



CLEARING PERMIT

Granted under section 51E of the Environmental Protection Act 1986

PERMIT DETAILS

Area Permit Number: 6285/1

File Number: DER2014/001121-1

Duration of Permit: From 20 December 2014 to 20 December 2016

PERMIT HOLDER

Citycrest Pty Ltd

LAND ON WHICH CLEARING IS TO BE DONE

Lot 281 on Deposited Plan 45092, Nannup

AUTHORISED ACTIVITY

The Permit Holder shall not clear more than 4.8 hectares of native vegetation within the area hatched yellow on attached Plan 6285/1.

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) ensure that no *dieback* or *weed*-affected soil, *mulch*, *fill* or other material is brought into the area to be cleared;
- (c) restrict the movement of machines and other vehicles to the limits of the areas to be cleared; and
- (d) only move soils in *dry conditions*.

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 a Department of Parks and Wildlife Regional Weed Rankings Summary, regardless of ranking; or
- (c) not indigenous to the area concerned.

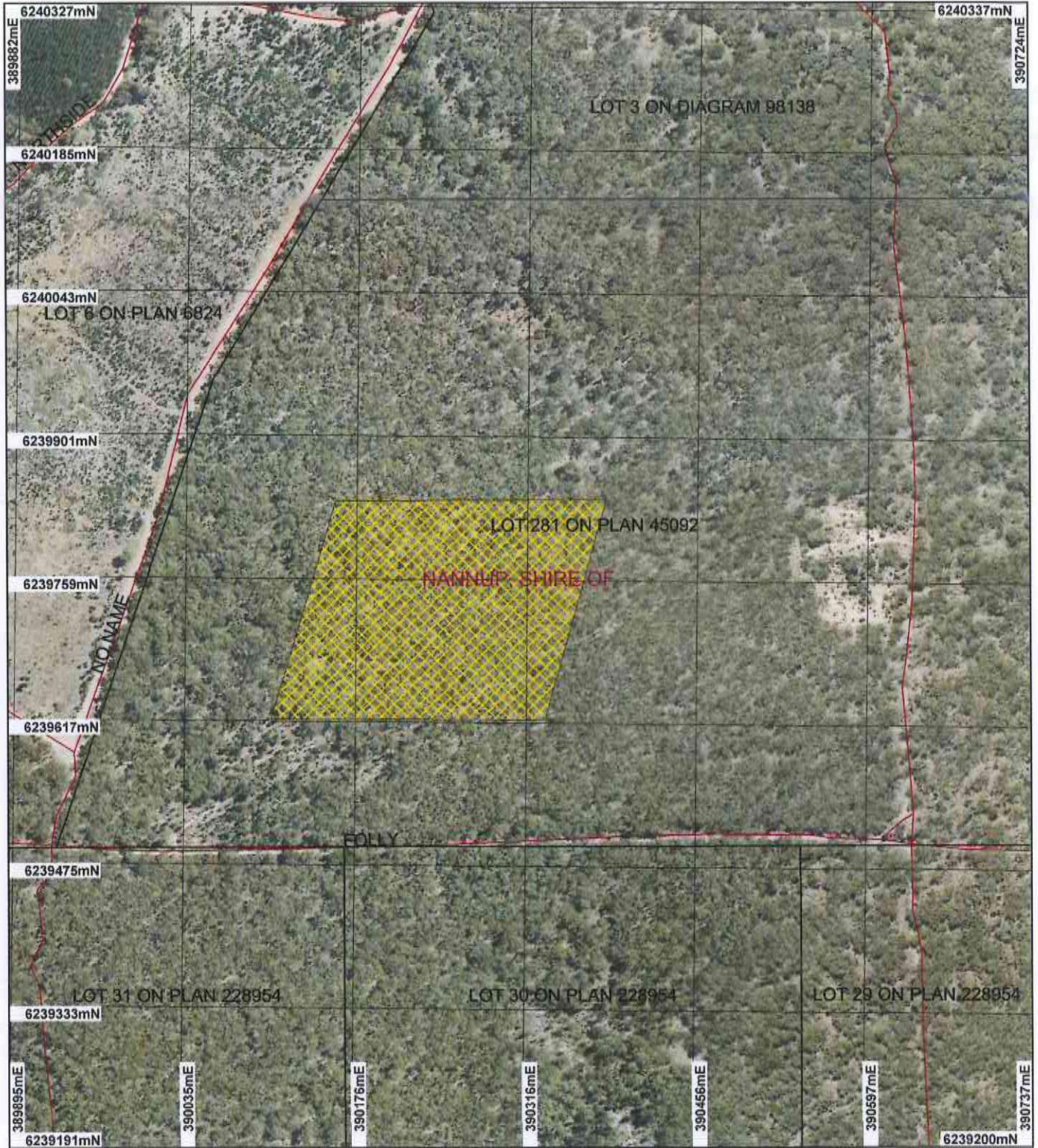


M Warnock
SENIOR MANAGER
CLEARING REGULATION

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

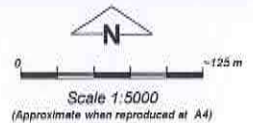
20 November 2014

Plan 6285/1



LEGEND

- Road Centrelines
- Cadastre
- Local Government Authorities
- Clearing Instruments
- Areas Approved to Clear
- Donnybrook 50cm Orthomosaic - Landgate 2004



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 *20/1/14*
 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.



1. Application details

1.1. Permit application details

Permit application No.: 6285/1
Permit type: Area Permit

1.2. Proponent details

Proponent's name: Citycrest Pty Ltd

1.3. Property details

Property: LOT 281 ON PLAN 45092 (NANNUP 6275)
Local Government Area: Shire of Nannup

1.4. Application

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

1.5. Decision on application

Decision on Permit Application: Grant
Decision Date: 20 November 2014

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 3 which is described as medium forest; jarrah-marri (Shepherd et al, 2001). Hedde vegetation complex Balingup Complex described as open forest of Eucalyptus marginata subsp. marginata - Corymbia calophylla on slopes and woodland of Eucalyptus rudis on the valley floor in the humid zone (Hedde et al, 1980). Mattiske vegetation complex BE1 described as Tall open forest of Corymbia calophylla-Eucalyptus marginata subsp. marginata on uplands in perhumid and humid zones (Mattiske and Havel, 1998).	To clear 4.85 hectares of native vegetation within Lot 281 on Deposited Plan 45092, Nannup, for dwelling construction, fencing, farm materials, vehicle and walking tracks, pasture and grazing.	Good: Structure significantly altered by multiple disturbance; retains basic structure/ability to regenerate (Keighery 1994)	The condition of the vegetation under application was determined via a Department of Environment Regulation site inspection (DER, 2014) undertaken 29 October 2014.

3. Assessment of application against clearing principles

Comments The application is to clear 4.85 hectares of native vegetation within Lot 281 on Deposited Plan 45092, Nannup, for dwelling construction, fencing, farm materials, vehicle and walking tracks and pasture and grazing.

The local area (10 kilometre radius) surrounding the application area retains approximately 70 percent native vegetation. All mapped vegetation associations retain above the recommended 30 percent (Government of Western Australia, 2013).

A site inspection of the application area (DER, 2014) described the vegetation under application as an open Eucalyptus marginata, Corymbia calophylla forest with Pinus pinaster and Banksia grandis over Xanthorrhoea preissii and Pteridium esculentum in a good (Keighery, 1994) condition. No trees of an age and size as to contain hollows were observed within the application area.

Given the amount of vegetation within the local area and as no hollows were identified (DER, 2014), the application area is not likely to contain significant fauna habitat.

Given the mapped and observed (DER, 2014) soil and vegetation type, the application area is not likely to contain rare or priority flora, a threatened or priority ecological community or high biodiversity (DER, 2014; DPaW, 2014).

As the application area will remain surrounded by native vegetation, it is not likely to impact on conservation reserves or cause appreciable land degradation (Commissioner of Soil and Land Conservation, 2014). No watercourses have been identified within the application area.

Given the above, the application is not likely to be at variance to the clearing principles. Implementing weed and dieback management measures will limit the impact of the clearing on adjoining vegetation.

Methodology References:
Commissioner of Soil and Land Conservation (2014)
DER (2014)
DPaW (2014)
Government of Western Australia (2013)
Keighery (1994)

GIS Datasets:
- SacBiodataSets - accessed November 2014
- Hydrography linear

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

Comments The Shire of Nannup (2014) has no objections to the application. The application area is zoned "Agriculture" under the town planning scheme zone. The council considered a Planning Application for the site during its meeting on 23 October 2014 and supported the proposed development (Shire of Nannup, 2014).

No aboriginal sites of significance have been mapped within the application area.

No submissions from the public have been received in relation to this application.

Methodology References:
Shire of Nannup (2014)

4. References

- Commissioner of Soil and Land Conservation (2014) Land Degradation advice received in relation to clearing permit application CPS 6285/1. Lot 281 on Deposited Plan 45092, Nannup. Received 30 October 2014 (DER ref: A825378).
- DER (2014) Site Inspection Report for Clearing Permit Application CPS 6134/1. CPS 6285/1. Lot 281 on Deposited Plan 45092, Nannup. Site inspection undertaken 29 10 2014. Department of Environment Regulation, Western Australia (DER Ref: A831557).
- DPaW (2014) Regional and Species and Communities advice received in relation to clearing permit application CPS 6285/1. Lot 281 on Deposited Plan 45092, Nannup. Received 28 October 2014 (DER ref: A823688).
- 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.
- Hedde, 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.
- Mattiske, E.M. and Havel, J.J. (1998) Vegetation Complexes of the South-west Forest Region of Western Australia. Maps and report prepared as part of the Regional Forest Agreement, Western Australia for the Department of Conservation and Land Management and Environment 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.
- Shire of Nannup (2014) Advice received in relation to clearing permit application CPS 6285/1. Lot 281 on Deposited Plan 45092, Nannup (DER Ref: A823770).