



GOVERNMENT OF
WESTERN AUSTRALIA

S48A Referrals

Environmental Protection Authority

Title: City of Armadale Town Planning Scheme 4 Amendment 116

Location: South Forrestdale Industrial Area- Stage 2, Forrestdale

Description: The City of Armadale Town Planning Scheme 4 Amendment 116 proposes to rezone part of Lot 10 and part of Lot 12 Rowley Road, Lot 5, 7 and 9 Oxley Road and Lot 5066 Kargotich Road, Forrestdale, from Rural Living zone to Industrial Development zone to allow for Stage 2 of the South Forrestdale Industrial Area (SFIA) structure planning to occur. Additional scheme text provisions are provided which sets out future structure planning requirements for the site.

Ref ID: CMS18105

Date Received: 22/10/21 **Date Sufficient Information Received:** 14/2/2022

Responsible Authority: City of Armadale

Contact: Meredith Kenny

Preliminary Environmental Factors: Flora and Vegetation; Terrestrial Fauna; Inland Waters

Potential Significant Effects: Potential impacts to adjacent native vegetation, terrestrial fauna and wetlands.

Management: The amendment area is almost completely cleared and is currently being used for grazing. The amendment area is located adjacent to Bush Forever Site 345 which contains Forrestdale Lake, which is a Conservation Category Wetland (CCW) and Ramsar Wetland, and two additional CCW areas. Potential impacts to the adjacent vegetation and wetlands can be managed through proposed scheme provisions and future planning processes. EPA advice is also provided regarding management of environmental impacts.

Determination: **Referral Examined, Preliminary Investigations and Inquiries Conducted. Scheme Amendment Not to be Assessed Under Part IV of EP Act. Advice Given. (Not Appealable).**

The EPA has carried out some investigations and inquiries before deciding not to assess this scheme. In deciding not to formally assess schemes, the EPA has determined that no further assessment is required by the EPA.

This Determination is not appealable.

Chair Initials:

Date: 20 April 2022