



CLEARING PERMIT

Granted under section 51E of the Environmental Protection Act 1986

Purpose Permit number:	CPS 6504/2
Permit Holder:	Northern Corridor Developments Ltd
Duration of Permit:	18 July 2015 – 18 July 2019

The Permit Holder is authorised to clear native vegetation subject to the following conditions of this Permit.

1. Purpose for which clearing may be done

Clearing for the purpose of earthworks for road construction.

2. Land on which clearing is to be done

Lot 9502 on Deposited Plan 400279, Alkimos.

3. Area of Clearing

The Permit Holder must not clear more than 0.66 hectares of native vegetation within the area cross hatched yellow on attached Plan 6504/2.

4. Application

This Permit allows the Permit Holder to authorise persons, including employees, contractors and agents of the Permit Holder, to clear native vegetation for the purposes of this Permit subject to compliance with the conditions of this Permit and approval from the Permit Holder.

Simon Weighell
A/MANAGER
CLEARING REGULATION

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

23 June 2017

Plan 6504/2

31.617892°S

31.617892°S

115.693354°E

115.703353°E




31.624575°S

31.624575°S

115.693354°E

115.703353°E

Legend

-  Cadastre
-  Roads
-  Imagery
-  Clearing Instruments Activities
-  Local Government Authority



1:3,000

(Approximate when reproduced at A4)
GDA 94 (Lat/Long)
Geocentric Datum of Australia 1994

S. Weighell
SIMON WEIGHELL Date *23/6/17*

Officer with delegated authority under Section 20 of the Environmental Protection Act 1986



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1. Application details

1.1. Permit application details

Permit application No.: 6504/2
Permit type: Purpose Permit

1.2. Applicant details

Applicant's name: Northern Corridor Developments Ltd

1.3. Property details

Property: LOT 9502 ON PLAN 400279, ALKIMOS
Local Government Authority: WANNEROO, CITY OF
DER Region: Greater Swan
DPaW District: SWAN COASTAL
Localities: ALKIMOS

1.4. Application

Clearing Area (ha)	No. Trees	Method of Clearing	For the purpose of:
0.66		Mechanical Removal	Road construction or upgrades

1.5. Decision on application

Decision on Permit Application: Granted
Decision Date: 23 June 2017
Reasons for Decision: The clearing permit application has been assessed against the clearing principles, planning instruments and other matters in accordance with s 51O of the *Environmental Protection Act 1986*, and it has been concluded that the proposed clearing is at variance to principle (b), may be at variance to principles (a) and (d), and is not likely to be at variance to the remaining clearing principles.

The delegated officer determined that the proposed clearing will result in the loss of vegetation containing Carnaby's cockatoo (*Calyptorhynchus latirostris*) foraging habitat that is also potentially consistent with the threatened ecological community Banksia Woodlands of the Swan Coastal Plain. It was noted that the application area is already subject to offset requirements under the Commonwealth *Environment Protection and Biodiversity Conservation Act 1999*. No other significant environmental impacts were considered likely.

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 application area is mapped as: Beard Vegetation Association 949 which is described as low woodland; banksia (Shepherd et al. 2001). Hedde Vegetation Complex Cottesloe Central and South which is described as a mosaic of woodland of <i>Eucalyptus gomphocephala</i> (Tuart) and open forest of <i>Eucalyptus gomphocephala</i> (Tuart) - <i>Eucalyptus marginata</i> (Jarrah) - <i>Corymbia calophylla</i> (Marri); closed heath on the Limestone outcrops (Hedde et al. 1980). Hedde Vegetation Complex Quindalup which is described as 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 <i>Melaleuca lanceolata</i> (Rottnest Teatree) - <i>Callitris preissii</i> (Rottnest Island Pine) and the closed scrub of <i>Acacia rostellifera</i>	Clearing of 0.66 hectares of native vegetation within Lot 9502 on Deposited Plan 400279, Alkimos, for the purpose of earthworks for road construction.	Degraded; Structure severely disturbed; regeneration to good condition requires intensive management (Keighery 1994). To Very Good; Vegetation structure altered; obvious signs of disturbance (Keighery 1994).	Vegetation condition mapping has been completed for the application area. The majority of the original 0.24 hectare application area was mapped as degraded and the additional 0.42 hectare application area was mapped as very good (Coterra Environment 2017).

(Summer-scented Wattle) and the low closed *Agonis flexuosa* (Peppermint) forest of Geographe Bay (Hedde et al. 1980).

Supporting information provided by the applicant indicates that the additional 0.42 hectare application area has been described as *Eucalyptus tottiana*, *Banksia attenuata*, *B. menziesii* low open woodland. The original 0.24 hectare application area for CPS 6504/1 has been described as a combination of the same vegetation type and *Melaleuca systema*, *Lomandra maritima* low open heath (Coterra Environment 2017).

3. Assessment of application against clearing principles

Comments This amendment has been made to extend the duration of Clearing Permit CPS 6504/1 to 18 July 2019 and to allow for the clearing of an additional 0.42 hectares of native vegetation (0.66 hectares total) within Lot 9502 on Deposited Plan 400279, Alkimos.

The additional application area contains Carnaby's cockatoo (*Calyptorhynchus latirostris*) foraging habitat. The entire 0.66 hectare application area forms part of Lendlease Corporation Limited's Alkimos city centre and central development area that has already been assessed and approved under the Commonwealth *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act) in relation to impacts to Carnaby's cockatoo (Department of the Environment and Energy 2017). Condition 4 of EPBC2015/7561 requires the loss of up to 257 hectares of Carnaby's cockatoo habitat to be offset by:

- the acquisition of at least 1138 hectares of Carnaby's cockatoo habitat in the vicinity of Gingin; and
- provision of \$50,000 to the Kaarakin Black Cockatoo Conservation Centre.

Lot 403 on Deposited Plan 74528, Red Gully Road, Mindarra is 1267 hectares in size and contains Carnaby's cockatoo foraging habitat. 1138 hectares of Lot 403 was purchased as the offset for EPBC2015/7561 and is now owned and managed by the Department of Parks and Wildlife for conservation. Given this, the proposed clearing of Carnaby's cockatoo foraging habitat under CPS 6504/2 has already been offset.

The threatened ecological community (TEC) Banksia Woodlands of the Swan Coastal Plain listed under the EPBC Act may be present in the application area. The listing of this TEC occurred under the EPBC Act in September 2016, after the decision to grant CPS 6504/1 (June 2015). Approximately one third of Lot 403 Red Gully Road is mapped as the same Beard vegetation association as the application area (vegetation association 949 described as "low woodland; banksia"). Therefore if the TEC is present within the additional 0.42 hectare application area, it is expected that similar vegetation has already been acquired for conservation as an offset.

The assessment against the clearing principles has found that the proposed clearing is at variance to principle (b) and may be at variance to principles (a) and (d). The assessment against all other clearing principles has not changed and can be found in Clearing Permit Decision Report CPS 6504/1.

Planning instruments and other relevant matters.

Comments The application to amend was advertised for public comment on the Department of Environment Regulation's website on 29 March 2017 and 26 April 2017. No comments were received.

The City of Wanneroo has granted development approval for the proposed earthworks (City of Wanneroo 2017).

4. References

- City of Wanneroo (2017) Planning Approval DA2017/123 (DER ref: A1453627).
- Coterra Environment (2017) Amended Clearing Application Supplementary Report. Unpublished report prepared for Northern Corridor Developments Ltd, Revision 0, January 2017 (DER ref: A1380780).
- Department of the Environment and Energy (2017) Approval EPBC 2015/7561 – Alkimos city centre and central development, Alkimos, Western Australia (DER ref: A1453991).
- 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.
- Shepherd, D.P., Beeston, G.R. and Hopkins, A.J.M. (2001) Native Vegetation in Western Australia, Extent, Type and Status. Resource Management Technical Report 249. Department of Agriculture, Western Australia.