



GOVERNMENT OF
WESTERN AUSTRALIA

CLEARING PERMIT

Granted under section 51E of the Environmental Protection Act 1986

PERMIT DETAILS

Area Permit Number: 3938/1

File Number: 2010/006708-1

Duration of Permit: From 11 December 2010 to 11 December 2012

PERMIT HOLDER

Darryl Edmund Hardman and Cherelle Hardman

LAND ON WHICH CLEARING IS TO BE DONE

Lot 330 on Plan 213799 (House No. 60 LAWSON SOUTH PLANTATIONS 6701)

Lot 331 on Plan 213799 (House No. 80 LAWSON SOUTH PLANTATIONS 6701)

AUTHORISED ACTIVITY

Clearing of up to 12.33 hectares of native vegetation within the area hatched yellow on attached Plan 3938/1.

CONDITIONS

Nil

A handwritten signature in black ink, appearing to read 'Matthew Warnock', written over a horizontal line.

Matthew Warnock

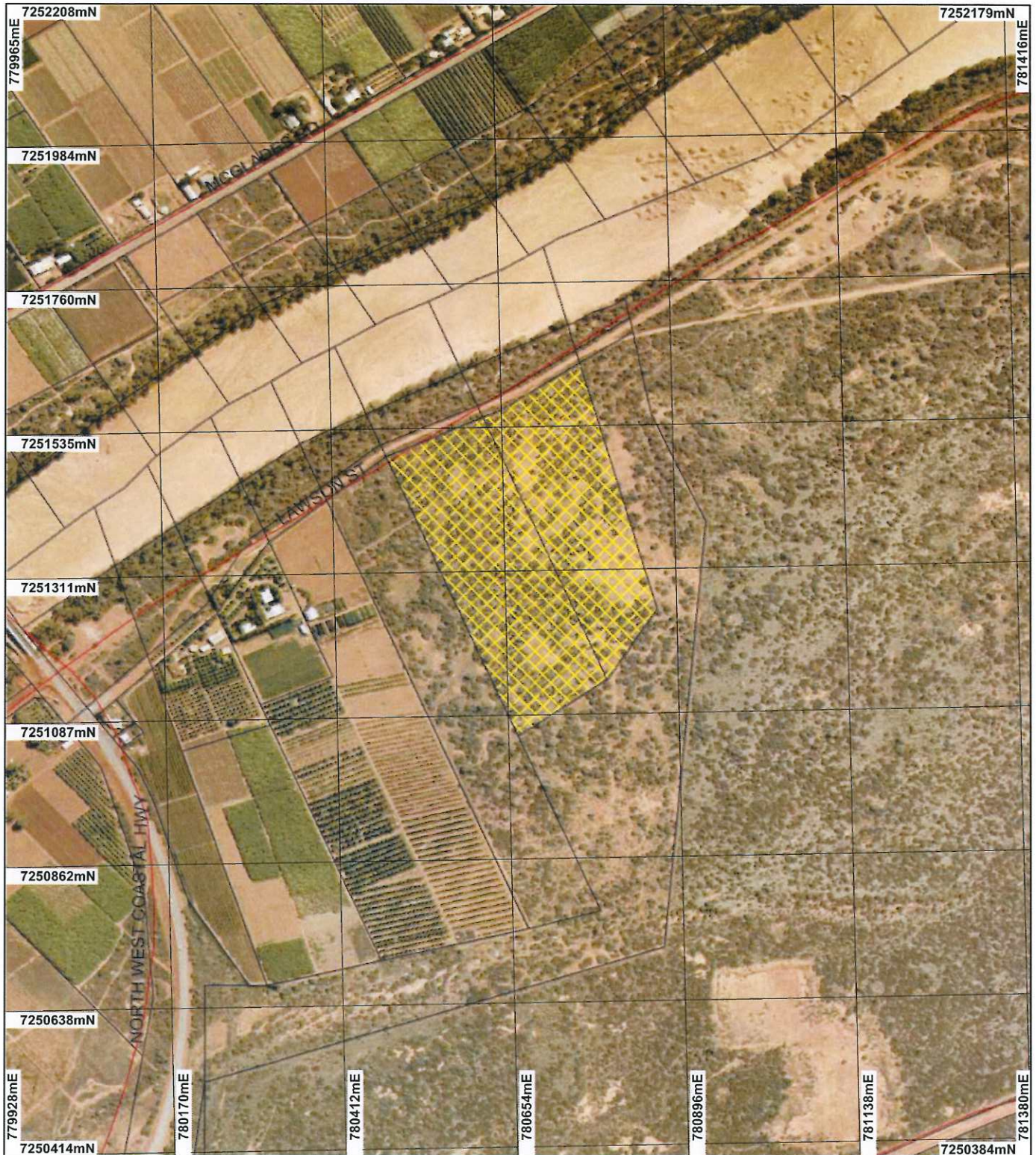
A/ MANAGER

NATIVE VEGETATION CONSERVATION BRANCH

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

11 November 2010

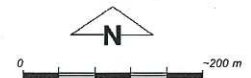
Plan 3938/1



LEGEND

Clearing Instruments

-  Areas Approved to Clear
 -  Road Centrelines
 -  Cadastre
- Carnarvon 1.4m Orthomosaic - Landgate 2002



Scale 1:8143
(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 11.11.10

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

Our environment, our future
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1. Application details

1.1. Permit application details

Permit application No.: 3938/1

Permit type: Area Permit

1.2. Proponent details

Proponent's name: Darryl Edmund and Cherelle Hardman

1.3. Property details

Property: LOT 330 ON PLAN 213799 (House No. 60 LAWSON SOUTH PLANTATIONS 6701)
LOT 331 ON PLAN 213799 (House No. 80 LAWSON SOUTH PLANTATIONS 6701)

Local Government Area:

Colloquial name:

1.4. Application

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

1.5. Decision on application

Decision on Permit Application: Grant

Decision Date: 11 November 2010

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
The vegetation under application is mapped as being comprised of Beard vegetation association 308: Mosaic: Shrublands; Acacia sclerosperma sparse scrub / Succulent steppe; saltbush & bluebush (Shepherd, 2009).	The vegetation under application (12.33ha) appears to range from completely degraded to very good (Keighery, 1994) condition. The application area lies adjacent to existing horticulture paddocks to the west and uncleared bushland to the east. Large sections of the applied area (~40%) are completely degraded, having only bare ground. The remainder of the vegetation is in degraded, good or very good (Keighery, 1994) condition.	Very Good: Vegetation structure altered; obvious signs of disturbance (Keighery 1994) Good: Structure significantly altered by multiple disturbance; retains basic structure/ability to regenerate (Keighery 1994) Degraded: Structure severely disturbed; regeneration to good condition requires intensive management (Keighery 1994) Completely Degraded: No longer intact; completely/almost completely without native species (Keighery 1994)	The condition and description of the vegetation under application was determined via the use of aerial imagery.

3. Assessment of application against clearing principles

Comments

The vegetation under application (12.33ha) appears to range from completely degraded to very good (Keighery, 1994) condition. The application area lies adjacent to existing horticulture paddocks to the west and uncleared bushland to the east. Large sections of the applied area (~40%) are completely degraded, having only bare ground. The remainder of the vegetation is in degraded, good or very good (Keighery, 1994) condition.

A minor non-perennial watercourse is situated approximately 350 metres south of the applied area and the Gascoyne River is located approximately 90 metres north of the applied area.

There are no known records of rare flora within the local area (50km radius), however there is a priority 1 species that has been recorded 580m east of the application area and was mapped within the same soil and vegetation type to that of the applied area.

The surrounding area is utilized for intensive horticulture which stretches along the Gascoyne River for some 15km, from the river mouth inland (east). The proposed clearing of 12.33ha in this setting, where large areas of the vegetation applied to be cleared are considered to be in degraded condition, is not likely to significantly impact on the biodiversity of the local area (including priority flora) and given the large amount of similar habitat in the local area the vegetation under application is not likely to offer significant habitat for fauna species.

The proposed clearing is not likely to result in any significant environmental impact.

- Methodology**
- Keighery (1994)
GIS database:
- Carnarvon 1.4m Orthomosaic - Landgate 2002
 - Interim Biogeographic Regionalisation of Australia - EA 18/10/00
 - DEC Tenure
 - SAC Biodatasets (accessed Sept 2010)
 - Soils, Statewide DA 11/99
 - Pre European Vegetation (DA 2001)
 - Clearing Regulations, Environmentally Sensitive Areas (2009)
 - Current Extent of Native Vegetation (NLWRA 2001)
 - NLWRA, Current Extent of Native Vegetation 20 Jan 2001
 - Hydrography linear (hierarchy) - DoW 13/7/06

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

Comments

The area under application is zoned for intensive horticulture.

The Department of Water (DoW) provided the following advice (DoW, 2010):

- 1) The applicant be advised that the subject property is located within the Carnarvon Groundwater Area, Basin A as proclaimed under the Rights in Water and Irrigation Act 1914. The DoW will not issue new licences to access groundwater in Basin A and the owner is advised to contact the Gascoyne Water Cooperative Pty Ltd.
 - 2) The subject property is located within the Gascoyne River and Tributaries Surface Water Area and the Carnarvon Irrigation District as proclaimed under the Rights in Water and Irrigation Act 1914. Any taking or diversion of surface water in this proclaimed area for purposes other than domestic and/or stock watering is subject to licensing by the DoW. The issuing of a surface water licence is not guaranteed but if issued will contain a number of conditions that are binding upon the landowners. Also any interference with the bed and banks of a watercourse in this proclaimed area will require a permit from the DoW.
 - 3) DoW in carrying out its role in floodplain management provides advice and recommends guidelines for development on floodplains with the object of minimising flood risk and damage.
- The Gascoyne River Flood Study shows that the lots are affected by flooding during major river flows, with the 100 year ARI flood level estimated to range between 15.4m and 16.4m AHD. DoW's floodplain development strategy for the area is:
- Proposed development (buildings, filling etc) that is located outside the floodway is considered acceptable with respect to major flooding. However, a minimum habitable floor level of 0.5m above the 100 year ARI flood level is recommended to ensure adequate flood protection.
 - Proposed development (buildings, filling etc) that is located inside the floodway and is considered to obstructive to major flows is not acceptable as it would detrimentally impact on the general flooding regime of the area. Generally, no new buildings are acceptable in the floodway.
 - Banana plantations are considered obstructive to Major River flows due to their density however these lots are located in the flood fringe and consequently DoW have no objection to the proposed clearing.

The applicant has advised that they will be transferring water from two other plantations to Lots 330 and 331. The water is held by the Gascoyne Water Co-operative (GWC). GWC has advised that the applicant has permission to transfer water and can proceed upon request (GWC, 2010).

- Methodology**
- Lot 330 and 331 have been mapped as having a high risk of Acid Sulphate Soil risk.
- DoW (2010)
GWC (2010)
GIS database:

4. References

- DoW (2010) Department of Water, Advice. DEC Ref: A339947 & A339949.
GWC (2010) Gascoyne Water Co-operative, Advice. DEC Ref: A342278
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. (2009) 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)