



Ass # 580

Bull # 561

State # 238

WESTERN AUSTRALIA  
MINISTER FOR THE ENVIRONMENT

**STATEMENT THAT A PROPOSAL MAY BE IMPLEMENTED  
(PURSUANT TO THE PROVISIONS OF THE  
ENVIRONMENTAL PROTECTION ACT 1986)**

**RESIDENTIAL REZONING, SUBDIVISION AND DEVELOPMENT  
LOT 79 TUART ROAD, SHERWOOD PARK, MANDURAH (580)**

**HACALONG PTY LTD**

This proposal may be implemented subject to the following conditions:

**1. Detailed implementation**

Subject to these conditions, the manner of detailed implementation of the proposal shall conform in substance with that set out in any designs, specifications, plans or other technical material submitted by the proponent to the Environmental Protection Authority with the proposal. Where, in the course of that detailed implementation, the proponent seeks to change those designs, specifications, plans or other technical material in any way that the Minister for the Environment determines on the advice of the Environmental Protection Authority, is not substantial, those changes may be effected.

**2. Planning statement**

To achieve the environmental objectives through the planning process, the proponent shall fulfil the requirements listed in the attached Appendix A to the satisfaction of the State Planning Commission prior to finalisation of the rezoning of the land and/or the endorsement of Diagram of Survey.

**3. Proponent**

No transfer of ownership, control or management of the project which would give rise to a need for the replacement of the proponent shall take place until the Minister for the Environment has advised the proponent that approval has been given for the nomination of a replacement proponent. Any request for the exercise of that power of the Minister shall be accompanied by a copy of this statement endorsed with an undertaking by the proposed replacement proponent to carry out the project in accordance with the conditions and procedures set out in the statement.

**4. Time limit on approval**

If the proponent has not substantially commenced the project within five years of the date of this statement, then the approval to implement the proposal as granted in this statement shall lapse and be void. The Minister for the Environment shall determine any question as to whether the project has been substantially commenced. Any application to extend the period of five years referred to in this condition shall be made before the expiration of that period, to the Minister for the Environment by way of a request for a change in the condition under Section 46 of the Environmental Protection Act. (On expiration of the five year period, further consideration of the proposal can only occur following a new referral to the Environmental Protection Authority).

## **PROCEDURE**

Regardless of responsibility nominated in the above conditions, if there is any question regarding the conditions set under this statement, the matter shall be referred to the Minister for the Environment for determination.

  
**Bob Pearce, MLA**  
**MINISTER FOR THE ENVIRONMENT**  
**6 APR 1992**

### **Note: Advice regarding subsequent planning approval**

This environmental approval under the provisions of the Environmental Protection Act does not imply that planning approval will follow automatically.

**APPENDIX A**  
**Planning statement**

**1. SEWERAGE**

All lots shall be connected to a reticulated sewerage service.

**2. STORMWATER**

A stormwater disposal system shall be designed and constructed for the site in accordance with guidelines to be provided by the Local Government Authority and agreed to by the Environmental Protection Authority.

**3. MANAGEMENT OF PUBLIC OPEN SPACE**

Satisfactory arrangements shall be made with the Local Government Authority with regard to the development and management of any public open space associated with this proposal to ensure that storm water is contained on site, consistent fertilizer usage is minimal, and as much of the site as possible is covered with indigenous vegetation.