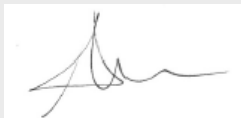


# Review of Environmental Factors Decision Statement

## WILLYAMA HIGH SCHOOL – DEMOLITION

**Table 1: REF Details**

Document Name	Review of Environmental Factors - Willyama High School Proposed Demolition Works
REF Date	11 March 2025
REF Version No.	Version 3
Location	300 Murton Street, Broken Hill (Lot 5858 DP757298)
Summary of Proposed Activity	Demolition of the mould impacted school buildings and ancillary structures excluding blocks B and C and shade structures SS7, SS8 and SS9
Prepared by	Baker Ryan Stewart
Reviewing Officer Endorsement	<p>I certify that I have reviewed and endorsed the contents of the REF document and the Decision Statement and, to the best of my knowledge, it is in accordance with the <i>Environmental Planning and Assessment Act 1979</i>, the <i>Environmental Planning and Assessment Regulation 2021</i> (EP&amp;A Regulation) and the Guidelines approved under section 170 of the EP&amp;A Regulation and the information it contains is neither false nor misleading.</p>  <p><b>Amanda Hill</b> <b>Manager, Statutory Planning, Planning and Assessments</b></p>

The Review of Environmental Factors (REF) has been reviewed and considered in accordance with the requirements of sections 1.7, 5.5, 5.7 and 5.10 of the *Environmental Planning and Assessment Act 1979* (EP&A Act).

In considering the activity, the Department of Education (the department) has examined and taken into account to the fullest extent possible, all matters affecting or likely to affect the environment arising from the activity, as addressed in the REF including any necessary mitigation or management measures.

The REF is supported by specialist investigations and studies that have assessed the following impacts:

- Noise and Vibration Impacts.
- Air Quality and Dust Impacts.
- Demolition Waste.

This determination is made following a consideration of the matters in sections 1.7, 5.5, 5.7 and 5.10 of the EP&A Act, section 171 and section 171A of the *Environmental Planning and Assessment Regulation 2021* (EP&A Regulation).

The REF has considered the potential impacts arising from the proposal, including any impacts on critical habitat and threatened species, populations and ecological communities and their habitats in accordance with Part 7 of the *Biodiversity Conservation Act 2016*. The REF has also assessed the need for referral to the Commonwealth Minister for the Environment under the *Environment Protection and Biodiversity Act 1999* (EPBC Act).

As an authorised person on behalf of the department who did not prepare the REF, I discharge the duty as a determining authority under section 5.1 of the EP&A Act and conclude that based on the REF document and other information provided:

- i. the proposed activity is not likely to have a significant impact on the environment and therefore an Environmental Impact Statement is not required;
- ii. the proposed activity will not be carried out in a declared area of outstanding biodiversity value and is not likely to significantly affect threatened species, populations or ecological communities, or their habitats or impact biodiversity values, meaning a Species Impact Statement and/or Biodiversity Development Assessment Report is not required;
- iii. the proposed activity may proceed as:
  - a. the proposed demolition will not give rise to any unacceptable impacts to the amenity of nearby sensitive receivers, nor will the activity engender any adverse environmental impacts in the locality.
  - b. the proposed activity will not give rise to any adverse impacts upon the identified potential Aboriginal Cultural Heritage Archaeology within the site.
  - c. impacts have been adequately addressed and assessed in the REF, in particular, noise and air quality impacts and such impacts are able to be appropriately mitigated.
- iv. mitigation measures are required to eliminate, minimise or manage environmental impacts and have been addressed by the REF author at appendix 1 of the REF and endorsed by the reviewing officer of this Decision Statement; and

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- v. the proposed activity is not likely to have a significant impact on matters of national environmental significance, or on the environment of Commonwealth land, and therefore referral to the Minister under the EPBC Act is not required.

In addition, the REF identifies a range of environmental outcomes and safeguards as mitigation measures that would be required to avoid or reduce environmental impacts. The mitigation measures for the proposal are included at **Appendix 1 of the REF**.

Having regard to the above, the proposal as described in the REF at 300 Murton Street, Broken Hill (Lot 5858 DP757298) is **APPROVED** on behalf of the department and may proceed without the need for further assessment, subject to compliance with and implementation of the following:

1. The signed REF and associated appendices;
2. The Requirements and Mitigation Measures included at **Appendix 1** of the REF; and
3. All relevant statutory requirements, including approvals, licences, notifications, permits, authorisations and owner's consent.

Reason: Required to prevent, minimise and/or offset adverse environmental impacts and to fulfill statutory requirements for REFs.

Note: Any aspect of the Proposal which does not comply with the specified mitigation measures, conditions of approval and any other relevant statutory requirement is in breach of this determination.

**Sarah Kelly**  
Director Assessments – Planning and Assessments  
26 March 2025