



CLEARING PERMIT

Granted under section 51E of the Environmental Protection Act 1986

PERMIT DETAILS

Area Permit Number: 5520/1
File Number: 2013/001071
Duration of Permit: From 26 April 2013 to 26 April 2015

PERMIT HOLDER

Nicvil Pty Ltd

LAND ON WHICH CLEARING IS TO BE DONE

Lot 30 on Plan 4829, Wattleup

AUTHORISED ACTIVITY

The Permit Holder shall not clear more than 2.7 hectares of native vegetation within the area shaded yellow on attached Plan 5520/1.

CONDITIONS

Nil

M Warnock
A/MANAGER
NATIVE VEGETATION CONSERVATION BRANCH

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

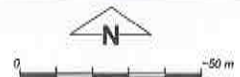
4 April 2013

Plan 5520/1



LEGEND

- Road Centrelines
- Perth Metropolitan Central 15cm Orthomosaic - Landgate 2011
- Local Government Authorities
- Cadastre
- Clearing Instruments
- Areas Approved to Clear



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 4/4/13
M Warnock

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.: 5520/1
Permit type: Area Permit

1.2. Proponent details

Proponent's name: Nicvil Pty Ltd

1.3. Property details

Property: LOT 30 ON PLAN 4829 (Lot No. 30 MOYLAN WATTLEUP 6166)
Local Government Area: City of Cockburn
Colloquial name:

1.4. Application

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

1.5. Decision on application

Decision on Permit Application: Grant
Decision Date: 4 April 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
Beard Vegetation Association: 998 - Medium woodland; tuart (Shepherd et al. 2001).	The application is to clear up to 2.7 hectares of native vegetation within Lot 30 on Plan 4829, Wattleup, for the purpose of constructing a hardstand area.	Completely Degraded: No longer intact; completely/almost completely without native species (Keighery 1994).	Vegetation description and condition were determined through aerial imagery and site inspection (DEC 2013).
Hedde vegetation complex: Cottesloe Complex Central and South - Mosaic of woodland of Eucalyptus gomphocephala (Tuart) and open forest of Eucalyptus gomphocephala (Tuart) - Eucalyptus marginata (Jarrah) - Corymbia calophylla (Marri); closed heath on the Limestone outcrops (Hedde et al. 1980).	The vegetation under application consists predominately of Xanthorrhoea preissii stands, with isolated Acacia, Jarrah (Eucalyptus marginata) and Tuart (Eucalyptus gomphocephala) amongst non-native species and a ground cover of weeds (DEC 2013). The vegetation is in completely degraded to good (Keighery 1994) condition, with the majority of the application in degraded condition. The vegetation under application has been disturbed through rubbish dumping and weed invasion.	To Good: Structure significantly altered by multiple disturbance; retains basic structure/ability to regenerate (Keighery 1994).	

3. Assessment of application against clearing principles

(Comments)

The application is to clear up to 2.7 hectares of native vegetation within Lot 30 on Plan 4829, Wattleup, for the purpose of constructing a hardstand area.

The vegetation under application consists predominately of Xanthorrhoea preissii stands, with isolated Acacia sp., Jarrah (Eucalyptus marginata) and Tuart (Eucalyptus gomphocephala) amongst non-native species and a ground cover of weeds (DEC 2013).

The vegetation is in good to completely degraded (Keighery 1994) condition, with the majority of the application in degraded condition. The vegetation under application has been disturbed through historical clearing, rubbish dumping and weed invasion (DEC 2013).

There are no rare or priority flora species, threatened ecological communities or conservation areas within close proximity to the application area. Given the degraded condition of the vegetation, it is unlikely to be representative of the vegetation associations mapped over the application area and is unlikely to have a detrimental impact on fauna habitat. There are no watercourses or wetlands over the application area. Therefore, the proposed clearing is unlikely to cause or exacerbate flooding or impact on water quality.

The soil within the application area is mapped as B24, which Northcote et al. (1960 - 1968) describes as undulating dune landscape underlain by aeolianite which is frequently exposed; small swales of estuarine deposits are included: chief soils are siliceous sands with smaller areas of brown sands and leached sand in the wetter sites. The main land degradation risk associated with this sandy soil type is wind erosion. Without

vegetation cover, the proposed clearing may result in land degradation. Although wind erosion may occur it is unlikely to be appreciable.

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

Methodology References:
DEC 2013
Keighery 1994
Northcote et al. 1960-1968
GIS Databases:
- DEC Tenure
- Heddle Vegetation Complexes
- Hydrography, Linear
- Pre-European Vegetation
- SAC Biodatasets
- Soils, Statewide

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

Comments

The application area is located within the Cockburn Groundwater Area covered by the Rights in Water and Irrigation Act 1914.

The application area is located in the Latitude 32 Industry Zone. The applicant has received development approval from the City of Cockburn (City of Cockburn 2012).

The application is located within the Environmental Protection (Kwinana) (Atmospheric Waste) Policy Boundary 1999.

No public submissions have been received in response to this application.

Methodology References:
City of Cockburn 2012
GIS Databases:
- EP (Kwinana) (Atmospheric Waste) Policy

4. References

- City of Cockburn (2012) Notice of Approval to Commence Development - Lot 30 Moylan Road, Wattleup. City of Cockburn, Western Australia (DEC REF: A613655).
- DEC (2013) Site Inspection Report for Clearing Permit Application CPS 5520/1. Site inspection undertaken 26/03/2013. Department of Environment and Conservation, Western Australia (DEC REF. A613656).
- Heddle, 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.
- 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., 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)