



CLEARING PERMIT

Granted under section 51E of the Environmental Protection Act 1986

PERMIT DETAILS

Area Permit Number: 8627/2
File Number: DWERVT3229
Duration of Permit: 7 December 2019 to 7 December 2021

PERMIT HOLDER

Doral Mineral Sands Pty Ltd

LAND ON WHICH CLEARING IS TO BE DONE

Lot 500 on Diagram 75572, Picton

AUTHORISED ACTIVITY

The Permit Holder shall not clear more than 0.209 hectares of native vegetation within the area hatched yellow on attached Plan 8627/2.

CONDITIONS

1. Avoid, minimise and reduce the impacts and extent of 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.

2. 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.

3. Records must be kept

The Permit Holder must maintain the following records for activities done pursuant to this Permit, in relation to the clearing of native vegetation authorised under this Permit:

- (a) the location where the clearing occurred, recorded using a Global Positioning System (GPS) unit set to Geocentric Datum Australia 1994 (GDA94), expressing the geographical coordinates in Eastings and Northings or decimal degrees;
- (b) the date that the area was cleared;
- (c) the size of the area cleared (in hectares);
- (d) actions taken to avoid, minimise and reduce the impacts and extent of clearing in accordance with condition 1 of this Permit; and
- (e) actions taken to minimise the risk of the introduction and spread of weeds and dieback in accordance with condition 2 of this Permit.

4. Reporting

The Permit Holder must provide to the *CEO* the records required under condition 3 of this Permit, when requested by the *CEO*.

DEFINITIONS

The following meanings are given to terms used in this Permit:

CEO means the Chief Executive Officer of the Department responsible for the administration of the clearing provisions under the *Environmental Protection Act 1986*;

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;

weed/s means any plant -

- (a) that is a declared pest under section 22 of the *Biosecurity and Agriculture Management Act 2007*;
or
- (b) Department of Biodiversity, Conservation and Attractions species-led ecological impact and invasiveness ranking summary, regardless of ranking; or
- (c) not indigenous to the area concerned.

wetland/s means an area of seasonally, intermittently or permanently waterlogged or inundated land, whether natural or otherwise, and includes a lake, swamp, marsh, spring, dampland, tidal flat or estuary.



Richard Newman
DIRECTOR
NATIVE VEGETATION PROTECTION

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

29 April 2020

Plan 8627/2

115°42'5.760"E

115°42'8.640"E

115°42'11.520"E

115°42'14.400"E

115°42'17.280"E

33°21'1.440"S

33°21'4.320"S

33°21'7.200"S

33°21'10.080"S

33°21'1.440"S

33°21'4.320"S

33°21'7.200"S

33°21'10.080"S



115°42'5.760"E

115°42'8.640"E


115°42'11.520"E

115°42'14.400"E

115°42'17.280"E

Legend

CPS layers

 CPS areas approved to clear

base layers

 Road Centrelines

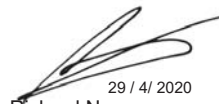
 Cadastre - LGATE 218

N



0 10 20 30 40 m





29 / 4 / 2020

Richard Newman
Director Native Vegetation Protection

Officer delegated under section 20 of the
Environmental Protection Act 1986



GOVERNMENT OF
WESTERN AUSTRALIA



1. Application details

1.1. Permit application details

Permit application No.: 8627/2
Permit type: Area Permit

1.2. Applicant details

Applicant's name: Doral Mineral Sands Pty Ltd
Application received date: 29 August 2019

1.3. Property details

Property: Lot 500 on Deposited Plan 75572
Local Government Authority: City of Bunbury
Localities: Picton

1.4. Application

Clearing Area (ha)	No. Trees	Method of Clearing	Purpose category:
0.209		Mechanical	Upgrading road alignment

1.5. Decision on application

Decision on Permit Application: Granted
Decision Date: 29 April 2020
Reasons for Decision: The application to amend CPS 8627/1 was received on 24 January 2020 and relates to a request to modify the perimeter of the application area and increase the amount of clearing authorised by an additional 0.03 hectares. The amendment has been assessed against the clearing principles, planning instruments and other matters in accordance with section 510 of the *Environmental Protection Act 1986* (EP Act). It has been concluded that the proposed clearing is not likely to be at variance to any of the clearing principles.

In determining to grant a clearing permit subject to conditions, the Delegated Officer considered that the proposed clearing is not likely to lead to an unacceptable risk to the environment.

2. Site Information

Clearing Description: The amendment application is for the proposed clearing of an 0.209 hectares (amended from 0.179 ha) of native vegetation within Lot 500 on Deposited Plan 75572, Picton for the purpose of upgrading road alignment around a processing plant.

Vegetation Description The vegetation within the application area is mapped as Swan Coastal Plain, Mosaic: Medium forest; jarrah-marri / Low woodland; banksia / Low forest; tea tree (*Melaleuca* spp.) (Beard) and Open woodland of *Corymbia calophylla* (Marri) - *Eucalyptus marginata* (Jarrah) - Banksia species with fringing woodland of *Eucalyptus rudis* (Flooded Gum) - *Melaleuca raphiophylla* (Swamp Paperbark) along creek beds. (Heddele)

Photographs and a vegetation survey supplied by the applicant indicate the vegetation within the application area consists of Mixed woodland, comprised of *Melaleuca raphiophylla*, *Eucalyptus* sp. and *M. quinquenervia* and other planted species (Ecoedge, 2019).

Vegetation Condition All the vegetation is in "Completely Degraded" condition.

Soil Type The soil type within the application area is mapped as Pinjarra, B2 Phase:
- Flat to very gently undulating sandplain with well to moderately well drained deep bleached grey sands with a pale yellow B horizon or a weak iron-organic hardpan 1-2 m.

Comments The local area is defined as 10 kilometre (km) radius from the application area.

A review of available databases has determined that the local area retains approximately 26.87 percent of its pre-European clearing extent. The vegetation condition has been determined based on the environmental report provided by Doral (Ecoedge, 2019)



Figure 1 - shows the amended application area (blue) overlaying the original application area (yellow).

3. Assessment of application against clearing principles and planning instruments and other matters

The amendment application to clear 0.209 hectares (amended from 0.179 hectares) of native vegetation for the purpose of upgrading the road alignment around the processing plant is unlikely to have any significant environmental impacts. Aerial imagery and photographs contained within the flora survey report indicate that the application area is highly modified as a result of its location within an active processing plant. The vegetation condition within the application was rated as completely degraded based on the findings of the flora and vegetation survey (Ecoedge, 2019).

A total of 15 priority flora species have been recorded within the local area, however, none in the flora survey of the application area. A total of 20 species of flora were recorded in the survey, of which 11 were introduced species (Ecoedge, 2019). Although the survey was undertaken outside the main flowering season, it is unlikely that any threatened or priority flora unable to be identified outside of spring would be present because of the highly degraded nature of the vegetation (Ecoedge, 2019). The level of floristic diversity is considered to be low due to the highly disturbed and industrial nature of the site and surrounds.

Vegetation within the application area does not resemble vegetation associated with a priority ecological community (PEC) or threatened ecological community (TEC). While the Commonwealth-listed *Banksia* Woodlands of the Swan Coastal Plain TEC is mapped approximately 50 metres south of the application area, the vegetation within the application area is not representative of the TEC as it does not meet the condition threshold, nor does it include any of the key diagnostic *Banksia* species to be recognised as the TEC, with only *Banksia grandis* and *B. littoralis* being recorded during the flora survey (Ecoedge, 2019). Based on the above, the application area is not considered to have high biodiversity values.

Photographs contained within the flora survey report indicate that the application area is not likely to represent significant habitat for fauna. The Marri trees present within the application area do not appear to be of suitable size to contain hollows for utilisation by Black cockatoos for breeding purposes, and the completely degraded condition of the vegetation indicates that that it would be of low value as a foraging resource for Black cockatoos relative to areas of better quality vegetation outside the application area. A total of 37 species of conservation significant fauna have been recorded within the local area, although the majority of these are birds (25), of which 20 are marine species or waders. None of these species are likely to occur within the application area given the absence of suitable habitat. The other five avian species have specific habitat requirements which are poorly represented within the application area. The remaining 12 conservation significant fauna species recorded within the local area are either aquatic species, or species which rely on heavily wooded, interconnected sites. The absence of these habitat features within the application area indicate that it is unlikely these species would occur. One species which might be present within the application area is the Quenda (*Isodon fusciventer*) which sometimes inhabits fragmented environments. This species is highly mobile and the proposed clearing of vegetation within the application area is not considered likely to impact on significant habitat for this species.

Two threatened flora species have been recorded within the local area within the same soil type as that mapped within the application area. One of these is an aquatic plant and in the absence of any standing water within the application area, it is considered unlikely to occur. The other species, the Tall Donkey Orchid (*Diuris drummondii*), occurs in low-lying depressions in peaty and sandy clay swamps. It flowers from November to December which is outside the period during which the flora survey

was conducted, however, the areas proposed to be cleared do not include suitable habitat features for this species and its likelihood of occurrence is considered to be low.

The application area is not mapped as comprising of any State listed TECs, with the nearest being the Dense Shrublands on Clay Flats (SCP09) located approximately 4.1 kilometres south-west of the application area.

The local area retains approximately 26.87 percent of its pre-European clearing extent, on which basis the proposed clearing is considered to be in an extensively cleared landscape. Notwithstanding, based on the completely degraded (Keighery, 1994) condition of the vegetation, the small size of the application area and the lack of significant habitat for conservation significant flora and fauna species, the proposed clearing is not likely to be considered a significant remnant within an extensively cleared area.

No surface water receptors, wetlands or riparian vegetation is located within the application area and the proposed clearing will not detrimentally impact on any vegetation growing in association with any surface water features. A man-made stormwater drain is located in the south-east corner of the property, running parallel with the application area. The proposed road will incorporate a culvert where it crosses the stormwater drain along Harris Road.

Given the completely degraded (Keighery, 1994) condition of the vegetation, dominance of weeds and the small size of the application area, the proposed clearing is not likely to contribute to, or cause appreciable land degradation, deteriorate the quality of surface or groundwater, or cause or exacerbate flooding.

The nearest conservation reserve to the application area is approximately 530 metres south; a Crown Reserve vested with the Department of Biodiversity, Conservation and Attractions (DBCA) for the stated purpose of a timber depot. Implementing hygiene management practices will limit the risk of weeds and dieback being spread within areas of higher conservation value within the local area.

The amended clearing area includes an additional 0.03 hectares of clearing, however given the above, the proposed additional clearing is not likely to be at variance with any of the clearing principles.

Planning instruments and other relevant matters

Based on available databases, there are no Sites of Aboriginal Significance present within the application area. It is the applicant's responsibility to comply with the *Aboriginal Heritage Act 1972* and ensure that no Sites of Aboriginal Significance are damaged through the clearing process.

In review of the application for amendment it was identified that the entire application area intersects a contaminated site, memorial reference number N472709ML. The classification was based on findings of perimeter radiation investigations that found that gamma radiation at the site perimeter was present above regional background levels at two locations in 2016 (DER 2016). Internal (to DWER) advice was sought from a Contaminated Sites branch Delegated officer. Based on available information and given that the site is managed under Part V of the EP Act, the site was considered to be suitable for the proposed development.

The clearing permit application was advertised on the Department of Water and Environmental Regulation's website on 11 October 2019, inviting submissions from the public within a 14 day period. No submissions were received in relation to this application.

4. References

Department of Environmental Regulation (2016) Intention to classify a known contaminated Site under section 13 of the Contaminated Sites Act 2003 (DWER reference A1094191).

Department of Water and Environmental Regulation (2019) internal correspondence with the Contaminated Sites Department, (DWER reference A1874391).

Ecoedge (2019) Flora and Vegetation Survey on Lot 500, Harris Road, Picton. Prepared for Doral, June 2019.

Government of Western Australia (2018) 2017 Swan Coastal Plain Vegetation Complex Statistics. Current as of October 2017. WA Department of Biodiversity, Conservation and Attractions, 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.

GIS Databases:

Base layers
ESA and TEC's
Fauna
Flora
Geoscience
Title and Heritage