



## **CLEARING PERMIT**

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

### **PERMIT DETAILS**

Area Permit Number: 4099/1

File Number: 2010/0010305-1

Duration of Permit: From 14 February 2011 to 14 February 2013

### **PERMIT HOLDER**

Port Bouvard Limited on behalf of MEMBERS TCO Pty Ltd

Port Bouvard Limited on behalf of City of Mandurah

### **LAND ON WHICH CLEARING IS TO BE DONE**

Lot 1500 on Deposited Plan 47055

Lot 2358 on Deposited Plan 34912 (Crown Reserve 48020)

### **CONDITIONS**

1. The Permit Holder must not clear more than 0.54 hectares of native vegetation within the area cross hatched yellow on attached Plan 4099/1.
2. Wind erosion management  
The Permit Holder shall not clear native vegetation unless construction of the second fairway begins within 1 month of the clearing being undertaken.

A handwritten signature in black ink, appearing to read "K Faulkner", written over a horizontal line.

Kelly Faulkner  
MANAGER  
NATIVE VEGETATION CONSERVATION BRANCH

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

20 January 2011

# Plan 4099/1



## LEGEND

- Road Centrelines
- Local Government Authorities
- Areas Approved to Clear
- Pinjarra 50cm Orthomosaic - Landgate 2006
- Clearing Instruments
- Cadastre for labelling



0 -38 m

Scale 1:1500

(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.

Date 20/1/11

K Faulkner

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.: 4099/1  
Permit type: Area Permit

### 1.2. Proponent details

Proponent's name: Port Bouvard Limited

### 1.3. Property details

Property: LOT 1500 ON PLAN 47055 (Lot No. 1500 COUNTRY CLUB DAWESVILLE 6211)  
LOT 2358 ON PLAN 34912 ( DAWESVILLE 6211)

Local Government Area:

Colloquial name: Shire Reserve

### 1.4. Application

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

### 1.5. Decision on application

Decision on Permit Application: Granted  
Decision Date: 20 January 2011

## 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
Shepherd (2009) describes vegetation association 1007 as Mosaic: Shrublands; Acacia lasiocarpa & Melaleuca acerosa heath / Shrublands; Acacia rostellifera & Acacia cyclops thicket	The area under application is typical coastal scrub, consisting predominantly of Olearia axillaris (Coastal Daisybush), Leucopogon parviflorus, Spinifex hirsutus, Ficinia Nodosa, Scaevola crassifolia, and Myoporum insulare. There were a number of weed species throughout the application area, particularly Leptospermum laevigatum (Coastal tea tree), Euphorbia sp and Pelargonium (Gerarium).	Good: Structure significantly altered by multiple disturbance; retains basic structure/ability to regenerate (Keighery 1994)	The vegetation and clearing description is based on information obtained during a site inspection (DEC 2011).
Heddlle Vegetation association (Havel and Mattiske 2002) QUINDALUP COMPLEX (Qw) : 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 Melaleuca lanceolata (Rottnest Teatree) - Callitris preissii (Rottnest Island Pine) and the closed scrub of Acacia rostellifera (Summer-scented Wattle).			
as above	as above	Degraded: Structure severely disturbed; regeneration to good condition requires intensive management (Keighery 1994)	as above

## 3. Assessment of application against clearing principles

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

The proposed clearing of 0.54ha of native vegetation is for the purpose of realigning the second fairway of the Port Bouvard golf course. The clearing is to occur on Lot 2358 on Deposited Plan 34912 (Crown Reserve



48020) and Lot 1500 on Deposited Plan 47055, Dawesville, City of Mandurah.

The northern section of the area under application is best described as typical coastal shrubland in a 'degraded' to 'good' (Keighery 1994) condition with a low level of species diversity and annual weed species from historical disturbances (DEC 2011). This area has been subject to prior disturbances from the initial clearing to build the golf course, however a majority of the area has regenerated or been rehabilitated.

There are twelve priority flora and two declared rare flora records within the local area. It is considered that although the vegetation under application has been subject to disturbances; the majority remains in a good (Keighery 1994) condition; however it is unlikely significant flora habitat.

This section of vegetation connects larger remnants of bushland and therefore may act as a biological corridor. However as the clearing is of a linear and the proposed clearing involves the removal of limited native vegetation it is considered the vegetation would comprise limited fauna habitat values or biodiversity values.

The area under application is associated with coastal dune formations. Chief soils are calcareous sands on the coastal dunes (Northcote et al. 1968). Generally, these soils have a high risk of wind erosion and a low risk of water erosion due to the high infiltration rates associated with sands. Given its proximity to the coast, the proposed clearing has a high risk of wind erosion and therefore may be at variance to principle (g). Wind erosion management conditions will manage and mitigate any impacts of the proposed clearing.

Given the relatively small scale of the proposed clearing, the assessment determined that the proposed clearing is not likely to significantly impact any biodiversity or environmental values or cause any appreciable land degradation within the local or regional context. Therefore, the proposed clearing may be at variance to principle (g) and is not likely to be at variance to the remaining principles.

**Methodology**    **References**  
DEC (2011)  
Keighery (1994)  
Northcote et al. (1968)  
GIS Databases:  
-SAC Biodatasets - accessed December 10  
- Pinjarra 50cm Orthomosaic - Landgate 2006

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

##### **Comments**

Application area falls within the groundwater 'South West Coastal' area covered by the Rights in Water and Irrigation Act 1914.

Town Planning Scheme Zone: Urban development, Conservation and Foreshore

The City of Mandurah (CoM) has provided authorisation for the applicant to realign the second fairway of the Port Bouvard golf course, Dawesville (DEC Ref: A354540).

The applicants plan to rehabilitate with local native species on the eastern side of the second fairway, which will no longer be in use once the clearing is complete. Replanting will also occur in areas within the Lot 2358 (Shire Reserve).

**Methodology**    **GIS Databases:**  
-RIWI Act, Surface Water Areas  
-Town Planning Scheme Zones

#### **4. References**

- DEC (2011) Site Inspection Report for Clearing Permit Application CPS 4099/1, Lot 1500 on DP 47055 and Lot 2358 on DP 34912, Dawesville. Site inspection undertaken 06 January 2011. Department of Environment and Conservation, Western Australia (DEC Ref. A361574).
- Havel, J.J. and Mattiske Consulting Pty Ltd (2002) Review of management options for poorly represented vegetation complexes, Conservation Commission.
- Keighery, B.J. (1994) Bushland Plant Survey: A Guide to Plant Community Survey for the Community. Wildflower Society of WA (Inc). Nedlands, Western Australia.
- Northcote, K. H. with Beckmann G G, Bettenay E., Churchward H. M., van Dijk D. C., Dimmock G. M., Hubble G. D., Isbell R. F., McArthur W. M., Murtha G. G., Nicolls K. D., Paton T. R., Thompson C. H., Webb A. A. and Wright M. J. (1960-68): 'Atlas of Australian Soils, Sheets 1 to 10, with explanatory data'. CSIRO and Melbourne University Press: Melbourne.
- 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)