



## CLEARING PERMIT

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

<b>Purpose Permit number:</b>	CPS 6796/1
<b>Permit Holder:</b>	Mr Robert Campbell McIntyre Mrs Daphne Claire McIntyre
<b>Duration of Permit:</b>	5 March 2016 to 5 March 2018

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 constructing a house.

**2. Land on which clearing is to be done**

Lot 34 on Deposited Plan 228471, Herron.

**3. Area of Clearing**

The Permit Holder must not clear more than 16 native trees within the area hatched yellow on attached Plan 6796/1.

**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.

James Widenbar  
MANAGER  
CLEARING REGULATION

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

4 February 2016



# Plan 6796/1



## Legend

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



1:1,250

(Approximate when reproduced at A4)

GDA 94 (Lat/Long)

Geocentric Datum of Australia 1994

Date 4/2/2016  
James Widenbar

Date 4/2/2016

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



GOVERNMENT OF  
WESTERN AUSTRALIA  
WA Crown Copyright 2016





## 1. Application details

### 1.1. Permit application details

Permit application No.: 6796/1  
Permit type: Purpose Permit

### 1.2. Applicant details

Applicant's name: Mr Robert Campbell McIntyre  
Mrs Daphne McIntyre

### 1.3. Property details

Property: LOT 34 ON DEPOSITED PLAN 228471, HERRON  
Local Government Authority: MANDURAH, CITY OF  
DER Region: GREATER SWAN  
DPaW District: SWAN COASTAL  
Localities: HERRON

### 1.4. Application

Clearing Area (ha)	No. Trees	Method of Clearing	For the purpose of:
	16	Cutting	Building or structure

### 1.5. Decision on application

Decision on Permit Application: Granted  
Decision Date: 04 February 2016  
Reasons for Decision: The clearing application has been assessed against the clearing principles, planning instruments and other matters in accordance with s51O of the *Environmental Protection Act 1986*, and has concluded that the proposed clearing is at variance to Principle (f) and is not likely to be at variance to any of the remaining clearing principles.

Through assessment it has been determined that the clearing of a relatively small, degraded (Keighery 1994) area with no understorey is unlikely to have any significant environmental impacts. The City of Mandurah has granted planning development approval for the construction of a house within the application area. These factors were taken into consideration in the decision to grant a clearing permit.

State policies and other relevant policies have also been taken into consideration in the decision to grant a clearing permit.

## 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 6 is described as medium woodland; tuart and jarrah (Shepherd et al. 2001).	The clearing of 16 native trees within Lot 34 on Deposited Plan 228471, Herron, for the purpose of constructing a house.	Degraded; Structure severely disturbed; regeneration to good condition requires intensive management (Keighery 1994).	The condition and description of the vegetation was determined through photos provided by the applicant (McIntyre 2015).
Mapped Heddle vegetation complex Karrakatta Complex – Central and South is described as predominantly open forest of <i>Eucalyptus gomphocephala</i> (Tuart) - <i>Eucalyptus marginata</i> (Jarrah) - <i>Corymbia calophylla</i> (Marri) and woodland of <i>Eucalyptus marginata</i> (Jarrah) - <i>Banksia</i> species (Heddle et al. 1980).			

## 3. Assessment of application against clearing principles

**Comments** The application to clear up to 16 *Melaleuca raphiophylla* for the purpose of constructing a house is unlikely to have any significant environmental impacts. The vegetation is considered to be in a degraded (Keighery 1994) condition.

Given the degraded (Keighery 1994) condition of the vegetation, lack of understorey species, and relatively small amount of trees to be cleared, the proposed clearing is not likely to impact on rare or priority flora, priority or threatened ecological communities or conservation reserves, and is not likely to contribute to or cause land degradation, deteriorate the quality of groundwater or surface water, or cause or exacerbate flooding. The vegetation under application is not likely to comprise significant fauna habitat and is not likely to be classified

as clearing a significant remnant within a highly cleared landscape.

The application area occurs within an area mapped as a conservation category wetland and is approximately 25 metres from the Peel-Harvey Estuary. Given the condition of the vegetation and relatively small amount of trees under application, the proposed clearing is not likely to have a significant impact on the values of this wetland or the nearby estuary. The trees under application are *Melaleuca raphiophylla*, which grow in association with swamps and watercourses (Western Australian Herbarium 1998-).

Given the above, clearing the vegetation under application may be at variance to Principle (f) and is not likely to be at variance to the remaining clearing principles.

#### Methodology

##### References:

Keighery (1994)

Western Australian Herbarium (1998- )

##### GIS Databases:

- DPaW Tenure

- Geomorphic Wetlands (Classification), Swan Coastal Plain

- Hydrography, Linear

- Hydrography, Hierarchy

- SAC Biodatasets accessed January 2016

- Virtual Mosaic

#### Planning instruments and other relevant matters.

#### Comments

There is one registered Aboriginal Site of Significance located in the area applied to clear. It is the applicant's responsibility to comply with the *Aboriginal Heritage Act 1972* and ensure that no Aboriginal Sites of Significance are damaged through the clearing process.

The application area is located within an area identified as a Phase 2 conservation area by the State Government's draft Green Growth Plan. Phase 2 conservation areas designate areas with biodiversity conservation values that warrant consideration for protection. The Green Growth Plan commits to establishing 90 000 hectares of new conservation reserves from the Phase 2 areas. The current mapping of the Phase 2 conservation areas covers a greater area than the 90 000 hectare requirement. The application area is zoned rural private property and therefore has not been identified as a Phase 2 conservation area in the publicly available mapping of the draft Green Growth Plan (DPaW 2016).

The application area is within the area subject to the Environmental Protection (Peel Inlet-Harvey Estuary) Policy 1992 (EPP). Achieving the environmental quality objectives of the EPP is to be done primarily through the planning process (EPA 2013). The applicant has received development approval from the City of Mandurah (City of Mandurah 2015).

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

#### Methodology

##### References:

City of Mandurah (2015)

DPaW (2016)

EPA (2013)

##### GIS Databases:

- Aboriginal Sites Register System

- GPP

#### 4. References

- City of Mandurah (2015) Town Planning Scheme No 3 - Notice of Decision on Application for Planning Approval. DER REF: A982674.
- DPaW (2016) Advice received in relation to Clearing Permit application CPS 6796/1. Advice received 8 January 2016. DER REF: A1033494
- EPA (2013) Advice received in relation to areas subject to the Environmental Protection (Peel Inlet-Harvey Estuary) Policy 1992. Advice received 11 April 2013.
- 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.
- McIntyre, R. (2015) Supporting information provided by applicant for Clearing Permit application CPS 6796/1. Received 17 December 2015. DER REF: A1023813.
- 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.
- Western Australian Herbarium (1998- ) FloraBase - The Western Australian Flora. Department of Parks and Wildlife. <http://florabase.dpaw.wa.gov.au/> (Accessed January 2016).