

EGLINTON BEACH PROPOSAL

MINISTERIAL STATEMENT NO. 992 COMPLIANCE ASSESSMENT REPORT 2019

Prepared for: Eglinton Estates Pty Ltd

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Report No. 2019-488

The logo for PGV Environmental is located at the bottom of the page. It features the letters 'pgv' in a large, bold, white, lowercase sans-serif font. Below 'pgv', the word 'ENVIRONMENTAL' is written in a smaller, white, uppercase sans-serif font. The background of the logo area is a vibrant orange with a subtle pattern of white curved lines and a radial gradient effect.

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CONTENTS

Contents i

List of Attachments ii

1 INTRODUCTION 1

 1.1 Scope of the Report 1

 1.2 Proponent..... 1

 1.3 Eglinton Beach Proposal Description 1

 1.4 Environmental Approval to Implement the Project..... 2

 1.4.1 Ministerial Statement 992 2

 1.5 Revisions to Terminology 2

2 PROJECT IMPLEMENTATION STATUS 4

 2.1 Amberton 4

 2.1.1 Current Project Activities 4

 2.2 Lot 5000..... 4

 2.3 Eglinton Local Structure Plan No. 82 5

 2.4 Lots 5000 5

3 INSTANCES OF POTENTIAL NON-COMPLIANCE AND PREVENTATIVE ACTIONS UNDERTAKEN 6

4 PUBLIC AVAILABILITY OF REPORT 7

5 COMPLIANCE 8

 5.1 Compliance Assessment Method 8

 5.2 Summary Audit Table 8

6 Compliance with Management Plans 14

 6.1 Conservation Area Management Plan 14

 6.2 Coastal Management Plan 20

 6.3 Marine Environmental Quality Management Plan 20

 6.4 Proposed changes to the Compliance Assessment Plan 20

7 REFERENCES 21

LIST OF ATTACHMENTS

Tables

- Table 1: Summary of the Proposal
- Table 2: Location and Authorised Extent of Physical and Operational Elements (Schedule 1 of MS 992)
- Table 3: Summary Compliance Table
- Table 4: Conservation Area Management Plan Management Action Audit Table

Figures

- Figure 1: Site Location
- Figure 2: Proposal Area

Attachments

- Attachment 1: Statement of Compliance
- Attachment 2: Ministerial Statement 992 Audit Table

1 INTRODUCTION

The Eglinton Estates Pty Ltd (Eglinton) landholding is located 45km north west of the Perth Central Business District (Figure 1). The land is being developed in accordance with the approved Local Structure Plan (LSP) for residential and commercial purposes and includes urban development, the Eglinton District Centre, schools, playing fields, the Eglinton Marina and conservation open space.

This report addresses the status and compliance of the project with the conditions referred to in Ministerial Statement 992 (MS 992) and in accordance with the Compliance Assessment Plan (CAP) approved by the Office of the Environmental Protection Authority (OEPA) in July 2015.

1.1 Scope of the Report

Condition 3-6 of MS 992 requires Eglinton to submit a CAR annually, covering the previous twelve-month period, and states that the report shall:

- Be endorsed by the proponent's CEO or a person delegated to sign on the CEO's behalf;
- Include a statement as to whether the proponent has complied with the conditions (Attachment 1);
- Identify all potential non-compliances and describe corrective and preventative actions taken;
- Be made publicly available in accordance with the approved Compliance Assessment Plan (CAP); and
- Indicate any proposed changes to the Compliance Assessment Plan required by Condition 3-1.

This report is based on Eglinton's assessment of compliance with the conditions in accordance with the approved CAP, as required by Condition 3-3. This CAR covers the period commencing 5 January 2018 to 4 January 2019.

1.2 Proponent

Eglinton is the proponent and the company taking the action on the portion of the site known as Amberton Estate covered by MS 992 on behalf of the proponent is Stockland WA Developments Pty Ltd (Stockland).

Lot 5001 was purchased by Peet 2018 No.1 Pty Ltd (Peet) in 2019. Eglinton has remained as the Proponent for Lot 5001. A section 45C and section 46 application under the EP Act will be submitted to the EPA in the upcoming reporting period to recognise the transfer of ownership of Lot 5001.

Woodsome Management Pty Ltd is the overall project manager for the Eglinton Beach Proposal and are authorised on behalf of the proponent to submit the CAR and the Statement of Compliance.

1.3 Eglinton Beach Proposal Description

Eglinton Beach is located on the coast, approximately 15km north of Joondalup and 45 km northwest of Perth (Figure 1). The project area covers 325ha and is situated west of Marmion Avenue.

The key elements of the Eglinton Beach Proposal are provided in Schedule 1 of MS 992 and are listed below in Tables 1 and 2. Figure 2 shows the extent of the project area and the key terrestrial and marine elements.

Table 1: Summary of the Proposal

| | |
|--------------------------|---|
| Proposal Title | Eglinton Beach Proposal |
| Short Description | The proposal is for the development of residential, commercial and public open space land uses, a single entrance marina and the management of conservation areas on Lot 5000 and Part Lot 5001 Pipidinny Road and Part Lot 9005 Marmion Ave, Eglinton. |

Table 2: Location and Authorised Extent of Physical and Operational Elements

| Element | Location | Authorised Extent |
|---|-------------------------------------|--|
| Terrestrial Elements Clearing and disturbance for: <ul style="list-style-type: none"> • Urban/Commercial development; • Drainage; and • Public Open Space. | Refer Figure 2 | Clearing of not more than 246.8 ha within the development envelope. |
| Conservation areas to be set aside and managed for Conservation through: <ul style="list-style-type: none"> • Regional Open Space; and • Public Open Space. | Refer Figure 2 (Conservation Areas) | Area of not less than 41.8 ha to be set aside for Conservation. |
| Marine Elements Construction and Operation of: <ul style="list-style-type: none"> • Marina; and • Breakwaters. | Refer Figure 2 | Marina waterbody area of not more than 9.9 ha. Reclaimed land and coastal area of not more than 20.3 ha. |

1.4 Environmental Approval to Implement the Project

The Eglinton Beach proposal was assessed through a section 38 Public Environmental Review (PER) assessment process under the *WA Environmental Protection Act 1986* (EP Act). The project was approved through Ministerial Statement 150 in July 1991.

1.4.1 Ministerial Statement 992

Changes to the design of the approved proposal were approved by the EPA under section 45C (s45C) in February 2014. Subsequently, a section 46 (s46) was required to remove conditions and contemporise the remaining conditions in Ministerial Statement 150. The s46 was approved by the Minister for Environment and a new Ministerial Statement 992 was issued on 5 January 2015.

A numerical rounding error in Ministerial Statement 992 Schedule 1 - Table 2 was addressed through a s45C process. The area being retained for conservation listed as 42ha was amended down to 41.8ha through a s45C approved on 9 February 2015.

1.5 Revisions to Terminology

The following revisions to terminology have been provided:

- The WA Department of Parks and Wildlife (DPaW) is now known as the Department of Biodiversity, Conservation and Attractions (DBCA); and
- The Office of the Environmental Protection Authority (OEPA) is now known as EPA Services - Department of Water and Environmental Regulation (DWER).

2 PROJECT IMPLEMENTATION STATUS

2.1 Amberton

Stockland is delivering the urban development project known as Amberton which is part of the wider Eglinton Beach development. The Amberton development will deliver the following:

- Residential Lots;
- Commercial Precinct;
- Primary and Secondary Schools;
- District and Local Public Open Space (recreational and drainage functions); and
- Conservation Public Open Space.

2.1.1 Current Project Activities

The construction of Amberton commenced in the south-east corner of the proposal area and has moved west towards the coast (Figure 2). The following tasks have been undertaken to date:

- The conservation POS C and D and Foreshore Reserve have been surveyed, demarcated with flagging tape and partially fenced in areas adjacent to development;
- A UXO survey has been undertaken over the south-western portion of the Amberton development;
- The Compliance Assessment Plan was submitted to the EPA Services on 22 June 2015, approval of the CAP was received in July 2015;
- The Conservation Area Management Plan (CAMP) and final approval for the CAMP V2 was received on 13 June 2016 with an addendum to the approval provided on the 31 August 2016;
- A spring baseline flora and vegetation survey was undertaken in 2016 in accordance with the CAMP;
- The CAR 2016 was submitted to the OEPA on 19 December 2016;
- Vegetation monitoring in the conservation POS C and D and ROS A and B is required on a biannual program in accordance with the CAMP. Monitoring was undertaken in Year 2018;
- Construction works have commenced on the foreshore node in the south west corner of Amberton. These works are governed by the Amberton Foreshore Management Plan in accordance with MS 722 and therefore progress reporting is not required in this CAR;
- Amendment 1 to the Eglinton LSP No. 82 was granted approval by the Western Australian Planning Commission (WAPC) on 17 November 2017. The amendment included the final location of the Conservation Areas A, B, C and D as approved through MS 992; and
- Construction works will commence adjacent to the south east of Conservation Area D in the next reporting period.

2.2 Lot 5001

Lot 5001 was purchased by Peet Property Pty Ltd in this reporting period.

Preliminary consultation with EPA Services was undertaken in December 2018 to confirm the process for splitting MS 992 into three approval instruments. Eglinton will be submitting a section 45C and

section 46 application under the EP Act in the next reporting period to formalise the ownership and responsibilities under MS 992.

No works have been undertaken on Lot 5001 during this reporting period. Main Roads are in the process of duplicating Marmion Avenue and part of these works included the provision of access off Marmion Avenue to Lot 5001.

A plan for subdivision for Lot 5001 has been submitted to the Western Australian Planning Commission (WAPC) and the City of Wanneroo. Construction is anticipated to commence in the next reporting period.

2.3 Eglinton Local Structure Plan No. 82

There have been no changes to the Eglinton Local Structure Plan No. 82 during this reporting period.

2.4 Lots 5000

Eglinton Estates are in the process of selling Lot 5000. As with Lot 5001, when the sale is finalised Eglinton will be submitting a section 45C and section 46 application under the EP Act in the next reporting period to formalise the ownership and responsibilities under MS 992.

3 INSTANCES OF POTENTIAL NON-COMPLIANCE AND PREVENTATIVE ACTIONS UNDERTAKEN

In accordance with Condition 3-2 (4) of MS 992, all instances of potential non-compliance with the conditions of MS 992 that are identified during the reporting period are to be reported in the annual CAR, and corrective and preventative actions taken are to be described. The status of all conditions is presented in Table 3.

There were no non-compliance issues during the reporting period.

4 PUBLIC AVAILABILITY OF REPORT

In accordance with the CAP, this CAR will be made publicly available within one month of being submitted to the EPA Services. A copy of the most recent CAR will be placed on the Proponent's environmental consultant's website until the subsequent annual CAR is placed on the website.

The website URL is www.pgv.net.au

5 COMPLIANCE

5.1 Compliance Assessment Method

An audit of the project was conducted in December 2019 to facilitate the assessment of compliance against MS 992 and the implementation of actions to meet environmental conditions. The audit was conducted by PGV Environmental.

The compliance status terminology to define the level of compliance used during the audit follows the *EPA Post Assessment Guideline for Preparing an Audit Table* and is listed below:

- C = Compliant;
- CLD = Completed;
- NC = Non – compliant
- NR = Not Required at this stage;
- IP = In Process may only be used by the proponent in circumstances outlined in Section 2.8 of the guideline

The information reviewed, and the evidence obtained during this audit has been presented within the Compliance Assessment Audit Table (Attachment 2), along with additional information gathered during a desktop study/investigation. Many of the activities/commitments associated with implementation of the management plans were not relevant for the current reporting period as they were not part of the current year's work schedule. These items were reported as Not Required at this stage.

5.2 Summary Audit Table

Further details on compliance with the conditions and management plans are presented within the summary audit table (Table 3). Only relevant reference items such as the approval conditions and items reported as partially non-compliant will be included in the summary table. A comprehensive Compliance Assessment Audit Table is provided at Attachment 2.

Table 3: Summary Audit Table Status

| Audit Code | Requirement | Status | Comment |
|------------|--|--------|---|
| M1-1 | When implementing the proposal, the proponent shall not exceed the authorised extent of the proposal as defined in Table 2 in Schedule 1, unless amendments to the proposal and the authorised extent of the proposal has been approved under the EP Act. | C | |
| M2-1 | The proponent shall notify the CEO of any change of its name, physical address or postal address for the serving of notices or other correspondence within 28 days of such change. Where the proponent is a corporation or an association of persons, whether incorporated or not, the postal address is that of the principal place of business or of the principal office in the State. | C | |
| M3-1 | The proponent shall prepare, submit and maintain a Compliance Assessment Plan to the CEO at least six (6) months prior to the first Compliance Assessment Report required by Condition 3-6. | CLD | CAP submitted 9 June 2015 CAP re-submitted with revisions on 23 June 2015. The CAP was approved by the EPA Services in July 2015. |
| M3-2 | The Compliance Assessment Plan shall indicate: (1) The frequency of compliance reporting; (2) The approach and timing of compliance assessments; (3) The retention of compliance assessments; (4) The method of reporting of potential non-compliances and corrective actions taken; (5) The table of contents of compliance assessment reports; and (6) Public availability of compliance assessment reports. | CLD | |
| M3-3 | The proponent shall assess compliance with conditions in accordance with the CAP required by Condition 3-1 | C | |
| M3-4 | The proponent shall retain reports of all compliance assessments described in the compliance assessment plan required by Condition 3-1 and shall make those reports available when requested by the CEO. | C | CARs are archived each year since commencement of compliance |

| | | | |
|------|--|-----|---|
| M3-5 | The proponent shall advise the CEO of any potential non-compliance within 7 days of that non-compliance being known. | C | No non-compliances during reporting period |
| M3-6 | The proponent shall submit a CAR annually from the date of issue of this Statement addressing the previous twelve-month period or other period as accepted by the CEO. The compliance assessment report shall: (1) Be endorsed by the proponent's CEO or a person delegated to sign on the CEO's behalf; (2) Include a statement as to whether the proponent has complied with the conditions; (3) Identify all potential non-compliances and describe corrective and preventative actions taken; (4) Be made publicly available in accordance with the approved CAP; and (5) Indicate any proposed changes to the CAP required by Condition 3-1. | C | This is the fifth CAR |
| M4-1 | Subject to Condition 4-2, within a reasonable time period approved by the CEO of the issue of this statement and for the remainder of the life of the proposal the proponent shall make publicly available, in a manner approved by the CEO, all validated environmental data (including sampling design, sampling methodologies, empirical data and derived information products (e.g. maps)) relevant to the assessment of this proposal and implementation of this Statement. | NR | This CAR will be placed on the proponent's environmental consultant's website URL www.pgv.net.au |
| M4-2 | If any data referred to in Condition 4-1 contains particulars of: (1) a secret formula or process; or (2) confidential commercially sensitive information; The proponent may submit a request for approval from the CEO to not make this data publicly available. In making such a request the proponent shall provide the CEO with an explanation and reasons why the data should not be made publicly available. | NR | |
| M5-1 | The proponent shall conserve the flora, vegetation and dune systems within the Conservation areas shown in Figure 1 of Schedule 1. | C | See figure 2 of the CAR |
| M5-2 | By 01 September 2015, unless agreed by the CEO, the proponent shall prepare in consultation with the Department of Parks and Wildlife and to the satisfaction of the CEO, a Conservation Area Management Plan for the Conservation area (A, B, C & D) shown in Figure 1 of Schedule 1, and spatially defined in Schedule 3. | CLD | CAMP V2 was approved on 31 August 2016 |
| M5-3 | The proponent shall cede the Conservation areas identified in Figure 1 of Schedule 1 to a management authority approved by the CEO within 10 years of approval of the plan required in condition 5-2. | NR | Conservation areas to be ceded by August 2026. |
| M5-4 | The Conservation Area Management Plan required by condition 5-2 shall include but is not limited to the following details: (1) Fencing, access and signage; | CLD | CAMP V2 was approved on 31 August 2016 |

| | | | |
|------|---|----|--|
| | <p>(2) Rehabilitation and revegetation;</p> <p>(3) Measures to control vehicle and pedestrian access;</p> <p>(4) Limited passive recreation;</p> <p>(5) Weed control;</p> <p>(6) Bushfire management;</p> <p>(7) Feral animal control;</p> <p>(8) Completion criteria for handover to a management authority/authorities; and</p> <p>(9) Management measures to ensure impacts from the proposal area contained within the development envelope shown in Figure 1.</p> | | |
| M5-5 | The proponent shall implement the approved Conservation Area Management Plan for 10 years from the date of approval of the plan or until such time as the land is ceded to a management authority/authorities approved by the CEO, whichever is sooner. | C | Vegetation and weed monitoring were undertaken in October 2018. Next phase of monitoring is scheduled for 2020. |
| M6-1 | The proponent shall manage activities associated with the marine elements of the proposal during construction and operation to ensure impacts as a result of the accumulation of seagrass wrack and the erosion or accumulation of sediment are minimised through the implementation of conditions 6-2 to 6-7. | NR | This phase of work has not been scheduled |
| M6-2 | At least 6 months prior to construction of the marina, unless otherwise approved by the CEO, the proponent shall prepare and submit a Coastal Management Plan on advice from the Department of Transport. | NR | |
| M6-3 | <p>The Coastal Management Plan shall:</p> <p>(1) Specify management actions that will be implemented to ensure the management objective in condition 6-1 is achieved;</p> <p>(2) Provide protocols or procedures for the review of the coastal management plan to ensure that the coastal management plan is meeting the objective specified in condition 6-1;</p> <p>(3) Detail measures to monitor and manage seagrass wrack accumulation within the marina and on the beaches immediately adjacent to the development as shown in schedule 1, figure 1; and</p> <p>(4) Detail measures to monitor and manage sediment accumulation or erosion on the beaches adjacent to the development as shown in Schedule 1, Figure 1.</p> | NR | |

| | | | |
|------|---|----|---|
| M6-4 | After receiving notice in writing from the CEO that the Coastal Management Plan satisfies the requirements of condition 6-3, the proponent shall: (1) Implement the management actions and monitor in accordance with the requirements of the Coastal Management Plan; and (2) Continue to implement the management actions and monitor in accordance with the requirements of the Coastal Management Plan until the CEO has confirmed by notice in writing that it has been demonstrated that the objective in condition 6-1 is being and will continue to be met and therefore the implementation of the management actions and monitoring is no longer required. | NR | |
| M6-5 | The proponent may review and revise the Coastal Management Plan and submit it to the CEO for approval at any time. | NR | |
| M6-6 | The proponent shall review and revise the Coastal Management Plan as and when directed by the CEO. | NR | |
| M6-7 | The proponent shall implement the latest approved version of the Coastal Management Plan. | NR | |
| M7-1 | During the operation of the proposal, the proponent shall manage activities associated with the marine elements to meet the environmental quality objectives and levels of ecological protection as outlined in Schedule 2 and spatially defined in Figure 1, through the implementation of conditions 7-2 to 7-7. | NR | This phase of work has not been scheduled |
| M7-2 | At least 6 months prior to the commencement of the construction of the marine elements, unless otherwise approved by the CEO, the proponent shall prepare a Marine Environmental Quality Management Plan to the satisfaction of the CEO. The objective of the Marine Environmental Quality Management Plan is to ensure that the requirements of Condition 7-1 are met. | NR | |
| M7-3 | The Marine Environmental Quality Management Plan shall include: (1) A threat assessment to determine key cause-effect pathways and indicators to be monitored; (2) Baseline sediment, biota (marine benthic communities) and water quality data for indicators relevant to identified threats, collected over an annual cycle prior to the commencement of construction of the marine elements in Schedule1; (3) The location of impact and reference monitoring sites; (4) Environmental quality indicators relevant to the identified threats and associated 'trigger' levels (i.e. environmental quality guidelines and environmental quality standards) based on the guidelines and recommended approaches in the <i>Environmental Quality Criteria reference</i> | NR | |

| | | | |
|------|---|----|--|
| | <p><i>Document for Cockburn Sound (2003-2004)</i>, as amended or replaced from time to time, for assessing performance against the environmental quality objectives and associated levels of ecological protection set out in Schedule 2.</p> <p>(5) Protocols and procedures for monitoring and evaluating the quality of sediment, biota (marine benthic communities) and marine waters, in the area specified in Schedule 1 consistent with the <i>Manual of Standard Operating Procedures for the Environmental Quality Criteria (2003-2004) and Environmental Quality Criteria Reference Document for Cockburn Sound (2003-2004)</i>, as amended or replaced from time to time;</p> <p>(6) The reporting procedures, including the format, timing and frequency for the assessment of monitoring data against the relevant trigger levels and environmental quality objectives; and</p> <p>(7) A framework for development of management and contingency actions to be implemented in the event that any trigger levels referred to in 7-3(4) are not met.</p> | | |
| M7-4 | <p>In the event that monitoring required in Condition 7-3 indicates that the trigger levels in Condition 7-3(4), are exceeded, or likely to be exceeded, the proponent shall:</p> <p>(1) Report such findings to the CEO within two days of the exceedance being identified;</p> <p>(2) Investigate and submit a report to the CEO within seven days of the exceedance being reported on the likely cause(s) of the trigger levels being exceeded;</p> <p>(3) If determined by the CEO to be a result of activities undertaken in implementing the proposal, the proponent shall submit actions to be taken to address the exceedance within 21 days of the determination being made to the CEO; and</p> <p>(4) Implement the actions to address the exceedance and shall continue to do so until such time the CEO determines that the actions may cease.</p> | NR | |
| M7-5 | The proponent may review and revise the Marine Environmental Quality Management Plan and submit it to the CEO for approval at any time. | NR | |
| M7-6 | The proponent shall review and revise the Marine Environmental Quality Management Plan as and when directed by the CEO. | NR | |
| M7-7 | The proponent shall implement the latest approved version of the Marine Environmental Quality Management Plan. | NR | |

6 Compliance with Management Plans

6.1 Conservation Area Management Plan

The CAMP V2 was approved by the EPA Services on 13 June 2016 with an addendum provided on 31 August 2016.

A baseline Flora and vegetation Survey and weed survey were undertaken across the conservation areas. The results of the survey were provided to the EPA Services in the 2016 CAR.

Monitoring of vegetation and weeds in the conservation areas was undertaken in Spring 2018, the monitoring report was provided to the EPA Services in the 2018 Compliance Report.

The southern boundary of conservation areas C and D were surveyed and demarcated with bunting prior to the UXO search of the development area (Plates 1).

The CAMP V2 is being implemented in accordance with Ministerial Statement 992 Condition 5-5 which states the following:

5-5 The proponent shall implement the approved Conservation Area Management Plan for 10 years from the date of approval of the plan or until such time as the land is ceded to a management authority approved by the CEO, whichever is sooner.

Compliance with the CAMP V2 management actions are listed below in Table 4.



Plate 1: Demarcation of Conservation Area (bunting fence in background)

Table 4: CAMP V2 Compliance with Management Actions

| Audit Code | Task | Status | Comment |
|------------|--|--------|---|
| 992- M5-5 | | | |
| M1 | The existing Local Structure Plan will be revised to identify the retention of the four conservation areas totalling 41.8ha as shown in the Ministerial Statement 992. The four areas will be designated in the LSP as to be managed for conservation and passive recreation purposes. | CLD | The LSP Amendment was approved by the WAPC 17 November 2011. The Conservation areas have been revised in the LSP to the areas defined in Schedule 1 of MS 992. |
| M2 | The LSP and/or subdivision plans will show a road/shared path along the interface between the development and the conservation areas | CLD | The LSP Amendment shows a road/shared path along all interfaces with the development. |
| M3 | Prior to any clearing works adjacent to conservation areas, the particular area will be surveyed, and the perimeter of the conservation areas marked with flagging/bunting | C | The southern boundary of Areas C and D have been demarcated with bunting (Plate 1). |
| M4 | A temporary 1.8m high chain mesh fence including dust curtains will be placed around the conservation area prior to clearing and subdivision construction | NR | The eastern end of conservation area D will be fenced off in the next reporting period to protect the vegetation during construction of the Yanchep sewer main. |
| M5 | The site manager will monitor illegal vehicle access from construction areas in the conservation areas on a six month basis and will report to the project manager. | C | No reports of illegal vehicle access from construction areas into the conservation areas. |
| M6 | Permanent conservation fencing with lockable gates will be constructed around the conservation areas on a staged basis in line with the development front. The gates are to align with internal paths | NR | Development front has not commenced adjacent to the conservation areas. |

| | | | |
|------------|--|-----|--|
| M7 | The detailed civil design may require some disturbance along the interface of the conservation areas with development. This disturbance zone will not extend beyond 10m into the conservation areas and will only occur in areas where retaining walls or batters are required. All areas within the conservation area disturbed for these purposes will be rehabilitated to its natural state | NR | Development front has not commenced adjacent to the conservation areas. |
| M8 | Conservation Area C is completely degraded in parts and may require some earthworks to reshape the dune to facilitate rehabilitation. The design of the Conservation Area C will be discussed with the relevant agencies during the subdivision works for the adjacent development. The remnant vegetation will be retained within the Conservation Area C and protected with fencing from any earthworks required to stabilise the dune for rehabilitation works. | NR | Development front has not commenced adjacent to the conservation areas. |
| M9 | The location of the infrastructure in the conservation areas will be discussed during site visits with the relevant management authorities. A Landscape/Rehabilitation Master Plan will then be prepared showing the location and type of paths, lookouts, and signage will be prepared for each of the conservation areas in consultation with the management authority. | NR | The Landscape/Rehabilitation Plan (LRP) for conservation Areas C and D will be prepared in 2020. The LRP has not been prepared as the development front has been delayed due to market conditions. The weed survey undertaken in Spring 2016 and Spring 2018 will inform the rehabilitation component. The location of paths, lookouts and signage will be designed by the landscape architects/planners in consultation with the management authority. |
| M10 | A baseline flora and vegetation and survey will be undertaken in spring 2016 for the conservation areas. A baseline monitoring report | CLD | The survey report was provided to the EPA Services in the 2016 CAR. |

| | | | |
|------------|--|-----|--|
| | will be prepared for the conservation areas to inform the rehabilitation works. | | |
| M11 | The flora and vegetation survey are to include a baseline weed mapping survey in accordance with DPaW's Standard Operating Procedure No. 22.1. | CLD | The survey report was provided to the EPA Services in the 2016 CAR. |
| M12 | Four permanent quadrats are to be established in each of the conservation areas to monitor the health of native vegetation, rehabilitation works and presence of weeds in spring 2016. Two permanent quadrats in vegetation of Very Good quality in the same types as Conservation Area C will be set up as comparison sites to monitor success of revegetation. | CLD | The location of the quadrats is included in the survey report provided to the EPA Services in the 2016 CAR. Vegetation monitoring in Year 2018 was provided to the EPA Services in Year 2018. |
| M13 | The Landscape/Rehabilitation Master Plans will be prepared using the results of the baseline flora and vegetation surveys. The Plan will identify areas requiring revegetation and weeding, including methodology and confirm the completion criteria provided in section 4.1.1. | NR | See M9 |
| M14 | The Landscape/Rehabilitation Plan is to be implemented successfully within 10 years | NR | LRP must be implemented by August 2026 |
| M15 | Rehabilitation of degraded areas will be undertaken on a staged basis, tree guards will be used when required to protect seedlings from rabbit grazing. | NR | |
| M16 | A fox and rabbit control program will be undertaken prior to handover of conservation areas to the DPaW. | NR | |

| | | | |
|------------|--|----|---|
| M17 | A Bushfire Management Plan will be prepared for the conservation areas when the northern portions of the site are being developed to the satisfaction of the Local Authority and DPaW. | C | A Bushfire Management Plan was prepared for Amberton. It is anticipated that a BMP will be prepared for Lot 5001 in the next reporting period. |
| M18 | Implement vegetation monitoring program on biannual basis from year 2016. | C | Year 1 monitoring was completed and provided to the EPA Services in the 2016 CAR. Monitoring was undertaken in Year 2018. The next monitoring phase is Spring 2020. |
| M19 | Implement weed monitoring program on an annual basis from year 2016. | | Weed Monitoring was undertaken in Spring 2018. The next monitoring phase is Spring 2020. |
| M20 | Implement rehabilitation monitoring program for conservation areas on implementation of the concept master landscape/rehabilitation plans (see M9). Note implementation of these plans will occur on a staged program. | NR | |
| M21 | Implement fencing and dust management program for each development stage adjacent to the conservation area | NR | Development has not commenced adjacent to the conservation areas. |
| M22 | Regular maintenance of perimeter fences, paths, signage and rubbish management will be carried out. | NR | |
| M23 | Signage will be installed at entry gates that clearly state access is restricted to defined pathways, and the importance of domestic animal control. | NR | |

| | | | |
|------------|---|----|--|
| M24 | Implementation of management actions will be reported in the annual MS 992 Compliance Assessment Report. | C | Progress reported in the 2018 CAR |
| M25 | Vegetation and rehabilitation monitoring results and progress towards completion criteria will be presented in a separate report and provided as an appendix to the annual MS 992 Compliance Assessment Report. | C | Year 1 monitoring was completed and provided to the EPA Services in the 2016 CAR. Vegetation monitoring was undertaken in Spring 2018. No rehabilitation has been undertaken that requires monitoring. |
| M26 | The conservation areas will be ceded to the nominated management authority within ten years of approval of this CAMP. | NR | Conservation areas need to be ceded by August 2026 |

6.2 Coastal Management Plan

The Coastal Management Plan (CMP) is a requirement under condition 6-2 and is associated with the construction of the marina. The CMP is not required at this stage as there are no imminent plans for the marina. This phase of the project is not scheduled to commence during the next reporting period.

6.3 Marine Environmental Quality Management Plan

The Marine Environmental Quality Management Plan (MEQMP) is a requirement under condition 7-2. The MEQMP is not required at this stage and this phase of the project is not scheduled to commence during the next reporting period.

6.4 Proposed changes to the Compliance Assessment Plan

There are no proposed changes to the CAP during this reporting period.

Prior to the 2020 Compliance Reporting, the CAP will be revised to reflect the anticipated new Proponents for Lot 5001 and submitted to EPA Services for approval.

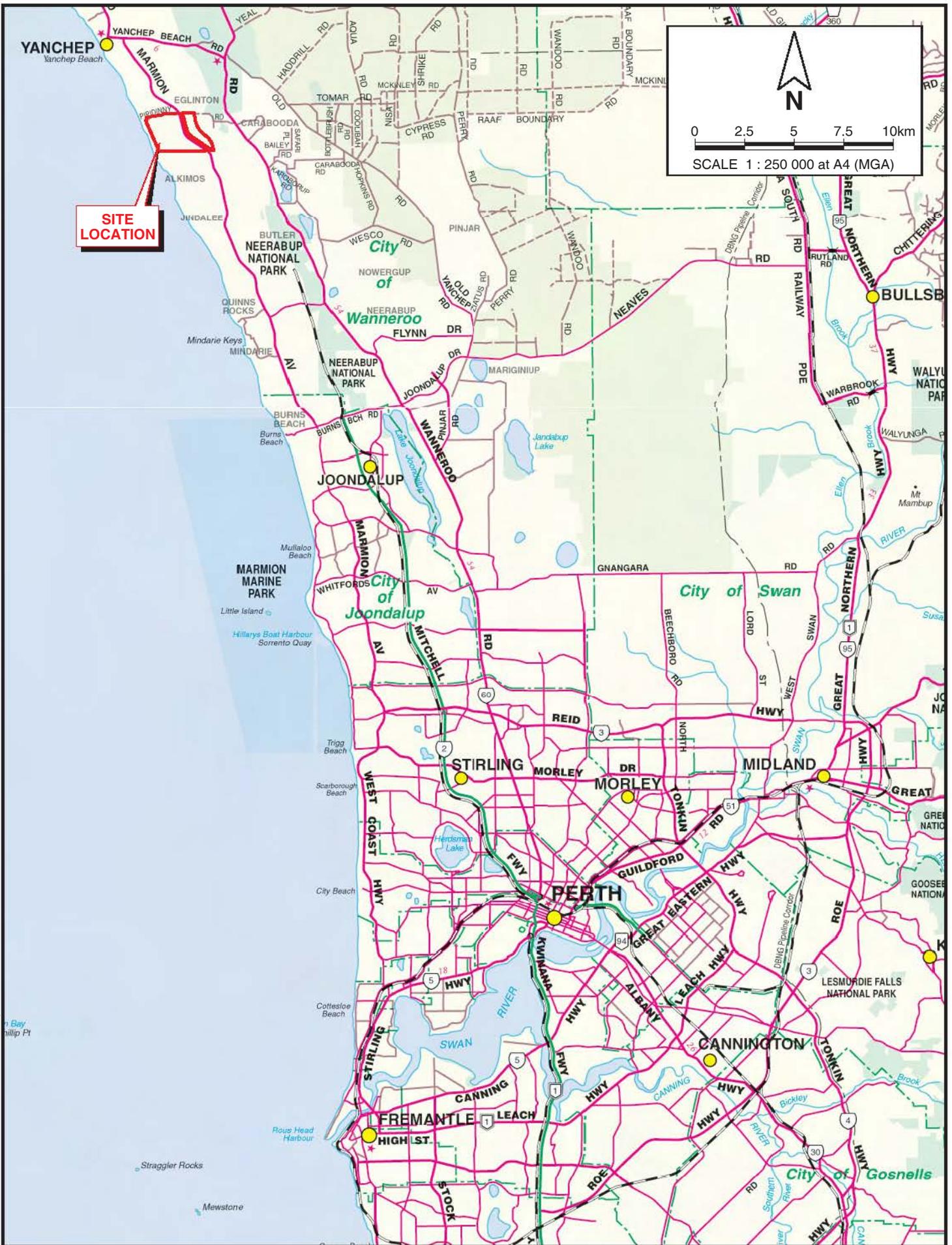
7 REFERENCES

Environmental Protection Authority (EPA) (2012) *Post Assessment Guideline No. 3 for Preparing a Compliance Assessment Report* Perth Western Australia.

Office of the Environmental Protection Authority (2012). *Post Assessment Guideline for Preparing an Audit Table*. Office of the Environmental Protection Authority, Government of Western Australia. August 2012

Office of the Environmental Protection Authority (2010c). *Post Assessment Guideline for making information publicly available*. Office of the Environmental Protection Authority, Government of Western Australia. August 2012

FIGURES



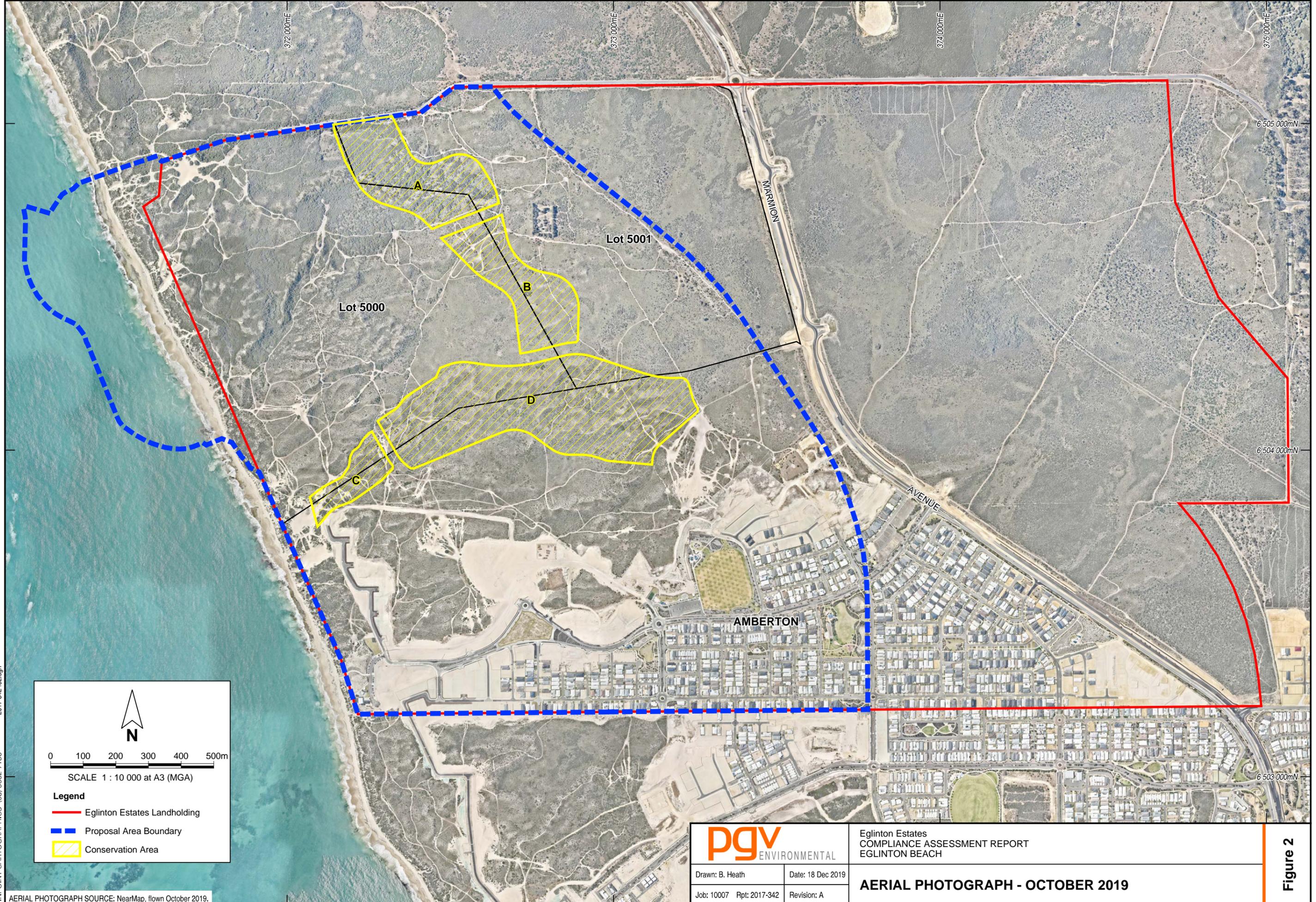
2014-134-01.dgn
 PINPOINT CARTOGRAPHICS (08) 9562 7136

| | |
|--------------------------|-------------------|
| | |
| Drawn: B. Heath | Date: 15 Dec 2015 |
| Job: 10007 Rpt: 2015-243 | Revision: A |

Eglinton Estates
 EGLINTON BEACH PROPOSAL
 COMPLIANCE ASSESSMENT REPORT

SITE LOCATION

Figure 1



2017-342-102.dgn
PINPOINT CARTOGRAPHICS (08) 9562 7136

SCALE 1 : 10 000 at A3 (MGA)

Legend

- Eglington Estates Landholding
- - - Proposal Area Boundary
- Conservation Area

AERIAL PHOTOGRAPH SOURCE: NearMap, flown October 2019.

pgv ENVIRONMENTAL

| | |
|--------------------------|-------------------|
| Drawn: B. Heath | Date: 18 Dec 2019 |
| Job: 10007 Rpt: 2017-342 | Revision: A |

Eglington Estates
COMPLIANCE ASSESSMENT REPORT
EGLINTON BEACH

AERIAL PHOTOGRAPH - OCTOBER 2019

Figure 2

ATTACHMENT 1
Statement of Compliance

Statement of Compliance

1 Proposal and Proponent Details

| | |
|--|---------------------------------|
| Proposal Title | <i>Eglinton Beach Proposal</i> |
| Statement Number | <i>992</i> |
| Proponent Name | <i>Eglinton Estates Pty Ltd</i> |
| Proponent's Australian Company Number (where relevant) | <i>009 460 397</i> |

2 Statement of Compliance Details

| | |
|------------------|---------------------------|
| Reporting Period | <i>4/01/19 to 4/01/20</i> |
|------------------|---------------------------|

| Implementation phase(s) during reporting period (please tick ✓ relevant phase(s)) | | | | | | | |
|---|--------------------------|--------------|-------------------------------------|-----------|--------------------------|-----------------|--------------------------|
| Pre-construction | <input type="checkbox"/> | Construction | <input checked="" type="checkbox"/> | Operation | <input type="checkbox"/> | Decommissioning | <input type="checkbox"/> |

| | |
|---|----------|
| Audit Table for Statement addressed in this Statement of Compliance is provided at Attachment: | <i>2</i> |
| <p>An audit table for the Statement addressed in this Statement of Compliance must be provided as Attachment 2 to this Statement of Compliance. The audit table must be prepared and maintained in accordance with the Office of the Environmental Protection Authority's (OEPA) <i>Post Assessment Guideline for Preparing an Audit Table</i>, as amended from time to time. The 'Status Column' of the audit table must accurately describe the compliance status of each implementation condition and/or procedure for the reporting period of this Statement of Compliance. The terms that may be used by the proponent in the 'Status Column' of the audit table are limited to the Compliance Status Terms listed and defined in Table 1 of Attachment 1.</p> | |

| | | | |
|--|--------------------------|-----------------------------------|-------------------------------------|
| Were all implementation conditions and/or procedures of the Statement complied with within the reporting period? (please tick ✓ the appropriate box) | | | |
| No (please proceed to Section 3) | <input type="checkbox"/> | Yes (please proceed to Section 4) | <input checked="" type="checkbox"/> |

Each page (including Attachment 2) must be initialed by the person who signs Section 4 of this Statement of Compliance. INITIALS: *AC*

3 Details of Non-compliance(s) and/or Potential Non-compliance(s)

The information required Section 3 must be provided for each non-compliance or potential non-compliance identified during the reporting period covered by this Statement of Compliance.

There were no non-compliances or potential non-compliances during the reporting period.

Non-compliance/potential non-compliance 3-1

| | |
|--|-----------------------------|
| Which implementation condition or procedure was non-compliant or potentially non-compliant? | |
| | |
| Was the implementation condition or procedure non-compliant or potentially non-compliant? | |
| | |
| On what date(s) did the non-compliance or potential non-compliance occur (if applicable)? | |
| | |
| Was this non-compliance or potential non-compliance reported to the General Manager, OEPA? | |
| <input type="checkbox"/> Yes <input type="checkbox"/> Reported to OEPA verbally Date _____ <input type="checkbox"/> Reported to OEPA in writing Date _____ | <input type="checkbox"/> No |

Each page (including Attachment 2) must be initialed by the person who signs Section 4 of this Statement of Compliance. INITIALS: AC

| |
|---|
| What are the details of the non-compliance or potential non-compliance and where relevant, the extent of and impacts associated with the non-compliance or potential non-compliance? |
| What is the precise location where the non-compliance or potential non-compliance occurred (if applicable)? (please provide this information as a map or GIS co-ordinates) |
| What was the cause(s) of the non-compliance or potential non-compliance? |
| What remedial and/or corrective action(s), if any, were taken or are proposed to be taken in response to the non-compliance or potential non-compliance? |
| What measures, if any, were in place to prevent the non-compliance or potential non-compliance before it occurred? What, if any, amendments have been made to those measures to prevent re-occurrence? |
| Please provide information/documentation collected and recorded in relation to this implementation condition or procedure: <ul style="list-style-type: none"> • in the reporting period addressed in this Statement of Compliance; and • as outlined in the approved Compliance Assessment Plan for the Statement addressed in this Statement of Compliance. (the above information may be provided as an attachment to this Statement of Compliance) |

For additional non-compliance or potential non-compliance, please duplicate this page as required.

4 Proponent Declaration

I, **Anastasios Cokis, Project Manager** (full name and position title) declare that I am authorised on behalf of **Eglinton Estates Pty Ltd** (being the person responsible for the proposal) to submit this form and that the information contained in this form is true and not misleading.

Signature:.....*A. Cokis*..... Date:.....*20/12/2019*.....

Please note that:

- it is an offence under section 112 of the *Environmental Protection Act 1986* for a person to give or cause to be given information that to his knowledge is false or misleading in a material particular; and
- the General Manager of the OEPA has powers under section 47(2) of the *Environmental Protection Act 1986* to require reports and information about implementation of the proposal to which the statement relates and compliance with the implementation conditions.

5 Submission of Statement of Compliance

One hard copy and one electronic copy (preferably PDF on CD or thumb drive) of the Statement of Compliance are required to be submitted to the General Manager, OEPA, marked to the attention of Manager, Compliance Branch.

Please note, the OEPA has adopted a procedure of providing written acknowledgment of receipt of all Statements of Compliance submitted by the proponent, however, the OEPA does not approve Statements of Compliance.

6 Contact Information

Queries regarding Statements of Compliance, or other issues of compliance relevant to a Statement may be directed to Compliance Branch, OEPA:

Manager, Compliance Branch Office of the Environmental Protection Authority

Postal Address: Locked Bag 10
EAST PERTH WA 6892

Phone: (08) 6145 0800

Email: compliance@epa.wa.gov.au

7 Post Assessment Guidelines and Forms

Post assessment documents can be found at www.epa.wa.gov.au in the following locations:

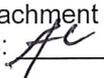
- Post Assessment Guidelines: Home>Policies and Guidelines>Post Assessment Guidelines;
- Post Assessment Forms: Home>Post Assessment Forms.

Each page (including Attachment 2) must be initialed by the person who signs Section 4 of this Statement of Compliance. INITIALS: *AC*

ATTACHMENT 1

Table 1 Compliance Status Terms

| Compliance Status Terms | Abbrev | Definition | Notes |
|----------------------------|--------|---|--|
| Compliant | C | Implementation of the proposal has been carried out in accordance with the requirements of the audit element. | This term applies to audit elements with: <ul style="list-style-type: none"> ongoing requirements that have been met during the reporting period; and requirements with a finite period of application that have been met during the reporting period, but whose status has not yet been classified as 'completed'. |
| Completed | CLD | A requirement with a finite period of application has been satisfactorily completed. | This term may only be used where: <ul style="list-style-type: none"> audit elements have a finite period of application (e.g. construction activities, development of a document); the action has been satisfactorily completed; and the Office of the Environmental Protection Authority (OEPA) has provided written acceptance of 'completed' status for the audit element. |
| Not required at this stage | NR | The requirements of the audit element were not triggered during the reporting period. | This should be consistent with the 'Phase' column of the audit table. |
| Potentially Non-compliant | PNC | Possible or likely failure to meet the requirements of the audit element. | This term may apply where during the reporting period the proponent has identified a potential non-compliance and has not yet finalized its investigations to determine whether non-compliance has occurred. |
| Non-compliant | NC | Implementation of the proposal has not been carried out in accordance with the requirements of the audit element. | This term applies where the requirements of the audit element are not "complete" have not been met during the reporting period. |
| In Process | IP | Where an audit element requires a management or monitoring plan be submitted to the OEPA or another government agency for approval, that submission has been made and no further information or changes have been requested by the OEPA or the other government agency and assessment by the OEPA or other government agency for approval is still pending. | The term 'In Process' may not be used for any purpose other than that stated in the Definition Column. The term 'In Process' may not be used to describe the compliance status of an implementation condition and/or procedure that requires implementation throughout the life of the project (e.g. implementation of a management plan). |

Each page (including Attachment 2) must be initialed by the person who signs Section 4 of this Statement of Compliance. INITIALS: 

Each page (including Attachment 2) must be initialed by the person who signs Section 4 of this Statement of Compliance. INITIALS: AC

ATTACHMENT 2
MINISTERIAL STATEMENT 992
AUDIT TABLE

Eglinton Beach Proposal

Ministerial Statement 992 Audit Table

Note:

Phases that apply in this table = Pre-Construction, Construction, Operation, Decommissioning, Overall (several phases)

This audit table is a summary and timetable of conditions and commitments applying to this project. Refer to the Minister's Statement for full detail/precise wording of individual elements.

Code prefixes: M = Minister's condition; P = Proponent's commitment; A = Audit specification; N = Procedure.

Abbreviations: CAP= Compliance Assessment Plan; CAR = Compliance Assessment Report; CAMP= Conservation Area Management Plan; CEO = Chief Executive Officer of EPA Services; Minister for Env = Minister for the Environment; EPA Services = Office of the Environmental Protection Authority; CoW - City of Wanneroo; DoT - Department of Transport; DPaW - Department of Parks and Wildlife

Compliance Status: C = Compliant, CLD = Completed, NC = Non – compliant, NR = Not Required at this stage. Please note the terms NA = Not Audited and VR = Verification Required are only for EPA Services use. IP = In Process may only be used by the proponent in circumstances outlined in Section 2.8 of the *Post Assessment Guideline for Preparing an Audit Table*.

| Audit Code | Subject | Requirement | How | Evidence | Phase | Timeframe | Status | Comment |
|------------|----------------------|--|---|--|---------|---|--------|---|
| 992: M1-1 | Implementation | When implementing the proposal, the proponent shall not exceed the authorised extent of the proposal as defined in Table 2 in Schedule 1, unless amendments to the proposal and the authorised extent of the proposal has been approved under the EP Act. | As per Schedule 1, Ministerial Statement 992 | Compliance Assessment Report | Overall | | C | |
| 992: M2-1 | Contact Details | The proponent shall notify the CEO of any change of its name, physical address or postal address for the serving of notices or other correspondence within 28 days of such change. Where the proponent is a corporation or an association of persons, whether incorporated or not, the postal address is that of the principal place of business or of the principal office in the State. | Notify in writing a letter that provides details of the name and address of the new proponent | Letter applying for a transfer of proponent and a copy of the Statement endorsed by the proposed replacement proponent | Overall | Within 28 days of such change. | C | |
| 992: M3-1 | Compliance Reporting | The proponent shall prepare, submit and maintain a Compliance Assessment Plan to the CEO at least six (6) months prior to the first Compliance Assessment Report required by Condition 3-6. | | | Overall | Submit before 5 July 2015 | CLD | CAP submitted 9 June 2015 CAP re-submitted with revisions on 23 June 2015 CAP approved in July 2015 |
| 992: M3-2 | Compliance Reporting | The Compliance Assessment Plan shall indicate: (1) the frequency of compliance reporting; (2) the approach and timing of compliance assessments; (3) the retention of compliance assessments; (4) the method of reporting of potential non-compliances and corrective actions taken; (5) the table of contents of compliance assessment reports; and (6) public availability of compliance assessment reports. | Correspondence with the EPA Services Preparation of a Compliance Assessment Plan and an audit table in compliance with the requirements of the EPA Services. | Approved CAP A completed and approved Audit Table (Attachment 4 of this document). | Overall | | CLD | |
| 992: M3-3 | Compliance Reporting | The proponent shall assess compliance with conditions in accordance with the CAP required by Condition 3-1. | As specified in the CAP | Overview provided in CAP | Overall | Compliance Report – Annually by 5 January | C | 2016 CAR submitted on 19 Dec 2016 2017 CAR submitted on 20 Dec 2017 2018 CAR submitted on 21 Dec 2018 |
| 992: M3-4 | Compliance Reporting | The proponent shall retain reports of all compliance assessments described in the compliance assessment plan required by Condition 3-1 and shall make those reports available when requested by the CEO. | Records and reports will be maintained in accordance with the Proponent's document management system requirements so that they can be retrieved if requested. | Availability at the request of the CEO | Overall | When requested by the CEO | NR | This is the fifth CAR |

| Audit Code | Subject | Requirement | How | Evidence | Phase | Timeframe | Status | Comment |
|------------|---|--|---|--|---------|---|--------|--|
| 992: M3-5 | Compliance Reporting | The proponent shall advise the CEO of any potential non-compliance within 7 days of that non-compliance being known. | Notify in writing | Correspondence to CEO of the EPA Services | Overall | Within 7 days of non-compliance being known | C | No non-compliances during reporting period |
| 992: M3-6 | Compliance Reporting | The proponent shall submit a CAR annually from the date of issue of this Statement addressing the previous twelve month period or other period as accepted by the CEO. The compliance assessment report shall: (1) be endorsed by the proponent's CEO or a person delegated to sign on the CEO's behalf; (2) include a statement as to whether the proponent has complied with the conditions; (3) identify all potential non-compliances and describe corrective and preventative actions taken; (4) be made publicly available in accordance with the approved CAP; and (5) indicate any proposed changes to the CAP required by Condition 3-1. | In accordance with CAP | 1. Endorsement in Compliance Report. 2. Compliance Report. 3. Uploaded on to proponent's website and copies to EPA Services. | Overall | The First CAR submitted due by 5 January 2016. Then annually by 5 January | C | This is the fifth CAR |
| 992: M4-1 | Public Availability of Data | Subject to Condition 4-2, within a reasonable time period approved by the CEO of the issue of this statement and for the remainder of the life of the proposal the proponent shall make publicly available, in a manner approved by the CEO, all validated environmental data (including sampling design, sampling methodologies, empirical data and derived information products (e.g. maps)) relevant to the assessment of this proposal and implementation of this Statement. | 1. In accordance with Proposal Implementation Monitoring Section – Fact Sheet 1 – Draft – Making Documents Publicly Available, unless otherwise instructed by the CEO; 2. Adherence to a condition in a Statement requiring public availability of documents must occur within 14 days of submission of the documents to the CEO; and 3. Fourteen days from the date of making documents publicly available, proponents shall provide evidence to the CEO to confirm that advertising or lodgement on website has been completed. | 1. Endorsement in Compliance Report. 2. Compliance Report. 3. Uploaded on to proponent's website and copies to EPA Services. | Overall | Ongoing and within 14 days of submission and approval of any revisions. | C | This CAR will be placed on the proponent's environmental consultants' website URL www.pgv.net.au |
| 992: M4-2 | | If any data referred to in Condition 4-1 contains particulars of: (1) a secret formula or process; or (2) confidential commercially sensitive information; The proponent may submit a request for approval from the CEO to not make this data publicly available. In making such a request the proponent shall provide the CEO with an explanation and reasons why the data should not be made publicly available. | Notify in writing a letter that provides details of the data and the reasons why it should not be made publicly available | Letter to the CEO | Overall | | NR | |
| 992: M5-1 | Terrestrial Flora and Vegetation (Conservation Areas) | The proponent shall conserve the flora, vegetation and dune systems within the Conservation areas shown in Figure 1 of Schedule 1. | As per Schedule 1 of Ministerial Statement 992 | CAR | Overall | Ongoing | C | Amendment 1 to the Eglinton LSP was approved by the WAPC 16 November 2017. The Amendment included the revised Conservation Areas A, B, C and D as approved through MS 992. |

| Audit Code | Subject | Requirement | How | Evidence | Phase | Timeframe | Status | Comment |
|------------|---|--|---|---|-----------------------------------|--|--------|---|
| 992: M5-2 | Terrestrial Flora and Vegetation (Conservation Areas) | By 01 September 2015, unless agreed by the CEO, the proponent shall prepare in consultation with the Department of Parks and Wildlife and to the satisfaction of the CEO, a Conservation Area Management Plan for the Conservation areas (A, B, C & D) shown in Figure 1 of Schedule 1, and spatially defined in Schedule 3. | Preparation of a CAMP in consultation with the DPaW. | Submit CAMP to the CEO. Approval of the plan by the EPA Services. | Overall | Submit CAMP by 1 September 2015 | CLD | The CAMP V2 was approved by the EPA Services on the 13 June 2016 and an addendum to the approval was added on the 31 August 2016. |
| 992: M5-3 | Terrestrial Flora and Vegetation (Conservation Areas) | The proponent shall cede the Conservation areas identified in Figure 1 of Schedule 1 to a management authority approved by the CEO within 10 years of approval of the plan required in condition 5-2. | Transfer Conservation Areas to the City of Wanneroo (POS) and WAPC (ROS) as part of the subdivision process. | Submit transfer of titles to CEO. | Overall | 10 years from the date of approval of the CAMP | NR | Conservation Areas to be ceded by August 2026 |
| 992: M5-4 | Terrestrial Flora and Vegetation (Conservation Areas) | The Conservation Area Management Plan required by condition 5-2 shall include but is not limited to the following details: (1) fencing, access and signage; (2) rehabilitation and revegetation; (3) measures to control vehicle and pedestrian access; (4) limited passive recreation; (5) weed control; (6) bushfire management; (7) feral animal control; (8) completion criteria for handover to a management authority/authorities; and (9) management measures to ensure impacts from the proposal area contained within the development envelope shown in Figure 1. | Preparation of a CAMP in accordance with criteria. | Submit CAMP to the CEO. Approval of the plan by EPA Services. | Overall | 1 September 2015 | CLD | The CAMP V2 was approved by the EPA SERVICES on the 13 June 2016 and an addendum to the approval was added on the 31 August 2016. |
| 992: M5-5 | Terrestrial Flora and Vegetation (Conservation Areas) | The proponent shall implement the approved Conservation Area Management Plan for 10 years from the date of approval of the plan or until such time as the land is ceded to a management authority/authorities approved by the CEO, whichever is sooner. | Implementation of the CAMP and monitoring schedule. Internal audits of the Conservation Management Plan | Conservation Management Plan activities detailed in the annual Monitoring Report and summarised in the Compliance Report. | Overall | Ongoing from 10 years from the date of approval of the plan or until conservation areas are ceded. | C | The spring flora, vegetation and weed survey was completed in September 2018. The next survey is scheduled for spring 2020. |
| 992: M6-1 | Coastal Processes | The proponent shall manage activities associated with the marine elements of the proposal during construction and operation to ensure impacts as a result of the accumulation of seagrass wrack and the erosion or accumulation of sediment are minimised through the implementation of conditions 6-2 to 6-7. | Implementation of the Coastal Management Plan and monitoring schedule. Internal audits of the Coastal Management Plan | Coastal Management Plan activities detailed in the annual Monitoring Report and summarised in the Compliance Report. | Marina construction and Operation | Ongoing | NR | This phase of work has not been scheduled |
| 992: M6-2 | Coastal Processes | At least 6 months prior to construction of the marina, unless otherwise approved by the CEO, the proponent shall prepare and submit a Coastal Management Plan on advice from the Department of Transport. | Preparation of a Coastal Management Plan in consultation with DoT. | Submit Coastal Management Plan to the CEO. Approval of the plan by EPA Services. | Marina Pre-Construction | 6 months prior to construction of the marina. | NR | This phase of work has not been scheduled |
| 992: M6-3 | Coastal Processes | The Coastal Management Plan shall: (1) specify management actions that will be implemented to ensure the management objective in condition 6-1 is achieved; (2) provide protocols or procedures for the review of the Coastal Management Plan to ensure that the Coastal Management Plan is meeting the objective specified in condition 6-1; (3) detail measures to monitor and manage seagrass wrack accumulation within the marina and on the beaches immediately adjacent to the development as shown in Schedule 1, Figure 1; and (4) detail measures to monitor and manage sediment accumulation or erosion on the beaches adjacent to the development as shown in Schedule 1, Figure 1. | Preparation of a Coastal Management Plan in accordance with criteria. | Submit Coastal Management Plan to the CEO. Approval of the plan by EPA Services. | Marina Pre-construction | 6 months prior to construction of the marina. | NR | This phase of work has not been scheduled |

| Audit Code | Subject | Requirement | How | Evidence | Phase | Timeframe | Status | Comment |
|------------|------------------------------|--|--|---|-----------------------------------|---|--------|---|
| 992: M6-4 | Coastal Processes | After receiving notice in writing from the CEO that the Coastal Management Plan satisfies the requirements of condition 6-3, the proponent shall: (1) implement the management actions and monitor in accordance with the requirements of the Coastal Management Plan; and (2) continue to implement the management actions and monitor in accordance with the requirements of the Coastal Management Plan until the CEO has confirmed by notice in writing that it has been demonstrated that the objective in condition 6-1 is being and will continue to be met and therefore the implementation of the management actions and monitoring is no longer required. | Implementation of the Coastal Management Plan and monitoring schedule. Internal audits of the Coastal Management Plan | Coastal Management Plan activities detailed in the annual Monitoring Report and summarised in the Compliance Report. | Marina construction and Operation | Ongoing until the CEO confirms in writing that the management actions and monitoring can cease. | NR | This phase of work has not been scheduled |
| 992: M6-5 | Coastal Processes | The proponent may review and revise the Coastal Management Plan and submit it to the CEO for approval at any time. | Revise the Coastal Management Plan and re-submit to the CEO | Submit revised Coastal Management Plan to the CEO. Approval of the revised plan by EPA Services. | Overall | Overall | NR | This phase of work has not been scheduled |
| 992: M6-6 | Coastal Processes | The proponent shall review and revise the Coastal Management Plan as and when directed by the CEO. | On request of the CEO revise the Coastal Management Plan and submit for approval. | Submit revised Coastal Management Plan to the CEO. Approval of the revised plan by EPA Services. | Overall | Overall | NR | This phase of work has not been scheduled |
| 992: M6-7 | Coastal Processes | The proponent shall implement the latest approved version of the Coastal Management Plan. | Implementation of the most recent Coastal Management Plan and monitoring schedule. Internal audits of the Coastal Management Plan | Coastal Management Plan activities detailed in the annual Monitoring Report and summarised in the Compliance Report. | Marina construction and Operation | Ongoing until the CEO confirms in writing that the management actions and monitoring can cease. | NR | This phase of work has not been scheduled |
| 992: M7-1 | Marine Environmental Quality | During the operation of the proposal, the proponent shall manage activities associated with the marine elements to meet the environmental quality objectives and levels of ecological protection as outlined in Schedule 2 and spatially defined in Figure 1, through the implementation of conditions 7-2 to 7-7. | Implementation of the Marine Environmental Quality Management Plan and monitoring schedule. Internal audits of the Plan | Marine Environmental Quality Management Plan activities detailed in the annual Monitoring Report and summarised in the Compliance Report. | Marina construction and Operation | Ongoing | NR | This phase of work has not been scheduled |
| 992: M7-2 | | At least 6 months prior to the commencement of the construction of the marine elements, unless otherwise approved by the CEO, the proponent shall prepare a Marine Environmental Quality Management Plan to the satisfaction of the CEO. The objective of the Marine Environmental Quality Management Plan is to ensure that the requirements of Condition 7-1 are met. | Preparation of a Marine Environmental Quality Management Plan in accordance with criteria. | Submit Marine Environmental Quality Management Plan to the CEO. Approval of the plan by EPA Services. | Marina Preconstruction | 6 months prior to construction of the marina. | NR | This phase of work has not been scheduled |
| 992: M7-3 | | The Marine Environmental Quality Management Plan shall include: (1) a threat assessment to determine key cause-effect pathways and indicators to be monitored; (2) baseline sediment, biota (marine benthic communities) and water quality data for indicators relevant to identified threats, collected over an annual cycle prior to the commencement of construction of the marine elements in Schedule1; (3) the location of impact and reference monitoring sites; (4) environmental quality indicators relevant to the identified threats and associated 'trigger' levels (i.e. environmental quality guidelines and environmental quality standards) based on the guidelines and recommended approaches in the <i>Environmental Quality Criteria reference Document for Cockburn Sound (2003-</i> | Preparation of a Marine Environmental Quality Management Plan and Monitoring Strategy in accordance with criteria. | Submit Marine Environmental Quality Management Plan to the CEO. Approval of the plan by EPA Services. | Marina Preconstruction | 6 months prior to construction of the marina. | NR | This phase of work has not been scheduled |

| Audit Code | Subject | Requirement | How | Evidence | Phase | Timeframe | Status | Comment |
|------------|---------|---|--|---|-----------------------------------|---|--------|---|
| | | 2004), as amended or replaced from time to time, for assessing performance against the environmental quality objectives and associated levels of ecological protection set out in Schedule 2. (5) protocols and procedures for monitoring and evaluating the quality of sediment, biota (marine benthic communities) and marine waters, in the area specified in Schedule 1 consistent with the <i>Manual of Standard Operating Procedures for the Environmental Quality Criteria (2003-2004) and Environmental Quality Criteria Reference Document for Cockburn Sound (2003-2004)</i> , as amended or replaced from time to time; (6) the reporting procedures, including the format, timing and frequency for the assessment of monitoring data against the relevant trigger levels and environmental quality objectives; and (7) a framework for development of management and contingency actions to be implemented in the event that any trigger levels referred to in 7-3(4) are not met. | | | | | | |
| 992: M7-4 | | In the event that monitoring required in Condition 7-3 indicates that the trigger levels in Condition 7-3(4), are exceeded, or likely to be exceeded, the proponent shall: (1) report such findings to the CEO within two days of the exceedance being identified; (2) investigate and submit a report to the CEO within seven days of the exceedance being reported on the likely cause(s) of the trigger levels being exceeded; (3) if determined by the CEO to be a result of activities undertaken in implementing the proposal, the proponent shall submit actions to be taken to address the exceedance within 21 days of the determination being made to the CEO; and (4) implement the actions to address the exceedance and shall continue to do so until such time the CEO determines that the actions may cease. | Internal audit of Marine Environmental Quality Monitoring records and analysis of monitoring data. Notify the EPA Services verbally and in writing. | Monitoring Records Report outlining exceedances, potential causes and corrective actions taken. Report to CEO EPA Services | Marina Construction and Operation | Report within 2 days of recorded exceedance. Submit written report within 7 days of exceedance being reported. If CEO determines the proposal implementation is the cause, 21 days to submit actions to address the exceedance. | NR | This phase of work has not been scheduled |
| 992: M7-5 | | The proponent may review and revise the Marine Environmental Quality Management Plan and submit it to the CEO for approval at any time. | Revise the Marine Environmental Quality Management Plan and re-submit to the CEO | Submit revised Marine Environmental Quality Management Plan to the CEO. Approval of the revised plan by EPA Services. | Marina Ongoing | Overall | NR | This phase of work has not been scheduled |
| 992: M7-6 | | The proponent shall review and revise the Marine Environmental Quality Management Plan as and when directed by the CEO. | On request of the CEO revise the Marine Environmental Quality Management Plan and submit for approval. | Submit revised Marine Environmental Quality Management Plan to the CEO. Approval of the revised plan by EPA Services. | Marina Ongoing | Overall | NR | This phase of work has not been scheduled |
| 992: M7-7 | | The proponent shall implement the latest approved version of the Marine Environmental Quality Management Plan. | Implementation of the most recent Marine Environmental Quality Management Plan and monitoring schedule. Internal audits of the Coastal Management Plan | Marine Environmental Quality Management Plan activities detailed in the annual Monitoring Report and summarised in the Compliance Report. | Marina construction and Operation | Ongoing until the CEO confirms in writing that the management actions and monitoring can cease | NR | This phase of work has not been scheduled |

