



Minister for Transport; Planning; Ports

Our Ref: 72-35554
Your Ref: A921531

Hon Peter Foster MLC
Chair
Standing Committee on Environment and Public Affairs
env@parliament.wa.gov.au

Dear Mr Foster

STANDING COMMITTEE ON ENVIRONMENT AND PUBLIC AFFAIRS – PETITION NO. 025 – PRESERVING THE GNARABUP COASTLINE

Thank you for your letter of 15 October 2021 regarding Petition No.025 – preserving the Gnarabup coastline.

The Petition asks the Legislative Council to support the rezoning of Lot 783 Mitchell Drive, Lots 501, 502 and 504 Reef Drive and Lot 503 Seagrass Place, Gnarabup from 'Tourism' to 'Parks and Recreation'. For a site to be rezoned, there must first be a resolution of the local government to prepare or adopt an amendment to its Local Planning Scheme, prior to the draft scheme amendment being advertised or referred to relevant State Government agencies. If adopted, the draft scheme amendment must follow due process and be approved by the Minister for Planning on recommendation from the Western Australian Planning Commission (WAPC).

It is understood that the Shire of Augusta-Margaret River, at its Council meeting on 9 December 2020, considered a request from a member of a local community group to amend its Local Planning Scheme No. 1 (LPS1), by rezoning Lot 783 Wallcliffe Road, Lots 501, 502 and 504 Reef Drive and Lot 503 Seagrass Place, Gnarabup (the subject site) from 'Tourism' and 'Future Development' zones, to a 'Parks and Recreation' reserve. The proposed amendment was inconsistent with the existing planning framework, noting Lot 783 and Lots 501-504 are identified as 'key tourism sites' in the Shire's Local Planning Strategy. At this meeting, the Council resolved not to proceed with the proposed amendment to LPS1.

I have been advised that the Department of Planning, Lands and Heritage has recently received an application for development approval for a hotel, residential and commercial development on the subject site. This proposal has been referred to the Environmental Protection Authority (EPA) by a third party, under Section 38 of the *Environmental Protection Act 1986 (EP Act)*. The EPA invited public comment on the proposal and are expected to make a decision in early November 2021, on whether they will formally assess the proposed development under the EP Act.

On the matter of the Gnarabup Waste Water Treatment Plant (WWTP), the Water Corporation has informed me that currently, the facility operates within its licenced capacity and in accordance with the environmental conditions set by the Departments of Water and Environment Regulation and Health.

The Water Corporation's Annual Environmental Report outlines the WWTP monthly effluent, quarterly groundwater, and summer ocean monitoring results are in line with historical ranges and remain relatively stable. The Water Corporation has installed new groundwater monitoring bores for environmental monitoring above and beyond the requirements of the licence; a report is expected in the new year. The Water Corporation recently announced that it is evaluating potential options for the Local Wastewater Scheme, should the proposed development at Gnarabup proceed.

If you require further information, please contact Mr Shane Downes, Principal Planning Officer on 6551 9319 or email SDAU@dph.wa.gov.au.

Yours sincerely



**HON RITA SAFFIOTI MLA
MINISTER FOR PLANNING**

04 NOV 2021