



CLEARING PERMIT

Granted under section 51E of the Environmental Protection Act 1986

Purpose Permit number:	CPS 6543/1
Permit Holder:	City of Wanneroo
Duration of Permit:	4 July 2015 to 4 July 2017

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

PART I—CLEARING AUTHORISED

1. Purpose for which clearing may be done

Clearing for the purpose of replacing a beach access facility.

2. Land on which clearing is to be done

Lot 503 on Deposited Plan 70083, Yanchep

3. Area of Clearing

The Permit Holder must not clear more than 0.024 hectares of native vegetation within the area hatched yellow on attached Plan 6543/1.

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.

5. Type of clearing authorised

This Permit authorises the Permit Holder to clear native vegetation for the activities described in condition 1 of this Permit to the extent that the Permit Holder has the power to carry out works involving clearing for those activities under the *Local Government Act 1995* or any other written law.

PART II—MANAGEMENT CONDITIONS

6. Avoid, minimise etc clearing

In determining the amount of native vegetation to be cleared authorised under this Permit, the Permit Holder must have regard to the following principles, set out in order of preference:

- (a) avoid the clearing of native vegetation;
- (b) minimise the amount of native vegetation to be cleared; and
- (c) reduce the impact of clearing on any environmental value.

7. 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; and
- (c) 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;

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; and

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*

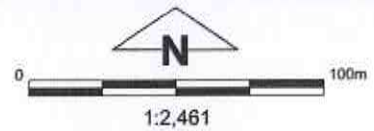
4 June 2015

Plan 6543/1



Legend

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



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

M Warnock Date 4/6/15
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





1. Application details

1.1. Permit application details

Permit application No.: 6543/1
Permit type: Purpose Permit

1.2. Proponent details

Proponent's name: City of Wanneroo

1.3. Property details

Property: LOT 503 ON PLAN 70083, YANCHEP
Local Government: WANNEROO, CITY OF
Authority:
DER Region: Greater Swan
DPaW District: SWAN COASTAL
Localities: YANCHEP

1.4. Application

Clearing Area (ha)	No. Trees	Method of Clearing	For the purpose of:
0.02444		Mechanical Removal	Recreation

1.5. Decision on application

Decision on Permit Application: Grant
Decision Date: 4 June 2015

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
Hedde Quindalup vegetation complex 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> (Summer-scented Wattle) (Hedde et al, 1980).	The proposed clearing of 0.024 hectares of native vegetation within Lot 503 on Plan 70083 – Reserve 12439, Yanchep, for the purpose of replacing a beach access facility.	Good; Structure significantly altered by multiple disturbance; retains basic structure/ability to regenerate (Keighery, 1994). To Degraded: Structure severely disturbed; regeneration to good condition requires intensive management (Keighery 1994)	The condition of the vegetation under application was determined by photographs provided by the applicant. The proposed clearing contains species including; <i>Olearia axillaris</i> , <i>Scaevola crassifolia</i> , <i>Myoporum insulare</i> , <i>Spinifex longifolius</i> and <i>Leucophyta brownii</i> (City of Wanneroo, 2015).

3. Assessment of application against clearing principles

Comments The application is to clear 0.024 hectares of native vegetation within Lot 503 on Plan 70083 – Reserve 12439, Yanchepp, for the purpose of upgrading an existing beach access facility within Newman Park Reserve. The applicant has advised that stabilisation works and planting of native coastal species will commence following project completion to any disturbed areas during the removal of the existing structure and the installation of a suspended staircase.

The condition of the vegetation proposed to be cleared was determined by photographs provided by the applicant, and is considered to be degraded to good (Keighery, 1994).

Numerous records of priority flora species have been recorded within the local area (10 kilometre radius), with the closest being a priority 2 species located approximately one kilometre west of the application area. The population nearest to the application area was recorded growing within areas of coastal rocks and limestone (Western Australian Herbarium, 1998-), which is not present within the application area.

The vegetation proposed to be cleared is not likely to comprise of significant habitat for fauna indigenous to Western Australia given the small size of the application area (0.024 hectares) and the disturbance that has already occurred at the site from the existing beach access structure.

The closest record of rare flora is located approximately 785 metres east of the proposed clearing area. This species commonly occurs in shallow sand on limestone ridges and slopes, where it emerges in heath, thicket of parrotbush and chenille honey-myrtle (Brown et al, 1998). It is unlikely that this species would be present given the different soil and vegetation type within the application area.

The closest Threatened Ecological Community (TEC) to the application area is located approximately five kilometres north east of the application area and is described as "Melaleuca huegelii – Melaleuca acerosa, listed as 'endangered'. Given the distance to the closest TEC it is unlikely the vegetation proposed to be cleared is necessary for the maintenance of this TEC.

The vegetation under application is mapped as Heddle Quindalup Vegetation Complex of which there is approximately 63 per cent of its pre-European extent remaining within the Swan Coastal Plain (Parks and Wildlife, 2015). The national objectives and targets for biodiversity conservation in Australia has a target to prevent clearance of ecological communities with an extent below 30 per cent of that present pre-1750, below which species loss appears to accelerate exponentially at an ecosystem level (Commonwealth of Australia 2001). Within constrained areas (areas of urban development in cities and major towns) on the Swan Coastal Plain, the threshold for representation of the pre-clearing extent of a particular native vegetation complex is 10 per cent (EPA, 2006). The area under application is classified as a constrained area. Given Heddle Quindalup Vegetation Complex is above the recommended 10 per cent threshold for constrained areas, the 0.024 hectares that is the subject of this application is not considered to represent a significant remnant of native vegetation in an area that has been extensively cleared.

The application area is approximately 4.8 kilometres from the nearest water body and therefore is not likely to contain riparian vegetation.

The proposed clearing on sandy soil will increase the risk of wind erosion, however given the limited size of the clearing and the applicant's commitment to stabilise disturbed areas with coir mesh matting following the completion of works (City of Wanneroo, 2015) the risk of appreciable land degradation is unlikely.

Given the small size of the application area, it is unlikely that the proposed clearing will cause or exacerbate flooding, or impact upon water quality.

The vegetation under application forms part of Bush Forever site 397 and is known as 'Coastal strip from Wilbinga to Mindarie'. The disturbance caused by the proposed clearing, will increase the risk of weeds and dieback spreading into Bush Forever site 397. Weed and dieback management practices will assist in mitigating this risk. The applicant has advised that disturbed areas will be planted with native coastal species at the commencement of the subsequent winter (City of Wanneroo, 2015). The revegetation of disturbed areas will minimise any permanent impacts to Bush Forever site 397.

The assessment of the proposed clearing identified that the clearing may be at variance to principle (h) and is not likely to be at variance to the remaining clearing principles.

Methodology

References

- Brown et al (1998)
- Keighery (1994)
- Western Australian Herbarium (1998 -)
- Parks and Wildlife (2015)
- City of Wanneroo (2015)
- EPA (2006)
- Commonwealth of Australia (2001)

GIS Databases

- DPaW tenure

- Hydrography, linear DOW
- NWLRA, Extent of Native Vegetation
- Pre-European vegetation
- SAC Biodatasets - accessed May 2015
- Soils, statewide
- Bushforever

Planning instruments and other relevant matters.

Comments The application is for the proposed clearing of 0.024 hectares of native vegetation within Lot 503 on Plan 70083 – Reserve 12439, Yanchep, for the purpose of upgrading an existing beach access facility within Newman Park Reserve.

The Department of Planning (DoP) has advised that the application area is reserved as Parks and Recreation under the Metropolitan Region Scheme and has the Bush Forever implementation category of Bush Forever (existing or proposed) (Department of Planning, 2015). State Planning Policy 2.8 – Bushland Policy for the Perth Metropolitan Region, section 5.1.2.1 outlines specific policy measures for Bush Forever reserves, namely that there is a general presumption against the clearing of regionally significant bushland. Part (i)(e) provides for an exception where the proposal is consistent with the overall purpose... or can be reasonably justified with regard to wider environmental, social, economic or recreation needs... and reasonable offset strategies are secured to offset any loss of regionally significant bushland, where appropriate and practicable (Department of Planning, 2015). In line with this, the DoP has recommended that mitigation measures for the clearing within a Bush Forever site be considered. In order to mitigate the impacts to this Bush Forever site, the applicant endeavours to limit the amount of clearing under the project, and stabilise the disturbed areas with coir mesh matting and plant with native coastal species following project completion.

The area under application is covered by an area mapped as an Aboriginal Site of Significance known as 'Yanchep Beach-Mythological'. The applicant should contact the Department of Aboriginal Affairs to discuss their obligations under the Aboriginal Heritage Act 1972.

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

Methodology References:
 - Department of Planning (2015)

GIS Database:
 - Aboriginal Sites of Significance

4. References

- Brown A., Thomson-Dans C. and Marchant N.(1998). Western Australia's Threatened Flora, Department of Conservation and Land Management, Western Australia.
- City of Wanneroo (2015) Supporting documentation for Clearing Permit Application CPS 6543/1 (DER Ref: A894309).
- Commonwealth of Australia (2001) National Objectives and Targets for Biodiversity Conservation 2001-2005, Canberra.
- Department of Planning (2015) Advice for Clearing Permit Application CPS 6543/1 (DER Ref: A913057).
- EPA (2006) Guidance for the Assessment of Environmental Factors - Level of Assessment for Proposals Affecting Natural Areas Within the System 6 Region and Swan Coastal Plain Portion of the System 1 Region. Guidance Statement No 10. Environmental Protection Authority, Western Australia.
- 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.
- Parks and Wildlife (2015) 2015 South West Forest and Swan Coastal Plain Vegetation Complex Statistics: a report prepared for the Department of Environment Regulation. Current as of March 2015. Department of Parks and Wildlife, Perth, Western Australia.
- Western Australian Herbarium (1998-) FloraBase - The Western Australian Flora. Department of Parks and Wildlife. <http://florabase.dpaw.wa.gov.au/> (Accessed 29/05/2015).