



Environmental Protection Authority

s.48A Referrals

Title: Shire of Pingelly Local Planning Scheme 3 Amendment 7- Omnibus

Location: Various lots within the townsite of Pingelly

Description: The amendment proposes to rezone various lots within the townsite of Pingelly to reflect current and/or predominant use of the site and for the consolidation of the townsite.

Ref ID: APP-0000352

Date Received: 27/04/2023 **Date Sufficient Information Received:** 27/04/2023

Responsible Authority: Shire of Pingelly, 17 Queen Street, PINGELLY WA 6308

Contact: Andrew Dover

Preliminary Environmental Factors: Flora and vegetation, Terrestrial fauna and Social surroundings

Potential Significant Effects: The lots within Amendment 7 are mostly cleared, with scattered vegetation, except for Lot 501 Stone Street, which consists of mostly native vegetation. Implementation of the scheme amendment may result in clearing of vegetation and fauna habitat. Sensitive land uses may be impacted by adjacent existing and future industrial land uses.

Protection: The Environmental Protection Authority (EPA) expects that remnant vegetation is retained (where possible). The EPA recommends that relevant State Planning Policies and EPA's Guidance Statement No. 3- Separation distances between industrial and sensitive land uses are applied in the scheme area.

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

The 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: 23 May 2023