



## CLEARING PERMIT

*Granted under section 51E of the Environmental Protection Act 1986*

<b>Purpose permit number:</b>	CPS 1974/4
<b>Permit holder:</b>	City of Wanneroo
<b>Duration of permit:</b>	22 June 2008 – 22 June 2015

The Permit Holder is authorised to clear native vegetation subject to the following conditions of this Permit.

### PART I – CLEARING AUTHORISED

- 1. Purpose for which clearing may be done**  
Clearing for the purpose of construction of a pedestrian pathway and boardwalk.
- 2. Land on which clearing is to be done**  
Lot 12835 on Plan 21310 (House No. 46 Foreshore Yanchep 6035);  
Lot 612 on Plan 10292 (Lot No. 612 Hornpipe Yanchep 6035); and  
Compass Circle road reserve.
- 3. Area of Clearing**  
Clearing of up to 0.095 ha of native vegetation within the areas shaded yellow on attached Plan 1974/4.
- 4. Application**  
This Permit allows the permit holder to authorise persons, including employees, contractors and agents of the permit holder, to clear native vegetation for the purposes of this Permit subject to compliance with the conditions of this Permit and approval from the Permit Holder.
- 5. Type of Clearing Authorised**  
This Permit authorises the permit holder to clear native vegetation for activities to the extent that the permit holder has the power to clear native vegetation for those activities under the *Local Government Act 1995* or any other written law.
- 6. Compliance with Assessment Sequence and Management Procedures**  
Prior to clearing any native vegetation under conditions 1, 2 and 3 of this Permit, the Permit Holder must comply with the Assessment Sequence and the Management Procedures set out in Part II of this Permit.

## PART II – ASSESSMENT SEQUENCE AND MANAGEMENT PROCEDURES

### 7. **Avoid, minimise etc clearing**

In determining the amount of native vegetation to be cleared for the purpose of the pedestrian pathway and boardwalk, the Permit Holder must have regard to the following principles, set out in 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.

### 8. **Weed Management**

(a) When undertaking any clearing, or other activity pursuant to this Permit the Permit Holder must take the following steps to minimise the risk of introduction and spread of *weeds*:

- (i) clean earth-moving machinery of soil and vegetation prior to entering and leaving the area to be cleared;
- (ii) ensure that no *weed*-affected *mulch*, *fill* or other material are brought into an area to be cleared; and
- (iii) restrict the movement of machines and other vehicles to the limits of the areas to be cleared.

(b) At least once in each 12 month period for the *term* of this Permit, the Permit Holder must remove or kill any *weeds* growing within area cross-hatched red on attached Plan 1974/3.

### 9. **Offsets**

(a) Determination of offsets

- (i) As part or all of the clearing to be done is or may be at variance with one or more of the clearing principles, then the permit holder must implement an *offset* in accordance with Conditions 9(a) and 9(b) of this Permit with respect to that native vegetation.
- (ii) The permit holder shall implement the *offset* proposal approved by the CEO pursuant to clearing permit CPS1974/2 on 18 December 2008.

(b) Offset principles

For the purpose of this Part, the offset principles are as follows:

- (i) *direct offsets* should directly counterbalance the loss of the native vegetation;
- (ii) *contributing offsets* should complement and enhance the *direct offset*;
- (iii) *offsets* are implemented only once all avenues to avoid, minimise, rectify or reduce environmental impacts have been exhausted;
- (iv) the environmental values, habitat, species, ecological community, physical area, ecosystem, landscape, and hydrology of the *offset* should be the same as, or better than, that of the area of native vegetation being *offset*;
- (v) a ratio greater than 2:1 should be applied to the size of the area of native vegetation that is *offset* to compensate for the risk that the *offset* may fail;
- (vi) *offsets* must entail a robust and consistent assessment process;
- (vii) in determining an appropriate *offset*, consideration should be given to ecosystem function, rarity and type of *ecological community*, *vegetation condition*, habitat quality and area of native vegetation cleared;
- (viii) the *offset* should either result in no net loss of native vegetation, or lead to a net gain in native vegetation and improve the condition of the natural environment;
- (ix) *offsets* must satisfy all statutory requirements;
- (x) *offsets* must be clearly defined, documented and audited;
- (xi) *offsets* must ensure a long-term (10-30 year) benefit; and
- (xii) an *environmental specialist* must be involved in the design, assessment and monitoring of *offsets*.

## PART III – RECORD KEEPING AND REPORTING

### **10. Records must be kept**

The Permit Holder must maintain the following records for activities done pursuant to this Permit, as relevant:

- (a) In relation to the clearing of native vegetation undertaken pursuant to this clearing permit:
  - (i) the species composition, structure and density of the cleared area;
  - (ii) the location where the clearing occurred, recorded using Geocentric Datum Australia 1994;
  - (iii) the date that the area was cleared; and
  - (iv) the size of the area cleared (in hectares).

### **11. Reporting**

- (a) The Permit Holder must provide to the CEO, on or before 30 June of each year, a written report of records required under condition 10 and activities done by the Permit Holder under this Permit between 1 January and 31 December of the preceding year.
- (b) Prior to 22 March 2015, the Permit Holder must provide to the CEO a written report of records required under condition 10 where these records have not already been provided under condition 11(a).

### **Definitions**

The following meanings are given to terms used in this Permit:

*condition* means the rating given to native vegetation using the *Keighery scale* and refers to the degree of change in the structure, density and species present in the particular vegetation in comparison to undisturbed vegetation of the same type;

*contributing offsets* has the same meaning as is given to that term in the Environmental Protection Authority's *Position Statement No.9 Environmental Offsets*, January 2006;

*direct offsets* has the same meaning as is given to that term in the Environmental Protection Authority's *Position Statement No.9 Environmental Offsets*, January 2006;

*environmental specialist* means a person who is engaged by the permit holder for the purpose of providing environmental advice, who holds a tertiary qualification in environmental science or equivalent, and has experience relevant to the type of environmental advice that an environmental specialist is required to provide under this Permit;

*fill* means material used to increase the ground level, or fill a hollow;

*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;

*offset* means an offset required to be implemented under Condition 9 of this Permit;

*term* means the duration of this Permit, including as amended or renewed; and

*weed* means a species listed in Appendix 3 of the "Environmental Weed Strategy" published by the Department of Conservation and Land Management (1999), and plants declared under section 37 of the *Agriculture and Related Resources Protection Act 1976*.



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M Warnock  
MANAGER  
NATIVE VEGETATION CONSERVATION BRANCH

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

6 June 2013

# Plan 1974/4



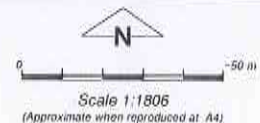
## LEGEND

- Clearing Instruments**
- Areas Approved to Clear
  - Road Centrelines
  - Cadastre
  - Local Government Authorities

- Cadastre for labelling**
- Bunbury 50cm Orthomosaic - Landgate 2006
  - Clearing Instruments\_1

Swan Coastal Plain North  
20cm Orthomosaic - Landgate  
2006

- Areas Subject to Conditions



Geocentric Datum Australia 1994

Note: the data in this map have not been projected. This may result in geometric distortion or measurement inaccuracies.

*M. Warnock* Date *6/6/13*

M. Warnock

Officer with delegated authority under Section 20 of the Environmental Protection Act 1986

Information derived from this map should be confirmed with the data custodian acknowledged by the agency acronym in the legend.



Department of Environment and Conservation

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## 1. Application details

### 1.1. Permit application details

Permit application No.: 1974/4  
Permit type: Purpose Permit

### 1.2. Proponent details

Proponent's name: City of Wanneroo

### 1.3. Property details

Property: LOT 612 ON PLAN 10292 (House No. 87 BRAZIER YANCHEP 6035)  
LOT 12835 ON PLAN 21310 (House No. 46 FORESHORE YANCHEP 6035)  
Compass Circle ROAD RESERVE ( YANCHEP 6035)  
Local Government Area: City of Wanneroo  
Colloquial name:

### 1.4. Application

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

### 1.5. Decision on application

Decision on Permit Application: Grant  
Decision Date: 6 June 2013

## 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 Vegetation Association: No vegetation association mapped (Shepherd et al. 2007).	CPS1974/2 has been amended to modify the boardwalk location; the amendment does not lead to an increase in clearing area, just a change in the clearing boundary.	Completely Degraded: No longer intact; completely/almost completely without native species (Keighery 1994)	Description and condition of the vegetation under application was determined from the Site Inspection (2007). Vegetation ranges in condition from 'completely degraded' to 'very good' with an average condition rating of 'degraded' (Keighery, 1994).
Hedde Vegetation Complex: Quindalup Complex - Coastal dune complex consisting mainly of two alliances: the strand and fore-dune alliance and the mobile and stable dune alliance. Local variations include the low closed forest of <i>M. lanceolata</i> - <i>Callitris preissii</i> and the closed scrub of <i>Acacia rostellifera</i> (Hedde et al. 1980)	The proposed clearing consists of 0.095 hectares of native vegetation, divided between Portions A and B, to be cleared for the construction of a coastal pathway on primary dune swales.  Portion B under application to the south is located within Bush Forever site 397. Vegetation in this area has a condition rating of 'very good' (Keighery, 1994).  Vegetation present in portion B includes <i>Acacia cochlearis</i> , <i>Acanthocarpus preissii</i> , <i>Conostylis candicans</i> , <i>Hardenbergia comptoniana</i> , <i>Scaevola crassifolia</i> , <i>Tetragonia decumbens</i> , <i>Olearia axillaris</i> , <i>Acacia littorea</i> , <i>Myoporum insulare</i> and <i>Santalum acuminatum</i> . A major infestation of the	To  Very Good: Vegetation structure altered; obvious signs of disturbance (Keighery 1994)	

weed species *Pelargonium capitatum* occurs at the southern extremity of portion B. The only other weed recorded within portion B is scattered *Trachyandra divaricata*.

Portion A under application runs along the road reserve of Compass Circle, vegetation in this area ranges in condition from 'completely degraded' (Keighery, 1994) in the northern half to 'good' (Keighery, 1994) in the southern half. The northern half of Portion A is approximately 0.058 ha and heavily weed infested and the majority of its length has been mowed and is in a 'completely degraded' (Keighery, 1994) condition. The southern half has an unsealed access path to the beach and patches of aggressive weed invasion.

Native vegetation present within Portion A includes *Acacia cochlearis*, *Acanthocarpus preisii*, *Hardenbergia comptoniana*, *Scaevola crassifolia*, *Tetragonia decumbens*, *Olearia axillaris* and *Lepidosperma gladiatum*. Weeds species include *Arctotheca calendula*, *Arctotis stoechadifolia*, *Gazania linearis*, *Trachyandra divaricata*, *Lupinus angustifolius*, *Pelargonium capitatum* and Buffalo grass (*Buchloe dactyloides*).

Approximately 0.006 ha of vegetation is in 'very good' (Keighery, 1994) condition.

### 3. Assessment of application against clearing principles

#### Comments

This amendment has been made to extend the permit duration until 22 June 2015.

The assessment against the clearing principles has not changed and can be found in Decision Report CPS 1974/3, CPS 1974/2 and CPS 1974/1.

#### Methodology

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

#### Comments

The assessment against Planning and Other Matters has not changed and can be found in Decision Report CPS 1974/3, CPS 1974/2 and CPS 1974/1.

#### Methodology

#### 4. References

- DEC (2007). Site Inspection Report, Department of Environment and Conservation (DEC). Perth, Western Australia. TRIM Ref. DOC32064.
- Hedde, E. M., Loneragan, O. W., and Havel, J. J. (1980) Vegetation Complexes of the Darling System, Western Australia. In Department of Conservation and Environment, Atlas of Natural Resources, Darling System, Western Australia.
- Keighery, B.J. (1994) Bushland Plant Survey: A Guide to Plant Community Survey for the Community. Wildflower Society of WA (Inc). Nedlands, Western Australia.
- Shepherd, D.P. (2007) Adapted from: Shepherd, D.P., Beeston, G.R., and Hopkins, A.J.M. (2001), Native Vegetation in Western Australia. Technical Report 249. Department of Agriculture Western Australia, South Perth.

#### 5. Glossary

Term	Meaning
BCS	Biodiversity Coordination Section of DEC
CALM	Department of Conservation and Land Management (now BCS)
DAFWA	Department of Agriculture and Food
DEC	Department of Environment and Conservation
DEP	Department of Environmental Protection (now DEC)
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 DEC)