



CLEARING PERMIT

Granted under section 51E of the Environmental Protection Act 1986

Purpose permit number:	CPS 1974/5
Permit holder:	City of Wanneroo
Duration of permit:	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, Yanchep.
Lot 612 on Plan 10292, Yanchep.
Compass Circle road reserve (PIN 11750218), Yanchep.

3. Area of Clearing

Clearing of up to 0.152 hectares of native vegetation within the area shaded yellow on attached Plan 1974/5.

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.

PART II – MANAGEMENT CONDITIONS

6. 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*:
- clean earth-moving machinery of soil and vegetation prior to entering and leaving the area to be cleared;
 - ensure that no *weed*-affected *mulch*, *fill* or other material are brought into an area to be cleared; and
 - 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 shaded red on attached Plan 1974/5.

7. 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 7(a) and 7(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 CPS 1974/2 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*.

8. 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).

9. 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 8 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 8 where these records have not already been provided under condition 9(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 offset/s 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 offset/s 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 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, or who is approved by the CEO as a suitable environmental specialist.

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 7 of this Permit;

weed/s means any plant -

- (a) that is a declared pest under section 22 of the *Biosecurity and Agriculture Management Act 2007*; or
- (b) published in the former Department of Environment and Conservation Regional Weed Assessments, regardless of ranking; or
- (c) not indigenous to the area concerned.



M Warnock
MANAGER
NATIVE VEGETATION CONSERVATION BRANCH

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

12 September 2013

Plan 1974/5



LEGEND

- Cadastre
- Local Government Authorities
- Road Centrelines
- Clearing Instruments (cont)

- Areas Subject to Conditions
 - Areas Approved to Clear
- Perth Metropolitan Area
North 15cm Orthomosaic -
Landgate 2012



Scale 1:3000
(Approximate when reproduced at A4)

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 12/9/13

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.



Government of Western Australia
Department of Environment Regulation

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1. Application details

1.1. Permit application details

Permit application No.: 1974/5
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)
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:
0.152		Mechanical Removal	Recreation

1.5. Decision on application

Decision on Permit Application: Grant
Decision Date: 12 September 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
Heddlle 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> (Heddlle et al. 1980).	Yanchep Boardwalk. The amended application is for clearing of 0.152 hectares of native vegetation for the purpose of a pedestrian pathway and boardwalk on Lot 612 on Plan 10292, Lot 12835 on Plan 21310 (Reserve 45385) and Compass Circle road reserve, Yanchep, in the City of Wanneroo.	Completely Degraded: No longer intact; completely/almost completely without native species (Keighery 1994). To Very Good: Vegetation structure altered; obvious signs of disturbance (Keighery 1994)	Vegetation description and condition were determined through site inspection (DEC 2007). The proposed clearing consists of 0.152 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 A runs along Compass Circle road reserve. Vegetation in this area ranges from 'completely degraded' (Keighery 1994) condition in the northern half to 'good' (Keighery 1994) condition in the southern half. Native vegetation present within Portion A includes <i>Acacia cochlearis</i> , <i>Acanthocarpus preissii</i> , <i>Hardenbergia comptoniana</i> , <i>Scaevola crassifolia</i> , <i>Tetragonia decumbens</i> , <i>Olearia axillaris</i> and <i>Lepidosperma gladiatum</i> . Weeds species include <i>Arctotheca calendula</i> , <i>Arctotis stoechadifolia</i> , <i>Gazania linearis</i> , <i>Trachyandra divaricata</i> , <i>Lupinus angustifolius</i> , <i>Pelargonium capitatum</i> and <i>Buffalo grass</i> (<i>Buchloe dactyloides</i>). 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 weed species <i>Pelargonium capitatum</i> occurs at the southern extremity of portion B. The only other weed recorded within portion B is scattered <i>Trachyandra divaricata</i> .

3. Assessment of application against clearing principles

Comments

The applicant has applied to amend the permit to increase the clearing size by 0.057 hectares. A review of current environmental information reveals no new additional information. Therefore the assessment against the clearing principles has not changed and can be found in the Clearing Permit Decision Report CPS 1974/4, 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 1974/4, CPS 1974/3, CPS 1974/2 and CPS 1974/1.

Methodology

4. References

- DEC (2007) Site Inspection Report for Clearing Permit Application CPS 1974/1. Conducted 21/08/2007. Department of Environment and Conservation, Western Australia. DEC REF: DOC38068.
- 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.

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)