



Environmental Protection Authority

EPA Referral Form

Form for the referral of a proposal to the Environmental Protection Authority under Section 38 of the *Environmental Protection Act 1986*

Referrer information			
Who is referring this proposal?		<input checked="" type="checkbox"/> Proponent <input type="checkbox"/> Decision-making authority <input type="checkbox"/> Community member/third party	
Name (print) Livia Ronci		Signature <i>L Ronci</i>	
Position	Director	Organisation	Questdale Holdings Pty Ltd
Email	ronci@westnet.com.au		
Address	37-41 Burlington		
	Naval Base	WA	6165
Date	17/12/2018		
Does the referrer request that the EPA treat any part of the proposal information in the referral as confidential? <i>Provide confidential information in a separate attachment.</i>		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
Referral declaration for organisations, proponents and decision-making authorities: I Livia Ronci, (<i>full name</i>) declare that I am authorised to refer this proposal on behalf of Questdale Holdings and further declare that the information contained in this form is true and not misleading.			
Part A: Proponent and proposal description			
Proponent information			
Name of the proponent/s (including Trading Name if relevant)		Questdale Holdings Pty Ltd	
Australian Company Number(s) <input checked="" type="checkbox"/> OR Australian Business Number(s)		051472569	
Contact for the proposal (if different from the referrer) <i>Please include: name, physical address, phone, and email.</i>		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Does the proponent have the legal access required for the implementation of all aspects of the proposal? <i>If yes, provide details of legal access authorisations / agreements / tenure.</i>		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	

<p><i>If yes, provide details of legal access authorisations / agreements / tenure.</i></p> <p><i>If no, what authorisations / agreements / tenure is required and from whom?</i></p>	<p>The proponent owns the land and has full legal access.</p>
Proposal type	
<p>What type of proposal is being referred?</p> <p>For a change to an approved proposal please state the Ministerial Statement number/s (MS No./s) of the approved proposal</p> <p>For a derived proposal please state the Ministerial Statement number (MS No.) of the associated strategic proposal</p>	<p><input checked="" type="checkbox"/> significant – new proposal</p> <p><input type="checkbox"/> significant – change to approved proposal (MS No./s: _____)</p> <p><input type="checkbox"/> proposal under an assessed planning scheme</p> <p><input type="checkbox"/> strategic</p> <p><input type="checkbox"/> derived (Strategic MS No.: _____)</p>
<p>For a significant proposal:</p> <ul style="list-style-type: none"> Why do you consider the proposal may have a significant effect on the environment and warrant referral to the EPA? 	<p>The Proposal Area (43.67 ha) involves the clearing of approximately 33.74 ha Banksia Woodlands of the Swan Coastal Plan (Floristic Community Type -FCT 28), 33.74 ha of potential Black cockatoo foraging habitat and 54 potential nesting habitat trees (>500mm DBH, <i>Eucalyptus marginata</i>). Approximately 79% of the vegetation within the Proposal Area is in good - excellent condition (Strategen 2017).</p>
<p>For a proposal under an assessed planning scheme, provide the following details:</p> <ul style="list-style-type: none"> Scheme name and number <p>For the Responsible Authority:</p> <ul style="list-style-type: none"> What new environmental issues are raised by the proposal that were not assessed during the assessment of the planning scheme? How does the proposal not comply with the assessed scheme and/or the environmental conditions in the assessed planning scheme? 	<p>N/A</p>
Proposal description	
Title of the proposal	Lots 2 and 10 Rowley Road, Mandogalup
Name of the Local Government Authority in which the proposal is located.	City of Kwinana
<p>Location:</p> <p>a) street address, lot number, suburb, and nearest road intersection; or</p> <p>b) if remote the nearest town and distance and direction from that town to the proposal site.</p>	Lots 2 and 10 Rowley Road, Mandogalup
<p>Proposal description – including the key characteristics of the proposal</p> <p><i>Provide as an attachment to the form</i></p>	Please see supplementary documentation
Have you provided electronic spatial data, maps and figure in the appropriate format?	<p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p>

<i>Refer to instructions at the front of the form</i>	
What is the current land use on the property, and the extent (area in hectares) of the property?	<p>The property currently contains a mixture of relatively undisturbed bushland, as well as areas which show signs of having been degraded through clearing of firebreaks, roads and other activities, as well as weed invasion particularly along the western boundary adjacent to an area cleared for sand mining.</p> <p>The proposal area is 43.67 hectares</p>
Have you had pre-referral discussions with the EPA at DWER Services? If so, quote the reference number and/or the DWER contact.	Informal pre-referral discussions via phone have been undertaken with Peter Tapsell.

Part B: Environmental impacts

Environmental factors

What are the likely significant environmental factors for this proposal?	<input type="checkbox"/> Benthic Communities and Habitat <input type="checkbox"/> Coastal Processes <input type="checkbox"/> Marine Environmental Quality <input type="checkbox"/> Marine Fauna <input checked="" type="checkbox"/> Flora and Vegetation <input type="checkbox"/> Landforms <input type="checkbox"/> Subterranean Fauna <input type="checkbox"/> Terrestrial Environmental Quality <input checked="" type="checkbox"/> Terrestrial Fauna <input type="checkbox"/> Inland Waters <input type="checkbox"/> Air Quality <input type="checkbox"/> Social Surroundings <input type="checkbox"/> Human Health
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*For **each** of the environmental factors identified above, complete the following table, or provide the information in a supplementary report*

Potential environmental impacts

1	EPA Factor	Please see supplementary documentation
2	EPA policy and guidance - What have you considered and how have you applied them in relation to this factor?	Please see supplementary documentation
3	Consultation – Outline the outcomes of consultation in relation to the potential environmental impacts	Please see supplementary documentation
4	Receiving environment – Describe the current condition of the receiving environment in relation to this factor.	Please see supplementary documentation
5	Proposal activities – Describe the proposal activities that have the potential to impact the environment	Please see supplementary documentation

6	Mitigation – Describe the measures proposed to manage and mitigate the potential environmental impacts.	Please see supplementary documentation
7	Impacts – Assess the impacts of the proposal and review the residual impacts against the EPA objective.	Please see supplementary documentation
8	Assumptions - Describe any assumptions critical to your assessment e.g. particular mitigation measures or regulatory conditions.	Please see supplementary documentation

Part C: Other approvals and regulation			
State and Local Government approvals			
Is rezoning of any land required before the proposal can be implemented? If yes, please provide details.		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If this proposal has been referred by a decision-making authority, what approval(s) are required from you?		This proposal has not been referred by a decision-making authority.	
Please identify other approvals required for the proposal:			
Proposal activities e.g. clearing, dewatering, mining, processing, dredging	Land tenure/access e.g. Crown land, Mining lease, specify legislation for access if relevant	Type of approval e.g. Native Vegetation Clearing Permit, licence, mining proposal,	Legislation regulating the activity e.g. <i>EP Act 1986 – Part V, RiWI Act 1914, Mining Act 1979</i>
Clearing of native vegetation	Freehold	Part IV assessment	Environment Protection Act 1986 – <i>Part IV</i>
		EPBC assessment	Environment Protection and Biodiversity Act
Extraction of sand	Freehold	Extractive Industry License	City of Kwinana Extractive Industries Local Law
Commonwealth Government approvals			
Does the proposal involve an action that may be or is a controlled action under the <i>Environment Protection and Biodiversity Conservation Act 1999</i> (EPBC Act)?		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Has the proposed action been referred? If yes, when was it referred and what is the reference number (EPBC No.)?		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Date: <u>06/04/2018</u> EPBC No.: <u>2018/8182</u>	
If referred, has a decision been made on whether the proposed action is a controlled action? If 'yes', check the appropriate box and provide the decision in an attachment.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Decision – controlled action <input type="checkbox"/> Decision – not a controlled action	
If the proposal is determined to be a controlled action, do you request that this proposal be assessed under the bilateral agreement or as an accredited assessment?		<input checked="" type="checkbox"/> Yes - Bilateral <input type="checkbox"/> No <input type="checkbox"/> Yes - Accredited	
Is approval required from other Commonwealth Government/s for any part of the proposal? <i>If yes, describe.</i>		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Approval:	