



## Environmental Protection Authority

s.48A Referrals

<b>Title:</b>	Metropolitan Region Scheme Amendment 1445		
<b>Location:</b>	Lots 52 and 800 Chateau Place, Aveley within the City of Swan		
<b>Description:</b>	Amendment 1445 proposes to rezone the land from 'Rural' to 'Urban' under the Metropolitan Region Scheme.		
<b>Ref ID:</b>	APP-0030786/REC-0001623		
<b>Date Received:</b>	27/08/2025	<b>Date Sufficient Information Received:</b>	27/08/2025
<b>Responsible Authority:</b>	Western Australian Planning Commission		
<b>Contact:</b>	Lainy Collisson		
<b>Preliminary Environmental Factors:</b>	Flora and Vegetation, Terrestrial Fauna, Inland Waters and Social Surroundings		
<b>Potential Significant Effects:</b>	The amendment area has been largely cleared, with scattered mature trees remaining.. Implementation of the amendment may result in the clearing of trees which provide potential foraging, roosting and breeding habitat for threatened species of black cockatoos. A Resource Enhancement Wetland exists within the southern portion of the amendment area. The entire amendment area forms part of a large registered aboriginal cultural heritage site (ACH-00003525)- Creation / Dreaming Narrative place type.		
<b>Protection:</b>	The EPA notes that impacts can be mitigated through future planning processes including a future Structure Plan and its supporting technical documentation. POS is proposed in areas with mature trees and wetland. The EPA supports the following commitments as part of Structure Planning: Black Cockatoo Habitat Assessment; Wetland Assessment Report and Local Water Management Strategy. The EPA expects mature trees to be prioritised for retention in road reserves and POS, particularly the row of trees along the southern boundary and within the Millhouse Road reserve. The Bushfire Management Plan (BMP) is expected to be revised to retain their 'Woodland' status. Given the amendment area is a registered aboriginal cultural heritage site development is expected to comply with processes under the <i>Aboriginal Heritage Act 1972</i> .		
<b>Determination:</b>	<b>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).</b>		

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: 16 September 2025