



30 May 2025

Department of Water and Environment Regulation
Via email: info@dwer.wa.gov.au
Cc: caitlin.conway@dwer.wa.gov.au

Dear Native Vegetation Regulation Team,

Clearing Native Vegetation Referral/ Permit Application – Works within Road Reserve (for proposed power route to telecommunications facility), The Gap Road road reserve, Torndirrup

Downer Reference: Cave Point Lighthouse, Torndirrup WA 6330

DBCA Reference: P002665

City of Albany Reference: ET.SPD.8 / LT25343196

Telstra is currently finalising the scheduling of required activities to complete the proposed installation of a mobile base station at Cave Point Lighthouse following approval of the works within the Torndirrup National Park by the *Department of Biodiversity, Conservation and Attractions* (DBCA). Downer are Telstra's appointed contractor for the completion of build of this project.

The required approval of the proposal power route to the telecommunications facility (approval to Undertake Disturbance Activity) which included clearing of vegetation within the Torndirrup National Park (the NP) was obtained on from DBCA on 17 January 2025.

In order to connect the newly proposed telecommunications facility to required new mains power supply, a new point of supply (mini pillar) is required to be installed within the NP (to the east of Cable Beach Road). The new mini pillar will be connected to the Western Power electricity grid via an underground cable route from the NP boundary (east of Cable Beach Road) to an existing power pole on the northern shoulder of The Gap Road road reserve, as shown overleaf in Figures 1 and 2.

For works within the road reserve, the required *Trenching Approval – Road Reserve* has been obtained by Western Power from City of Albany. That approval allows for the required underground cabling beneath The Gap Road road reserve to be completed.



Figure 1: Locality Map (Image source: NearMaps, 2025. NearMaps imagery dated 6/3/25)

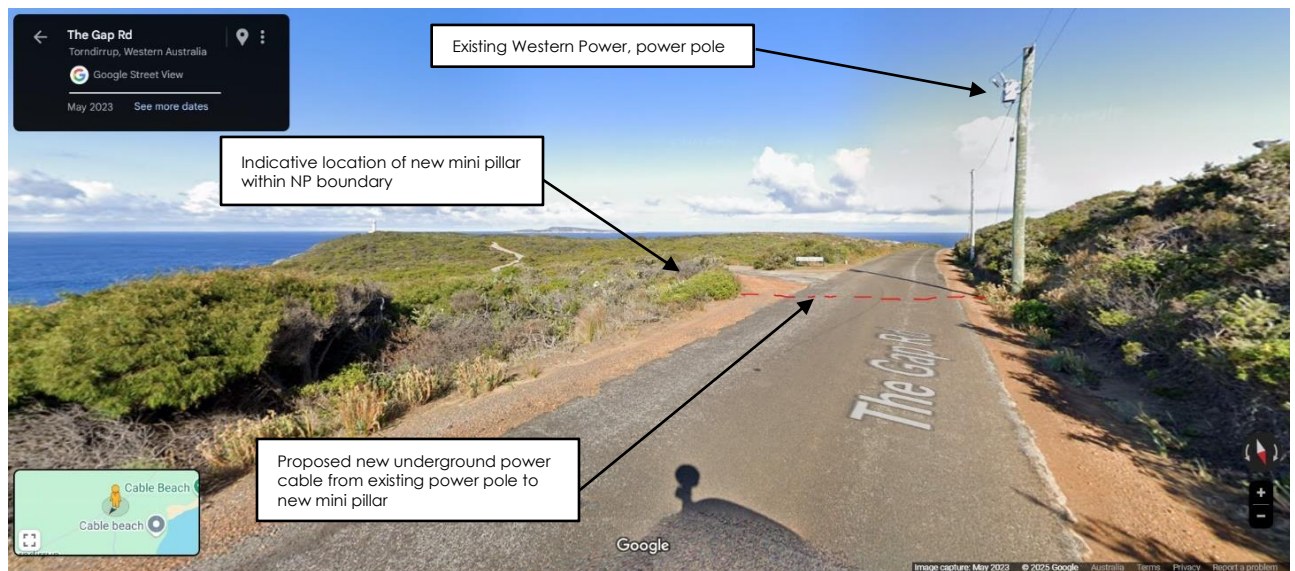


Figure 2: Locality Map (Image source: Google Maps, 2025)

Albany Council, as the landowner, have provided written consent for Downer (on behalf of Telstra) to apply to the *Department of Water and Environmental Regulation* (DWER) for the required referral and potential requirement for a *Clearing Permit* under the *Environmental Protection Act 1986* (EP Act). Refer attached.

It is anticipated that an approximate maximum area of 70m² of native vegetation will be required to be removed within The Gap Road road reserve at (near its intersection with Cable Beach Road) to provide for the required Western Power exclusion zone and to connect the new mini pillar to the Western Power network, as detailed below in Figure 3.

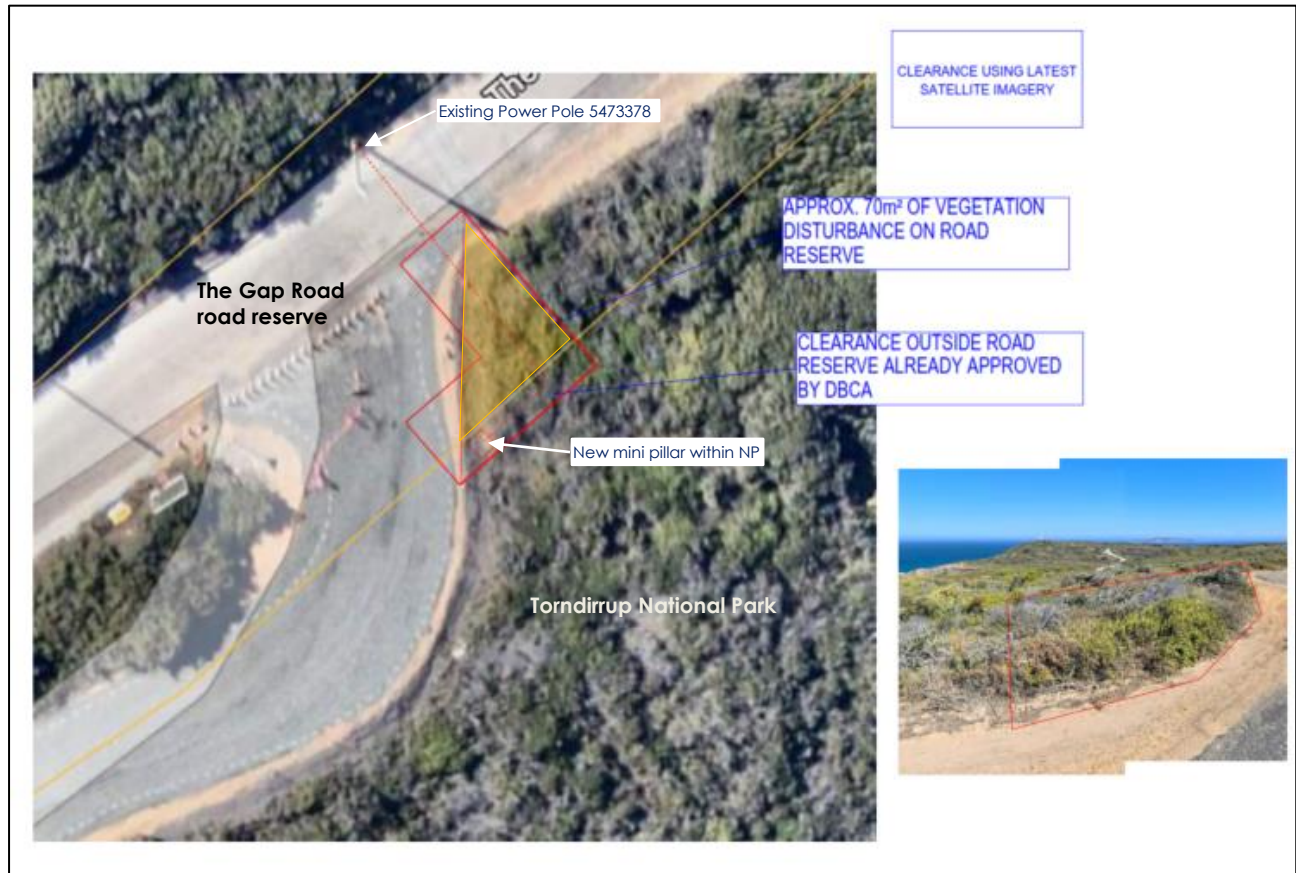


Figure 3: Indicative view of required vegetation clearance within The Gap road reserve, Torndirrup (shown shaded orange). Proposed vegetation clearance is required to connect the newly proposed telecommunications facility within the NP to the Western Power network via new underground power cabling. The required Western Power exclusion zone is shown by red line with underground cable route depicted by dashed red line. (Image sources: Downer, 2025 and NearMaps, 2025)

The power connection design is as per the requirements of the power Authority being Western Power. It is noted that the potential impacts of vegetation removal requirements have been minimised to a level 'as low as reasonably practicable'. The most direct power route has been identified by Western Power Authority. The works are situated in areas that are largely disturbed and close to the road shoulder, making it likely they have been previously impacted by works within the road reserve such as on routine maintenance or resurfacing of the road, including during the recently completed intersection upgrade in 2025. The current proposal has sought to minimise soil disturbance to minimal levels necessary to complete the work.



Western Power have advised that the required clearing of vegetation within The Gap Road road reserve to proposed telecommunications facility to the required new point of supply, cannot be completed by Western Power under CPS1918/11 exemptions, under Part V of the EP Act, as the project is considered a private electrical connection. All required permits for work are required to be obtained by Telstra (in this instance via their appointed representatives for the project, Downer).

We look forward to discussing the project further with you. Should you have any queries, please contact the undersigned.

Yours sincerely,

Alex Dempsey
Town Planner - Wireless
Downer

Attachments:

City of Albany – Permission to apply for Permit to Clear Native Vegetation, dated 29/05/25, 1 page

Our Ref: ET.SPD.8 / LT25343196
Cross Ref: EF25560802
Enquiries: Sandra Maciejewski

29 May 2025

Alex Downer
Downer Group
567 Collins Street
MELBOURNE VIC 3000

Dear Alex

RE: PERMISSION TO APPLY FOR A PERMIT TO CLEAR NATIVE VEGETATION FOR POWER CONNECTION ON THE GAP ROAD FOR NEW TELECOMMUNICATIONS FACILITY

The City grants downer (on behalf of Telstra) permission to apply for a clearing permit (or referral) with the Department of Water and Environmental Regulation (DWER) for the purpose of connecting power to the Cave Point Lighthouse, Torndirrup, as per the Application for Consent letter sent to the City on 21 May 2025.

Please note that the following conditions apply:

- Clearing must be kept to a minimum and vegetation to be retained must not be disturbed. A maximum area of 70 m sq of native vegetation is permitted to be disturbed.
- All cleared vegetation must be removed from Council land and disposed of appropriately. Do not push material up or dump it on City of Albany land.
- It is the applicant's responsibility to complete a 'dial before you dig' search by phoning 1100 or going on to the website at <https://www.1100.com.au/> . If any damage occurs to these services because of your works, you will be held responsible.

Should you have any further queries regarding this matter, please do not hesitate to contact Sandra on direct telephone 6820 3960 or via email sandram@albany.wa.gov.au.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Jacqui Freeman'.

Jacqui Freeman
Manager City Reserves