

## Environmental Protection Authority

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### *Environmental Protection Act 1986*

#### Section 43A

### NOTICE OF DECISION TO CONSENT TO AMEND A REFERRED PROPOSAL DURING ASSESSMENT

#### PERSON TO WHOM THIS NOTICE IS GIVEN

(a) Electricity Networks Corporation trading as Western Power (ABN: 18 540 492 861)  
570 Wellington Street  
PERTH WA 6000

#### PROPOSAL TO WHICH THIS NOTICE RELATES:

Northern Terminal to Neerabup Terminal 330kV Transmission Line  
Assessment No. 2410

Pursuant to s. 43A of the *Environmental Protection Act 1986* (EP Act), the Environmental Protection Authority (EPA) gives approval to the assessment of the proposal being completed in respect of the proposal as amended in accordance with the proponent's request:

- increase the development envelope from 163 hectares (ha) to 217.24 ha, and the disturbance footprint from 160.98 ha to 205.39 ha
- increase the total maximum vegetation clearing extent from 160.98 ha to 185.39 ha, including an increase in native vegetation clearing extent from 92.12 ha to 124.63 ha
- inclusion of development at the Northern Terminal and Neerabup Terminal as proposal elements
- designation of the spatial extents for development of the Northern Terminal (19.56 ha), Neerabup Terminal (11.71 ha) and transmission corridor (174.13 ha) proposal elements.

The amended proposal content document and figures are provided at Attachment 1.

#### SUMMARY OF REASONS:

- The amendments to the proposal seek to avoid future or existing infrastructure conflicts and accommodate safe electrical clearances for construction and operation of the transmission line.
- The amended proposal will result in changes in direct impacts to flora and vegetation and terrestrial fauna habitat within the revised disturbance footprint (e.g. through increased clearing). However, the impacts of the amended proposal are expected to be comparable with those of the original referred proposal and

will be required to be addressed in the proponent's additional information prior to public review.

- There are no new environmental factors likely to be significantly affected as a result of the amendments.
- The EPA considered that:
  - there was sufficient information about the amendments to be able to make a decision whether to approve the change; and
  - the proposal as amended will be substantially the same character as the referred proposal.

**EFFECT OF THIS NOTICE:**

1. The assessment of the proposal is to be completed in respect of the proposal as amended in accordance with the decision set out in this notice.
2. The proposal as amended in accordance with this notice is taken to have been referred to the EPA under s. 38 of the EP Act.

**RIGHTS OF APPEAL:**

There are no rights of appeal under the EP Act in respect of this decision.



**Darren Walsh**  
**Delegate of the Environmental Protection Authority**  
CHAIR

07 August 2025

**Attachments:**

Attachment 1 – Amended proposal content document and figure/s showing the new approved proposal

## Proposal Content Document

**Table 1:** General proposal content description

<b>Proposal title</b>	Northern Terminal to Neerabup Terminal 330kV Transmission Line proposal.
<b>Proponent name</b>	Electricity Networks Corporation trading as Western Power (Western Power) (ABN 18 540 492 861)
<b>Short description</b>	<p>The Northern Terminal to Neerabup Terminal 330kV Transmission Line proposal (the Proposal) is located approximately 13 km north of Perth in the City of Swan and City of Wanneroo. The Proposal is for the construction of a new 330kV dual circuit transmission line between Northern Terminal in Malaga and Neerabup Terminal in Pinjar, a length of approximately 29 km. Additionally, the Proposal includes the expansion of the two existing Western Power substations, Northern Terminal and Neerabup Terminal.</p> <p>The purpose of the Proposal is to reinforce the North Region transmission network to remove constraints on existing connected generation, provide additional capacity to connect large-scale renewable energy generation and meet future demand. The proposed transmission line will be in parallel to the existing 330kV transmission line between Northern Terminal and Neerabup Terminal.</p>

**Table 2:** Proposal content elements

Proposal element	Location / description	Maximum extent, capacity or range at Referral	Proposed amendments	Amended maximum extent, capacity or range
<b>Physical elements</b>				
<p>The transmission line comprises the following physical components:</p> <ul style="list-style-type: none"> <li>- Transmission infrastructure. For the purposes of this referral, 74 steel lattice towers are assumed.</li> <li>- 330kV conductors (dual circuit)</li> <li>- Optical Ground Wire (OPGW) and underground fibre</li> <li>- Permanent maintenance access track</li> <li>- Vegetation clearance zone</li> </ul>	<p>Within Development Envelope. Refer to Attachment 2 indicative project layout.</p>	<p>Total indicative Disturbance Footprint for the Proposal is 160.98 ha within a 163 ha Development Envelope. The total clearing of vegetation is up to 160.98 ha. This includes 92.12 ha of native vegetation clearing, which comprises 70.70 ha of permanent clearing and 21.42 ha of temporary clearing.</p> <p>The following elements will require clearing and ground disturbance:</p> <ul style="list-style-type: none"> <li>- Construction of transmission towers within a 54m x 54m clear pad.</li> <li>- Permanent maintenance access track will be 4m wide.</li> <li>- Vegetation clearance zone will be 60m wide. Any vegetation growing over 3m in height at maturity within this zone will be removed.</li> </ul>	<p>The total Development Envelope has increased by 54.24 ha, which includes the addition of the Neerabup Terminal (11.71 ha), Northern Terminal (19.56 ha) and re-alignments along the transmission corridor (22.97 ha).</p> <p>Native vegetation clearing has increased by 32.51 ha. The distinction between 'permanent' and 'temporary' clearing areas has been removed. However, any areas temporarily cleared for the Proposal will still be rehabilitated. The amount of temporary clearing is not yet confirmed and is subject to bushfire risk, vegetation height requirements (powerlines) and confirmation of permanent and temporary access routes.</p> <p>Figure 1 – Development Envelope Comparison is presented at the end of this PCD.</p>	<p>Total indicative Disturbance Footprint for the Proposal is 205.39 hectares (ha) within a 217.24 ha Development Envelope. The Disturbance Footprint is comprised of:</p> <ul style="list-style-type: none"> <li>• 124.63 ha of native vegetation to be cleared</li> <li>• 60.76 ha of non-native vegetation to be cleared</li> <li>• 20 ha of already cleared/previously disturbed areas</li> </ul> <p>The following overarching construction elements will be located within the Proposal Development Envelope:</p> <ul style="list-style-type: none"> <li>• The Transmission Corridor (174.13 ha)</li> <li>• The Northern Terminal (19.56 ha)</li> <li>• The Neerabup Terminal (11.71 ha).</li> </ul>

Proposal element	Location / description	Maximum extent, capacity or range at Referral	Proposed amendments	Amended maximum extent, capacity or range
<b>Construction elements</b>				
Clearing for temporary construction access track	Within Development Envelope. Refer to attachment 2 indicative project layout.	Temporary construction access track will be 6m wide. A 4m wide permanent maintenance access track will be retained post-construction.	Temporary clearing areas have been removed.	Removed.
Clearing within construction corridor for turnaround areas, laydown/storage areas, laying conductors and other construction activities.	Within Development Envelope. Refer to Attachment 2 indicative project layout.	Temporary construction corridor will be 20m wide.	Temporary clearing areas have been removed.	Removed.
Break and winch sites – areas for winching equipment to pull conductors between transmission towers.	Within Development Envelope. Refer to Attachment 2 indicative project layout.	Break and winch sites will be located every 6km of line. Winching equipment will be located within a 60m x 30m temporary cleared area.	Temporary clearing areas have been removed.	Removed.
Dewatering to construct tower footings.	Within Development Envelope. Refer to Attachment 2 indicative project layout.	Dewatering requirements will be determined following geotechnical investigations.	Dewatering requirement will be temporary and addressed with the revised ERD.	No change.

Proposal element	Location / description	Maximum extent, capacity or range at Referral	Proposed amendments	Amended maximum extent, capacity or range
<b>Operational elements</b>				
Operation and maintenance of transmission infrastructure	Within Development Envelope. Refer to Attachment 1 indicative project layout.	Operation and maintenance of transmission infrastructure	<p>The Development Envelope has increased by 54.24 ha, which includes the addition of the Neerabup Terminal (11.71 ha), Northern Terminal (19.56 ha) and deviations along the transmission corridor (22.97 ha).</p> <p>The operation and maintenance requirements will be within these limits.</p>	As above.
<b>Proposal elements with greenhouse gas emissions</b>				
Construction elements:				
Scope 1	<p>9,500 t CO<sub>2</sub>-e</p> <p>Scope 1 emissions have been calculated using emission factors as per the National Greenhouse and Energy Reporting (Measurement) Determination based on available project projections and/or existing operational data for fuel use (transport and stationery) and land clearing.</p> <p>Supporting documentation can be provided on request due to commercially sensitive information used in emissions modelling.</p>		Increase calculation associated with the increased in clearing of native vegetation.	12,000 t CO <sub>2</sub> -e
Scope 2	Nil		No change.	Nil.

Proposal element	Location / description	Maximum extent, capacity or range at Referral	Proposed amendments	Amended maximum extent, capacity or range
Scope 3	N/A  Scope 3 emissions are excluded in this estimate due to the lack of consistent available methods to provide a reliable estimate across range of associated Scope 3 categories associated with the project.		N/A	N/A
Operation elements:				
Scope 1	125 t CO2-e /yr  Scope 1 emissions have been calculated using emission factors as per the National Greenhouse and Energy Reporting (Measurement) Determination based on available existing operational data for fuel use associated with operational and maintenance activities (transport), and use of SF6 within circuit breakers.		No change.	125 t CO2-e
Scope 2	10,000 t CO2-e /yr  Based on electricity losses during transmission (line losses). Scope 2 emissions calculated as per the National Greenhouse and Energy Reporting (Measurement) Determination 2008, Method A1 for estimating emissions from electricity consumption. 10,000 CO2-e/yr represents year one losses. Scope 2 emissions are projected to decrease year on year as this project, together with other network augmentation projects facilitates further connection of renewable energy generation to the SWIS.		No change.	10,000 t CO2-e /yr

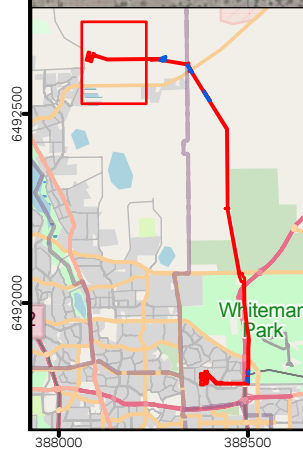
Proposal element	Location / description	Maximum extent, capacity or range at Referral	Proposed amendments	Amended maximum extent, capacity or range
Scope 3	Scope 3  Scope 3 emissions are excluded in this estimate due to the lack of consistent available methods to provide a reliable estimate across range of associated Scope 3 categories associated with the project.		No change.	Nil.
<b>Rehabilitation</b>				
Areas cleared for temporary construction activities will be rehabilitated following completion of construction.			No change.	The amount of temporary clearing is not yet confirmed and is subject to bushfire risk, vegetation height requirements (powerlines) and confirmation of permanent and temporary access routes.
<b>Commissioning</b>				
Commissioning will include testing and assurance at the end of construction. These activities are included in the extent of construction elements.			No change.	As per the original Proposal.
<b>Decommissioning</b>				
Decommissioning is not anticipated within life of asset (>50 years). Prior to the end of design life, the transmission line and associated infrastructure will be reviewed to determine the ongoing needs of the network and whether assets will be removed, upgraded or replaced.			No change.	As per the original Proposal.
<b>Other elements which affect extent of effects on the environment</b>				
Proposal time*	Maximum project life	Permanent infrastructure (>53 years)	No change.	Permanent infrastructure (>53 years)



Proposal element	Location / description	Maximum extent, capacity or range at Referral	Proposed amendments	Amended maximum extent, capacity or range
	Construction phase	3 years	No change.	3 years
	Operations phase	>50-year design life	No change.	>50-year design life
	Decommissioning phase	N/A	No change.	N/A

*\* Proponents should only provide realistic timeframes to avoid unnecessary change to proposal applications at referral (section 38C), assessment (section 43A) or post assessment (section 45C).*

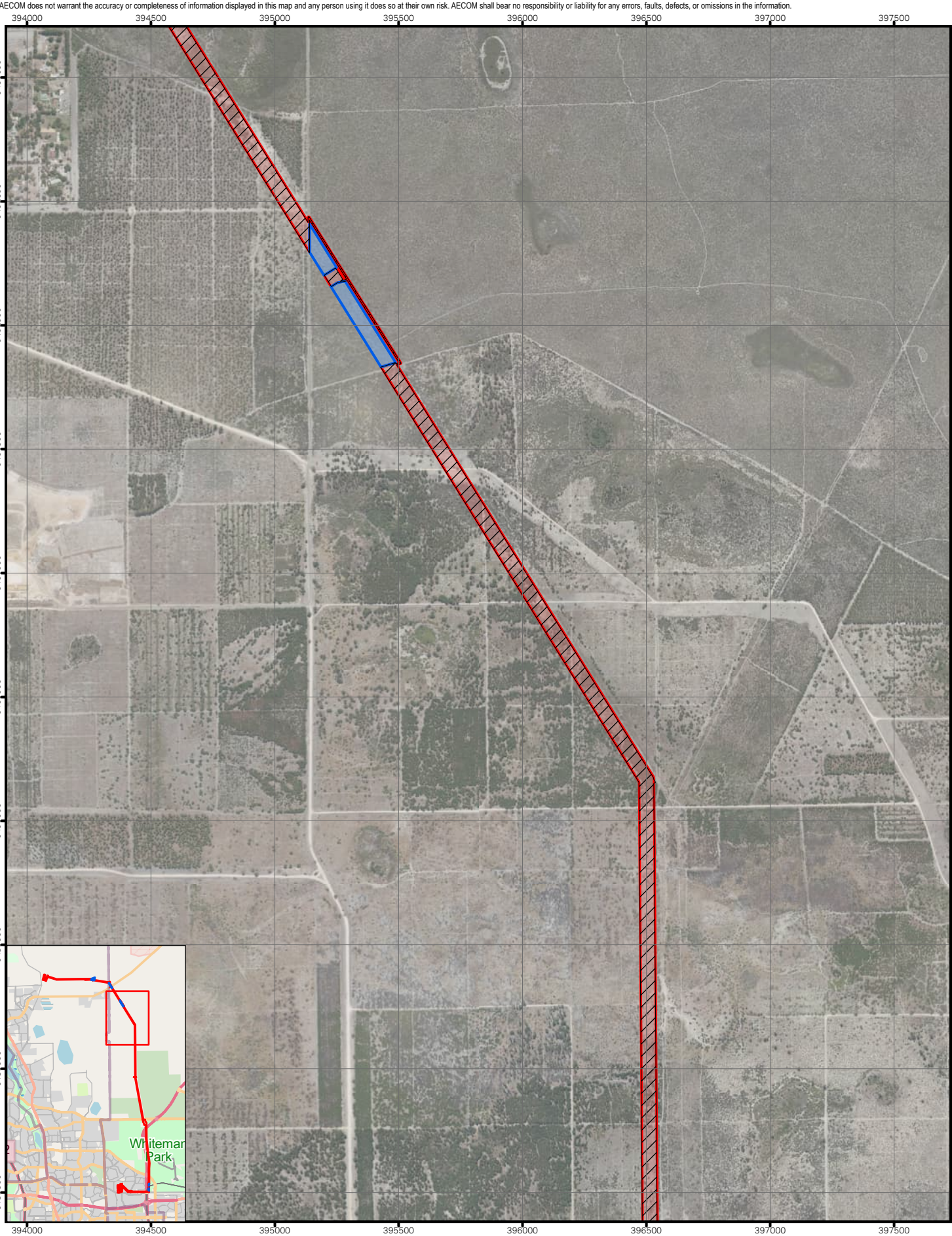
Figure 1 – Development Areas Comparison











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PROJECT ID60743307CREATED BYROB.MCGREGOR

DATE MODIFIED10 JUL 2025APPROVED BYT. LIAGHATI

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GDA2020 MGA ZONE 50

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LEGEND

Current Development Envelope (20250326)

Clearing

No clearing

Original Development

Envelope (from EIA)

Development Areas Comparison

WESTERN POWER

PROPOSAL CONTENT DOCUMENT - NT TO NBT 330KV TRANSMISSION LINE

Figure 1.3

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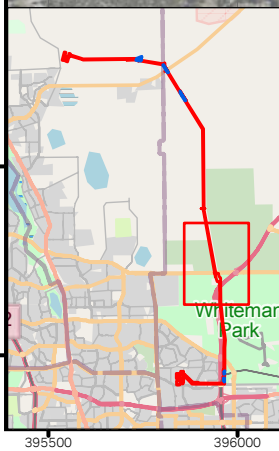
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<p><b>LEGEND</b></p> <p>Current Development Envelope (20250326)</p> <p> Clearing</p> <p> No clearing</p> <p> Original Development Envelope (from EIA)</p>	<p><b>Development Areas Comparison</b></p>		
	<table border="1"> <tr> <td data-bbox="1086 1946 1431 2161"> <p><b>WESTERN POWER</b></p> <p><i><b>PROPOSAL CONTENT DOCUMENT - NT TO NBT 330KV TRANSMISSION LINE</b></i></p> </td> <td data-bbox="1431 1946 1530 2161"> <p>Figure</p> <p><b>1.6</b></p> </td> </tr> </table>	<p><b>WESTERN POWER</b></p> <p><i><b>PROPOSAL CONTENT DOCUMENT - NT TO NBT 330KV TRANSMISSION LINE</b></i></p>	<p>Figure</p> <p><b>1.6</b></p>
<p><b>WESTERN POWER</b></p> <p><i><b>PROPOSAL CONTENT DOCUMENT - NT TO NBT 330KV TRANSMISSION LINE</b></i></p>	<p>Figure</p> <p><b>1.6</b></p>		




LEGEND

Current Development Envelope  
(20250326)

 Clearing

 No clearing

Original Development  
Envelope (from EIA)



**PROPOSAL CONTENT DOCUMENT -  
NT TO NBT 330KV TRANSMISSION  
LINE**

Figure  
1.7