



GOVERNMENT OF
WESTERN AUSTRALIA

Environmental Protection Authority

s.48A Referrals

Title: Shire of Katanning Local Planning Scheme 5 Amendment 2

Location: Lot 154 (No. 58) Cornwall Road, Katanning

Description: The amendment proposes to rezone Lot 154 (No. 58) Cornwall Road, Katanning from 'Enterprise' to 'General Industry' zone and amend the scheme maps accordingly.

Ref ID: APP-0033043 / REC-0001813

Date Received: 22/12/2025 **Date Sufficient Information Received:** 22/12/2025

Responsible Authority: Shire of Katanning

Contact: Adrian Nicoll

Preliminary Environmental Factors: Social surroundings

Potential Significant Effects: Implementation of the scheme amendment may result in impacts to nearby sensitive receptors from the development and operation of land uses in the proposed 'General Industry' zone.

Protection: Potential impacts can be managed through scheme provisions, future planning processes and application of the Environmental Protection Authority's (EPA) *Guidance Statement No. 3 Separation Distances between Industrial and Sensitive Land Uses*. Future industries may require works approvals and/or licencing under Part V of the *Environmental Protection Act 1986*.

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 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: 13 January 2026