (ii) *Service Provision*, (iii) *Transmission infrastructure queries*, and (iv) *other related objections*. This document aims to address these concerns accordingly.

LIST OF OBJECTERS:

1. S. Wentzel
2. J. Koorneef
3. Electrical Engineer at Langeberg Municipality

Objectors	Objection	Response / Resolution
		Environmental (Visual)
1	<i>"Die enigste onsekerheid is wat die visuele impak van so 'n struktuur sal wees." The report mentioned construction alternatives. The objector proposed a mast which looks like a free standing Eucalyptus tree is proposed.</i>	The applicant acknowledges this concern and proposes a slimline monopole design (kindly see below) as a mitigative measure to address said concerns. 

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3, 1	The following issue has been raised in terms of the EIA process: Klaas Voogds is a scenic route – the need for the mast should outweigh the visual impact on this scenic route. The response to visual impact from the EIA process is awaited.	The proposed mast can be mitigated to address this concern. A Slimline monopole can be erected. It should further be noted that development of any nature will have a visual impact on the surrounding area. Infrastructure is required to provide users in the area with sufficient network coverage. Albeit for work or personal use.
2	<i>"In order to appease the area's inhabitants that this tower will be really helpful (rather than just an eyesore), more detail would be in order."</i>	The mast location is determined not only by the impact it will have visually, but also its functionality. The applicant acknowledges the visual impact and as a response thereto recommends a Slimline monopole design. The base station containers will for the most part be out of sight, and therefore implying that it will negatively impact the surrounding area is unsubstantiated.
2	<i>"It is perfectly clear to me that the wireless communications landscape evolves, and that precise predictions (let alone pricing!) are challenging. Nevertheless, the prospect of an (American) company building communication towers in South Africa for ("if you build it they will come") profit appears rather daunting. Alternatives?"</i>	The applicant provides infrastructure that service providers such as MTN, Vodacom, Cell C and Telkom. These four providers can utilise the infrastructure collectively, reducing the amount of infrastructure required. In the case of Farm 323 Robertson the applicant aims to provide a collective service.
2	<i>"As such there is no indication in the report that SBA Communications is motivated beyond their own interests, rather than by an intent to enable effective and competitive facilities to the Klaasvoogds population."</i>	The comment made by the objector is noted. Infrastructure is required to provide users in the area with sufficient network coverage. Albeit for work or personal use.
Services Provision		
2	<i>"No information is provided in respect to ... potential/committed providers (Rain, Vodacom, MTN, Hero, IP Wireless,...)."</i>	In this regard the applicant submits that all network providers will be able to make use of the proposed infrastructure. As mitigation to other objections, a slimline monopole is suggested, which can accommodate 6 antennae.
Transmission infrastructure and coverage		
2	<i>"No information is provided in respect to time scales, triband frequencies, (3.5GHz,...?), voice, fixed wireless-& data- (4G,LTE,5G,...) services,"</i>	For more information refer to the Motivation sections 4a and 5e. The applicant acknowledges the request:

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		LEGEND: -50 to -65 dbm (Fair - Good Coverage & Availability)  -65 to -85 dbm (Good - Medium Availability)  -85 to -95 dbm (Weak coverage & availability)  -95 to 105 dbm (Very weak Coverage, Dropped Calls) 
		Other
2	"No information is provided in respect to time scales,..."	Please be advised that due course was followed in notifying the public as per the requirements of the Langeberg Land Use Planning By Law of 2015.

CONCLUSION:

We would like to emphasise the positive contribution this base station will have on the immediate area of Klaasvoogd's, commuters, visitors as well as the surrounding community:

- This application is by no means a careless act as health and environmental aspects are taken into consideration with associated proof that this development holds no threat for inhabitants and/or commuters.*
- Most households in the surrounding area depend on the services of the cellular telecommunications providers, including internet and social networking media (Facebook, Twitter etc.). With such a high demand for their products, it follows that service providers are responsible for supplying a high level of network coverage.*
- Please note that the residents in the area are not the only ones being provided with these services. Visitors to the area, businesses and daily commuters will benefit by having access to improved communication facilities.*
- Mobile communication has become an important safety and security element in modern society. In an emergency, such as housebreaking, medical alert or fire, a member of a household can quickly and easily contact the emergency services for help. However, if the coverage of mobile service providers' is poor, then contacting emergency services becomes a difficult task.*

Finally, we would like to emphasize that communications companies deliver an important service to the wider public, and in terms of their license with ICASA they have to meet certain standards in order to retain their licenses. One of these standards is to supply adequate network coverage to their demanding customers. The proposal also allows for all other service providers to share this installation and refrain from constructing another base station in this area.

It is clear that the proposed application meets the applicable desirability criteria and precedents set and it is therefore recommended that the application be supported by the relevant authorities.