



1. Application details

1.1. Permit application details

Permit application No.: 355/1
Permit type: Area Permit

1.2. Proponent details

Proponent's name: Parkridge Group Pty Ltd

1.3. Property details

Property: LOT 9000 ON PLAN 32495 (Lot No. 9000 EATON EATON 6232)
LOT 9001 ON PLAN 32495 (Lot No. 9001 EATON EATON 6232)

Local Government Area: Shire Of Dardanup

Colloquial name:

1.4. Application

Clearing Area (ha)	No. Trees	Method of Clearing	For the purpose of:
16.6		Burning	Building or Structure

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
Medium woodland; Eucalyptus rudis & Melaleuca raphiophylla.	Small stands and isolated paddock trees within pastured land.	Degraded: Structure severely disturbed; regeneration to good condition requires intensive management (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 consists of isolated paddock trees and small stands spread across the location and is not representative of vegetation considered to be of a high level of biological diversity.

Methodology EPA (2000)

(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**
There was no request for assessment by CALM. Aerial Photography indicates that the vegetation may provide some habitat for fauna species, however the level of disturbance within the site is likely to limit the habitat value of the vegetation.

Methodology GIS databases: Bunbury 1m Orthomosaic - DLI 03

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

Comments **Proposal is not at variance to this Principle**
Ciuris drummondii (Declared Rare Flora) occurs approximately 927m south west from the site. There is one other DRF, six priority 3 and twenty four priority 4 species in the local area (10km radius).

The condition of the vegetation and disturbance to the site limits the potential conservation value of the vegetation it is therefore unlikely that the proposed clearing will impact on significant flora.

Methodology GIS databases: Declared Rare and Priority Flora List - CALM 13/08/03

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

Comments Proposal is not likely to be at variance to this Principle

There is one Threatened Ecological Community 4.13km south east of the site this is not linked vegetatively.

there is one Threatened Plant Community 4.4km south east of the site this is not linked vegetatively.

There is a low probability of the proposed clearing being at variance with 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 at variance to this Principle

The application is located in the Swan Coastal Plain Bioregion in the Shire of Dardanup. The extent of native vegetation in these areas is 41.8% and 52.2% respectively (Shepherd et al. 2001).

reserves/CALM	Pre-European (ha)*	Current extent (ha)*	Remaining (%)*	Conservation** status	% In managed land
IBRA Bioregion - Swan Coastal Plain***	1 498 297	626 512	41.8	Depleted	
Shire of Dardanup	53 995	28 182	52.2	Depleted	
Vegetation type: Beard: Unit 1182	28 208	7 908	28	Vulnerable	
Hedde Complex: Swan	15 783	2 454	16	Vulnerable	

* (Shepherd et al. 2001)

** (Department of Natural Resources and Environment 2002)

*** Within the Intensive Landuse Zone

The State Government is committed to the National Objectives Targets for Biodiversity Conservation which includes a target that prevents clearance of ecological communities with an extent below 30% of that present pre-1750.

The property has approximately 5.30ha (15.19%) of native vegetation remaining, and if implemented, this clearing proposal will leave 3ha (8.6%) remaining.

Vegetation remaining within the local area (10km radius) is approximately 20%.

Methodology EPA (2000)

Department of Natural Resources and Environment (2002)

Hopkins et al. (2001)

Shepherd et al. (2001)

GIS databases:

- Hedde Vegetation Complexes - DEP 27/06/95
- Interim Biogeographic Regionalisation of Australia - EM 18/10/00
- Pre European Vegetation - DA 01/01
- Bunbury 1m Orthomosaic - DLI 03

(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 likely to be at variance to this Principle

The proposed clearing is approximately 368m west of the Collie River, 278m south west and 62m south of perennial lakes and within a multiple use wetland.

There is an EPP Lake 370m North of the proposed clearing with one other in the local area (10km radius).

The proposed clearing is not considered to impact of the lakes, wetlands and rivers within the local area.

Methodology GIS databases:
- EPP Lakes - DEP 28/07/03
- Geomorphic Wetlands (Mgt Categories) Swan Coastal Plain - DoE 15/9/04
- Hydrography Linear - DoE 1/2/04

(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

There is a low risk of shallow ASS or PASS less than 3m below ground level and a moderate to high risk of ASS or PASS. Groundwater salinity is mapped at 500 - 1000 mg/L. Salinity is mapped at a low risk area.

It is not likely that the proposed clearing is a variance to this principle.

Methodology GIS databases:
- Acid Sulfate Soil Risk Map, SCP - DoE 01/02/04
- Salinity Mapping LM 25m - DOLA 00
- Salinity Monitoring LM 50m - DOLA 00
- 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 Morangarel nature reserve is approximately 1.4km west of the proposed clearing and not linked vegetatively.

One register of national estate (cathedral avenue and wetlands) is approximately 6.22km north of the proposed clearing and is not linked vegetatively.

It is not likely that the proposed clearing is a variance to this principle.

Methodology GIS database:
- CALM Managed Lands and Waters - CALM 1/06/04
- Register of National Estate - EA 28/01/03
- System 6 Conservation Reserves - DEP 06/95
- Bunbury 1m orthomosaic - DLI 03

(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 at variance to this Principle

The proposed clearing is within the leschenault estuary _ lower collie catchment and the Bunbury groundwater area, it is not within a public drinking water source area.

Methodology GIS databases:
- Public Drinking Water Source Areas (PDWSAs) - DOE 29/11/04
- Hydrographic Catchments, Catchments - DoE 3/4/03
- RIWI Act Groundwater Areas WRC 13/06/00

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

Comments Proposal is not likely to be at variance to this Principle

Flooding impacts are unlikely to occur as a result of the proposed clearing due to its size.

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

Planning instrument or other matter.

Comments

No planning issues or other issues have been raised by the Shire of Dardanup.

The property is zoned residential.

Methodology GIS database: Town Planning Scheme Zones - MFP 8/98.

4. Assessor's recommendations

Purpose	Method	Applied area (ha)/ trees	Decision	Comment / recommendation
Building or Structure	Burning	16.6	Grant	Clearing is at variance with principle (e). The proponent advised that the development would include seeding of the foreshore reserve and planting of native species. Foreshore planning advice will be sought from the Department of Environment.

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.
- EPA (2000) Environmental protection of native vegetation in Western Australia. Clearing of native vegetation, with particular reference to the agricultural area. Position Statement No. 2. December 2000. Environmental Protection Authority.
- Hopkins, A.J.M., Beeston, G.R. and Harvey J.M. (2001) A database on the vegetation of Western Australia. Stage 1. CALMSscience after J. S. Beard, late 1960's to early 1980's Vegetation Survey of Western Australia, UWA Press.
- Keighery, BJ (1994) Bushland Plant Survey: A Guide to Plant Community Survey for the Community. Wildflower Society of WA (Inc). Nedlands, Western Australia.
- 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.