



GOVERNMENT OF  
WESTERN AUSTRALIA

## CLEARING PERMIT

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

### PERMIT DETAILS

Area Permit Number: 6957/1  
File Number: DER2016/000282-1  
Duration of Permit: From 6 June 2016 to 6 June 2021

### PERMIT HOLDER

Rodale Nominees Pty Ltd

### LAND ON WHICH CLEARING IS TO BE DONE

Lot 123 on Deposited Plan 42173, Geraldton  
Lot 16 on Diagram 38857, Geraldton  
Lot 166 on Deposited Plan 222483, Geraldton  
Lot 20 on Diagram 68268, Geraldton  
Lot 23 on Diagram 76197, Geraldton

### AUTHORISED ACTIVITY

The Permit Holder shall not clear more than 3.6 hectares of native vegetation within the area cross hatched yellow on attached Plan 6957/1.

### CONDITIONS

Nil.

A handwritten signature in black ink, appearing to read 'S. Weighell', written over a horizontal line.

Simon Weighell  
A/MANAGER  
CLEARING REGULATION

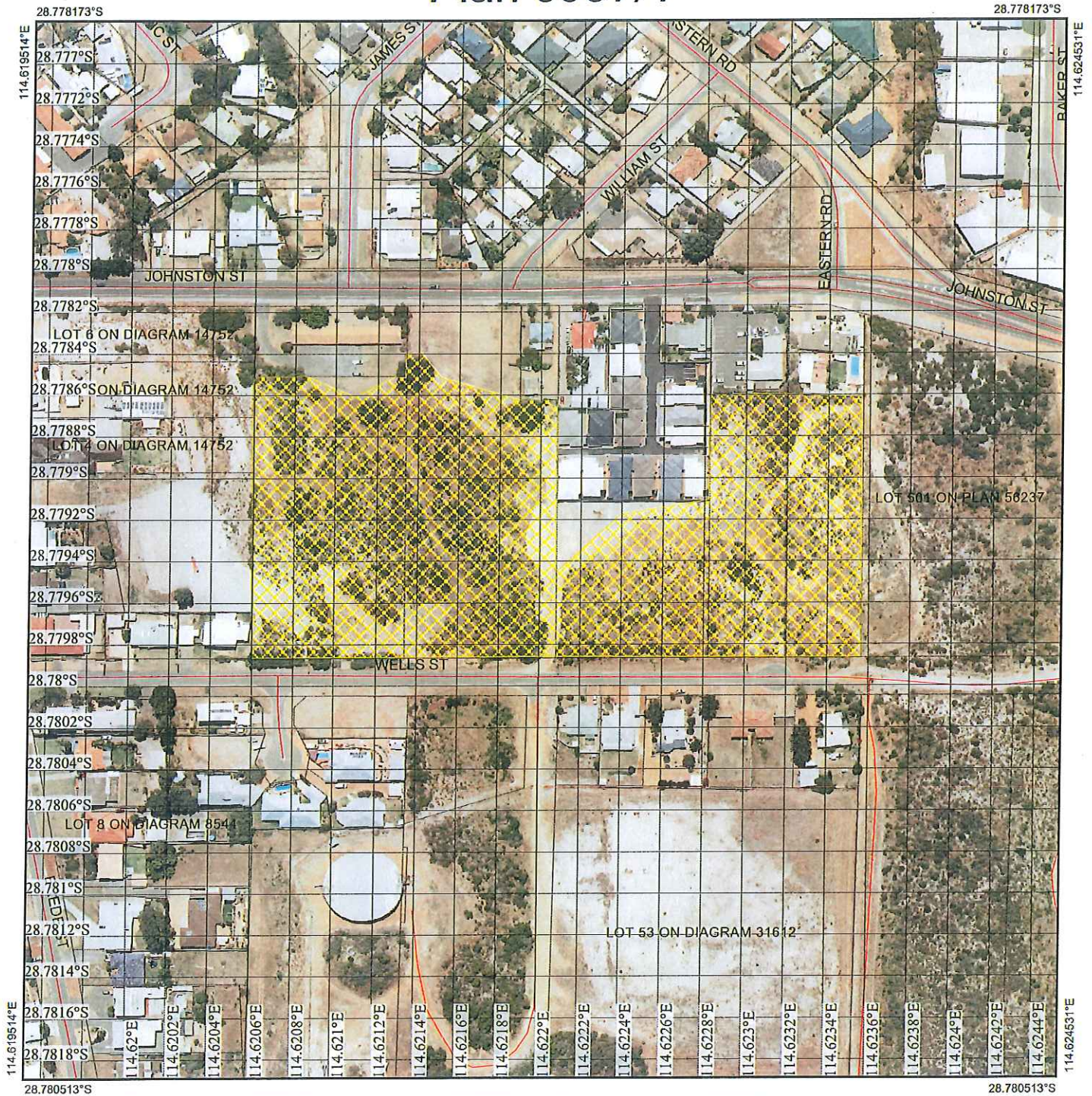
*Officer delegated under Section 20  
of the Environmental Protection Act 1986*

16 May 2016





# Plan 6957/1



## Legend

-  Roads
-  Imagery
-  Clearing Instruments Activities
-  Cadastre



1:2,596

(Approximate when reproduced at A4)

GDA 94 (Lat/Long)

Geocentric Datum of Australia 1994

*S. Weighell* Date *16/5/16*

S Weighell

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



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WESTERN AUSTRALIA  
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## 1. Application details

### 1.1. Permit application details

Permit application No.: 6957/1  
Permit type: Area Permit

### 1.2. Applicant details

Applicant's name: Rodale Nominees Pty Ltd

### 1.3. Property details

Property: LOT 23 ON DIAGRAM 76197, GERALDTON  
LOT 20 ON DIAGRAM 68268, GERALDTON  
LOT 16 ON DIAGRAM 38857, GERALDTON  
LOT 166 ON PLAN 222483, GERALDTON  
LOT 123 ON PLAN 42173, GERALDTON  
Local Government Authority: GREATER GERALDTON, CITY OF  
DER Region: Midwest  
DPaW District: GERALDTON  
Localities: GERALDTON

### 1.4. Application

Clearing Area (ha)	No. Trees	Method of Clearing	For the purpose of:
3.6		Mechanical Removal	Stockpile/bulk earthworks

### 1.5. Decision on application

Decision on Permit Application: Grant  
Decision Date: 16 May 2016  
Reasons for Decision: The clearing application has been assessed against the clearing principles, planning instruments and other matters in accordance with s510 of the *Environmental Protection Act 1986*, and has concluded that the proposed clearing may be at variance to principle (g), and is not likely to be at variance to the remaining clearing principles.

Through assessment it has been determined that the clearing of an area of native vegetation in degraded (Keighery, 1994) condition that is dominated by *Acacia rostellifera* is unlikely to have any significant environmental impacts. State policies and other relevant policies have 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
Beard vegetation association 359 is described as shrublands; acacia & banksia scrub (Shepherd et al, 2001).	The application is for the clearing of 3.6 hectares of native vegetation within Lot 123 on Deposited Plan 42173, Lot 16 on Diagram 38857, Lot 166 on Deposited Plan 222483, Lot 20 on Diagram 68268 and Lot 23 on Diagram 76197, Geraldton, for the purpose of bulk earthworks.	Degraded; Structure severely disturbed; regeneration to good condition requires intensive management (Keighery, 1994).	The vegetation condition and description has been determined through photographs provided by the applicant.  The application area consists of predominantly <i>Acacia rostellifera</i> .

## 3. Assessment of application against clearing principles

**Comments** The application is for the clearing of 3.6 hectares of native vegetation within Lot 123 on Deposited Plan 42173, Lot 16 on Diagram 38857, Lot 166 on Deposited Plan 222483, Lot 20 on Diagram 68268 and Lot 23 on Diagram 76197, Geraldton, for the purpose of bulk earthworks.

The area under application is in a degraded (Keighery 1994) condition and consists predominantly of *Acacia rostellifera*.

Five rare flora and 23 priority flora have been recorded within the local area (10 kilometre radius). Six fauna species listed as rare or likely to become extinct under the *Wildlife Conservation Act 1950* have also been recorded within the local area (10 kilometre radius) (Parks and Wildlife 2007-). Given the application area is in a degraded (Keighery 1994) condition predominantly consisting of *Acacia rostellifera*, it is considered unlikely to contain significant remnant vegetation, support significant populations of rare or priority flora, or contain significant habitat for fauna indigenous to Western Australia.

No watercourses, wetlands, priority ecological communities, threatened ecological communities or conservation areas are located within the vicinity of the application area.

Given the sandy soils present within the application area, the proposed clearing may cause land degradation in the form of wind erosion.

The application area is located within the City of Geraldton and is surrounded by residential and light industrial land uses with minimal native vegetation remaining in the immediate vicinity. Given the highly disturbed surroundings and absence of watercourses and wetlands, the proposed clearing is not considered likely to deteriorate the quality of surface or ground water, or cause or exacerbate flooding.

Given the above the clearing as proposed may be at variance to principle (g), and is not likely to be at variance to the remaining principles.

#### Methodology

##### References:

Keighery (1994)

Parks and Wildlife (2007-)

##### GIS datasets:

SAC Bio datasets accessed March 2016

Hydrography linear

NLWRA, Current Extent of Native Vegetation

Parks and Wildlife tenure

Soils, statewide

#### Planning instruments and other relevant matters.

#### Comments

The City of Greater Geraldton has granted Planning Approval to undertake bulk earthworks within Lot 16, 20, 23, 126 and 166 Wells and Johnston Streets, Geraldton. The approval includes conditions relating to stabilisation of the site to prevent soil erosion (City of Greater Geraldton 2016). It is considered that these conditions adequately mitigate the risk of wind erosion from the proposed clearing.

No Aboriginal Sites of Significance have been mapped within the application area.

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

#### Methodology

##### References:

City of Greater Geraldton (2016)

#### 4. References

City of Greater Geraldton (2016) Planning Approval – TP15/106 , Lot 16, 20, 23, 123 and 166 Wells and Johnston Streets, Geraldton. DER Ref: A1052550

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 (2007- ) NatureMap: Mapping Western Australia's Biodiversity. Department of Parks and Wildlife. URL: <http://naturemap.dpaw.wa.gov.au/>. Accessed April 2016

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.