Department of Environment
Government of Western Australia

Clearing Permit Decision Report

1. Application details

1.1. Permit application details

Permit application No.: 1277/1
Permit type: Area Permit

1.2. Proponent details

Proponent's name: **Crestline Asset Pty Ltd**

1.3. Property details

Property: LOT 16 ON DIAGRAM 84369 (DIXVALE 6258)
Local Government Area: Shire Of Manjimup
Colloquial name:

1.4. Application

Clearing Area (ha)	No. Trees	Method of Clearing	For the purpose of:
0.9		Mechanical Removal	Horticulture

2. Site Information

2.1. Existing environment and information

2.1.1. Description of the native vegetation under application

Vegetation Description	Clearing Description	Vegetation Condition	Comment
Beard: Unit 3 - Medium Forest;Jarrah - Marri.	Proposed clearing is for 70 native trees. The area is parkland cleared with no native under storey.	Completely Degraded: No longer intact; completely/almost completely without native species (Keighery 1994)	Vegetation condition established through discussions with the applicant and a DoW officer who has been on site.
Mattiske: Bevan 1 (BE1) - Tall open forest of Corymbia calophylla-Eucalyptus marginata subsp. marginata on uplands in perhumid and humid zones.		Completely Degraded: No longer intact; completely/almost completely without native species (Keighery 1994)	
Yanmah (YN1) - Mixture of tall open forest of Eucalyptus diversicolor and tall open forest of Corymbia calophylla-Eucalyptus patens-Eucalyptus marginata subsp. marginata over Agonis flexuosa and Agonis juniperina on valleys in perhumid and humid zones.		Completely Degraded: No longer intact; completely/almost completely without native species (Keighery 1994)	

3. Assessment of application against clearing principles

(a) Native vegetation should not be cleared if it comprises a high level of biological diversity.

Comments

Proposal is not at variance to this Principle

The area proposed to be cleared is parkland cleared and considered to be Completely Degraded (Keighery 1994). The vegetation consists predominantly of Marri trees (Eucalyptus calophylla) with no native ground cover or under storey species.

The area under application is not considered to hold a high level of biological diversity due to the lack of species diversity and degraded condition of the vegetation.

Methodology

Keighery (1994)
GIS database:
- Pemberton 1.4m Orthomosaic - DOLA 99

(b) Native vegetation should not be cleared if it comprises the whole or a part of, or is necessary for the maintenance of, a significant habitat for fauna indigenous to Western Australia.

Comments

Proposal is not likely to be at variance to this Principle

The areas proposed to be cleared are Completely Degraded (Keighery 1994) remnants of vegetation, with no corridor functions to other remnants. One area consists of only one tree; the other two areas consist of approximately 30 trees each. There are no native ground cover or under storey species present.

The area proposed to be cleared is not considered to be significant habitat for native fauna or considered necessary for the maintenance of significant habitat for native fauna due to the lack of under storey and vegetation links.

Methodology

Advice from NRMO DoW TRIM ref CRN219069
Keighery (1994)
GIS database:
- Pemberton 1.4m Orthomosaic - DOLA 99

(c) Native vegetation should not be cleared if it includes, or is necessary for the continued existence of, rare flora.

Comments

Proposal is not likely to be at variance to this Principle

There are two Declared Rare Flora (DRF) populations within the local area (10km radius) of the proposed clearing. The closest, Caladenia harringtoniae, is located 8.3km north of the area proposed to be cleared. There are no vegetation links between the area under application and loca DRF populations.

Due to the distance and lack of vegetation links between the area under application and local DRF populations, the proposed clearing is unlikely to be necessary for the continued existence of rare flora.

Methodology

GIS databases:
- Declared Rare and Priority Flora List - CALM 13/08/03
- Pemberton 1.4m Orthomosaic - DOLA 99

(d) Native vegetation should not be cleared if it comprises the whole or a part of, or is necessary for the maintenance of a threatened ecological community.

Comments

Proposal is not at variance to this Principle

There are no Threatened Ecological Communities or Threatened Plant Communities within the local area of the proposed clearing.

The area under application is not considered to comprise whole or part of a threatened ecological community, and is therefore not at variance to this Principle.

Methodology

GIS databases:
- Threatened Ecological Communities - CALM 15/7/03
- Threatened Plant Communities - DEP 06/95

(e) Native vegetation should not be cleared if it is significant as a remnant of native vegetation in an area that has been extensively cleared.

Comments

Proposal is not at variance to this Principle

The application is located in the Warren Bioregion in the Shire of Manjimup. The extent of native vegetation in these areas is 86.6% and 83.9% respectively (Shepherd et al. 2001).

The vegetation of the area applied to clear is a component of Beard Unit 3 (Hopkins et al. 2001) of which there is 72.1% (Shepherd et al. 2001) of the pre-European extent remaining, and therefore of 'least concern' status for biodiversity conservation (Department of Natural Resources and Environment 2002).

The vegetation of the area applied to clear is a component of Mattiske Bevan 1 (BE1) (Havel 2002) of which there is 85.6% of the pre-European extent remaining and therefore of a 'least concern' status for biodiversity conservation (Department of Natural Resources and Environment 2002).

The vegetation of the area applied to clear is a component of Mattiske Yanmah (YN1) (Havel 2002) of which there is 80.5% of the pre-European extent remaining and therefore of a 'least concern' status for biodiversity conservation (Department of Natural Resources and Environment 2002).

Due to the high percentage of representative vegetation types remaining and the Completely Degraded (Keighery 1994) condition of the vegetation proposed to be cleared, the areas under application are not considered to be significant remnants in an area that has been extensively cleared.

Methodology

Keighery (1994)

Department of Natural Resources and Environment (2002)
Havel (2002)
Hopkins et al. (2001)
Shepherd et al. (2001)
GIS databases:
- Mattiske Vegetation - CALM 24/3/98
- Interim Biogeographic Regionalisation of Australia - EM 18/10/00
- Local Government Authorities - DLI 8/07/04
- Pre European Vegetation - DA 01/01

(f) Native vegetation should not be cleared if it is growing in, or in association with, an environment associated with a watercourse or wetland.

Comments

Proposal is not at variance to this Principle

There are no wetlands or EPP areas within the local area of the proposed clearing.

The Blackwood River lies 8.5km west and 8.2km north and the Lefroy Brook is located 6.9km south east of the area proposed to be cleared.

There is one minor perennial watercourse on the property under application. The proposed clearing is more than 20m which addresses concerns from the Shire of Manjimup that clearing should not occur within 20m of any watercourse.

Due to the distance between the area under application and local watercourses, the proposed clearing is not considered to be growing in or in association with a watercourse or wetland.

Methodology

GIS databases:
- ANCA, Wetlands - CALM 08/01
- EPP Areas - DEP 06/95
- EPP Lakes - DEP 28/07/03
- Geomorphic Wetlands (Mgt Categories) Swan Coastal Plain - DoE 15/9/04
- Geomorphic Wetlands, Augusta to Walpole - DoE 18/6/03
- Hydrography Linear - DoE 1/2/04
- RAMSAR, Wetlands - CALM 21/10/02
- Pemberton 1.4m Orthomosaic - DOLA 99

(g) Native vegetation should not be cleared if the clearing of the vegetation is likely to cause appreciable land degradation.

Comments

Proposal is not likely to be at variance to this Principle

The area under application has no known Acid Sulphate Soils risk, a low salinity risk and a groundwater salinity of 500-1000 mg/L.

Due to the scale of the proposed clearing, appreciable land degradation is unlikely to occur.

Methodology

GIS databases:
- Acid Sulfate Soil Risk Map, SCP - DoE 01/02/04
- Salinity Risk LM 25m - DOLA 00.
- Groundwater Salinity, Statewide - 22/02/00

(h) Native vegetation should not be cleared if the clearing of the vegetation is likely to have an impact on the environmental values of any adjacent or nearby conservation area.

Comments

Proposal is not likely to be at variance to this Principle

The Donnelly State Forest is located 2.3km south and 4.5km north of the area proposed to be cleared and the Karri Management Priority Area is located 2.7km south of the area under application. There are no vegetation links between the area under application and local conservation reserves.

Due to the scale of the proposed clearing and the lack of vegetation links between the area under application and local conservation reserves, the proposal is unlikely to have an impact on the environmental values of nearby conservation areas.

Methodology

GIS database:
- CALM Managed Lands and Waters - CALM 1/06/04
- Register of National Estate - EA 28/01/03
- Pemberton 1.4m Orthomosaic - DOLA 99

(i) Native vegetation should not be cleared if the clearing of the vegetation is likely to cause deterioration in the quality of surface or underground water.

Comments

Proposal is not likely to be at variance to this Principle

The area proposed to be cleared is within the Donnelly River Catchment and the Donnelly River Water Reserve.

There is a current Surface Water Licence (SWL), for horticultural use, on the property and the water allocation is adequate to cover the proposed clearing. The clearing application is for horticulture, of which the water use impacts have already been assessed through the issuing of SWL64600.

Due to the scale of the proposed clearing, degradation of local water quality is unlikely to occur.

Methodology

Advice from Department of Water regarding SWL TRIM ref SWO29647
GIS databases:
- Hydrographic Catchments, Catchments - DoE 3/4/03
- Public Drinking Water Source Areas (PDWSAs) - DOE 29/11/04

(j) Native vegetation should not be cleared if clearing the vegetation is likely to cause, or exacerbate, the incidence or intensity of flooding.

Comments

Proposal is not likely to be at variance to this Principle

Due to the scale of the proposed clearing, flooding impacts are unlikely to occur.

Methodology

GIS databases:
- Topographic Contours, Statewide - DOLA 12/09/02

Planning instrument, Native Title, Previous EPA decision or other matter.

Comments

The area proposed to be cleared is zoned rural in the Town Planning Scheme.

Shire of Manjimup recommend that all vegetated buffers of at least 20m either side of any recognised watercourse be retained.
The application does not include any vegetation within 20m of any recognised watercourse.

The proposed clearing will not impact on the current Surface Water Licence (SWL) as the water allocation is adequate for the area proposed to be cleared (SWL64600). The applicants SWL includes all water that will be required for the proposed horticulture activities once clearing is completed.

An Aboriginal Site of Significance exists on the property under application and does cover part of the area proposed to be cleared. The applicant will be notified that there is an Aboriginal Site of Significance on the property through the covering letter that will be sent.

Methodology

Advice from Department of Water regarding SWL TRIM ref SWO29647
Shire of Manjimup advice TRIM ref SWD47055
GIS database:
- Town Planning Scheme Zones - MFP 8/98
- Aboriginal Sites of Significance - DIA

4. Assessor's recommendations

Purpose	Method	Applied area (ha)/ trees	Decision	Comment / recommendation
Horticulture	Mechanical Removal	0.9	**Grant**	Proposal is not at variance to any of the clearing Principles. Recommendation to grant with no conditions.

5. References

Department of Natural Resources and Environment (2002) Biodiversity Action Planning. Action planning for native biodiversity at multiple scales; catchment bioregional, landscape, local. Department of Natural Resources and Environment, Victoria.

Havel, J.J. and Mattiske Consulting Pty Ltd (2002) Review of management options for poorly represented vegetation complexes, Conservation Commission.

Hopkins, A.J.M., Beeston, G.R. and Harvey J.M. (2001) A database on the vegetation of Western Australia. Stage 1. CALMScience after J. S. Beard, late 1960's to early 1980's Vegetation Survey of Western Australia, UWA Press.

Keighery, B.J. (1994) Bushland Plant Survey: A Guide to Plant Community Survey for the Community. Wildflower Society of WA (Inc). Nedlands, Western Australia.

Mattiske Consulting (1998) Mapping of vegetation complexes in the South West forest region of Western Australia, CALM.

Shepherd, D.P., Beeston, G.R. and Hopkins, A.J.M. (2001) Native Vegetation in Western Australia, Extent, Type and Status. Resource Management Technical Report 249. Department of Agriculture, Western Australia.

6. Glossary

Term	Meaning
CALM	Department of Conservation and Land Management
DAWA	Department of Agriculture
DEP	Department of Environmental Protection (now DoE)
DoE	Department of Environment
DoIR	Department of Industry and Resources
DRF	Declared Rare Flora
EPP	Environmental Protection Policy
GIS	Geographical Information System
ha	Hectare (10,000 square metres)
TEC	Threatened Ecological Community
WRC	Water and Rivers Commission (now DoE)