



Environmental Protection Authority

s.48A Referrals

Title: City of Fremantle Local Planning Scheme 4 Amendment No. 76

Location: Corner parcel of land bounded by Holland Street to the north, Carrington Street to the east, High Street to the south and Robinson Street to the west.

Description: The amendment proposes to increase residential density from R30 to R160, and to introduce additional provisions to the scheme text to control future development.

Ref ID: APP-0025602

Date Received: 8/08/2024 **Date Sufficient Information Received:** 8/08/2024

Responsible Authority: City of Fremantle, 151 High Street FREMANTLE WA 6160

Contact: Craig McMurtrie

Preliminary Environmental Factors: Terrestrial environmental quality, Flora and vegetation

Potential Significant Effects: Implementation of the amendment may result in impacts to mature trees and disturb hydrocarbon and groundwater contaminates from the disused service station.

Protection: Impacts can be addressed through the development requirements in the scheme text, in particular tree retention, and compliance with the obligations of the *Contaminated Sites Act 2003*.

Determination: **Referral Examined, Preliminary Investigations and Inquiries Conducted. Scheme Amendment Not to be Assessed under Part IV of the EP Act. No Advice Given. (Not Appealable).**

The Environmental Protection Authority (EPA) has carried out some investigations and inquiries before deciding not to assess this scheme. In deciding not to formally assess schemes, the EPA has determined that no further assessment is required by the EPA.

This Determination is not appealable.

Chair's Initials:

Date: 29 August 2024