




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 type="checkbox"/> Proponent <input type="checkbox"/> Decision-making authority <input checked="" type="checkbox"/> Community member/third party	
Name (print) Susan (Sue) Brand		Signature 	
Position	Senior Environmental Scientist	Organisation	Natural Area Consulting Management Services
Email	Sue.brand@naturalarea.com.au		
Address	1/164	Barrington Street	
	Bibra Lake	WA	6164
Date	24 June 2020		
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, Susan Catherine Brand....., (<i>full name</i>) declare that I am authorised to refer this proposal on behalf of Mr Ivan Yujnovich..... 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)		Mr Ivan Yujnovich	
Australian Company Number(s) <input type="checkbox"/>		N/A - individual	
OR Australian Business Number(s) <input type="checkbox"/>			
Contact for the proposal (if different from the referrer) <i>Please include: name, physical address, phone, and email.</i>		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	

<p>Does the proponent have the legal access required for the implementation of all aspects of the proposal?</p> <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><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Mr Yujnovich is the owner of the property and has done so for more than 60 years.</p>
<p>Proposal type</p>	
<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 site has been in Mr Yujnovich’s ownership for more than 60 years and remains in a vegetated state, the same as when it was acquired. Accordingly, it contains remnant bushland with no buildings or other infrastructure present. The bushland now meets the definition of the threatened ecological community Banksia Woodland of the Swan Coastal Plain which is listed as a Priority 3 ecological community under the <i>Biodiversity Conservation Act 2016 (WA)</i> and threatened under the <i>Environment Protection and Biodiversity Conservation Act 1999 (Cwlth)</i>. Banksia Woodland’s are known preferred food sources for endangered black cockatoo species listed at State and Federal Level.</p> <p>The DBCA Wetlands of the Swan Coastal Plain dataset indicates the presence of a conservation category wetland; note that while the wetland designation has been questioned by Natural Area, it has been treated as a significant environmental asset in this proposal due to that listing.</p> <p>The land is zoned urban, and when developed will result in the clearing of a maximum 37.14 ha (the entire site) of native vegetation that includes approximately 33.8 ha of the Banksia Woodland TEC.</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>	<p>Has been referred to the WAPC for assessment, decision pending until this referral to the EPA has been finalised.</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? 	
Proposal description	
Title of the proposal	Proposed subdivision of Lot 123 Mortimer Road Casuarina
Name of the Local Government Authority in which the proposal is located.	City of Kwinana
Location: a) street address, lot number, suburb, and nearest road intersection; or b) if remote the nearest town and distance and direction from that town to the proposal site.	Lot 123 (#165) Mortimer Road Casuarina; nearest intersection – Nicolas Drive
Proposal description – including the key characteristics of the proposal <i>Provide as an attachment to the form</i>	See Referral Supplementary Information and Attachments 1 - 5
Have you provided electronic spatial data, maps and figure in the appropriate format? <i>Refer to instructions at the front of the form</i>	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
What is the current land use on the property, and the extent (area in hectares) of the property?	Remnant bushland (45 ha)
Have you had pre-referral discussions with the EPA at DWER Services? If so, quote the reference number and/or the DWER contact.	Yes, Teresa Bryant and Liesl Rohl, Gerard O'Brien and Anthony Sutton
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 checked="" type="checkbox"/> Inland Waters <input type="checkbox"/> Air Quality <input type="checkbox"/> Social Surroundings <input type="checkbox"/> Human Health
<i>For each of the environmental factors identified above, complete the following table, or provide the information in a supplementary report</i>	

Potential environmental impacts		
1	EPA Factor	See Referral Supporting Information and Attachments 1 - 5
2	EPA policy and guidance - What have you considered and how have you applied them in relation to this factor?	
3	Consultation – Outline the outcomes of consultation in relation to the potential environmental impacts	
4	Receiving environment – Describe the current condition of the receiving environment in relation to this factor.	
5	Proposal activities – Describe the proposal activities that have the potential to impact the environment	
6	Mitigation – Describe the measures proposed to manage and mitigate the potential environmental impacts.	
7	Impacts – Assess the impacts of the proposal and review the residual impacts against the EPA objective.	
8	Assumptions - Describe any assumptions critical to your assessment e.g. particular mitigation measures or regulatory conditions.	

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.

Yes No

If this proposal has been referred by a decision-making authority, what approval(s) are required from you?

N/A

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. EP Act 1986 – Part V, RiWI Act 1914, Mining Act 1979
N/A	N/A	N/A	N/A

Commonwealth Government approvals

Does the proposal involve an action that may be or is a controlled action under the *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act)?

Yes No

Has the proposed action been referred? If yes, when was it referred and what is the reference number (EPBC No.)?

Yes No
Date: 21 December 2018
EPBC No.: 2018/8379 _____

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.

Yes No

Decision – controlled action (refer Attachment 3)
 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?

Yes - Bilateral No
 Yes - Accredited

Is approval required from other Commonwealth Government/s for any part of the proposal?
If yes, describe.

Yes No

Approval: