



Environmental Protection Authority

S48A Referrals

Title: Metropolitan Region Scheme Amendment 1388/57 – Wattle Grove South

Location: Approximately 80 private lots located to the southeast of the intersection of Tonkin Highway and Welshpool Road East/Crystal Brook Road

Description: To rezone approximately 123.5 hectares of land in Wattle Grove from the Rural zone to the Urban zone

Ref ID: CMS18099

Date Received: 11/11/2021 **Date Sufficient Information Received:** 29/03/2022

Responsible Authority: Western Australian Planning Commission

Contact: Anthony Muscara

Preliminary Environmental Factors: Flora and Vegetation, Terrestrial Fauna, Inland Waters, Social Surroundings

Potential Significant Effects: Future development of the amendment area may result in impacts to native vegetation, threatened ecological communities, habitat for threatened flora and fauna species, water-dependent ecosystems, inland water quality and quantity (surface and groundwater), Aboriginal heritage sites and amenity.

Determination: Assess – Environmental Review required

The amendment area contains environment values which require investigation and may require specific protection. Future development that may be permitted by the amendment may also impact nearby environmental values, including the nationally significant Greater Brixton Street Wetlands. As a result, the proposed scheme amendment merits formal assessment. In deciding to formally assess the scheme amendment, the EPA has determined that an Environmental Review is required.

This Determination is not appealable.

Chair's Initials:

Date: 14 April 2022