



## CLEARING PERMIT

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

### PERMIT DETAILS

Area Permit Number: 5671/1  
File Number: 2011/006781  
Duration of Permit: 28 December 2013 to 28 December 2015

### PERMIT HOLDER

City of Albany

### LAND ON WHICH CLEARING IS TO BE DONE

Lot 7407 on Deposited Plan 27577 (Reserve 35381), Napier  
Simpson Road reserve (PIN 11196766), Napier

### AUTHORISED ACTIVITY

The Permit Holder shall not clear more than 2.98 hectares of native vegetation within the combined areas shaded yellow on attached Plan 5671/1a and 5671/1b.

### CONDITIONS

#### 1. Dieback and weed control

When undertaking any clearing or other activity authorised under this Permit, the Permit Holder must take the following steps to minimise the risk of the introduction and spread of *weeds* and *dieback*:

- (a) clean earth-moving machinery of soil and vegetation prior to entering and leaving the area to be cleared;
- (b) shall only move soils in *dry conditions*;
- (c) ensure that no *dieback* or *weed*-affected soil, *mulch*, *fill* or other material is brought into the area to be cleared; and
- (d) restrict the movement of machines and other vehicles to the limits of the areas to be cleared.

### DEFINITIONS

The following meanings are given to terms used in this Permit:

*dieback* means the effect of *Phytophthora* species on native vegetation;

*dry conditions* means when soils (not dust) do not freely adhere to rubber tyres, tracks, vehicle chassis or wheel arches;

*fill* means material used to increase the ground level, or fill a hollow;

*mulch* means the use of organic matter, wood chips or rocks to slow the movement of water across the soil surface and to reduce evaporation;

*weed/s* means any plant -

- (a) that is a declared pest under section 22 of the *Biosecurity and Agriculture Management Act 2007*; or
- (b) published in the former Department of Environment and Conservation Regional Weed Assessments, regardless of ranking; or
- (c) not indigenous to the area concerned.

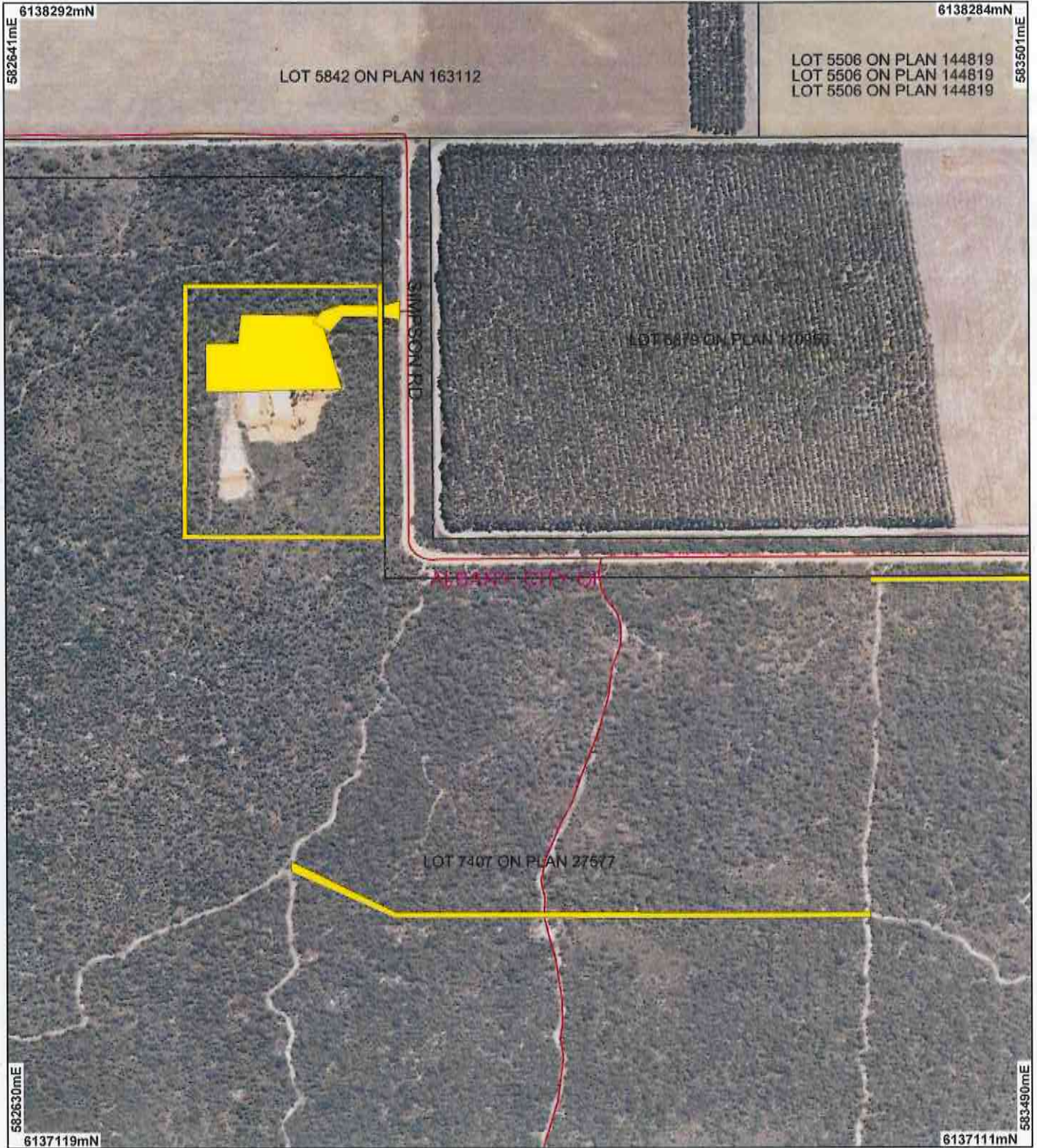
A handwritten signature in black ink, appearing to read "M Warnock", written over a horizontal line.

M Warnock  
MANAGER  
NATIVE VEGETATION CONSERVATION BRANCH

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

28 November 2013

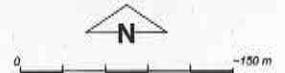
# Plan 5671/1a



## LEGEND

- Road Centrelines
- Clearing Instruments
- Areas Approved to Clear
- Cadastre
- Local Government Authorities

Mount Barker 50cm  
Orthomosaic - Landgate  
2007



Scale 1:5142  
(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 28/11/13  
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.

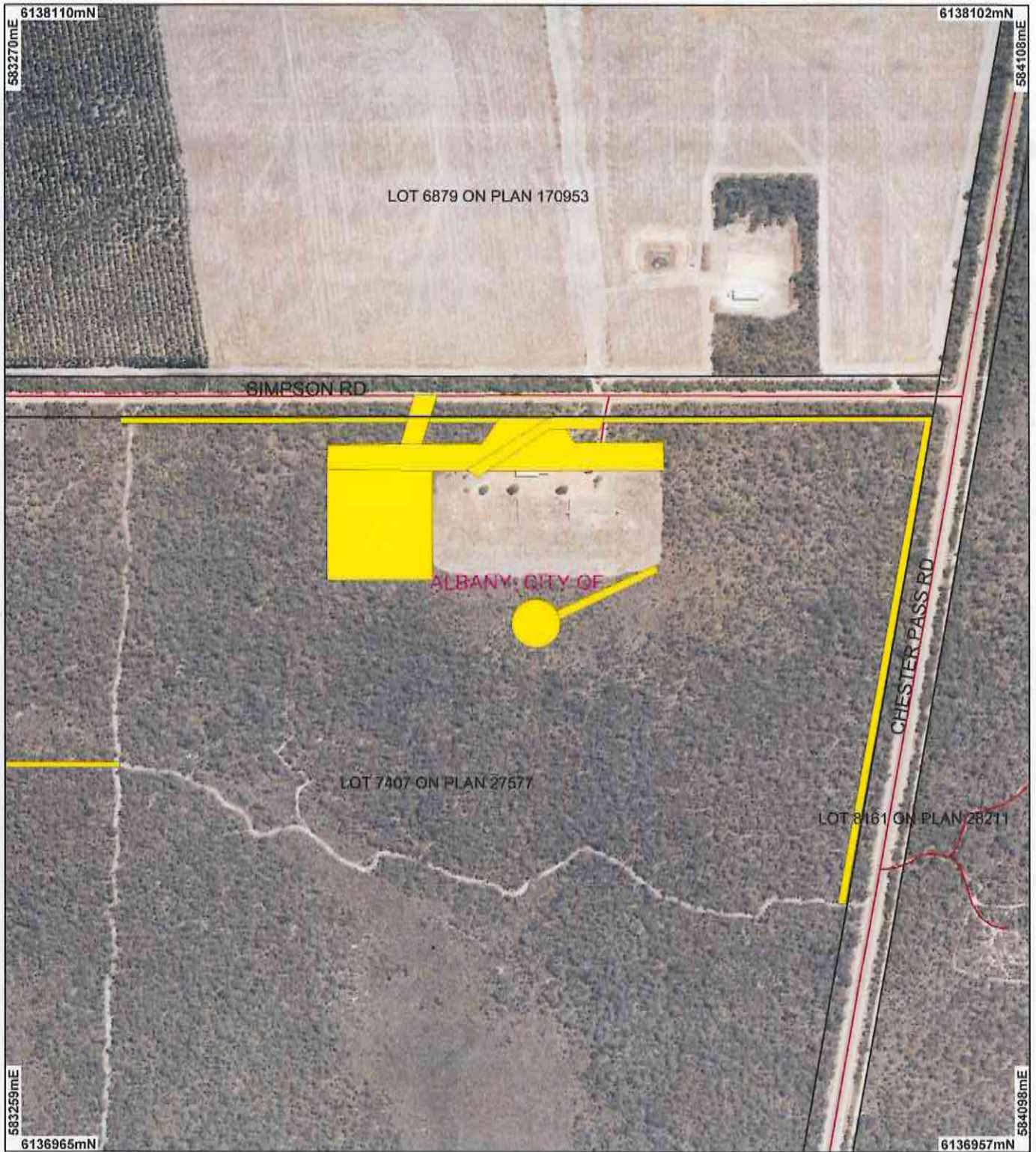


Government of Western Australia  
Department of Environment Regulation

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\* Project Data is denoted by asterisk. This data has not been quality assured. Please contact map author for details.

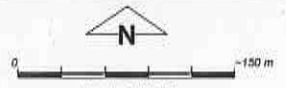
# Plan 5671/1b



## LEGEND

- Road Centrelines
- Clearing Instruments
- Areas Approved to Clear
- Cadastre
- Local Government Authorities

Mount Barker 50cm  
Orthomosaic - Landgate  
2007



Scale 1:5017  
(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 28/11/13

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.



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# Clearing Permit Decision Report

## 1. Application details

### 1.1. Permit application details

Permit application No.: 5671/1  
Permit type: Area Permit

### 1.2. Proponent details

Proponent's name: City of Albany

### 1.3. Property details

Property: LOT 7407 ON PLAN 27577 (NAPIER 6330)  
ROAD RESERVE (NAPIER 6330)  
Local Government Area: City of Albany  
Colloquial name: Simpson Rd

### 1.4. Application

Clearing Area (ha)	No. Trees	Method of Clearing	For the purpose of:
0.85		Mechanical Removal	Building or Structure
0.08		Mechanical Removal	Drainage
1.42		Mechanical Removal	Hazard reduction or fire control
0.63		Mechanical Removal	Road construction or maintenance

### 1.5. Decision on application

Decision on Permit Application: Grant  
Decision Date: 28 November 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
Mapped Beard vegetation association 978: Low forest; jarrah, Eucalyptus staeri & Allocasuarina fraseriana (Shepherd et al, 2001)	Clearing up to 2.98 hectares of native vegetation within Lot 7407 and Simpson Road reserve, for the purpose of firing ranges, fire access tracks, fence lines, building protection zones, access tracks and expanding existing soak wells.	Excellent: Vegetation structure intact; disturbance affecting individual species, weeds non-aggressive (Keighery 1994)  To  Degraded: Structure severely disturbed; regeneration to good condition requires intensive management (Keighery 1994)	The vegetation under application appears to comprise of Eucalyptus marginata, Corymbia calophylla, Allocasuarina fraseriana and Eucalyptus staeri. Banksia, Hakea and Persoonia species (Sanders, 2013).  The condition of the vegetation under applications is considered to be in a degraded to excellent (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 likely to be at variance to this Principle

The application is to clear 2.98 hectares of native vegetation approximately 10 kilometres away from Albany. The vegetation within the applied areas appears to consist of Eucalyptus marginata, Corymbia calophylla, Allocasuarina fraseriana and Eucalyptus staeri (Sanders, 2013). Banksia, Hakea and Persoonia species are also scattered throughout the applied areas. The condition of the vegetation under application ranges from degraded to excellent (Keighery, 1994).

Several priority flora species have been mapped within 10 kilometres of the areas under application. Most notably is a Priority 3 species (Thysanotus sp.) mapped within the application area. Other species within close proximity to the applied areas are Priority 3 taxa Boronia and Chorizema, Priority 4 taxa Verticordia, Banksia,

Lysinema and Pleurophascum. Additionally, rare flora species Banksia (two), Microtis and Drakaea have also been recorded within close proximity to the clearing areas. All of the priority and rare flora taxa have been mapped within similar vegetation and soil complexes as the application area.

A Targeted Conservation Flora Survey of the application area did not record any priority or rare flora within the applied area (Sandiford, 2013).

The proposed clearing is not likely to be at variance to this principle

**Methodology**    References  
- Keighery (1994)  
- Sanders (2013)  
- Sandiford (2013)  
GIS Database:  
- SAC Bio Datasets August 2013

**(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**  
Numerous fauna species of conservation significance have been recorded within 10 kilometres of the applied areas. A threatened fauna assessment of the City of Albany Bakers Junction West Reserve, which includes the areas under application, considers the area to contain significant habitat for the seven fauna species of conservation significance (Sanders, 2013).

The fauna species include three avian fauna, Calyptorhynchus banksii subsp. naso (Forest Red-tailed cockatoo), Calyptorhynchus baudinii (Baudin's cockatoo), Calyptorhynchus latirostris (Carnaby's cockatoo) and four mammal species, Setonix brachyurus (Quokka), Macropus irma (Western Brush Wallaby), Isoodon obesulus subsp. fusciventer (Quenda), Pseudocheirus occidentalis (Western Ringtail Possum).

The survey identified that Bakers Junction West Reserve comprises of approximately 259 hectares of native vegetation, all of which is considered to be suitable habitat for the three black-cockatoo and four mammal species. Adjoining the reserve is Bakers Junctions Nature Reserve and approximately five kilometres east of the applied areas is Millbrook Nature Reserve. Bakers Junctions and Millbrook Nature Reserves have a combined area of approximately 2570 hectares of native vegetation remaining. The vegetation remaining within the nature reserves is considered to be suitable habitat for the above mentioned fauna species.

Considering the size of the clearing in relation to the remaining suitable habitat within close proximity to the applied areas, it is unlikely that the proposal will impact of fauna habitat of significance in the local area.

The application is not likely to be at variance to this principle.

**Methodology**    References  
- DEC (2007-)  
- Sanders (2013)

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

**Comments**        **Proposal is not likely to be at variance to this Principle**  
Within 10 kilometres of the area under application several rare flora species have been recorded. Of the recorded rare flora species four have been mapped on the same vegetation and soil type as recorded within the applied area. The four species are as followed;

Banksia sp. inhabits areas of open scrub over heath of low open woodland. It grows within a variety of soils, including shallow sand over laterite, sandy loam over granite and shallow sand over schist on slight rises, gullies and mountain tops (Brown et al, 1998)

Banksia sp. is found over laterite, in areas of low, open sheoak (Allocasuarina) and jarrah (Eucalyptus marginata) woodland over Agonis heath (Brown et al, 1998)

Microtis sp. occurs in peaty soils in seasonally wet swamps (Brown et al, 1998)

Drakaea sp. inhabits infertile grey sands in common Sheoak (Allocasuarina fraseriana) and jarrah (Eucalyptus marginata) woodland or forest (Brown et al, 1998).

A Targeted Conservation Flora Survey of the application area did not record any priority or rare flora within the applied area (Sandiford, 2013).

The proposed clearing is not likely to be at variance to this principle

**Methodology**    References

**Methodology** References  
 - Brown et al (1998)  
 - Northcote (1960-68)  
 - Sanders (2013)  
 - Sandiford (2013)  
 GIS Database:  
 - SAC Bio Datasets August 2013

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

**Comments** **Proposal is not likely to be at variance to this Principle**  
 There have been no threatened ecological communities mapped within 10 kilometres of the areas under application.

The application is not likely to be at variance to this principle.

**Methodology** GIS Database:  
 - SAC Bio Datasets August 2013

**(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 not likely to be at variance to this Principle**  
 The vegetation within the applied area is represented by Beard Vegetation Association 978 of which there is 38 percent of its pre-European extent remaining (Government of Western Australia, 2013). The national objectives and targets for biodiversity conservation in Australia has a target to prevent clearance of ecological communities with an extent below 30 percent of that present pre-1750, below which species loss appears to accelerate exponentially at an ecosystem level (Commonwealth of Australia, 2001). The mapped vegetation association is above the recommended 30 percent threshold level.

Approximately 35 percent of pre-European vegetation remains within 10 kilometres of the area under application, this includes approximately 2829 hectares within five kilometres of the areas under application. The vegetation under application does not occur within an extensively cleared landscape nor does the vegetation act as a corridor to facilitate fauna movement between areas of vegetation.

The vegetation is not significant as a remnant therefore the application is not likely to be at variance to this principle.

	Pre-European (ha)	Current Extent Remaining (ha)	Remaining (%)	Extent in DPaW Managed Lands (%)
IBRA Bioregion Jarrah Forest	4,506,660	2,459,298	54	68
Shire City of Albany	431,370	166,839	38	24
Beard Vegetation Association in Bioregion 978	53,016	20,371	38	24

**Methodology** References  
 Commonwealth of Australia (2001)  
 Government of western Australia (2013)  
 GIS Databases:  
 - Interim Biogeographic Regionalisation of Australia  
 - Pre European Vegetation

**(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 at variance to this Principle**  
 Approximately 50 percent of the area under application occurs within a Southern Coast Significant Wetland referred to as Johnston Creek. The wetland is mapped as covering a total area of 762 hectares.

However, given the size of the proposed clearing within the wetland (approximately 1.49 hectares) in the context of the size of the wetland, the clearing as proposed is unlikely to have any significant impacts to the wetland.

The application is at variance to this principle.

**Methodology** GIS Database:  
- Hydrography, linear  
- Wetlands, Southern Coast

**(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**  
The soil within the applied areas consists of soils of leached sands which occur on upland areas where they have developed in the A horizons of soils where these are deep, or on sand deposits overlying boulder laterite and on slopes and in depressions where the soils, some of which have peaty surfaces, dominate (Northcote et al 1960 - 1968).  
  
Sandy soils are prone to wind erosion, however given that most of the clearing is of a linear nature and a large amount of vegetation will remain within the property of the applied area, it is not likely that wind erosion causing appreciable land degradation will occur.  
  
Leached sands are highly permeable, and given the moderate average rainfall and topography on site it is not likely that the proposed clearing will result in water erosion.  
  
The application is not likely to be at variance to this principle.

**Methodology** References  
- Northcote et al (1960-1968)

**(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 may be at variance to this Principle**  
The application is approximately 50 metres away from the Bakers Junctions Nature Reserve. The proposed clearing may indirectly impact on the nature reserve through the spread of weeds and dieback.  
  
Weed and dieback management practices will assist in mitigating impacts to the nature reserve from the clearing. The application may be at variance to this principle.

**Methodology** GIS database  
- DEC Tenure

**(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 likely to be at variance to this Principle**  
Approximately 50 percent of the areas under application occur within Southern Coast Significant Wetland referred to as Johnston Creek.  
  
The proposed clearing within the wetland may cause some short term localised surface water sedimentation that may impact upon the water quality within the wetland. However, these effects are likely to be short term and minimal.  
  
Given the above, the application is not likely to be at variance to this clearing principle.

**Methodology** GIS Database:  
- Hydrography, linear  
- Wetlands, Southern Coast

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

**Comments** **Proposal is not likely to be at variance to this Principle**  
Approximately 50 percent of the areas under application occur within Southern Coast Significant Wetland referred to as Johnston Creek. The wetland comprises of a total area of 762 hectares.  
  
Considering the relatively small size clearing within the 762 hectare wetland, the proposed clearing it is unlikely to cause or exacerbate the incidence or intensity of flooding.  
  
The proposal is not likely to be at variance to this principle.

**Methodology** GIS Database:  
- Hydrography, linear  
- Wetlands, Southern Coast

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

### Comments

The area under application is subject to two Native Title claims. Both the claimants and their representing bodies have been notified of the application.

A preliminary assessment report and letter was sent to the applicant on 26 September 2013, requesting a flora survey targeting priority and rare flora species that are known to occur within the local area. This was a precautionary measure to determine if the proposed clearing will impact on the priority and rare flora species. The applicant has provided a copy of a Targeted Conservation Flora Survey (Sandiford, 2013) via email on 12 November 2013. The survey identified no priority or rare flora species within the areas under application. The survey has addressed the concerns raised within the preliminary assessment report.

### Methodology

#### References

- Sandiford (2013)

## 4. References

- Brown A., Thomson-Dans C. and Marchant N.(1998). Western Australia's Threatened Flora, Department of Conservation and Land Management, Western Australia.
- Commonwealth of Australia (2001) National Objectives and Targets for Biodiversity Conservation 2001-2005, Canberra.
- Government of Western Australia (2013). 2012 Statewide Vegetation Statistics incorporating the CAR Reserve Analysis (Full Report). Current as of October 2012. WA Department of Environment and Conservation, Perth.
- 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.
- Sanders, A (2013) A threatened fauna assessment of the City of Albany Bakers Junction West Reserve. Additional information within Clearing Permit Application CPS 5671/1 (DER Ref:A644403)
- Sandiford, E.M (2013) Targeted Conservation Flora Survey of parts of City of Albany Reserve 35381, Bakers Junction. Additional information received for Clearing Permit Application CPS 5671/1 (DER Ref:A644403)
- 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)