



Environmental Protection Authority

s.48A Referrals

Title: Shire of Serpentine Jarrahdale Local Planning Scheme 3 Amendment 8

Location: Various Lots and land parcels in Byford

Description: Amendment 8 proposes normalisation of the Byford Central Local Structure Plan; the Lot 2 Nettleton Road, Byford Local Structure Plan; and the Marri Park Estate Lot 3 Larsen Road and Lot 3 Alexander Road Local Structure Plan, by amending the Scheme Map to zone and reserve the 'Urban Development' zoned portions of land within the Structure Plan areas as Residential, Public Open Space and Local Road.

Ref ID: APP-0028933/REC-0001408

Date Received: 2/05/2025 **Date Sufficient Information Received:** 2/05/2025

Responsible Authority: Shire of Serpentine Jarrahdale, 6 Paterson Street, Mundijong, WA 6123

Contact: Ally Teasdale

Preliminary Environmental Factors: Flora and vegetation.

Potential Significant Effects: Amendment area is mostly developed and areas with potential environmental values are being reserved as Public Open Space (POS).

Protection: Implementation of the amendment will enable reservation of POS areas and potential retention of scattered trees.

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: 20 May 2025