



July 2019

Peel Region Scheme Amendment 041/57



Public Drinking Water Source
Protection Areas

Amendment Report

Shires of Murray and Waroona

**Peel Region Scheme
Amendment 041/57
(minor amendment)**

**Public Drinking Water Source
Protection Areas**

Amendment Report

Shires of Murray and Waroona



July 2019

The Western Australian Planning Commission acknowledges the traditional owners and custodians of this land. We pay our respect to Elders past and present, their descendants who are with us today, and those who will follow in their footsteps.

Disclaimer

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Peel Region Scheme
Amendment No. 041/57 - Amendment Report
File RLS/0382

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The Peel Region Scheme

What it is and how is it amended?

Planning for the Peel Region

The Peel Region enjoys features that make it a very attractive place in which to live, and for recreation and tourist activities. With the increasing population of Western Australia, the region is also growing. As it grows, change must be planned and managed to provide an effective land use structure, to preserve the natural features of the region and make provision for important regional infrastructure.

Provision must be made for future housing, employment opportunities and transport needs to meet this growth. It is also necessary to set aside land for conservation and recreation.

The purpose of the Peel Region Scheme is to provide for balanced change in land use and to provide mechanisms which allow the acquisition of land for regional public purposes and the means by which affected landowners can be compensated.

What is the Peel Region Scheme?

The Peel Region Scheme (PRS) is a regional planning scheme that guides land use in the Peel Region. This area extends from Singleton and Keysbrook in the north to Wagerup in the south, and eastwards well beyond the Darling Scarp.

The PRS defines the future use of land, dividing it into broad zones and reservations. It requires local government town planning schemes to provide detailed plans for their parts of the region. These schemes must be consistent with the PRS.

The PRS uses a set of maps and a scheme text. The scheme text provides planning guidelines for zones and reservations that are shown on the maps in different colours and patterns.

This plan has been in operation since March 2003 and provides the legal basis for planning in the Peel region.

To plan for changing needs, the PRS is amended from time to time.

What is an amendment?

An amendment to the PRS changes a zoning, reservation or a special control area, to allow for a different land use or to alter land use requirements. Amendments may also be made to the Scheme text.

When a change to the PRS is considered, such as those above, the amendment is advertised to seek comment from the wider community and all levels of government.

The process allows for extensive community consultation to review the proposal before a final decision is made.

How is the Peel Region Scheme is amended?

The Western Australian Planning Commission (WAPC) is responsible for keeping the Peel Region Scheme under review and initiating changes where these are seen to be necessary.

The amendment process is regulated by the *Planning and Development Act 2005*. The amendment proposed in this report is being made under the provisions of section 57 of the *Planning and Development Act 2005*. An amendment which is prepared and processed in this manner is often referred to as a 'minor' amendment.

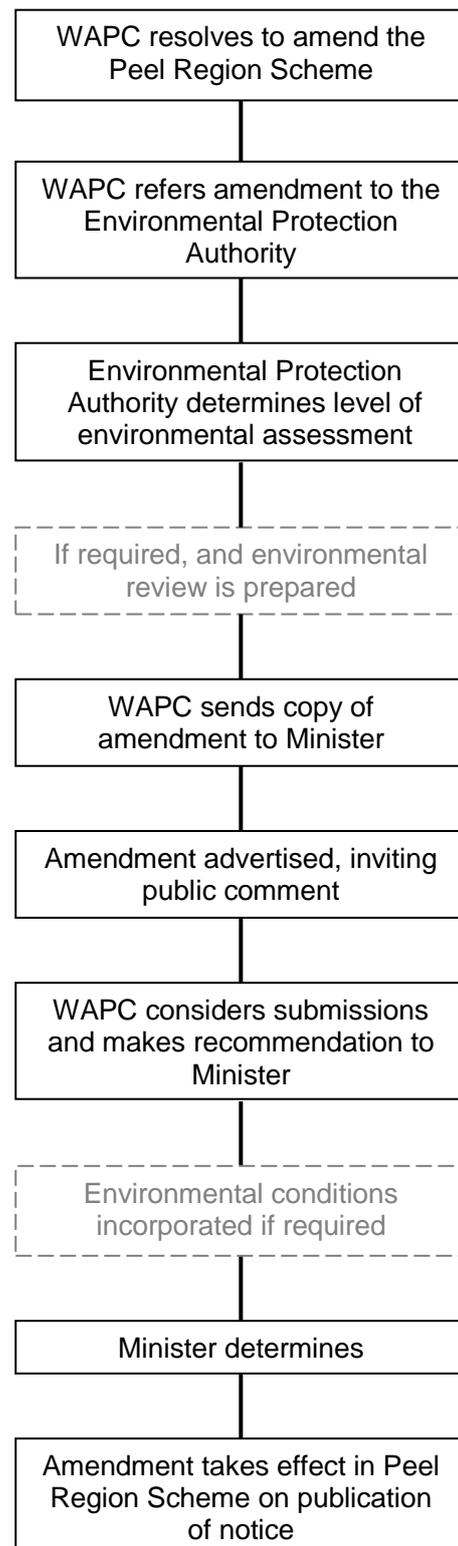
The process of a 'minor' amendment to the Peel Region Scheme includes the following steps:

- Formulation of the amendment by the Western Australian Planning Commission.
- Referral of the proposed amendment to the Environmental Protection Authority to set the level of assessment. Where the Environmental Protection Authority requires an environmental review, this is carried out before the amendment is advertised.

Landowners whose property is directly affected by a proposed change are contacted in writing.

- The amendment (and environmental review, where required) is advertised for public inspection, inviting submissions. Advertisements are placed in local and state-wide newspapers, and information is made available on the Western Australian Planning Commission's website.
- Landowners whose property is directly affected by a proposed change are contacted in writing.
- The Western Australian Planning Commission receives public submissions over a 60 day period.
- The Western Australian Planning Commission considers written submissions and recommends whether to modify the amendment or proceed with the original proposal. The Western Australian Planning Commission's report and recommendation are presented to the Minister for consideration.
- If the Minister approves an amendment, it becomes a legally effective part of the Scheme upon the publication of a notice advising of the Minister's approval. The approved amendment is placed on public display.

The following diagram shows the main steps.



When the Peel Region Scheme is amended, local planning schemes within the Scheme Area must also be amended where necessary to match the broad zonings and reservations of the Peel Region Scheme.

In this respect:

- the WAPC may resolve to amend a local planning scheme, pursuant to section 126 of the *Planning and Development Act 2005*; or
- within three months of a Peel Region Scheme amendment being finalised, an affected local government must initiate an amendment to its local planning scheme.

Zones and Reservations

Zones and reservations in the PRS are broad categories. These are not precisely defined or limited but the following descriptions are a guide:

Zones

Urban: Areas in which a range of activities are undertaken, including residential, commercial, recreation and light industry.

Urban Deferred: Land identified for future urban uses following the extension of urban services, the progressive development of adjacent urban areas and resolution of any environmental and planning requirements relating to development.

The WAPC must be satisfied that these issues have been addressed before rezoning to Urban.

Regional Centre: Strategic regional centres in which commercial, retail, administrative, service, civic and cultural activities serving the region and residential uses are located.

Industrial: Land on which manufacturing, processing, warehousing and related activities are undertaken.

Rural: Land that provides for agriculture, assists in the conservation and wise use of natural resources including water, flora, fauna and minerals, provides a distinctive rural landscape setting for urban areas and accommodates carefully planned rural living developments.

Private Recreation: Areas of significance to the region's recreation resource which are, managed by the private sector.

Reservations

Land is reserved for community purposes. It may be reserved to protect a resource or to provide areas for infrastructure. The following descriptions are a guide:

Regional Open Space: Land of regional significance for environmental, recreation or landscape purposes.

Primary Regional Roads: These are the most important of the roads with regional significance in the planned road network, and which are currently, or proposed to be declared under the *Main Roads Act 1930*.

Other Regional Roads: These are roads with regional significance in the planned road network for which the planning responsibilities are shared by the WAPC and local governments.

Railways: Provides for public transit routes, freight rail lines and associated facilities such as marshalling yards, maintenance depots and park-and-ride stations.

Waterways: Permanent inland and coastal waters including any substantial rivers, lakes and reservoirs.

State Forests: Areas of woodland located on Crown land managed under the *Conservation and Land Management Act 1984*.

Public Purposes: Land for public facilities such as hospitals, universities, technical schools, high schools, utilities for electricity, water and treatment of

wastewater, and for Commonwealth government and other special uses.

Special Control Area No. 1

Water Catchments – Special Control Area (SCA No. 1): Water sources protected for high quality public water supply. Special control areas provide for control of land use to avoid harm to the water resource.

What if My Land is Rezoned?

Landowners may find that an amendment seeks to rezone their property, for example from Rural to Urban, or to Urban Deferred.

If the zoning is changed, landowners do not have to change their use of the land or lifestyle. They can stay as they are, or they may set about changing their land use in keeping with the new zoning. For instance, some may seek approval to subdivide their land, or apply to develop it in a way that is consistent with the new zoning.

The WAPC realises many people choose their properties because they like them as they are and may not want to change from, for example, a rural-residential lifestyle to an urban area. Others are keen to change the land use.

For these reasons, amendments to region schemes are advertised so that all affected landowners, and anyone else, will have time to examine the proposals and lodge a submission if they choose.

What if My Land is Reserved?

Land is reserved because it will be needed in due course for a public purpose such as regional open space or other regional roads.

If your land is marked for reservation in an advertised amendment, you can continue to use and enjoy your property. Generally, reserved land can remain in private ownership until it is needed for the purpose for which it is reserved. Regional planning schemes include reservations over many areas of land that are privately owned.

For protection of landowners, there are procedures relating to the acquisition of land, or compensation by the WAPC. These are outlined in the brochure *Your Property and the Peel Scheme* which is reproduced at the back of this report.

How can My Views be Heard?

You can lodge a written submission on the proposed amendment during the advertised period. A submission form is included at the back of this publication, or can be obtained from display locations for this amendment and the WAPC's internet site.

Publications

Amendments made to region schemes using the provisions of sections 57 - 62 will, in most cases, contain information published under the following titles:

Amendment Report

This document is available from the start of the public advertising period for the proposed amendment. It sets out the purpose and scope of the amendment, explains why the proposal is considered necessary, and informs people how they can comment.

Environmental Review Report

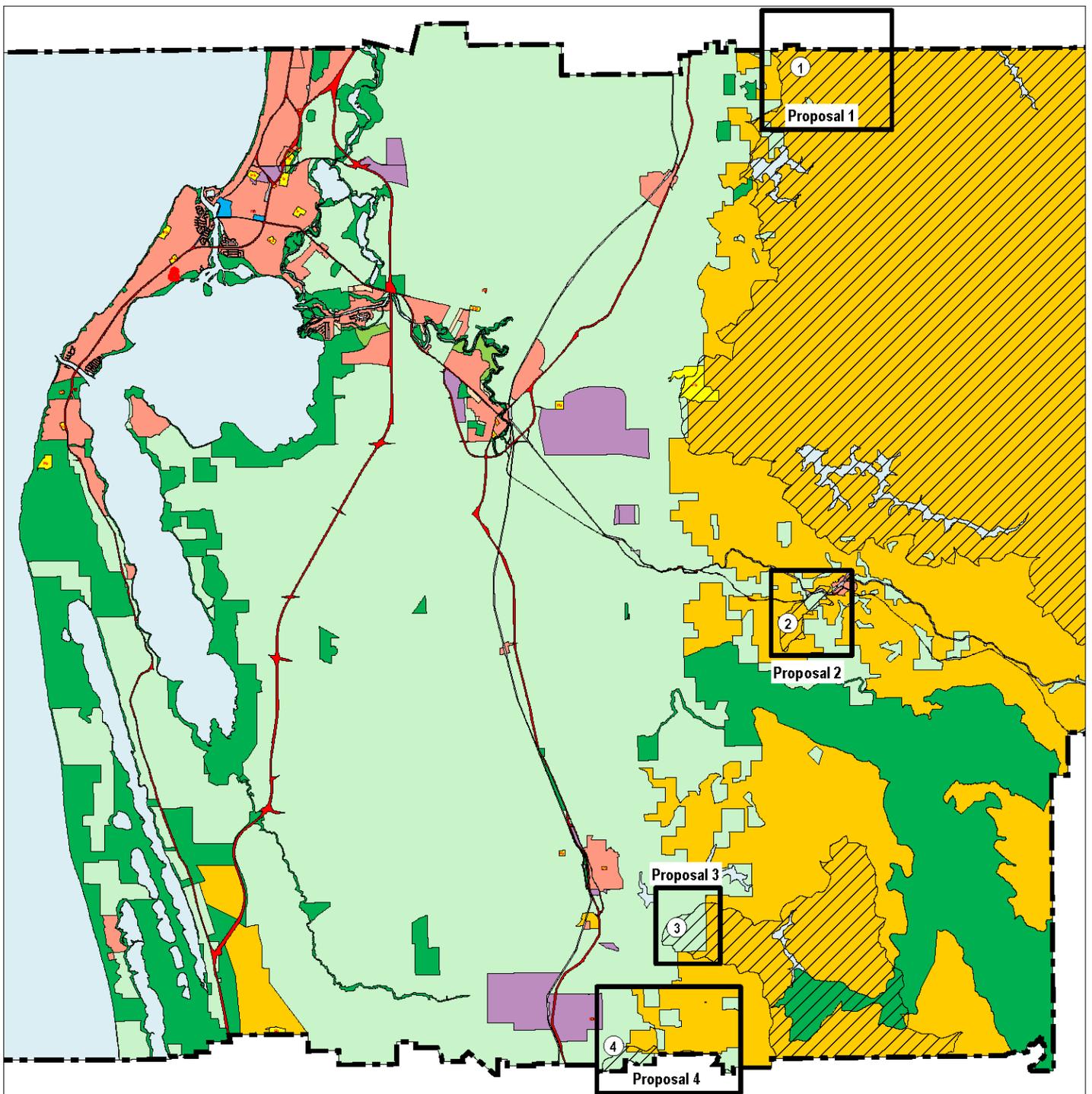
The EPA considers the environmental impact of an amendment to the PRS before advertising takes place. Should the EPA require assessment an Environmental Review is undertaken and that information is made available for comment along with the *Amendment Report*.

Report on Submissions

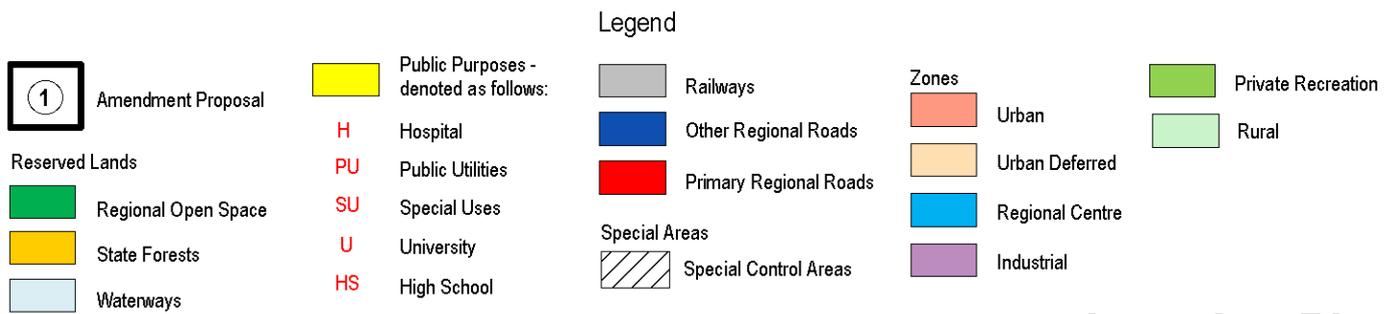
This publication documents the planning rationale, determination of submissions received and the recommendations made by the WAPC. This report is forwarded to the Minister for consideration when the amendment is considered for approval. All written submissions received on the proposed amendment are reproduced and published in the Report on Submissions as a public record.

Location Plan

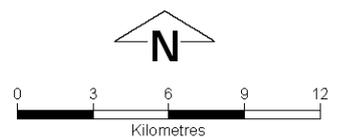
Public Drinking Water Source Protection Areas



Peel Region Scheme Amendment No. 041/57
Locations of Amendment Proposals



Location Plan



Amendment Report

Peel Region Scheme Amendment 041/57

Public Drinking Water Source Protection Areas

1. Purpose

The purpose of this amendment to the Peel Region Scheme is to remove the Water Catchments - Special Control Area from land where Public Drinking Water Source Areas (PDWSAs) have been abolished.

2. Background

In the Peel Region Scheme, public drinking water source protection areas are included within Special Control Area No.1 (SCA1).

The purpose of Special Control Area No.1 is to:

- identify proclaimed surface water catchments within the Peel region; and
- prevent land use or development that would prejudice the quality or quantity of water supplies for public use.

Public drinking water source areas are proclaimed under the *Metropolitan Water Supply, Sewerage and Drainage Act 1909* and *Country Areas Water Supply Act 1947*. Within these areas, land is assigned a priority classification, i.e. P1, P2 or P3 areas.

From time to time, public drinking water source areas (PDWSAs) are reviewed. This may lead to abolition of some PDWSAs, amendment of existing PDWSAs and proclamation of new ones. Reviews may occur as technical reassessments of water source areas, or as part of land use and water management strategies.

This amendment to the Peel Region Scheme is the flow-on from progressive reviews of surface water catchment areas, the first of these in 1982. These have resulted in the abolition of some PDWSAs, the amendment of PDWSAs and proclamation of new ones.

Where abolition has occurred, the approved changes to PDWSAs have been determined by the (then) Department of Water in consultation with the water service provider, relevant state government agencies, local government and other key stakeholders considering factors including water quality, potential availability of water, reliability of supply, cost of developing the source, cost of appropriate treatment, existing or proposed land uses in the catchment and the need for other public uses in the area. These have been approved by the Governor under the *Metropolitan Water Supply, Sewerage and Drainage Act, 1909* and the *Country Areas Water Supply Act, 1947*.

This amendment is proposed in order to make the Peel Region Scheme consistent with current, proclaimed public drinking water source areas.

The WAPC has previously initiated Amendment 0041/57 to the Greater Bunbury Region Scheme, to remove the special control area from land where PDWSAs have been abolished. Following the consideration of submissions, the Greater Bunbury Region Scheme amendment was granted approval by the Minister and gazetted in January 2018.

Similarly, an amendment to the Metropolitan Region Scheme reflecting changes to PDWSAs in the Perth metropolitan region is expected to be initiated in the future.

3. Scope and content of the amendment

In the context of the overall water catchment system of the Darling Scarp, the extent of the changes contemplated by this amendment to the Peel Region Scheme are shown on Appendix B: Summary of Regional Planning Scheme Amendment Proposals.

The combined area of land affected by the proposed amendment to the Peel Region Scheme is approximately 1,754 hectares.

The proposed amendment to the Peel Region Scheme contains proposals which fall within the following general categories:

- Land being excluded from SCA1 as a result of the 2010 parliamentary inquiry into recreation activities within public drinking water source areas. Through the inquiry former catchment areas were identified for abolition or removal where those catchments were no longer required for future drinking water purposes.
- Land being excluded from SCA1 where the catchment area has been abolished after a new pipeline from a better water resource was commissioned to supply drinking water.
- Land being excluded from SCA1 where land had been removed from a catchment area after a more-suitable location for a pipehead dam had been identified.

The proposed amendment to the Peel Region Scheme consists of four separate proposals, each relating to a particular catchment. These are outlined below.

The proposals are depicted on the amendment plans contained in this document.

Proposal 1 – Dirk Brook Water Reserve

The Dirk Brook Water Reserve covered an area of approximately 3,554 hectares, located partly in the Perth metropolitan region and partly in the Peel region. The area comprising the former catchment consists of approximately 2,915 hectares of State forest, a 352 hectare Public Purposes reservation for the Department of Justice, 92 hectares of regional open space, and rural properties in the Keysbrook area totalling approximately 195 hectares. Of this, 826 hectares falls within SCA1 in the Peel Region Scheme. The Dirk Brook Water Reserve was abolished in October 2013.

This former catchment area was one of eleven identified for abolition or removal of bylaws as a result of the 2010 parliamentary inquiry into recreation activities within public drinking water source areas.

The catchment is no longer required for drinking water purposes and all land within it is proposed to be removed from SCA1 in the Peel Region Scheme. This reflects de-proclamation of the former water reserve. The balance of this catchment will be the subject of an amendment to the Metropolitan Region Scheme in the near future.

Proposal 2 – Dwellingerup Catchment Area

The Dwellingerup Catchment Area mainly included approximately 267 hectares of State forest and a number of rural lots with a total area of approximately 64 hectares.

Also, Pinjarra-Williams Road and the Hotham Valley railway pass through the catchment.

This catchment area was abolished in August 2015 after a new pipeline to supply Dwellingup with drinking water from the South Dandalup Dam was commissioned. Accordingly, land within the former catchment is to be removed from SCA1 in the Peel Region Scheme, to reflect the approved de-proclamation.

Proposal 3 – Samson Brook Catchment Area

The Samson Brook Catchment Area is located in the escarpment southeast of the Waroona townsite and has an overall area of approximately 7,755 hectares.

In August 2008, the boundary of the Samson Brook Catchment Area was amended to remove about 303 hectares comprising a gully to the north of, and downstream of the Samson Brook Reservoir. This protected the original site of a proposed pipehead dam. However, this was removed from the catchment area after a preferred location for the pipehead dam was identified within the current boundary.

The Peel Region Scheme is proposed to be modified to remove this 303 hectare portion of the catchment from SCA1, to reflect the proclaimed changes to the catchment boundaries.

Proposal 4 – Bancell Brook Catchment Area

The former Bancell Brook Catchment Area was located partly in the Peel region and partly in the Greater Bunbury region. The catchment covered approximately 1,837 hectares comprising 1,278 hectares of State forest (75 hectares within the Peel region) and 559 hectares of rural land (219 hectares within the Peel region). The catchment area was abolished in October 2013.

The former catchment area was one of eleven identified for abolition or removal of bylaws as a result of the 2010 parliamentary inquiry into recreation activities within public drinking water source areas.

The catchment is no longer required for drinking water purposes and all land within it is proposed to be removed from SCA1 in the Peel Region Scheme. This reflects de-proclamation of the former water reserve.

Land within the catchment, located in the Greater Bunbury region was removed from SCA1 as part of Greater Bunbury Region Scheme Amendment 0041/57 which was finalised in January 2018.

4. Discussion

Together, the areas affected by this amendment to the Peel Region Scheme comprise a substantial amount of land (approximately 1,754 hectares). However, the proposed changes simply reflect the abolition of three PDWSAs and part of a fourth that, in all cases, have been de-proclaimed some time earlier in accordance with water resources legislation.

The approved changes to PDWSAs have been the subject of technical reviews of water source areas. These have been prepared in consultation with the water service provider, relevant state government agencies, local government and other key stakeholders.

The resulting proposals for changes to PDWSAs have also been the subject of public consultation through water source protection reports released by the (former) Department of Water.

In turn, the changes to PDWSAs have been approved by the Governor under the *Metropolitan Water Supply, Sewerage and Drainage Act, 1909* and the *Country Areas Water Supply Act, 1947*.

The consequent changes to the Peel Region Scheme, as proposed by the amendment, are consistent with the provisions of *State Planning Policy No. 2.7: Public Drinking Water Source Policy* which was prepared to ensure land use and development within public drinking water source areas is compatible with protection and long-term management of water resources for public water supply.

5. Aboriginal heritage

The *Aboriginal Heritage Act 1972* provides for the protection and preservation of Aboriginal heritage and culture in Western Australia, including places and objects of significance to Aboriginal people, whether previously recorded or not.

Where land is to be removed from SCA No. 1, it will remain within the State Forests reservation and the Rural zone. This reservation and the Rural zone are compatible with the protection of indigenous heritage values.

6. Coordination of regional and local planning scheme amendments

If the amendment comes into effect, no amendment to any local planning scheme is required as the special control area classification does not appear in either the Shire of Murray Town Planning Scheme No. 4 or the Shire of Waroona Town Planning Scheme No. 7.

7. Substantiality

The *Planning and Development Act 2005* allows for an amendment to a region planning scheme to be processed as either 'minor' or 'major' amendment, depending on whether the WAPC considers the amendment to be a substantial alteration to a scheme, or not.

The WAPC is of the opinion that this amendment would not constitute a substantial alteration to the Peel Region Scheme for the following reasons:

- (a) Although it is proposed that considerable areas of land be removed from SCA1, this simply reflects the change in their former status as water catchments which has already been formalised through abolition of these catchments as public drinking water source protection areas. These changes have previously been approved by the Governor under the *Metropolitan Water Supply, Sewerage and Drainage Act, 1909* and the *Country Areas Water Supply Act, 1947*.
- (b) Whilst the amendment relates to a large amount of land, almost 70 per cent of this is Crown land. Where privately-owned land is to be deleted from SCA1, this would not have any adverse effect on private landowners' interests.
- (c) Where land is proposed to be removed from SCA1, almost 70 per cent will remain within State Forests reservation.

- (d) The prevailing use and character of this land will continue without being affected by the amendment.
- (e) The exclusion of rural land from SCA1 will not change the ongoing use of the land for rural purposes but removes requirements relating to water source protection that are no longer necessary.
- (f) The amendment is consistent with the provisions of *State Planning Policy No. 2.7: Public Drinking Water Source Policy*.

8. Sustainability appraisal

The protection of public drinking water sources for a growing population is an important requirement for sustainability and land is only to be removed from SCA1 if it has been de-proclaimed as a public drinking water source protection area with the approval of the Governor.

9. Environmental Protection Authority advice

On 6 May 2019, the proposed amendment was referred to the Environmental Protection Authority for advice on whether environmental assessment would be required.

On 27 May 2019, the Environmental Protection Authority advised that the proposed amendment does not require environmental assessment under the *Environmental Protection Act 1986*. A copy of the notice of assessment is included in Appendix B.

10. The amendment process

The procedures for amending region planning schemes are prescribed by the *Planning and Development Act 2005*.

Section 57 of the *Planning and Development Act 2005* sets out the procedure for processing amendments which the WAPC considers do not constitute a substantial alteration to the Scheme. In essence, this process involves:

- preparation of the proposed amendment by the WAPC;
- referral to the Environmental Protection Authority for environmental assessment;
- completion of an environmental review (if required) in accordance with the Environmental Protection Authority's instructions;
- public submissions being sought on the proposed amendment (including environmental review if required);
- consideration of submissions;
- approval, with or without any modifications in response to submissions, or decline to approve by the Minister; and
- publication of a notice Government Gazette, advising of the approved amendment and giving it effect in the Scheme.

A more detailed explanation of this process, titled '*The Peel Region Scheme - What it is and how is it amended*' can be found in the front of this report.

11. Submissions on the amendment

The WAPC invites people to comment on the proposed amendment to the Peel Region Scheme.

This amendment is being advertised for public submissions for a period of 60 days, from 12 July 2019 to 14 October 2019.

Copies of the amendment will be available for public inspection at:

- the Perth office of the Western Australian Planning Commission (140 William Street)
- the Peel region office of the Department of Planning Lands and Heritage (11 Pinjarra Road, Mandurah);
- the Department of Planning Lands and Heritage Bunbury Office (61 Victoria Street, Bunbury);
- the office of the Shire of Murray;
- the office of the Shire of Waroona; and
- the State Reference Library, Northbridge

Written submissions or comments on the amendment should be sent to:

The Secretary
Western Australian Planning Commission
Locked Bag 2506
PERTH WA 6001

or by email to:-

prs@dplh.wa.gov.au

Submission forms are available at the display locations referred to above. Alternatively, a submission form can be found at the end of this report.

Submissions must be lodged by close of business (5.00pm) 14 October 2019.

Late submissions will not be considered.

12. Modifications to the amendment

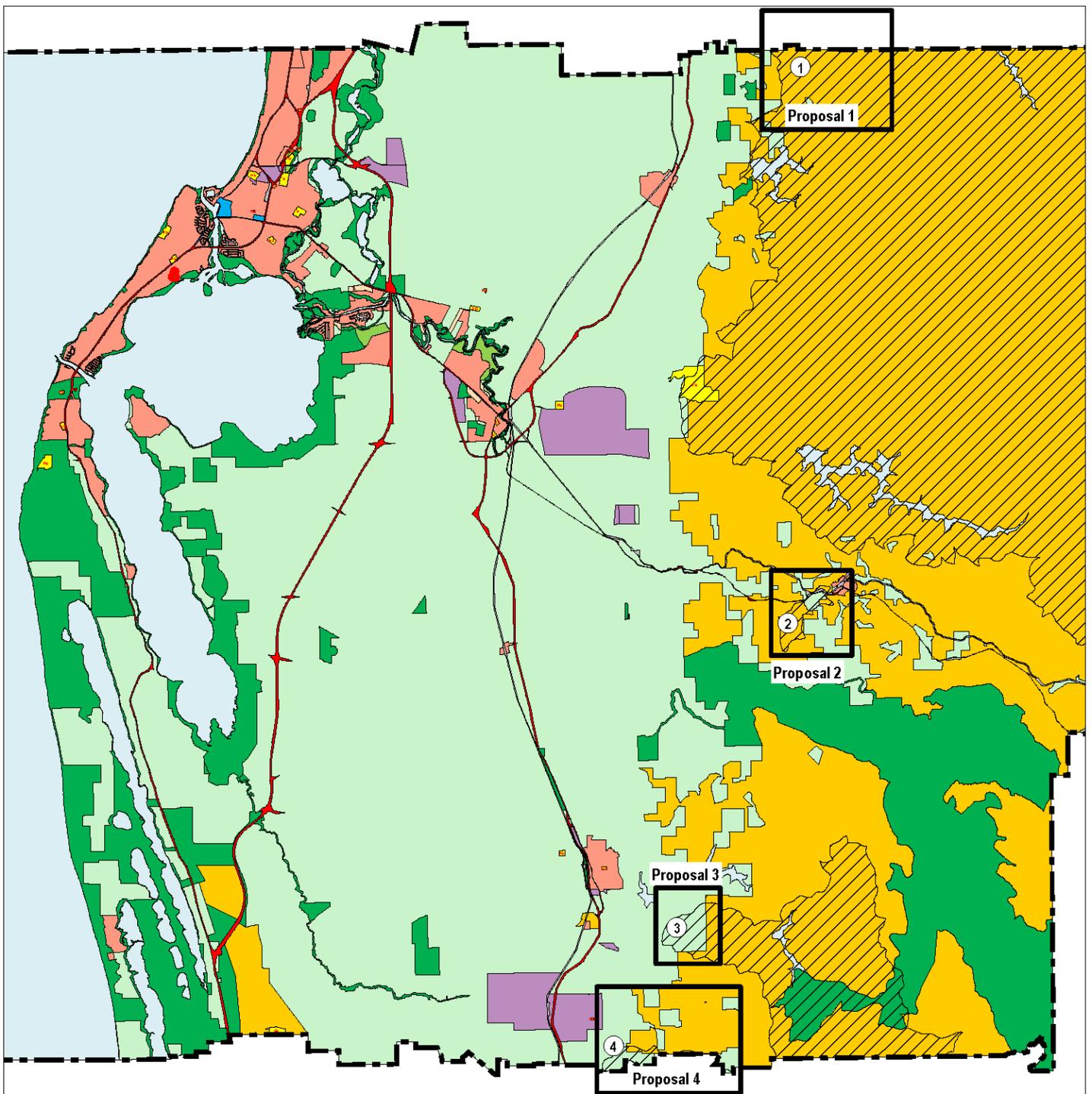
After considering any comments received from government agencies and the public, the WAPC may recommend the Minister modify the amendment. The Minister may approve the amendment, with or without modification(s) in response to submissions, or may decline to approve the amendment.

13. Final outcome

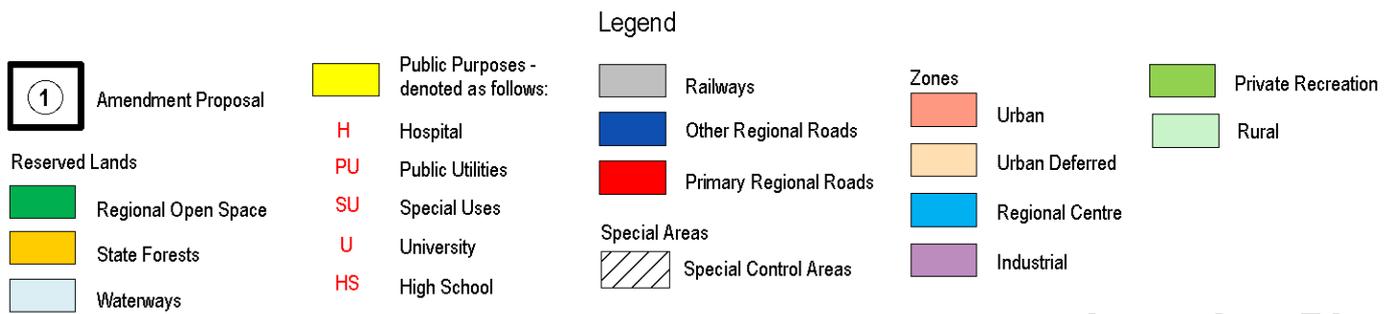
The recommendations of the WAPC, including any modification(s), along with the determination of the Minister, are published in a report on submissions. All affected landowners and anyone who has made a submission will be notified of the final outcome when the amendment is finalised.

Appendix A

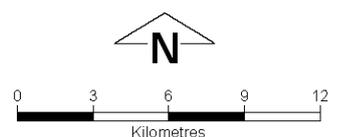
Amendment Proposals

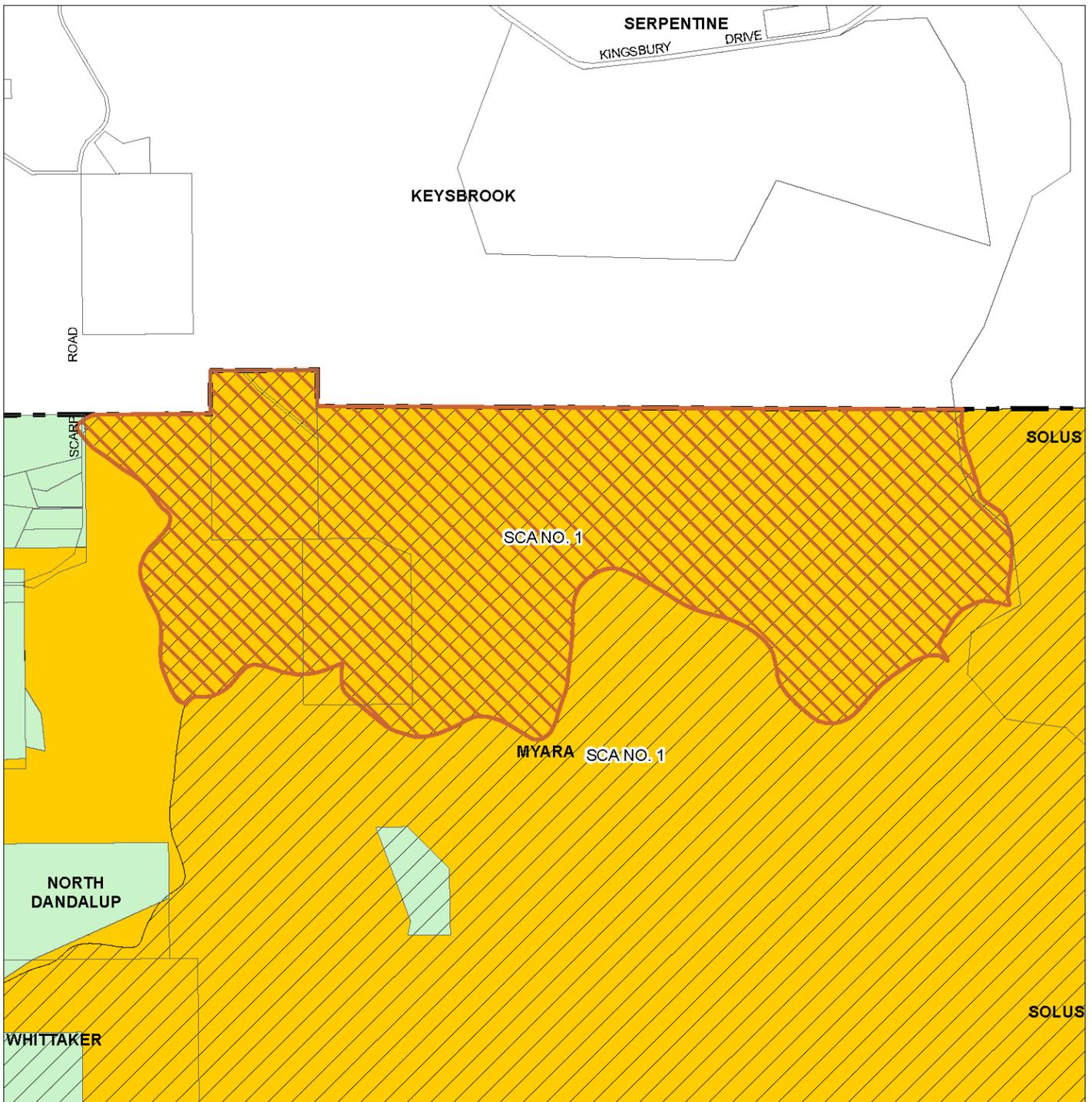


**Peel Region Scheme Amendment No. 041/57
Locations of Amendment Proposals**



Location Plan





PRS Amendment 041/57 - Public Drinking Water Source Protection Areas
Proposal 1 - Dirk Brook Water Reserve
 advertised amendment

Proposed Amendment:

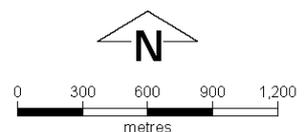
 Land to be excluded from Special Control Area No. 1

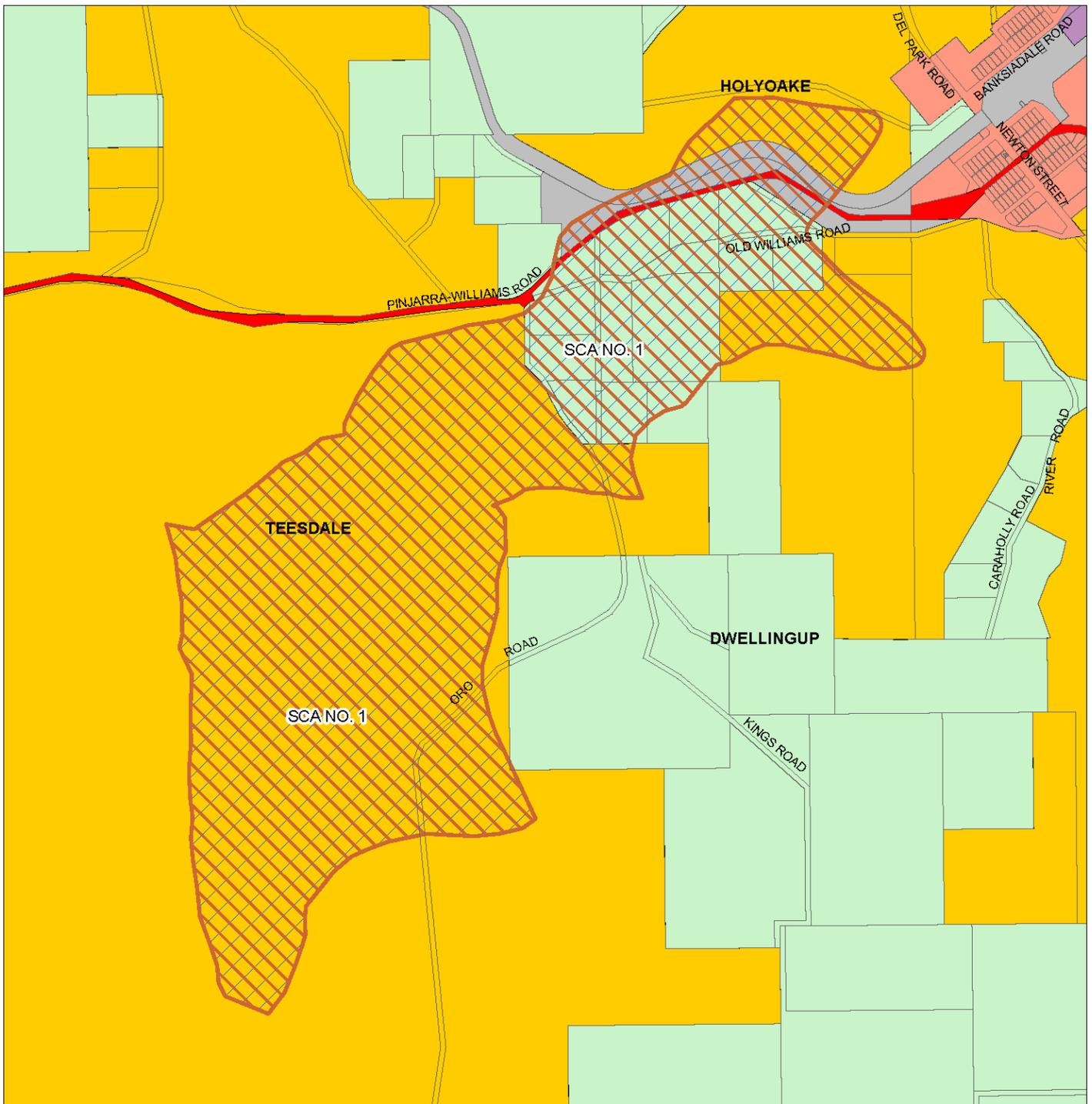
Existing Region Scheme

 Rural
 State Forests
 Water Catchments - Special Control Area (SCA No. 1)
 Scheme Boundary

Oracle reference no: 2864
 File number: RLS/0382
 Version number: 2

Proposal 1





PRS Amendment 041/57 - Public Drinking Water Source Protection Areas
Proposal 2 - Dwellingup Catchment Area
 advertised amendment

Proposed Amendment:

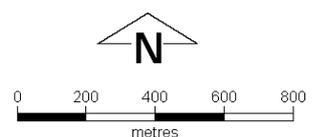
 Land to be excluded from Special Control Area No. 1

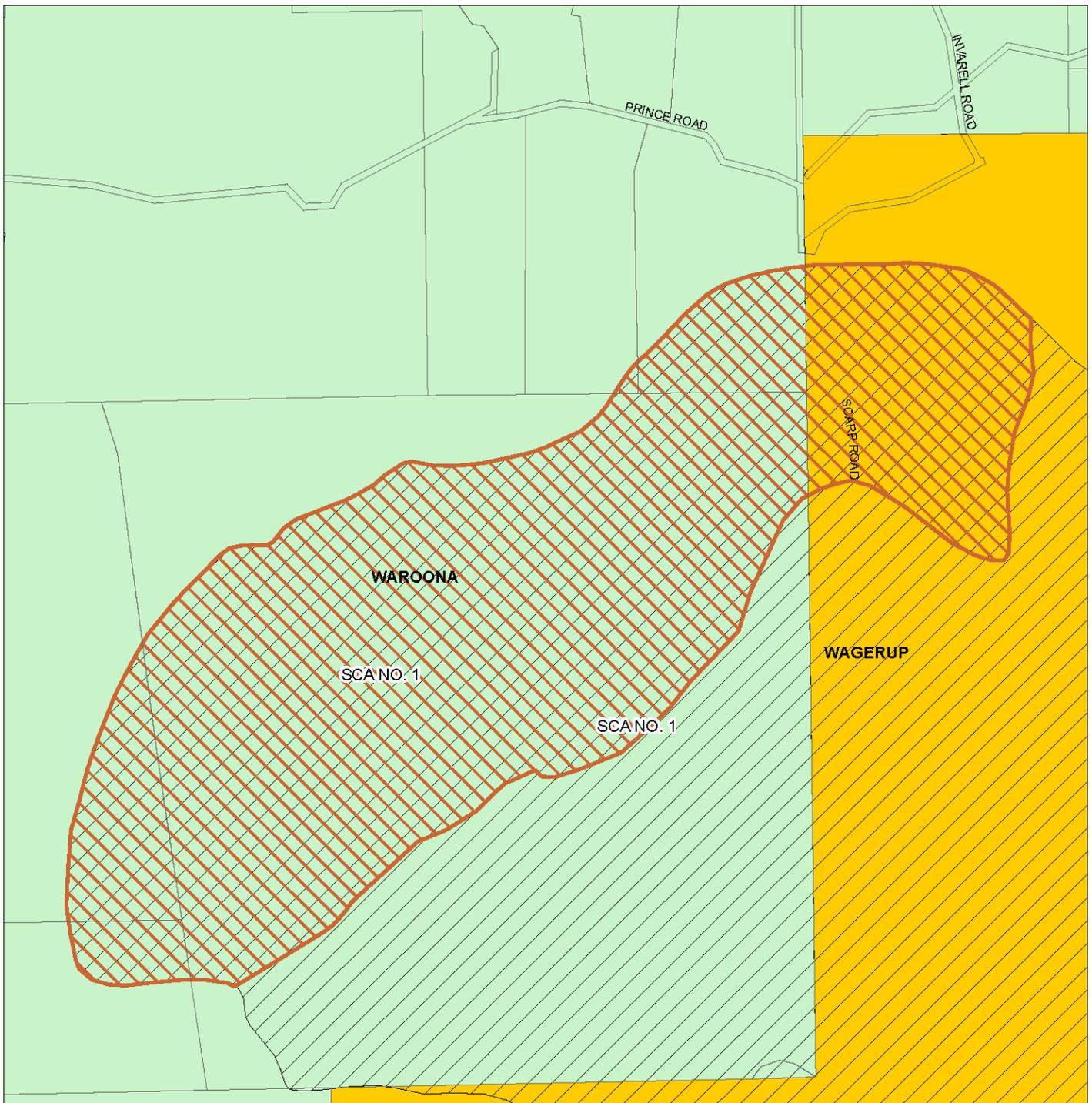
Existing Region Scheme:

 Industrial	 Water Catchments - Special Control Area (SCA No. 1)
 Primary Regional Roads	
 Railways	
 Rural	
 State Forests	
 Urban	

Oracle reference no: 2864
 File number: RLS/0382
 Version number: 2

Proposal 2





PRS Amendment 041/57 - Public Drinking Water Source Protection Areas
Proposal 3 - Samson Brook Catchment Area
 advertised amendment

Proposed Amendment:

-  Land to be excluded from Special Control Area No. 1

Existing Region Scheme:

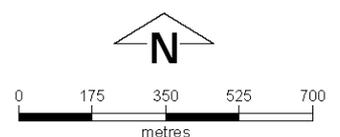
-  Rural
-  State Forests
-  Waterways
-  Water Catchments - Special Control Area (SCA No. 1)

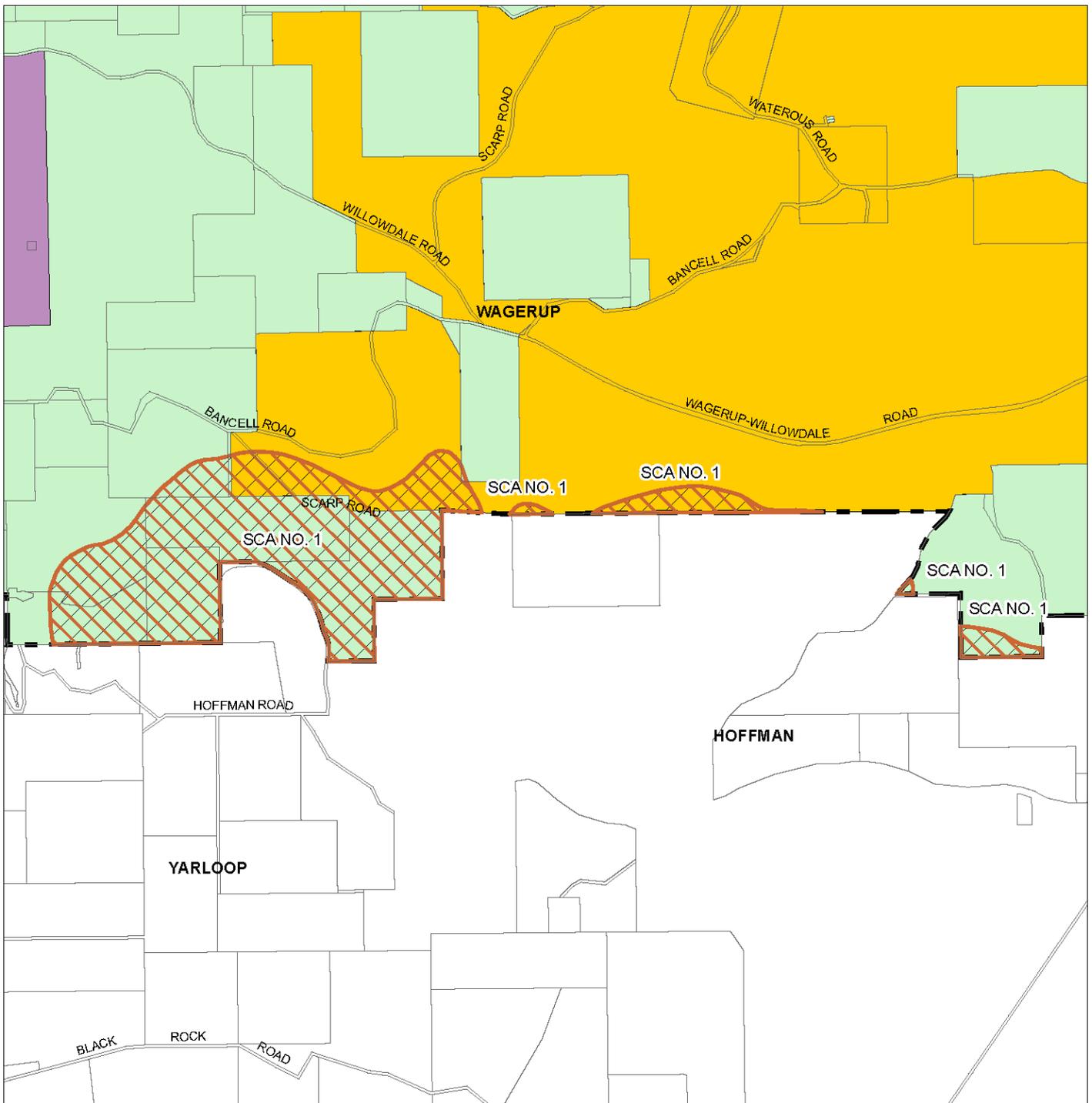
Oracle reference no: 2864
 File number: RLS/0382
 Version number: 2

Proposal 3



Date: 23/07/2018
 Produced by Data Analytics, Department of Planning, Lands and Heritage, Perth WA
 Base information supplied by Western Australian Land Information Authority SLIP 1096-2018-1





**PRS Amendment 041/57 - Public Drinking Water Source Protection Areas
 Proposal 4 - Bancell Brook Catchment Area
 advertised amendment**

Proposed Amendment:

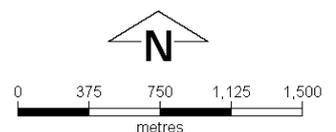
 Land to be excluded from Special Control Area No. 1

Existing Region Scheme:

-  Industrial
-  Rural
-  State Forests
-  Water Catchments - Special Control Area (SCA No. 1)
-  Scheme Boundary

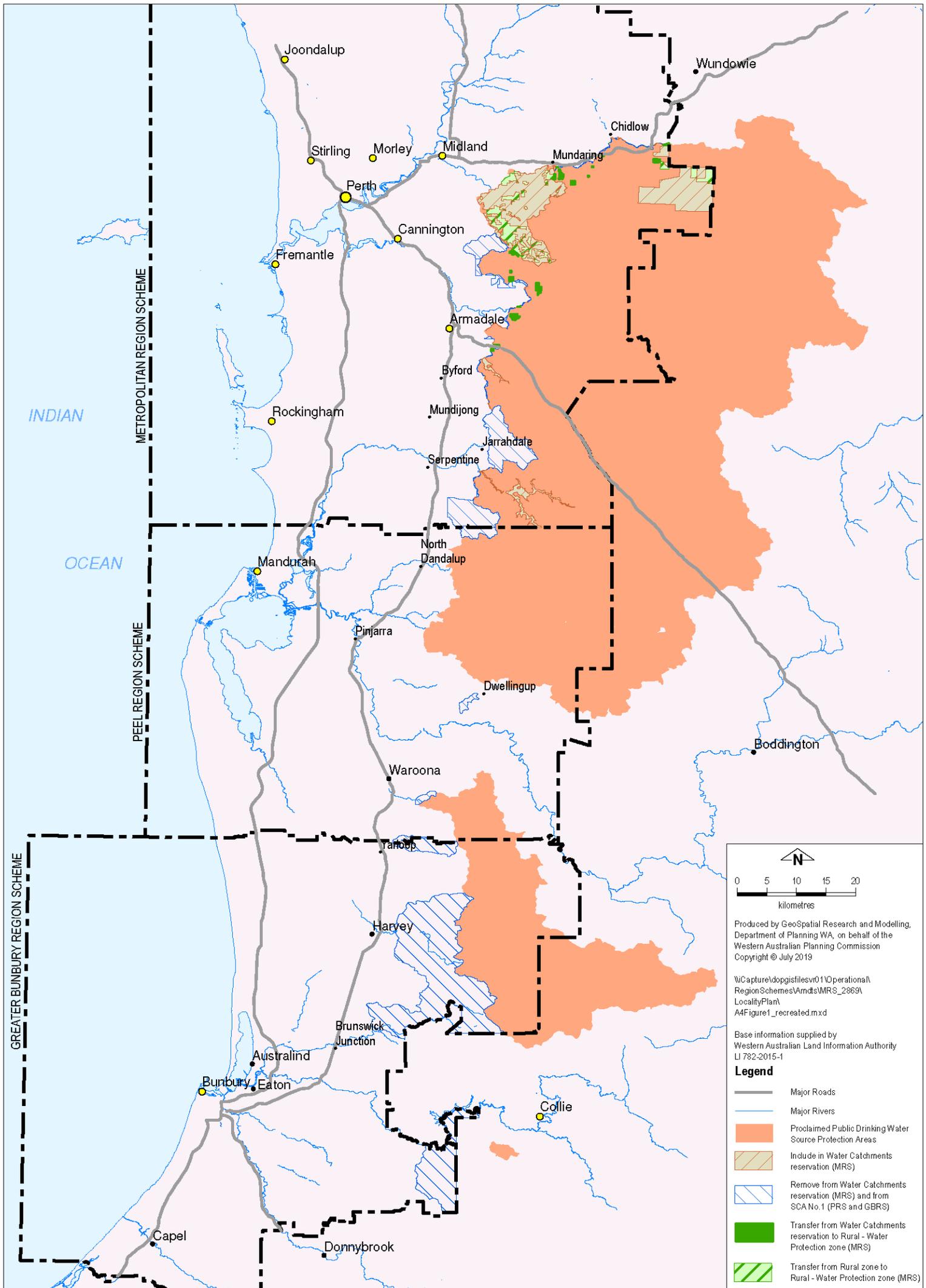
Oracle reference no: 2864
 File number: RLS/0382
 Version number: 2

Proposal 4



Appendix B

Proclaimed and Abolished Public Drinking Water Source Protection Areas



Summary of Regional Planning Scheme Amendment Proposals

Appendix C

Notice of Environmental Assessment

Ms Sam Fagan
The Secretary
Western Australian Planning Commission
Peel Office Unit 2B
11-13 Pinjarra Road
MANDURAH WA 6210

Our Ref: CMS17614
Enquiries: Angela Coletti, 6364 7600
Email: Angela.Coletti@dwer.wa.gov.au

Dear Ms Fagan

**DECISION UNDER SECTION 48A(1)(a)
*Environmental Protection Act 1986***

SCHEME:	Peel Region Scheme Amendment 041-57
LOCATION:	Scheme areas in the Shires of Murray and Waroona
RESPONSIBLE AUTHORITY:	Western Australian Planning Commission
DECISION:	Referral Examined, Preliminary Investigations and Inquiries Conducted. Scheme Amendment Not to be Assessed Under Part IV of EP Act. No Advice Given. (Not Appealable)

Thank you for referring the above scheme to the Environmental Protection Authority (EPA).

After consideration of the information provided by you, the EPA considers that the proposed scheme should not be assessed under Part IV Division 3 of the *Environmental Protection Act 1986* (EP Act) and that it is not necessary to provide any advice or recommendations.

Please note the following:

- For the purposes of Part IV of the EP Act, the scheme is defined as an assessed scheme. In relation to the implementation of the scheme, please note the requirements of Part IV Division 4 of the EP Act.

- There is no appeal right in respect of the EPA's decision to not assess the scheme.

Yours sincerely



Anthony Sutton
Delegate of the Environmental Protection Authority
Executive Director
EPA Services

27 May 2019

Appendix D

Preparing your submission

Preparing for your Submission

The Western Australian Planning Commission welcomes comment on proposed amendments to the Peel Region Scheme from interested individuals, groups and organisations.

What is a submission?

A submission is a way to express your opinion and provide information. It is an opportunity to explain why the amendment should be supported, withdrawn or modified. Suggestions of alternative courses of action are also welcomed.

Making a submission is not the same as voting in an election. The number of submissions received for or against a proposal will not in itself determine the result. Rather, it is the reasoned argument of why a particular thing should or should not be done. Your submission will assist the Western Australian Planning Commission in reviewing its planning proposal before proceeding.

Advertised proposals are often modified in response to the public submission process.

What should I say?

Your comments should focus on the particular issues that arise from the proposed amendment. If there are a number of components in the amendment, please indicate exactly which ones you are addressing.

It is important that you state your point of view clearly. Give reasons for your conclusions and recommendations. These may include an alternative approach or other ways for the Western Australian Planning Commission to improve the amendment or make it more acceptable. Indicate the source of your information or argument where applicable.

If you prefer not to write your own comments, you may consider joining a group interested in making a submission on similar issues. Joint submissions can increase the pool of ideas and information.

Before lodging your submission

Please remember to complete the submission form (Form 57 – Appendix D). Include your name and full postal address on one side. It is preferred that any attachments be loose rather than bound.

The closing date for submissions and where they should be lodged is shown on the Form 57 and in the 'Submissions on the Amendment' section of the *Amendment Report*.

Some amendments may be subject to an Environmental Review. Under these circumstances, the Western Australian Planning Commission will forward a copy of any submission raising environmental issues to the Office of the Environmental Protection Authority.

You should be aware that all submissions lodged with the Western Australian Planning Commission are subject to regulations on disclosure and access, and will become public documents.

Appendix E

Submission Form

