




# Environmental Protection Authority

## Form for the referral of a proposal to the Environmental Protection Authority under Section 38 of the *Environmental Protection Act 1986*

Referrer information			
Who is referring this proposal?		<input checked="" type="checkbox"/> Proponent <input type="checkbox"/> Decision-making authority <input type="checkbox"/> Community member/third party	
Name (print) Darren Walsh		 Signature	
Position	Executive Director	Organisation	Strategen-JBS&G
Email	dwalsh@jbsg.com.au		
Address	Level 1, 50	Subiaco Square Road	
	Subiaco	WA	6008
Date	17 April 2020		
Does the referrer request that the EPA treat any part of the proposal information in the referral as confidential? <i>Provide confidential information in a separate attachment.</i>		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
<b>Referral declaration for organisations, proponents and decision-making authorities:</b>  I, Darren Walsh, ( <i>full name</i> ) declare that I am authorised to refer this proposal on behalf of Digital 4 Pty Ltd and further declare that the information contained in this form is true and not misleading.			
Part A: Proponent and proposal description			
Proponent information			
Name of the proponent/s (including Trading Name if relevant)		Digital 4 Pty Ltd	
Australian Company Number(s)	<input type="checkbox"/>	79129827363 – Digital 4 Pty Ltd	
<b>OR</b> Australian Business Number(s)	<input checked="" type="checkbox"/>		

Contact for the proposal (if different from the referrer) <i>Please include: name, physical address, phone, and email.</i>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Does the proponent have the legal access required for the implementation of all aspects of the proposal? <i>If yes, provide details of legal access authorisations / agreements / tenure.</i> <i>If no, what authorisations / agreements / tenure is required and from whom?</i>	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No  Digital 4 Pty Ltd is a wholly owned subsidiary of Broadcast Australia Pty Ltd (Trading as BAI Communications), who are the landowners of Lots 802 and 803
<b>Proposal type</b>	
<b>What type of proposal is being referred?</b> For a change to an approved proposal please state the Ministerial Statement number/s (MS No./s) of the approved proposal  For a derived proposal please state the Ministerial Statement number (MS No.) of the associated strategic proposal	<input checked="" type="checkbox"/> significant – new proposal <input type="checkbox"/> significant – change to approved proposal (MS No./s: _____) <input type="checkbox"/> proposal under an assessed planning scheme <input type="checkbox"/> strategic <input type="checkbox"/> derived (Strategic MS No.: _____)
For a significant proposal: <ul style="list-style-type: none"><li>Why do you consider the proposal may have a significant effect on the environment and warrant referral to the EPA?</li></ul>	<b>Terrestrial Fauna:</b> The proposal involves the clearing of 11.441 ha of foraging habitat for black cockatoos, and up to 33 potential breeding trees. <b>Flora and Vegetation:</b> The proposal involves the clearing of at maximum 11.441 ha of Banksia Woodlands of the Swan Coastal Plain (Priority 3 ecological community, Floristic Community Type – FCT 28), Clearing of 11.441 ha (6%) of the remaining Karrakatta Central and South complex within the City of Stirling Local Government Area.
For a proposal under an assessed planning scheme, provide the following details: <ul style="list-style-type: none"><li>Scheme name and number</li></ul> For the Responsible Authority: <ul style="list-style-type: none"><li>What new environmental issues are raised by the proposal that were not assessed during the assessment of the planning scheme?</li><li>How does the proposal not comply with the assessed scheme and/or the environmental conditions in the assessed planning scheme?</li></ul>	N/A
<b>Proposal description</b>	
Title of the proposal	Lots 802 and part 803 Erindale Road, Hamersley
Name of the Local Government Authority in which the proposal is located.	City of Stirling
Location: a) street address, lot number, suburb, and nearest road intersection; or	Lots 802 and part 803 Erindale Road, Hamersley

b) if remote the nearest town and distance and direction from that town to the proposal site.	
Proposal description – including the key characteristics of the proposal <i>Provide as an attachment to the form</i>	Please see supplementary documentation
Have you provided electronic spatial data, maps and figure in the appropriate format? <i>Refer to instructions at the front of the form</i>	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
What is the current land use on the property, and the extent (area in hectares) of the property?	The property currently contains a mixture of relatively undisturbed native vegetation, as well as areas which show signs of having been degraded through clearing of firebreaks and access tracks.  The development envelope is 13.55 ha (including the maximum extent of an asset protection zone extending into Lot 803).
Have you had pre-referral discussions with the EPA at DWER Services? If so, quote the reference number and/or the DWER contact.	Yes, a number of pre-referral discussion have been held with Anthony Sutton, Tom Hatton and Liesl Rohl.

## Part B: Environmental impacts

### Environmental factors

What are the likely significant environmental factors for this proposal?

- Benthic Communities and Habitat
- Coastal Processes
- Marine Environmental Quality
- Marine Fauna
- Flora and Vegetation
- Landforms
- Subterranean Fauna
- Terrestrial Environmental Quality
- Terrestrial Fauna
- Inland Waters
- Air Quality
- Social Surroundings
- Human Health

*For each of the environmental factors identified above, complete the following table, or provide the information in a supplementary report*

### Potential environmental impacts

1	<b>EPA Factor</b>	Please see supplementary documentation
2	<b>EPA policy and guidance</b> - What have you considered and how have you applied them in relation to this factor?	Please see supplementary documentation
3	<b>Consultation</b> – Outline the outcomes of consultation in relation to the potential environmental impacts	Please see supplementary documentation

4	<b>Receiving environment</b> – Describe the current condition of the receiving environment in relation to this factor.	Please see supplementary documentation
5	<b>Proposal activities</b> – Describe the proposal activities that have the potential to impact the environment	Please see supplementary documentation
6	<b>Mitigation</b> – Describe the measures proposed to manage and mitigate the potential environmental impacts.	Please see supplementary documentation
7	<b>Impacts</b> – Assess the impacts of the proposal and review the residual impacts against the EPA objective.	Please see supplementary documentation
8	<b>Assumptions</b> - Describe any assumptions critical to your assessment e.g. particular mitigation measures or regulatory conditions.	Please see supplementary documentation

## Part C: Other approvals and regulation

### State and Local Government approvals

Is rezoning of any land required before the proposal can be implemented?  
If yes, please provide details.

Yes  No

The proposal will require rezoning under the City of Stirling Local Planning Scheme No. 3 from "Local Reserve: Public Use Reserve (Commonwealth)" to "Development Zone".

If this proposal has been referred by a decision-making authority, what approval(s) are required from you?

N/A

Please identify other approvals required for the proposal:

Proposal activities	Land tenure/access	Type of approval	Legislation regulating the activity
Clearing	Freehold	EPBC Act approval	<i>Environment, Protection and Biodiversity Conservation Act 1999</i>
Land use and development planning		Rezoning approval by the WAPC/ CoS	<i>Planning and Development Act 2005</i>
		Structure Plan approval by the WAPC/ CoS	<i>Planning and Development Act 2005</i>
Subdivision (Clearing of native vegetation)		Subdivision approval by the WAPC/ CoS	<i>Planning and Development Act 2005</i>

### Commonwealth Government approvals

Does the proposal involve an action that may be or is a controlled action under the *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act)?

Yes  No

Has the proposed action been referred? If yes, when was it referred and what is the reference number (EPBC No.)?

Yes  No

Date: \_\_18 February 2019\_\_

EPBC No.: \_\_ EPBC 2018/8324\_\_

If referred, has a decision been made on whether the proposed action is a controlled action? If 'yes', check the appropriate box and provide the decision in an attachment.

Yes  No

Decision – controlled action  
 Decision – not a controlled action

If the proposal is determined to be a controlled action, do you request that this proposal be assessed under the bilateral agreement or as an accredited assessment?

Yes - Bilateral  No  
 Yes - Accredited

Is approval required from other Commonwealth Government/s for any part of the proposal?  
*If yes, describe.*

Yes  No

Approval: