



Title of Proposal - Lots 1 and 7-11 Lyon Road and Lot 88 De Haer Road, Wandí

Section 1 - Summary of your proposed action

Provide a summary of your proposed action, including any consultations undertaken.

1.1 Project Industry Type

Residential Development

1.2 Provide a detailed description of the proposed action, including all proposed activities.

The landowners are planning to develop Lots 1, 7-11 Lyon Road and Lot 88 De Haer Road, Wandí (Referral Area) for residential purposes (Figure 1 and 2). The landowners are currently preparing a proposal to lift the 'Urban Deferred' zoning to 'Urban'.

The western portion of the Referral Area is proposed for residential development. The eastern portion of the Referral Area includes some residential development, Public Open Space with the balance of the area being retained as native bushland.

Development of the Referral Area will result in the clearing of 5.95ha of native vegetation that includes 1.98ha of Good to Very Good Black Cockatoo habitat and the Threatened Ecological Community (TEC) Banksia Woodlands of the Swan Coastal Plain (BWSCP).

The balance of the Referral Area that will be retained includes 4.46ha of Good to Very Good Black Cockatoo habitat and BWSCP TEC.

1.3 What is the extent and location of your proposed action? Use the polygon tool on the map below to mark the location of your proposed action.

Area	Point	Latitude	Longitude
Lyon Road, Wandí	1	-32.199376972852	115.86432895486
Lyon Road, Wandí	2	-32.199494996264	115.86481175248
Lyon Road, Wandí	3	-32.199258949286	115.8655305845
Lyon Road, Wandí	4	-32.200044257054	115.86512288873
Lyon Road, Wandí	5	-32.20132433958	115.86511215989
Lyon Road, Wandí	6	-32.201310721776	115.86478493039
Lyon Road, Wandí	7	-32.202046080298	115.86480638807
Lyon Road, Wandí	8	-32.20424758108	115.86494049852
Lyon Road, Wandí	9	-32.207247891207	115.86514971082
Lyon Road, Wandí	10	-32.207547462881	115.86453280275
Lyon Road, Wandí	11	-32.207674553596	115.86314341848



Area	Point	Latitude	Longitude
Lyon Road, Wandí	12	-32.204415528437	115.86284301107
Lyon Road, Wandí	13	-32.202468227875	115.86260161226
Lyon Road, Wandí	14	-32.202082394145	115.86270890062
Lyon Road, Wandí	15	-32.20128802543	115.86319706266
Lyon Road, Wandí	16	-32.199381512217	115.86431822603
Lyon Road, Wandí	17	-32.199376972852	115.86432895486

1.5 Provide a brief physical description of the property on which the proposed action will take place and the location of the proposed action (e.g. proximity to major towns, or for off-shore actions, shortest distance to mainland).

The Referral Area is in the City of Kwinana approximately 27km south of the Perth Business District and 15km north-east of Rockingham City Centre (see Figure 1).

Current land use is Special Rural and the lots are largely vegetated with cleared areas for access tracks, firebreaks, dwellings and sheds (see Figure 2).

The land use west of Lyon Road is being developed for residential purposes, land use to the north and east is Special Rural and land use to the south is market gardens.

The Bush Forever Site No. 347 Wandí Nature Reserve and Anketell Road Bushland is located 250m to the east of the Referral Area and directly south of DE Haer Road (Figure 3).

1.6 What is the size of the development footprint or work area?

the Referral Area is approximately 16.56ha, of which 12.1ha will be cleared for residential development.

1.7 Is the proposed action a street address or lot?

Lot

1.7.2 Describe the lot number and title. see Figure 2 for Lot details

1.8 Primary Jurisdiction.

Western Australia

1.9 Has the person proposing to take the action received any Australian Government grant funding to undertake this project?

No



1.10 Is the proposed action subject to local government planning approval?

Yes

1.10.1 Is there a local government area and council contact for the proposal?

Yes

1.10.1.0 Council contact officer details

1.10.1.1 Name of relevant council contact officer.

Paul Neilson

1.10.1.2 E-mail

Paul.Neilson@kwinana.gov.wa.au

1.10.1.3 Telephone Number

(08) 9439-0257

1.11 Provide an estimated start and estimated end date for the proposed action.

Start date 01/2018

End date 12/2025

1.12 Provide details of the context, planning framework and State and/or Local government requirements.

The western portion of the site is zoned Urban Deferred under the Metropolitan Region Scheme (MRS) and as a Future Residential Area in the City of Kwinana draft Local Planning Strategy (LPS). The eastern portion is zoned Rural – Water Protection in the MRS and Existing Rural in the LPS.

The landowners are currently undergoing work to lift the Urban Deferred zoning under the MRS. A subdivision plan is being prepared as part of the planning works for lifting the Urban Deferred zoning (see Figure 4 for draft concept plan).

1.13 Describe any public consultation that has been, is being or will be undertaken, including with Indigenous stakeholders.

Public consultation will be undertaken for the lifting of Urban Deferment and subsequent subdivision planning process. The consultation period will include Indigenous stakeholders.



1.14 Describe any environmental impact assessments that have been or will be carried out under Commonwealth, State or Territory legislation including relevant impacts of the project.

The planning processes for the Referral Area are informed by environmental assessments that are submitted to the City of Kwinana and Department of Planning. The proposals are referred to various State agencies including Department of Environmental Regulation (DER), Department of Parks and Wildlife (DPAW) and the Office of the Environmental Protection Authority (OEPA) for comment.

Under the Environmental Protection Act 1999 (EP Act), clearing of native vegetation requires a permit from the (DER) unless there is an exemption under the Environmental Protection (Clearing of Native Vegetation) Regulations 2004. Proposals that have approval by means of a Ministerial Statement and which are implemented in accordance with that Statement are exempt from requiring a clearing permit to clear native vegetation. Clearing in accordance with an approved subdivision is also exempt.

The Referral Area will most likely not require a clearing permit as clearing will be undertaken after a subdivision approval has been granted by the Western Australian Planning Commission and the City of Kwinana.

1.15 Is this action part of a staged development (or a component of a larger project)?

No

1.16 Is the proposed action related to other actions or proposals in the region?

No



Section 2 - Matters of National Environmental Significance

Describe the affected area and the likely impacts of the proposal, emphasising the relevant matters protected by the EPBC Act. Refer to relevant maps as appropriate. The [interactive map tool](#) can help determine whether matters of national environmental significance or other matters protected by the EPBC Act are likely to occur in your area of interest. Consideration of likely impacts should include both direct and indirect impacts.

Your assessment of likely impacts should consider whether a bioregional plan is relevant to your proposal. The following resources can assist you in your assessment of likely impacts:

- [Profiles of relevant species/communities](#) (where available), that will assist in the identification of whether there is likely to be a significant impact on them if the proposal proceeds;
- [Significant Impact Guidelines 1.1 – Matters of National Environmental Significance](#);
- [Significant Impact Guideline 1.2 – Actions on, or impacting upon, Commonwealth land and Actions by Commonwealth Agencies](#).

2.1 Is the proposed action likely to impact on the values of any World Heritage properties?

No

2.2 Is the proposed action likely to impact on the values of any National Heritage places?

No

2.3 Is the proposed action likely to impact on the ecological character of a Ramsar wetland?

No

2.4 Is the proposed action likely to impact on the members of any listed threatened species (except a conservation dependent species) or any threatened ecological community, or their habitat?

Yes

2.4.1 Impact table

Species	Impact
Banksia Woodlands of the Swan Coastal Plain	Clearing the Referral Area will result in the



Species	Impact
	removal of 1.98ha BWSCP TEC. The likelihood that the proposed action has a real chance or possibility in resulting in a significant impact to the BWSCP TEC has been considered in accordance with the impact criteria for critically endangered and endangered ecological communities outlined in the Department's Significant Impact Guidelines 1.1 - Matters of National Environmental Significance, Commonwealth of Australia, 2013. Clearing 1.98ha of BWSCP TEC triggers one of the seven impact criteria listed in the guidelines. The extent of an ecological community will be reduced however the impact is not considered to be significant in terms of the overall regional extent of the BWSCP. See Attachment 1 for detail on significance of impact.
Forest Red-tailed Black-Cockatoo (Calyptorhynchus banksii naso)	Clearing the Referral Area will result in the removal of approximately 1.98ha of Good to Very Good foraging habitat and 3.97ha of Degraded to Good foraging habitat. However, the foraging habitat provides limited resources for Forest Red-tailed Black Cockatoos as they don't feed on any Banksia spp. or Eucalyptus tottiana. There are four potential breeding trees (Jarrah) and Sheoak (Allocasuarina fraseriana) in the Referral Area. The significance of the impact on Forest Red-tailed Black Cockatoos is considered to be minimal as the Referral Area provides minimal foraging and breeding opportunities. See Attachment 1 for detail on significance of impact.
Baudin's Black Cockatoo (Calyptorhynchus baudinii)	Clearing the Referral Area will result in the removal of approximately 1.98ha of Good to Very Good foraging habitat and 3.97ha of Degraded to Good foraging habitat. However, the foraging habitat provides limited resources for Baudin's Black Cockatoos as they don't feed on Banksia attenuata or Banksia menziesii spp. or Eucalyptus tottiana. There are four potential breeding trees (Jarrah) in the Referral Area. The significance of the impact on Baudin's Black Cockatoos is considered to be minimal as the Referral Area provides minimal foraging and breeding opportunities. See Attachment 1 for detail on significance of impact.



Species	Impact
Carnaby's Black-Cockatoo (<i>Calyptrorhynchus latirostris</i>)	Clearing the Referral Area will result in the removal of approximately 1.98ha of Good to Very Good and 3.97ha of Degraded to Good foraging habitat. The foraging habitat is rated as Good/Very Good for Carnaby's Black Cockatoo. There are four potential breeding trees (Jarrah) in the Referral Area. See Attachment 1 for detail The significance of the impact on Carnaby's Black Cockatoos is considered to be low as the Referral Area will continue to provide 4.46ha of Good to Very Good foraging habitat, the proximity of foraging and breeding habitat (412.2ha) in Bush Forever Site 347 that is within 250m of the Referral Area and the mobility of the species. See Attachment 1 for detail on significance of impact.
Chuditch, Western Quoll (<i>Dasyurus geoffroii</i>)	Clearing the Referral Area is unlikely to impact the Chuditch as the land use has been semi-rural. Human disturbance and domestic predators (cats and dogs) are likely to have displaced any Chuditch that may have been present in the past.
Grand Spider Orchid (<i>Caladenia huegelii</i>)	The vegetation and soil type is suitable for the Grand Spider Orchid to occur, however the weedy nature of most of the site, and its very small size means the possibility of this species to occur is very low.

2.4.2 Do you consider this impact to be significant?

No

2.5 Is the proposed action likely to impact on the members of any listed migratory species, or their habitat?

No

2.6 Is the proposed action to be undertaken in a marine environment (outside Commonwealth marine areas)?

No

2.7 Is the proposed action likely to impact on any part of the environment in the



Commonwealth land?

No

2.8 Is the proposed action taking place in the Great Barrier Reef Marine Park?

No

2.9 Will there be any impact on a water resource related to coal / gas / mining?

No

2.10 Is the proposed action a nuclear action?

No

2.11 Is the proposed action to be taken by the Commonwealth agency?

No

2.12 Is the proposed action to be undertaken in a Commonwealth Heritage Place Overseas?

No

2.13 Is the proposed action likely to impact on any part of the environment in the Commonwealth marine area?

No



Section 3 - Description of the project area

Provide a description of the project area and the affected area, including information about the following features (where relevant to the project area and/or affected area, and to the extent not otherwise addressed in Section 2).

3.1 Describe the flora and fauna relevant to the project area.

Flora

A flora and vegetation survey of the Referral Area was conducted by Dr Paul van der Moezel on 14 November 2016 with a follow up survey of the eastern POS and building envelopes in 8 March 2017. A total of 120 plant species were recorded during the 2016 flora survey (Attachment 2). This total consisted of 97 native species and 23 (19.2%) introduced species.

The plant Families with the highest representation of species were the Fabaceae (wattles and peas - 14 species, including 10 native and 4 introduced), Poaceae (grasses – 10 species, including 3 native and 7 introduced), and the Proteaceae (Banksia family - 10 species, all native).

There were no Threatened (Declared Rare) or Priority species recorded on the site.

One shrub species which was common on the site, *Brachyloma preissii*, was considered unusual in Bush Forever as it does not normally occur in Bassendean Dunes. The species was also present in the nearby Wandí Nature Reserve and Anketell Road Bushland (Bush Forever Site 347).

The timing of the survey in mid-November was past the flowering period for the Threatened orchid species *Caladenia huegelii* (Grand Spider Orchid). This species can only be identified while it is in flower which in 2016 was from early September to mid-October. The vegetation and soil type is suitable for the Grand Spider Orchid to occur, however the weedy nature of most of the site, and its very small size means the possibility of this species to occur is very low.

Fauna

PGV Environmental undertook Level 1 Fauna survey of the Referral Area in November 2016 in accordance with Guidance Statement 56: *Terrestrial Fauna Surveys for Environmental Impact Assessment in Western Australia* (EPA, 2004b) (Attachment 2).

The native fauna habitat on the site is described as a Low Open Woodland habitat which is interspersed with buildings, cleared and garden areas. The habitat on the site is disturbed by the development of houses and the likely presence of domestic pets. The vegetation on the site is mostly described as Degraded or Degraded to Good. The habitat has limited connectivity to the east through similar rural development and connecting to Bush Forever site 347 (Wandí



Nature Reserve and Anketell Road Bushland).

Species identified in the database searches possibly present on the site were:

- Baudin's Black Cockatoo (*Calyptorhynchus baudinii*);
- Carnaby's Black Cockatoo (*Calyptorhynchus latirostris*);
- Forest Red-tailed Black-Cockatoo (*Calyptorhynchus banksii naso*);
- Perth Slider, Lined Skink (*Lerista lineata*); and
- Southern Brown Bandicoot, Quenda (*Isodon obesulus fusciventer*).

The vegetation on the site consists of Disturbed Fauna Habitat that would not support many native fauna species. Native fauna assemblages on the site are likely to be impacted by the presence of introduced feral species such as feral Cats, Foxes, Rabbits, Black Rats and House Mice.

3.2 Describe the hydrology relevant to the project area (including water flows).

The Perth Groundwater Atlas maps the depth from ground level to the watertable as ranging from 7 to 19m (Dow, 2016). Groundwater moves from east to west (DoW, 2016).

There are no wetlands mapped on the Referral Area in the *Geomorphic Wetlands of the Swan Coastal Plain* database.

3.3 Describe the soil and vegetation characteristics relevant to the project area.

Geology and Soils

The Referral Area is mapped as part of the Bassendean System, the oldest of the three dune systems on the Swan Coastal Plain (Bolland, 1998). The Bassendean System consists of very low relief, leached, grey siliceous Pleistocene sand dunes, intervening sandy and clayey swamps and gently undulating plains. These occur immediately west of, and partly overlie, the Pinjarra Plain. These soils are very leached, infertile and mildly acidic (DAFWA, 2016).

The soils on the Referral Area has been described by the Department of Agriculture and Food Western Australia (DAFWA) as:

- Bassendean B1 Phase (212Bs_B1) which are described as deep bleached grey sands sometimes with a pale yellow B horizon or a weak iron-organic hardpan at depths generally greater than 2m. These soils occur on extremely low to very low relief dunes, undulating sandplain and discrete sand rises (DAFWA, 2014).



Acid sulphate soils (ASS) are wetland soils and unconsolidated sediments that contain iron sulphides which, when exposed to atmospheric oxygen in the presence of water, form sulphuric acid. ASS form in protected low energy environments such as barrier estuaries and coastal lakes and commonly occurs in low-lying coastal lands such as Holocene marine muds and sands. When disturbed, these soils are prone to produce sulphuric acid and mobilise iron, aluminium, manganese and other heavy metals. The release of these reaction products can be detrimental to biota, human health and built infrastructure (WAPC, 2008a).

The ASS Risk on the Referral Area has been mapped by the Department of Environmental Regulation (DER) (Landgate, 2015b) as being Moderate to Low (<3m from the surface).

Vegetation

PGV Environmental (2016) mapped one vegetation type as occurring on the Referral Area (Attachment 1).

BaBmAf *Banksia attenuata*/*B. menziesii*/*Allocasuarina fraseriana* Low Open Woodland over *Xanthorrhoea preissii*/*Conostephium preissii* Open Low Heath

This vegetation type, with some minor variations, was considered to cover the whole of the area surveyed. The *Banksia* and Sheoak (*Allocasuarina fraseriana*) trees range from 3-6m tall and in varying densities. *Banksia ilicifolia* was present as scattered individual trees in places. Only a few Jarrah (*Eucalyptus marginata*) trees were recorded on the site. Woolly Bush (*Adenanthos cygnorum*) was abundant on parts of the site where trees had been thinned out.

Common understorey species included *Xanthorrhoea preissii*, *Brachyloma preissii*, *Burchardia congesta*, *Gompholobium tomentosum*, *Dampiera linearis*, *Amphipogon turbinatus*, *Chamaescilla corymbosa*, *Lyginia barbata*, *Conostylis aculeata* and *Lomandra hermaphrodita*.

Common weed species included Veldtgrass (*Ehrharta calycina*), Gladiolus (*Gladiolus caryophyllaceus*), Blowfly Grass (*Briza maxima*) and Flatweed (*Hypochaeris glabra*).

Floristic Community Types (FCT) are based on the whole floristic composition of the vegetation rather than being determined by soil type and geomorphology (Vegetation Complex) or the nature of the dominant species (Vegetation Types). Based on the deep sandy soils (not low-lying as for FCT 21c) and the absence of Jarrah (*E. marginata* in 21a) the vegetation is considered most likely to be representative of FCT 23a - Central *Banksia attenuata* and *B. menziesii* woodlands (Bassendean soil).

The vegetation on the site is considered to be representative of the Bassendean – Central and South vegetation complex (Hedde *et al.* 1980). According to Bush Forever (Government of Western Australia, 2000), approximately 10,919ha (24%) of the original 46,220ha on the Southern Swan Coastal Plain remains of which 5,883ha (13%) will have some protection with the full implementation of Bush Forever. The percentage protection is above the 10% minimum criteria for vegetation complexes in the Perth Metropolitan Region Constrained Area.

Bush Forever Site 347 'Wandí Nature Reserve and Anketell Road Bushland' is located



approximately 250m east of the site and immediately to the south of Lot 88 across De Haer Road. This Bush Forever Site is 412.3ha in size and contains native vegetation from the Bassendean – Central and South Complex.

Banksia Woodland TEC

The vegetation types mapped on the site contains Banksia trees in a woodland structure. Therefore, there is potential for the Commonwealth listed Threatened Ecological Community 'Banksia Woodlands of the Swan Coastal Plain' to occur on the site.

The area occupied by the area of Good Banksia woodland on Lot 1 is estimated to be around 0.65ha and the area of Good Banksia woodland over Lots 11 and 88 is around 0.3ha. By themselves the areas are not large enough to qualify as the Banksia Woodland TEC. However, the areas proposed to be cleared are contiguous with other Banksia woodlands in Good condition or better further east.

Similarly, the individual areas mapped in Very Good condition on Lots 7 and 9 are only 0.3ha and 0.4ha, respectively which is too small to qualify as the TEC. However, these areas are also contiguous with similar quality Banksia woodland on the eastern part of both lots.

The total area of Banksia woodland on the whole of Lots 1 and 7-11 and 88 in Good to Very Good condition is around 1.98ha. The combined area is large enough to be considered one patch of Banksia Woodland TEC. Therefore, the individual parcels on each lot are part of the Banksia Woodland TEC.

The areas mapped as Good and Very Good quality Banksia woodland on the site are more or less contiguous with other areas of Banksia woodland on Lots to the east which further connect to Banksia woodland in the Wandí Nature Reserve, around 250m to the east. The firebreaks between the lots are narrower than 30m. Therefore, the areas of Good and Very Good condition Banksia woodland could be considered as part of a much larger patch of Banksia woodland in the Wandí area and could be considered part of the TEC.

3.4 Describe any outstanding natural features and/or any other important or unique values relevant to the project area.

There are no outstanding natural features or unique values relevant to the Referral Area.

3.5 Describe the status of native vegetation relevant to the project area.

The vegetation condition over the Referral Area was assessed using the condition scale adopted in Bush Forever.

The condition of the native vegetation in the western part of the site was mostly rated as Degraded with some areas Degraded – Good and one area of Good on the southern part of Lot 1. The condition of the vegetation was rated low due to the abundance of aggressive weed



species, in particular Veldtgrass (*Ehrharta calycina*) and Wild Oats (*Avena fatua*).

The condition of the vegetation in the eastern part of the site was rated as Very Good due to a lower presence of weed species. The difference in vegetation condition over the lots is probably due to the vegetation at the front of the lots (western side) being exposed to more use by residents and their pets as well as edge effects from cleared land to the west.

3.6 Describe the gradient (or depth range if action is to be taken in a marine area) relevant to the project area.

The site slopes from a high point at the northern end of around 39m AHD down to the south and east. The lowest point is around 26m AHD at the eastern end of Lot 9

3.7 Describe the current condition of the environment relevant to the project area.

The western portion of the Referral Area is degraded through human disturbance including tracks, sheds, dwellings and weeds. The eastern portion is less degraded and is largely remnant bushland that is less weedy than that in the western portion.

3.8 Describe any Commonwealth Heritage Places or other places recognised as having heritage values relevant to the project area.

Not Applicable

3.9 Describe any Indigenous heritage values relevant to the project area.

There are no registered heritage sites or heritage places located on the site (DAA, 2016) (Attachment 2)

3.10 Describe the tenure of the action area (e.g. freehold, leasehold) relevant to the project area.

The Referral Area is owned freehold by various landowners.

3.11 Describe any existing or any proposed uses relevant to the project area.

The existing land use is Special Rural.



The proposed land use is residential with remnant vegetation retained in the eastern portion.



Section 4 - Measures to avoid or reduce impacts

Provide a description of measures that will be implemented to avoid, reduce, manage or offset any relevant impacts of the action. Include, if appropriate, any relevant reports or technical advice relating to the feasibility and effectiveness of the proposed measures.

Examples of relevant measures to avoid or reduce impacts may include the timing of works, avoidance of important habitat, specific design measures, or adoption of specific work practices.

4.1 Describe the measures you will undertake to avoid or reduce impact from your proposed action.

The Developer will implement environmental management strategies to avoid and reduce any environmental impacts associated with clearing activities. The environmental management strategies will include the following:

- The better quality bushland in the eastern portion of the Referral Area will be retained in the concept plan;
- Native vegetation to be retained will be fenced prior to any clearing activity;
- Clearing footprint will be clearly delineated;
- Fauna relocation plan will be implemented prior to clearing; and
- Clearing will be suspended if Black Cockatoos are sighted and will not recommence until the birds have moved on.

4.2 For matters protected by the EPBC Act that may be affected by the proposed action, describe the proposed environmental outcomes to be achieved.

The proposed action will result in the clearing of 1.98ha of Good/Very and 3.97ha of Degraded to Good foraging habitat for Carnaby's Black Cockatoo. The foraging habitat provides limited resources for Baudin's Black Cockatoo and Forest Red-tailed Black Cockatoo.

Clearing the foraging habitat will not lead to a significant impact on the Black Cockatoos given the small extent of clearing, the retention of native vegetation in the eastern section of the Referral Area, the mobility of the species and the extent of surrounding foraging habitat (412.2ha) protected in Bush Forever Site No. 347- Wandí Nature Reserve and Anketell Road Bushland which is 250m to the east of the Referral Area.



Section 5 – Conclusion on the likelihood of significant impacts

A checkbox tick identifies each of the matters of National Environmental Significance you identified in section 2 of this application as likely to be a significant impact.

Review the matters you have identified below. If a matter ticked below has been incorrectly identified you will need to return to Section 2 to edit.

5.1.1 World Heritage Properties

No

5.1.2 National Heritage Places

No

5.1.3 Wetlands of International Importance (declared Ramsar Wetlands)

No

5.1.4 Listed threatened species or any threatened ecological community

No

5.1.5 Listed migratory species

No

5.1.6 Commonwealth marine environment

No

5.1.7 Protection of the environment from actions involving Commonwealth land

No

5.1.8 Great Barrier Reef Marine Park

No

5.1.9 A water resource, in relation to coal/gas/mining

No



5.1.10 Protection of the environment from nuclear actions

No

5.1.11 Protection of the environment from Commonwealth actions

No

5.1.12 Commonwealth Heritage places overseas

No

5.2 If no significant matters are identified, provide the key reasons why you think the proposed action is not likely to have a significant impact on a matter protected under the EPBC Act and therefore not a controlled action.

Clearing of 1.98ha of BWSCP TEC is not likely to have a significant impact when assessed in accordance with the impact criteria listed in the Significant Impact Guidelines.

Clearing of 1.98ha of Good to Very Good and 3.97ha of Degraded to Good foraging habitat is not considered to be significant impact as Carnaby's Black Cockatoo are highly mobile, do not rely on the Referral Area for their survival and there is 412.2ha of foraging and breeding habitat protected in Bush Forever Site 347 that is within 250m of the Referral Area. The foraging resources in the Referral Area provide limited resources for Forest Red-tailed Black and Baudin's Black Cockatoos as they don't feed on Banksia spp. There are no breeding trees and only four potential future breeding trees (Jarrah) in the area to be cleared.

See Attachment 1 for assessment against significant impact criteria for each relevant MNES.



Section 6 – Environmental record of the person proposing to take the action

Provide details of any proceedings under Commonwealth, State or Territory law against the person proposing to take the action that pertain to the protection of the environment or the conservation and sustainable use of natural resources.

6.1 Does the person taking the action have a satisfactory record of responsible environmental management? Please explain in further detail.

Yes

Terranovis Pty Ltd (Terranovis) has undertaken various development projects in the Perth Region and have a satisfactory record of environmental management.

6.2 Provide details of any past or present proceedings under a Commonwealth, State or Territory law for the protection of the environment or the conservation and sustainable use of natural resources against either (a) the person proposing to take the action or, (b) if a permit has been applied for in relation to the action – the person making the application.

Not Applicable

6.3 Will the action be taken in accordance with the corporation's environmental policy and planning framework?

Yes

6.3.1 If the person taking the action is a corporation, please provide details of the corporation's environmental policy and planning framework.

Terranovis do not have a corporate environmental policy and planning framework.

6.4 Has the person taking the action previously referred an action under the EPBC Act, or been responsible for undertaking an action referred under the EPBC Act?

No



Section 7 – Information sources

You are required to provide the references used in preparing the referral including the reliability of the source.

7.1 List references used in preparing the referral (please provide the reference source reliability and any uncertainties of source).

Reference Source	Reliability	Uncertainties
Perth Groundwater Atlas https://maps.water.wa.gov.au/#/webmap/gwm accessed March 2017	Reliable	No uncertainties
PGV Environmental (2016) Lots 1 and 7-11 and 88 DeHaer Road, Wandí. Environmental Assessment. Report prepared for Terranovis	Reliable	No uncertainties



Section 8 – Proposed alternatives

You are required to complete this section if you have any feasible alternatives to taking the proposed action (including not taking the action) that were considered but not proposed.

8.0 Provide a description of the feasible alternative?

There are no feasible alternatives.

8.1 Select the relevant alternatives related to your proposed action.

8.27 Do you have another alternative?

No



Section 9 – Contacts, signatures and declarations

Where applicable, you must provide the contact details of each of the following entities: Person Proposing the Action; Proposed Designated Proponent and; Person Preparing the Referral. You will also be required to provide signed declarations from each of the identified entities.

9.0 Is the person proposing to take the action an Organisation or an Individual?

Organisation

9.2 Organisation

9.2.1 Job Title

Project Manager

9.2.2 First Name

James

9.2.3 Last Name

Priestly

9.2.4 E-mail

JamesP@terranovis.com.au

9.2.5 Postal Address

PO Box 1320, Canning Bridge
Applecross WA 6153
Australia

9.2.6 ABN/ACN

ACN

107738563 - TERRANOVIS PTY LTD

9.2.7 Organisation Telephone

08 93453900



9.2.8 Organisation E-mail

admin@terranovis.co.au

9.2.9 I qualify for exemption from fees under section 520(4C)(e)(v) of the EPBC Act because I am:

Not applicable

Small Business Declaration

I have read the Department of the Environment and Energy's guidance in the online form concerning the definition of a small a business entity and confirm that I qualify for a small business exemption.

Signature:..... Date:

9.2.9.2 I would like to apply for a waiver of full or partial fees under Schedule 1, 5.21A of the EPBC Regulations

No

9.2.9.3 Under sub regulation 5.21A(5), you must include information about the applicant (if not you) the grounds on which the waiver is sought and the reasons why it should be made

Declaration

I, James Priestly, declare that to the best of my knowledge the information I have given on, or attached to the EPBC Act Referral is complete, current and correct. I understand that giving false or misleading information is a serious offence. I declare that I am not taking the action on behalf of or for the benefit of any other person or entity.

Signature: [Signature] Date: 28/3/17

I, James Priestly, the person proposing the action, consent to the designation of myself as the proponent of the purposes of the action describe in this EPBC Act Referral.

Signature: [Signature] Date: 28/3/17

9.3 Is the Proposed Designated Proponent an Organisation or Individual?



Organisation

9.5 Organisation

9.5.1 Job Title

Project Manager

9.5.2 First Name

James

9.5.3 Last Name

Priestly

9.5.4 E-mail

JamesP@terranovis.com.au

9.5.5 Postal Address

PO Box 1320 Canning Bridge
Applecross WA WA 6153
Australia

9.5.6 ABN/ACN

ACN

107738563 - TERRANOVIS PTY LTD

9.5.7 Organisation Telephone

08 9435 3900

9.5.8 Organisation E-mail

admin@terranovis.com.au

Declaration

I, James Priestly, the proposed designated proponent, consent to the designation of myself as the proponent for the purposes of the action described in this EPBC Act Referral.



Signature:  Date: 28/3/17

9.6 Is the Referring Party an Organisation or Individual?

Organisation

9.8 Organisation

9.8.1 Job Title

Senior Environmental Consultant

9.8.2 First Name

Belinda

9.8.3 Last Name

Heath

9.8.4 E-mail

belinda@pgv.net.au

9.8.5 Postal Address

Unit 1, 61 Guthrie Street
Osborne Park WA 6017
Australia

9.8.6 ABN/ACN

ABN

44981725498 - The trustee for KNIGHTSIDE TRUST

9.8.7 Organisation Telephone

0429500027

9.8.8 Organisation E-mail

belinda@pgv.net.au

Declaration



I, Belinda Heath, I declare that to the best of my knowledge the
information I have given on, or attached to this EPBC Act Referral is complete, current and
correct. I understand that giving false or misleading information is a serious offence.

Signature: Belinda Heath Date: 21/3/2017



Appendix A - Attachments

The following attachments have been supplied with this EPBC Act Referral:

1. figure_2.pdf
2. attachment_2_part_a.pdf
3. attachment_2_part_b.pdf
4. 2016-300-f01.pdf
5. 2016-300-f03.pdf
6. figure_4.pdf
7. attachment_1_-_10273_006_bh.pdf