



Chief Executive Officer
City of Bunbury
PO Box 21
BUNBURY WA 6231

Your Ref 13/355
Our Ref 13-326024
Enquiries Stephen Pavey
Phone 6145 0837

Attn: Kelvin D Storey

Dear Sir/Madam

**DECISION UNDER SECTION 48A(1)(a)
*Environmental Protection Act 1986***

SCHEME AMENDMENT TITLE: City of Bunbury Town Planning Scheme 7
Amendment 72 - Rezoning from Public
Purpose Reserve - Special Uses to
Development Zone - Residential
LOCATION: Lot 312 Jeffrey Road, Glen Iris
RESPONSIBLE AUTHORITY: City of Bunbury
DECISION: Scheme Amendment Not Assessed – Advice
Given (no appeals)

Thank you for referring the above scheme amendment to the Environmental Protection Authority (EPA).

After consideration of the information provided by you, the Environmental Protection Authority (EPA) considers that the proposed scheme amendment should not be assessed under Part IV Division 3 of the *Environmental Protection Act 1986* (EP Act) but nevertheless provides the following advice and recommendations.

ADVICE AND RECOMMENDATIONS

1. Environmental Issues

- Wetland Protection

2. Advice and recommendations regarding Environmental Issues

The EPA provided advice 29 July 2013 on the Greater Bunbury Region Scheme Amendment 0031/57 to rezone Lot 312 Jeffrey Road, Glen Iris from Public Purposes

– Special Uses to Urban Deferred (attached).

The EPA's advice concerning the above environmental issues is still valid.

3. General Advice

- For the purposes of Part IV of the EP Act, the scheme amendment is defined as an assessed scheme amendment. In relation to the implementation of the scheme amendment, please note the requirements of Part IV Division 4 of the EP Act.
- There is no appeal right in respect of the EPA's decision on the level of assessment of scheme amendments.
- A copy of this advice will be sent to relevant authorities and made available to the public on request.

Yours faithfully



Anthony Sutton
Director
Assessment and Compliance Division

4 November 2013

Encl



Environmental Protection Authority

Secretary
Western Australian Planning Commission
6th Floor, 61 Victoria Street
BUNBURY WA 6230

Your Ref RLS/0396
Our Ref 13-249178
Enquiries Stephen Pavey
Phone 6145 0837

Attn: Ben Muller

Dear Sir/Madam

DECISION UNDER SECTION 48A(1)(a) *Environmental Protection Act 1986*

SCHEME AMENDMENT TITLE: Greater Bunbury Region Scheme Amendment
0031/57
LOCATION: Lot 312 Jeffrey Road, Glen Iris
LOCALITY: City of Bunbury
RESPONSIBLE AUTHORITY: Western Australian Planning Commission
DECISION: Scheme Amendment Not Assessed – Advice
Given (no appeals)

Thank you for referring the above scheme amendment to the Environmental Protection Authority (EPA).

After consideration of the information provided by you, the Environmental Protection Authority (EPA) considers that the proposed scheme amendment should not be assessed under Part IV Division 3 of the *Environmental Protection Act 1986* (EP Act) but nevertheless provides the following advice and recommendations.

ADVICE AND RECOMMENDATIONS

1. Environmental Issues

- Wetland protection

2. Advice and recommendations regarding Environmental Issues

The EPA notes that there is an unclassified wetland in the northern part of the amendment area.

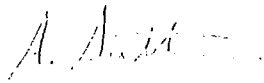
The EPA expects that the environmental values of the wetland will be investigated and protected on advice of the Department of Parks and Wildlife, in accordance with the following policies:

- EPA Guidance Statement No. 33 *Environmental Guidance for Planning and Development* (2008);
- Western Australian Planning Commission's *Guideline for the Determination of Wetland Buffer Requirements* (2005); and
- Water and Rivers Commission's *Determining Foreshore Reserves* (2001).

3. General Advice

- For the purposes of Part IV of the EP Act, the scheme amendment is defined as an assessed scheme amendment. In relation to the implementation of the scheme amendment, please note the requirements of Part IV Division 4 of the EP Act.
- There is no appeal right in respect of the EPA's decision on the level of assessment of scheme amendments.
- A copy of this advice will be sent to relevant authorities and made available to the public on request.

Yours faithfully



Anthony Sutton
Director
Assessment and Compliance Division

29 July 2013