



CLEARING PERMIT

Granted under section 51E of the Environmental Protection Act 1986

Purpose Permit number:	CPS 11227/1
Permit Holder:	Electricity Networks Corporation (Western Power)
Duration of Permit:	From 2 April 2026 to 2 April 2031

ADVANCE NOTE

In regard to condition 8 of this Permit, it is noted that a total of 8.86 hectares of Lot 2 on Deposited Plan 65522, Eganu (the Offset Site), will be attributed to offset the significant residual impacts of this project. The Offset Site has been ceded to the Department of Biodiversity, Conservation and Attractions and is managed for conservation purposes. The remaining vegetated balance of the Offset Site (494.14 hectares) may be used as a banked offset for future projects, if the environmental values of the Offset Site are commensurate with the vegetation being impacted. The Offset Site contains significant foraging habitat for Carnaby's cockatoo (*Zanda latirostris*), in addition to other environmental values.

The permit holder is authorised to clear *native vegetation* subject to the following conditions of this permit.

PART I – CLEARING AUTHORISED

1. Clearing authorised (purpose)

The permit holder is authorised to clear *native vegetation* for the purpose of the construction of a transmission line.

2. Land on which clearing is to be done

Lot 10834 on Deposited Plan 210788, Warradarge
 Lot 501 on Deposited Plan 400357, Warradarge
 Lot 10831 on Deposited Plan 210805, Eneabba
 Lot 502 on Deposited Plan 400357, Warradarge
 Lot 10847 on Deposited Plan 210798, Eneabba
 Lot 11314 on Deposited Plan 240117 (Crown Reserve 35499), Eneabba
 Lot 11315 on Deposited Plan 240117 (Crown Reserve 35499), Warradarge and Eneabba
 Lot 11214 on Deposited Plan P182243, Warradarge
 Lot 30 on Deposited Plan 65745, Eneabba
 Lot 31 on Deposited Plan 65745, Eneabba
 Lot 12479 On Deposited Plan 26727, Eneabba
 Rose Thomson Road (PIN 12529648), Eneabba
 Beros Road Reserve (PIN 1288448), Warradarge

3. Clearing authorised

The permit holder must not clear more than two (2) hectares of native vegetation within the area cross-hatched yellow in Figures 1A and 1B of Schedule 1

PART II – MANAGEMENT CONDITIONS

4. Avoid, minimise, and reduce impacts and extent of clearing

In determining the *native vegetation* authorised to be cleared under this permit, the permit holder must apply the following principles, set out in descending order of preference:

- (a) avoid the clearing of *native vegetation*;
- (b) minimise the amount of *native vegetation* to be cleared; and
- (c) reduce the impact of clearing on any environmental value.

5. Weed and dieback management

When undertaking any clearing authorised under this permit, the permit holder must take the following measures to minimise the risk of introduction and spread of *weeds* and *dieback*:

- (a) clean earth-moving machinery of soil and vegetation prior to entering and leaving the area to be cleared;
- (b) ensure that no known *dieback* or *weed*-affected soil, *mulch*, *fill*, or other material is brought into the area to be cleared; and
- (c) restrict the movement of machines and other vehicles to the limits of the areas to be cleared.

6. Directional clearing

The permit holder must conduct clearing activities in a slow, progressive manner to allow fauna to move into adjacent *native vegetation* ahead of the clearing activity.

7. Priority Flora management

- (a) The permit holder must ensure that.
 - (i) the boundaries of the area to be cleared are identified and demarcated using a Global Positioning System (GPS) unit set to Geocentric Datum Australia 2020 (GDA20), expressing the geographical coordinates in Eastings and Northings or decimal degrees;
 - (ii) must ensure that *recorded priority flora* are identified within the clearing boundary using a GPS unit set to GDA20, expressing the geographical coordinates in Eastings and Northings or decimal degrees; and
- (b) When undertaking any clearing authorised under this permit, the permit holder must not cause or allow the clearing of more than the *recorded priority flora* as recorded by AECOM (2024), except where the clearing relates to condition 7(c);
- (c) The permit holder must not cause or allow the clearing of more than 12 individuals of *Hakea longiflora* as recorded by AECOM (2024).

8. Offset – Lot 2 on Plan P065522, Eganu

Within 12 months of the commencement of clearing authorised under this permit, and no later than 2 April 2027, the Permit Holder must provide evidence of purchase of native vegetation at Lot 2 on Deposited Plan 65522, Eganu, for inclusion of native vegetation into conservation estate managed by the Department of Biodiversity, Conservation and Attractions.

PART III - RECORD KEEPING AND REPORTING**9. Records that must be kept**

The permit holder must maintain records relating to the listed relevant matters in accordance with the specifications detailed in Table 1.

Table 1: Records that must be kept

No.	Relevant matter	Specifications
1.	In relation to the authorised clearing activities generally	<ul style="list-style-type: none"> (a) the species composition, structure, and density of the cleared area; (b) the location where the clearing occurred, recorded using a GPS unit set to GDA2020, expressing the geographical coordinates in Eastings and Northings; (c) the date that the area was cleared; (d) the size of the area cleared (in hectares); (e) actions taken to avoid, minimise, and reduce the direct and indirect impacts and extent of clearing in accordance with condition 4; (f) actions taken to minimise the risk of the introduction and spread of <i>weeds</i> and <i>dieback</i> in accordance with condition 5; (g) actions taken to minimise impacts on fauna in accordance with condition 6; and (h) action taken to acquire and conserve the Offset Site in accordance with condition 8 of this Permit.
2.	In relation to flora management pursuant to condition 7	<ul style="list-style-type: none"> (a) the name and location of each <i>priority flora</i> species, recorded using a GPS unit set to GDA2020, expressing the geographical coordinates in Eastings and Northings; (b) actions taken to demarcate each <i>priority flora</i> species recorded and their relevant buffers; (c) actions taken to avoid the clearing of <i>priority flora</i> species; and (d) actions taken to minimise direct and indirect impacts on <i>priority flora</i> species.

10. Reporting

The permit holder must provide to the *CEO* the records required under condition 9 of this permit when requested by the *CEO*.

DEFINITIONS

In this permit, the terms in Table have the meanings defined.

Table 2: Definitions

Term	Definition
CEO	Chief Executive Officer of the department responsible for the administration of the clearing provisions under the <i>Environmental Protection Act 1986</i> .
clearing	has the meaning given under section 3(1) of the EP Act.
condition	a condition to which this clearing permit is subject under section 51H of the EP Act.
dieback	means the effect of <i>Phytophthora</i> species on native vegetation.
department	means the department established under section 35 of the <i>Public Sector Management Act 1994</i> (WA) and designated as responsible for the administration of the EP Act, which includes Part V Division 3.
EP Act	<i>Environmental Protection Act 1986</i> (WA)
fauna specialist	means a person who holds a tertiary qualification specialising in environmental science or equivalent, and has a minimum of 2 years work experience in fauna identification and surveys of fauna native to the region being inspected or surveyed, or who is approved by the CEO as a suitable fauna specialist for the bioregion, and who holds a valid fauna licence issued under the <i>Biodiversity Conservation Act 2016</i> .
fill	means material used to increase the ground level, or to fill a depression.
mulch	means the use of organic matter, wood chips or rocks to slow the movement of water across the soil surface and to reduce evaporation.
native vegetation	has the meaning given under section 3(1) and section 51A of the EP Act.
recorded priority flora	means individuals of priority flora identified within the area cross-hatched yellow in Figures 1A and 1B of Schedule 1 (AECOM, 2024)
weeds	means any plant – <ul style="list-style-type: none"> (a) that is a declared pest under section 22 of the <i>Biosecurity and Agriculture Management Act 2007</i>; or (b) published in a Department of Biodiversity, Conservation and Attractions species-led ecological impact and invasiveness ranking summary, regardless of ranking; or (c) not indigenous to the area concerned.

END OF CONDITIONS

REFERENCES

AECOM. (2024). *Supporting information for clearing permit application CPS 11227/1*.
Received on 13 August 2025. DWER reference: DWERDT1177305.

Juraj Galba
MANAGER
GREEN ENERGY APPROVALS

*Officer delegated under Section 20
of the Environmental Protection Act 1986*

10 March 2026

Schedule 1

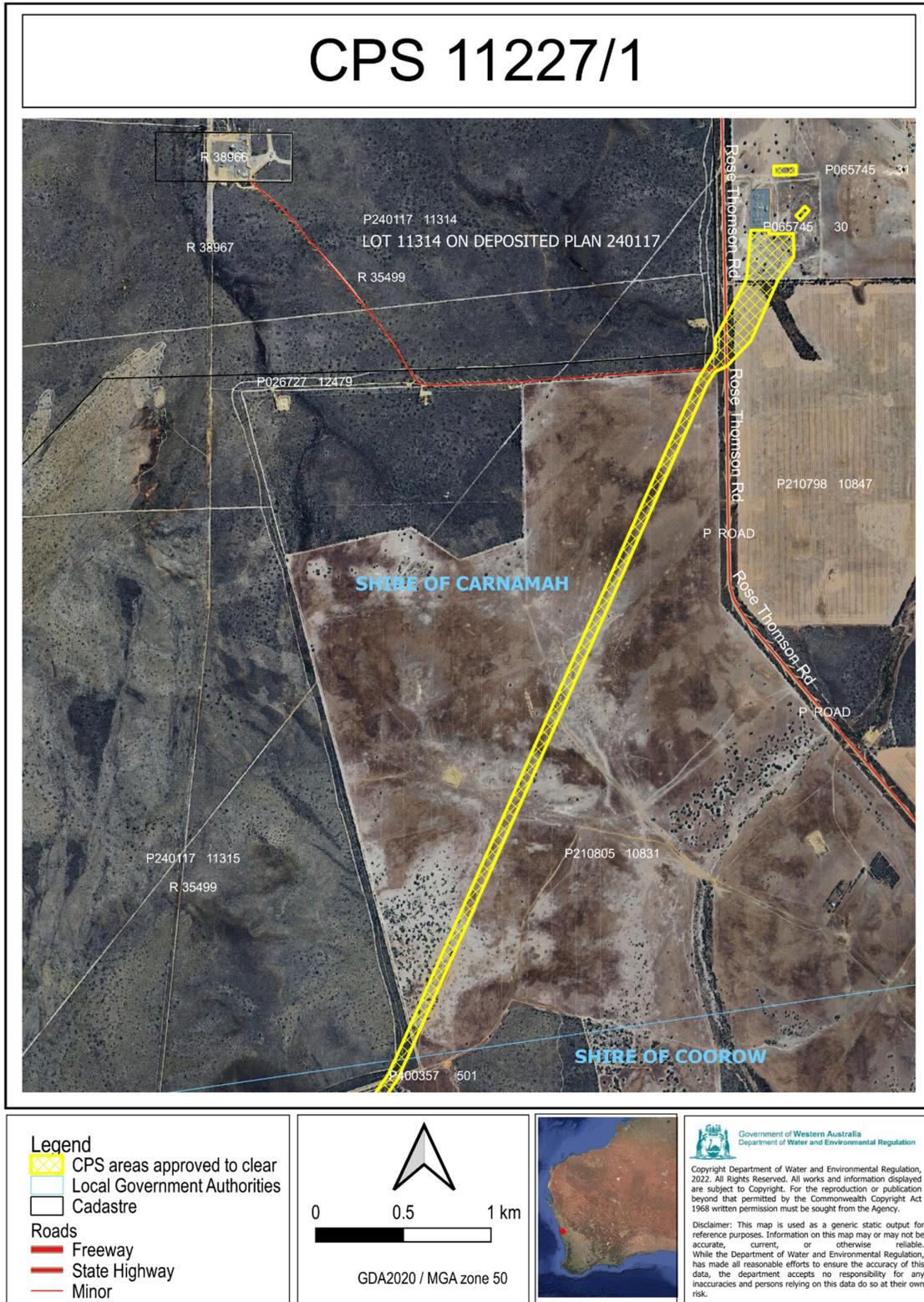


Figure 1A: Map of the boundary of the area within which clearing may occur

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Figure 2B: Map of the boundary of the area within which clearing may occur