



CLEARING PERMIT

Granted under section 51E of the Environmental Protection Act 1986

PERMIT DETAILS

Area Permit Number: 5213/1

File Number: 2012/005975-1

Duration of Permit: From 2 November 2012 to 2 November 2014

PERMIT HOLDER

Loctor Pty Ltd

LAND ON WHICH CLEARING IS TO BE DONE

Lot 101 on Deposited Plan 70352, DAVENPORT

AUTHORISED ACTIVITY

The Permit Holder shall not clear more than 0.18 hectares of native vegetation within the area hatched yellow on attached Plan 5213/1.

CONDITIONS

Nil.

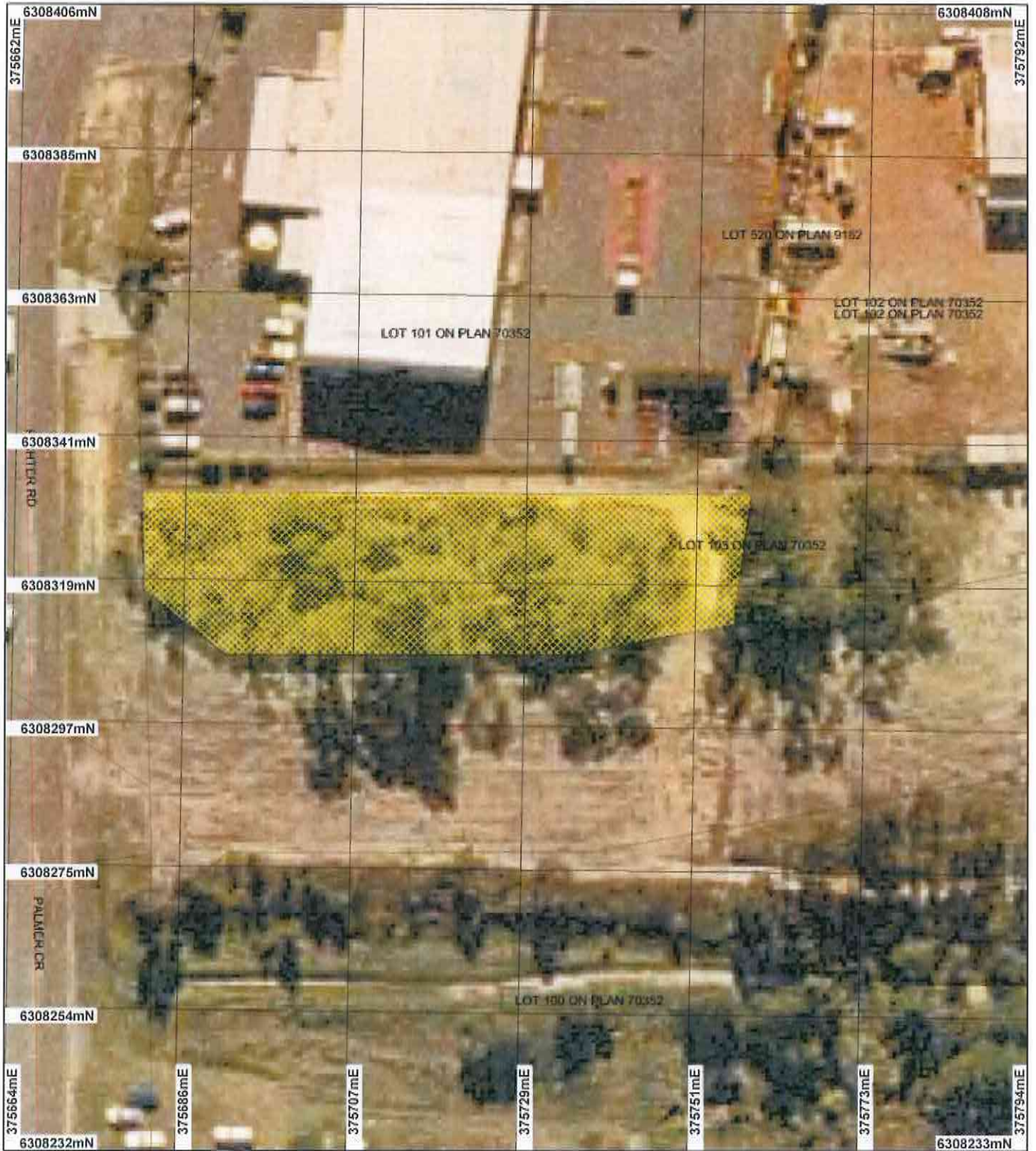
A handwritten signature in cursive script that reads "Roxane Shadbolt".

Roxane Shadbolt
A/MANAGER
NATIVE VEGETATION CONSERVATION BRANCH

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

11 October 2012

Plan 5213/1



LEGEND

Clearing Instruments

-  Areas Approved to Clear
-  Road Centrelines
-  Cadastre
-  Bunbury 50cm Orthomosaic - Landgate 2008



Scale 1:771
(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.

R. Shadbolt 11/10/12
Date

Roxane Shadbolt
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.



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1. Application details

1.1. Permit application details

Permit application No.: 5213/1
Permit type: Area Permit

1.2. Proponent details

Proponent's name: Loctor Pty Ltd

1.3. Property details

Property: LOT 101 ON PLAN 70352 (House No. 1 BARNARD DAVENPORT 6230)
Local Government Area: City of Bunbury
Colloquial name:

1.4. Application

Clearing Area (ha)	No. Trees	Method of Clearing	For the purpose of:
0.18		Mechanical Removal	Building or Structure

1.5. Decision on application

Decision on Permit Application: Grant
Decision Date: 11 October 2012

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: Beard vegetation association: 998: medium woodland; tuart (Shepherd et al., 2001)	The proposed clearing of 0.18 hectares of native vegetation within Lot 101 for the purpose of lay down area. The vegetation proposed to be cleared consists of mixed Jarrah Marri overstorey, Banksia-Paperbark midstorey and Grass tree-Zamia understorey in good (Keighery 1994) condition (Strategen, 2012). The vegetation proposed to be cleared consists of mixed Jarrah Marri overstorey, Banksia-Paperbark midstorey and Grass tree-Zamia understorey in good (Keighery 1994) condition (Strategen, 2012).	Good: Structure significantly altered by multiple disturbance; retains basic structure/ability to regenerate (Keighery 1994)	The vegetation condition and description was provided from a Consultant Report dated June 2012 (Strategen, 2012) and also site visit conducted by DEC officer on the 4 October 2012 (DEC, 2012).

3. Assessment of application against clearing principles

Comments

The application is to clear up to 0.18 hectare of native vegetation for the purpose of laydown area and consists of mixed Jarrah Marri overstorey, Banksia-Paperbark midstorey and Grass tree-Zamia understorey in good (Keighery 1994) condition (Strategen, 2012).

Given that the area under application contains Jarrah, Marri and Banksia species it is likely that it contains feeding habitat for threatened black cockatoo species including the Baudin's Black Cockatoos (*Calyptorhynchus baudinii* - rare under the Wildlife Conservation Act, 1950 (WC Act)) and the Red-tailed Black Cockatoo (*Calyptorhynchus banksii* subsp. *naso* - rare under WC Act), that have been recorded in the local area (5km radius). However, given that the area proposed to be cleared is small (0.18ha) it is not considered likely for the vegetation to consist of significant feeding habitat for these species and the proposed clearing is not likely to be at variance to Principle (b). In addition, no hollows were observed within the application area (Strategen 2012).

Western Ringtail Possums have been recorded in the adjacent property which has now been cleared under a previous clearing permit granted in 2007. It is considered likely that the application area may contain habitat for Western Ringtail Possums, however given the small size of the clearing (0.74ha) and that it is surrounded by an industrial area, it is not considered likely for the application area to contain significant habitat for this species.

There is no declared rare flora or threatened ecological communities in the vicinity of the proposed clearing. In addition, the area under application is in good (Keighery 1994) condition, is surrounded by industrial land and is therefore, unlikely to contain high biodiversity.

The area under application consists of a vegetation community that is well represented in the local area (5km radius) and the proposed clearing is unlikely to impact on conservation areas; or causing or exacerbating land degradation, water quality or flooding due to its small size.

The assessment of the application identified that the clearing not likely to be at variance to any of the clearing Principles.

Methodology	References
	-Keighery, B.J. (1994)
	-Strategen (2012)
	GIS databases:
	- Hydrography, linear
	- Pre-European vegetation
	- Nature Map (Accessed 14/09/2012)
	- SAC Bio Datasets (14/9/2012)

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

Comments

No submissions from the public have been received.

The applicant applied for planning approval for the purpose of a laydown area to the City of Bunbury in February 2012. The City of Bunbury advised the applicant that it cannot consider the application for planning approval until a clearing permit has been obtained (Strategen, 2012).

The area under application is zoned industrial under the Greater Bunbury Regional Scheme.

The applicant is committed to retaining 0.0238 hectare landscaped strip around the southern, eastern and western perimeters of the clearing footprint (Strategen 2012).

The applicant advised that to alleviate the potential impacts to conservation significant fauna, clearing activities will take place in the presence of a qualified fauna spotter (Strategen 2012).

Methodology	References
	- DEC (2012)
	-Keighery, B.J. (1994)
	-Strategen (2012)
	-Shepherd (2001)

4. References

DEC (2012) Site Visit Report and Regional Advice for CPS 5213/1.

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., Beeston, G.R., and Hopkins, A.J.M. (2001), Native Vegetation in Western Australia. Technical Report 249. Department of Agriculture Western Australia, South Perth.

Strategen (2012) Native Vegetation Clearing Permit Application, Lot 101 Barnard Street, Davenport. Prepared for Lector Pty Ltd, Strategen, August 2012.

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)