

**2.9 Business Plan**

Concentrate shops, offices, services, civic and community activities in towns and business centres.

a. Locate retailing in designated centres.

b. Reduce conflicts between road traffic, customer parking and pedestrian movement.

c. Encourage housing within or adjacent to town and business centres, particularly to accommodate people without access to private transport.

**3. Description of the Environment and Proposals Likely Impacts**

Description of Existing State	Likely Impacts
Protected area which is in good shape	

**4. Impact Measures Summary**

Likely Impacts	Measures	Likely/Actual Outcomes
Impacts of changes to the freshwater groundwater interface need to be determined to assess impact of potentially affected groundwater wells.	<ul style="list-style-type: none"><li>- Geotechnical engineering assessment.</li><li>- Constant groundwater testing.</li></ul>	Fluctuating water and pH levels
Impacts on the coastal dunes the EDC acknowledges that the vegetated dunes are important for this coast and are recognised for rehabilitation and protection	<ul style="list-style-type: none"><li>- Dune protectors installed</li><li>- Cordons off certain sections of dune</li></ul>	No noticeable damage

**5. Significance of Likely Impacts after measures are in place**

Likely Impacts	Significance
Fluctuating water and pH levels	High
No noticeable damage	Low

**6. Information Sources and Attachments****6.1. Information Sources**

Wetland Resources of the South East of South Australia (1984)

Directory of Important Wetlands in Australia (Australian Nature Conservation Agency, 1996).

Lacepedie Bay Aquaculture Management Policy (Department for Primary Industries & Resources, 2004)

**6.2. Bibliography/References**

EPA, Stormwater Pollution Prevention Code of Practice for the Building and Construction Industry, 1999.

EPA, Handbook for Pollution Avoidance on Commercial and Residential Building Sites, Second Edition, 2004.

Kelleher & Kenchington, 1991, Guidelines for Establishing Marine Protected Areas, International Union for Conservation of Nature and Natural Resources (IUCN) Major Developments Panel, South Australia, Issues Paper – Cape Jaffa Marina,

January 2004, Major Developments Panel,

# Environmental Report Prior To Construction Activity

**Léo Pomar**



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