

# Independent SAPPR Review

## Terms of Reference

The Independent Panel will review and make recommendations for the Strategic Assessment of the Perth and Peel Regions with specific reference to:

- The merits or otherwise to the State Government and key stakeholders of undertaking a strategic assessment to enable the Perth and Peel regions to accommodate 3.5 million people;
- The key policy and legal risks to the State Government (and other stakeholders) from undertaking a strategic assessment as a formal environmental approval under the EPBC Act;
- The risks and benefits to private landholders from implementation of the strategic assessment;
- The likely costs of the ongoing implementation of the strategic assessment (both to the State Government and industry) and whether these costs provide value for money compared with business as usual or alternative approaches;
- The scope of the strategic assessment, including:
  - Any alternatives to a formal strategic assessment or different options within a formal strategic assessment under the EPBC Act that could be considered by the State Government and associated legal risks and implications; and
  - Any alternatives to approvals reform and streamlining under the Environmental Protection Act 1986 and other relevant legislation both in association with a strategic assessment and without; and
- The implications of terminating the strategic assessment for the State Government and industry.

These are to be considered in the context of other jurisdictions and include engagement with industry, local governments and non-government organisations.