

Chief Executive Officer  
Shire of Murray  
PO Box 21  
PINJARRA WA 6208

Your Ref:  
Our Ref: CMS17197  
Enquiries: Angela Coletti, 6364 7600  
Email: Angela.Coletti@dwer.wa.gov.au

Dear Sir/Madam

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

**SCHEME:** Shire of Murray - Town Planning Scheme 4 -  
Amendment 301  
**LOCATION:** Nambeelup Industrial Area - Lot 600 Lakes Road,  
Nambeelup  
**RESPONSIBLE AUTHORITY:** Shire of Murray  
**DECISION:** Referral Examined, Preliminary Investigations  
and Inquiries Conducted. Scheme Amendment  
Not to be Assessed Under Part IV of EP Act.  
Advice Given. (Not Appealable)

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

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

Please note the following:

- For the purposes of Part IV of the EP Act, the scheme is defined as an assessed scheme. In relation to the implementation of the scheme, 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 to not assess the scheme.

A copy of this letter and the attached advice and recommendations will be made available to the public via the EPA website.

Yours sincerely

A handwritten signature in blue ink, consisting of a large, stylized 'P' followed by a series of horizontal strokes that extend to the right.

**Patrick Seares**  
**Delegate of the Environmental Protection Authority**  
Executive Director EPA Strategic and Guidance

6 November 2017

Encl. Scheme Advice and Recommendations

**ADVICE UNDER SECTION 48A(1)(a)  
ENVIRONMENTAL PROTECTION ACT 1986**

**Shire of Murray Town Planning Scheme No.4 Amendment No.301**

**Location:** Nambeelup Industrial Area – Lot 600 Lakes Road, Nambeelup

**Determination:** Scheme Not Assessed – Advice Given (not appealable)

**Determination Published:** 6 November 2017

**Summary**

The Shire of Murray has initiated Town Planning Scheme No.4 Amendment No.301 which relates to the Nambeelup Industrial Area and specifically to Rezone Lot 600 Lakes Road, Nambeelup from 'Rural' to the 'Industrial Development' zone. The Amendment also proposes to separate the 'Industrial Development' zone into the 'Pinjarra' and 'Nambeelup Industrial' zone and provide for land use permissibility in each.

The Environmental Protection Authority (EPA) has considered the scheme amendment in accordance with the requirements of the *Environmental Protection Act 1986* (EP Act). The EPA considers that the scheme amendment, as set out, is unlikely to have a significant effect on the environment and does not warrant formal assessment under Part IV of the EP Act. The EPA has based its decision on the documentation provided by the Shire of Murray. Having considered this matter the following advice is provided.

**1. Environmental Factors**

Having regard to EPA's *Statement of Environmental Principles, Factors and Objectives*, the EPA has identified the following preliminary environmental factors relevant to this scheme amendment, specifically to Lot 600 Lakes Road, Nambeelup:

- a) Inland Waters Environmental Quality
- b) Hydrological Processes

**Advice and Recommendations regarding Environmental Factors**

**Inland Waters Environmental Quality and Hydrological Processes**

The EPA acknowledges that this amendment is consistent with the Peel Region Scheme and the Nambeelup Industrial Area District Structure Plan (April 2017).

Lot 600 Lakes road, Nambeelup contains some clusters of vegetation associated with two Resource Enhancement Wetlands (REW) located in the east and southeast of the lot. The EPA notes the vegetation condition is considered to be 'degraded'. However, the EPA's ultimate objective for these wetlands is for their protection, management and restoration, in order to improve their conservation value. These wetlands have the potential to be restored to conservation category wetlands. This can be achieved by restoring wetland structure, function and biodiversity.

The EPA supports the retention and protection of the REWs within Public Open Space and the development and implementation of a Wetland Management Plan.

**Recommendation**

The EPA concludes that the amendment can be managed to meet the EPA's environmental objectives for Inland Waters Environmental Quality and Hydrological Processes through the development and implementation of water management plans and, retention, protection and management of the Resource Enhancement Wetlands.