GOVERNMENT OF
WESTERN AUSTRALIA

CLEARING PERMIT

Granted under section 51E of the Environmental Protection Act 1986

Purpose Permit number:	CPS 11536/1
Permit Holder:	City of Bunbury
Duration of Permit:	From 7 November 2026 to 7 November 2036

The permit holder is authorised to clear *native vegetation* subject to the following conditions of this permit.

PART I – CLEARING AUTHORISED

1. Clearing authorised (purpose)

The permit holder is authorised to clear *native vegetation* for the purpose of improving water flow and for maintenance works, of drainage areas.

2. Land on which clearing is to be done

The permit holder is authorised to clear *native vegetation* within the properties described in Table 1 of Schedule 1 of this permit.

3. Clearing authorised

The permit holder must not clear more than 10 hectares of *native vegetation* within the combined areas cross-hatched yellow in Figure 1, Figure 2, Figure 3, Figure 4, Figure 5, Figure 6, Figure 7, Figure 8, Figure 9, Figure 10, Figure 11, Figure 12, Figure 13 and Figure 14 of Schedule 2.

PART II – MANAGEMENT CONDITIONS

4. Avoid, minimise, and reduce impacts and extent of clearing

In determining the *native vegetation* authorised to be cleared under this permit, the permit holder must apply the following principles, set out in descending 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.

5. Weed and dieback management

When undertaking any clearing authorised under this permit, the permit holder must take the following measures to minimise the risk of 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 known *dieback* or *weed*-affected soil, *mulch, fill*, or other material is brought into the area to be cleared;

(c) restrict the movement of machines and other vehicles to the limits of the areas to be cleared;

(d) only move soils in *dry conditions*; and

(e) where *dieback* or *weed*-affected soil, *mulch*, *fill* or other material is to be removed from the area to be cleared, ensure it is transferred to areas of comparable *soil disease status*.

6. Clearing not authorised

The permit holder must not clear any native trees with a diameter at breast height of 100 millimetres or greater within the combined areas cross-hatched yellow in Figure 1, Figure 2, Figure 3, Figure 4, Figure 5, Figure 6, Figure 7, Figure 8, Figure 9, Figure 10, Figure 11, Figure 12, Figure 13 and Figure 14 of Schedule 2.

7. Directional clearing

The permit holder must

(a) conduct *clearing* activities in a slow, progressive manner towards adjacent remnant *native vegetation*; and

(b) allow reasonable time for fauna present within the area being cleared to move into adjacent *native vegetation* ahead of the clearing activity.

8. Vegetation management – Watercourse and wetland surface flow

(a) Where practicable, the permit holder must avoid *clearing riparian vegetation*.

(b) Where a watercourse or wetland is to be impacted by clearing, the permit holder must maintain the existing surface water flow.

(c) The permit holder must conduct clearing from upstream to downstream, to maintain drainage capacity and reduce disturbance.

9. Threatened ecological community management

When undertaking any *clearing* authorised under this permit within the combined areas cross-hatched yellow in Figure 1, Figure 2, Figure 3, Figure 4, Figure 5, Figure 6, Figure 7, Figure 8, Figure 9, Figure 10, Figure 11, Figure 12, Figure 13 and Figure 14 of Schedule 2, the permit holder must not impact more than the following extents of *native vegetation* representative of the following Threatened Ecological Communities:

(a) 0.38 hectares of *native vegetation* that is representative of the Tuart (*Eucalyptus gomphocephala*) Woodlands and Forests of the Swan Coastal Plain ecological community.

(b) 0.01 hectares of *native vegetation* that is representative of the Subtropical and Temperate Coastal Saltmarsh.

10. Fauna management

(a) Prior to undertaking any *clearing* authorised under this permit, the permit holder must inspect the area authorised to be cleared prior to works commencing and for the duration of *clearing* for any native vertebrate fauna that may be present.

(b) Where native vertebrate fauna have been identified under condition 10(a), works must cease until the native vertebrate fauna have escaped into adjacent habitat ahead of the clearing activity or translocated into adjacent *native vegetation*.

11. Fauna management – Avoid bird breeding seasons

The permit holder must not undertake *clearing* of *riparian vegetation* authorised under this permit within the combined areas cross-hatched yellow in Figure 1, Figure 2, Figure 3, Figure 4, Figure 5, Figure 6, Figure 7, Figure 8, Figure 9, Figure 10, Figure 11, Figure 12, Figure 13 and Figure 14 of Schedule 2 from August to November of each year.

12. Weed Management – Chemical

The permit holder must only undertake spot spraying of chemical solution for *weed* control, within the areas authorised to be cleared under this permit:

(a) during the driest period of the year when the water level is at its lowest; and

(b) during calm wind conditions.

PART III - RECORD KEEPING AND REPORTING

13. Records that must be kept

The permit holder must maintain records relating to the listed relevant matters in accordance with the specifications detailed in Table 1.

Table 1: Records that must be kept

No.	Relevant matter	Specifications
1.	In relation to the authorised clearing activities generally	(a) the species composition, structure, and density of the cleared area; (b) the location where the clearing occurred, recorded using a Global Positioning System (GPS) unit set to Geocentric Datum Australia 2020 (GDA2020), expressing the geographical coordinates in Eastings and Northings; (c) the date that the area was cleared; (d) the size of the area cleared (in hectares); (e) actions taken to avoid, minimise, and reduce the impacts and extent of clearing in accordance with condition 4; (f) actions taken to minimise the risk of the introduction and spread of *weeds* and *dieback* in accordance with condition 5; (g) area of each threatened ecological community impacted in accordance with condition 9;

No.	Relevant matter	Specifications
		(h) fauna management actions undertaken in accordance with conditions 7, 10 and 11; and (i) *weed* management actions undertaken in accordance with condition 12.

14. Reporting

The permit holder must provide to the *CEO* the records required under condition 13 of this permit when requested by the *CEO*.

DEFINITIONS

In this permit, the terms in Table have the meanings defined.

Table 2: Definitions

Term	Definition
CEO	Chief Executive Officer of the department responsible for the administration of the clearing provisions under the *Environmental Protection Act 1986*.
clearing	has the meaning given under section 3(1) of the EP Act.
condition	a condition to which this clearing permit is subject under section 51H of the EP Act.
department	means the department established under section 35 of the *Public Sector Management Act 1994* (WA) and designated as responsible for the administration of the EP Act, which includes Part V Division 3.
dieback	means the effect of *Phytophthora* species on native vegetation.
dry conditions	means when soils (not dust) do not freely adhere to rubber tyres, tracks, vehicle chassis or wheel arches.
EP Act	*Environmental Protection Act 1986* (WA)
fill	means material used to increase the ground level, or to fill a depression.
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.
native vegetation	has the meaning given under section 3(1) and section 51A of the EP Act.
riparian vegetation	means the distinctive vegetation associated with a wetland or watercourse.
weeds	means any plant – (a) that is a declared pest under section 22 of the *Biosecurity and Agriculture Management Act 2007*; or (b) published in a Department of Biodiversity, Conservation

Term	Definition
	and Attractions species-led ecological impact and invasiveness ranking summary, regardless of ranking; or (c) not indigenous to the area concerned.

END OF CONDITIONS

Jessica Burton
MANAGER
NATIVE VEGETATION REGULATION

Officer delegated under Section 20
of the Environmental Protection Act 1986

14 October 2026

Schedule 1

Table 1. List of properties within which the clearing is authorised in accordance with conditions of this permit.

Property	Locality	Local Government Authority
Unnamed Road Reserve (PIN 1160461)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1329769)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1301072)	Withers	City of Bunbury
Unnamed Road Reserve (PIN 1299143)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1302966)	Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1299118)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1154633)	Withers	City of Bunbury
Unnamed Road Reserve (PIN 1321662)	Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1299112)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1169634)	Withers	City of Bunbury
Unnamed Road Reserve (PIN 1299153)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1301001)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1131059)	Usher	City of Bunbury
Unnamed Road Reserve (PIN 1299114)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 11397339)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1329812)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1329854)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1329802)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1169632)	Withers	City of Bunbury
Unnamed Road Reserve (PIN 1329819)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1329794)	South Bunbury	City of Bunbury
Crown Reserve 49427	Glen Iris	City of Bunbury
Unallocated Crown Land	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1329790)	Carey Park	City of Bunbury
Unnamed Road Reserve (PIN 1154641)	Usher	City of Bunbury
Unnamed Road Reserve (PIN 1301968)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1301666)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1301663)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1289741)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1201649)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1297676)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1296974)	Davenport	City of Bunbury
Unnamed Road Reserve (PIN 1286233)	Davenport	City of Bunbury

Unnamed Road Reserve (PIN 1301662)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 11872232)	Davenport	City of Bunbury
Lot 12 on Diagram 59367	Davenport	City of Bunbury
Lot 12 on Plan 42352	South Bunbury	City of Bunbury
Lot 13 on Plan 42352	South Bunbury	City of Bunbury
Lot 13 on Diagram 59367	Davenport	City of Bunbury
Lot 14 on Diagram 549367	Davenport	City of Bunbury
Lot 14 on Plan 42352	South Bunbury	City of Bunbury
Lot 158 on Plan 2138	South Bunbury	City of Bunbury
Lot 15 on Diagram 55963	Davenport	City of Bunbury
Lot 15 on Plan 42352	South Bunbury	City of Bunbury
Lot 17 on Plan 27141	Glen Iris	City of Bunbury
Lot 183 on Plan 63809	Davenport	City of Bunbury
Lot 19 on Diagram 66716	South Bunbury	City of Bunbury
Lot 1 on Diagram 31182	South Bunbury	City of Bunbury
Lot 1 on Diagram 4784	South Bunbury	City of Bunbury
Lot 1 on Diagram 71243	Davenport	City of Bunbury
Lot 2000 on Plan 29618	Picton	City of Bunbury
Lot 2001 on Plan 29618	Picton	City of Bunbury
Lot 2004 on Plan 29618	Picton	City of Bunbury
Lot 2007 on Plan 29618	Picton	City of Bunbury
Lot 200 on Plan 402591	Bunbury	City of Bunbury
Lot 201 on Plan 402591	Bunbury	City of Bunbury
Lot 203 on Plan 411401	Davenport	City of Bunbury
Lot 204 on Plan 411401	Davenport	City of Bunbury
Lot 213 on Plan 643	South Bunbury	City of Bunbury
Lot 216 on Plan 29936	Davenport	City of Bunbury
Lot 231 on Plan 2642	Bunbury	City of Bunbury
Lot 232 on Plan 2642	Bunbury	City of Bunbury
Lot 237 on Plan 2642	South Bunbury	City of Bunbury
Lot 238 on Plan 29005	South Bunbury	City of Bunbury
Lot 249 on Plan 2138	South Bunbury	City of Bunbury
Lot 250 on Plan 66833	Pelican Point	City of Bunbury
Lot 254 on Plan 21028	Glen Iris	City of Bunbury
Lot 255 on Plan 21028	Glen Iris	City of Bunbury
Lot 256 on Plan 21028	Glen Iris	City of Bunbury

Lot 278 on Plan 12070	South Bunbury	City of Bunbury
Lot 28 on Plan 2138	South Bunbury	City of Bunbury
Lot 2 on Diagram 71243	Davenport	City of Bunbury
Lot 3000 on Plan 43571	Glen Iris	City of Bunbury
Lot 3001 on Plan 43554	Withers	City of Bunbury
Lot 302 on Plan 47094	Davenport	City of Bunbury
Lot 33 on Diagram 23674	East Bunbury	City of Bunbury
Lot 33 on Diagram 25472	East Bunbury	City of Bunbury
Lot 33 on Diagram 19187	South Bunbury	City of Bunbury
Lot 33 on Plan 13497	Davenport	City of Bunbury
Lot 34 on Diagram 19187	South Bunbury	City of Bunbury
Lot 34 on Plan 13497	Davenport	City of Bunbury
Lot 358 on Plan 130003	Bunbury	City of Bunbury
Lot 35 on Plan 13497	Davenport	City of Bunbury
Lot 373 on Plan 23809	Bunbury	City of Bunbury
Lot 37 on Plan 13497	Davenport	City of Bunbury
Lot 38 on Plan 13497	Davenport	City of Bunbury
Lot 38 on Plan 20903	Picton	City of Bunbury
Lot 390 on Plan 15445	Withers	City of Bunbury
Lot 3 on Diagram 4784	South Bunbury	City of Bunbury
Lot 40 on Diagram 4784	South Bunbury	City of Bunbury
Lot 3 on Diagram 9036	South Bunbury	City of Bunbury
Lot 40 on Diagram 60947	Davenport	City of Bunbury
Lot 416 on Plan 31758	Glen Iris	City of Bunbury
Lot 41 on Diagram 68581	Davenport	City of Bunbury
Lot 42 on Diagram 68581	Davenport	City of Bunbury
Lot 42 on Diagram 70542	Bunbury	City of Bunbury
Lot 439 on Plan 209326	South Bunbury	City of Bunbury
Lot 43 on Diagram 70542	Bunbury	City of Bunbury
Lot 44 on Plan 2571	Glen Iris	City of Bunbury
Lot 452 on Plan 302624	Usher	City of Bunbury
Lot 45 on Plan 2571	Glen Iris	City of Bunbury
Lot 4793 on Diagram 23368	South Bunbury	City of Bunbury
Lot 4795 on Diagram 23012	South Bunbury	City of Bunbury
Lot 487 on Plan 8593	East Bunbury	City of Bunbury
Lot 48 on Diagram 26692	South Bunbury	City of Bunbury

Lot 4 on Diagram 87964	South Bunbury	City of Bunbury
Lot 501 on Plan 46368	Usher	City of Bunbury
Lot 87 on Plan 19647	Davenport	City of Bunbury
Lot 87 on Plan 9161	East Bunbury	City of Bunbury
Lot 88 on Plan 9161	East Bunbury	City of Bunbury
Lot 89 on Plan 9161	East Bunbury	City of Bunbury
Lot 89 on Plan 19647	Davenport	City of Bunbury
Lot 90 on Plan 9161	East Bunbury	City of Bunbury
Lot 915 on Plan 14479	Withers	City of Bunbury
Lot 923 on Plan 220339	East Bunbury	City of Bunbury
Lot 92 on Plan 20903	Picton	City of Bunbury
Lot 952 on Plan 220438	South Bunbury	City of Bunbury
Lot 95 on Diagram 67698	East Bunbury	City of Bunbury
Lot 97 on Plan 13757	South Bunbury	City of Bunbury
Lot 97 on Plan 3094	Bunbury	City of Bunbury
Lot 98 on Plan 13757	South Bunbury	City of Bunbury
Lot 98 on Plan 3094	Bunbury	City of Bunbury
Lot 99 on Plan 13757	South Bunbury	City of Bunbury
Lot 99 on Plan 3094	Bunbury	City of Bunbury
Lot 9 on Plan 42352	South Bunbury	City of Bunbury
Lot 8 on Plan 42352	South Bunbury	City of Bunbury
Part Lot 85 on Plan 2138	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 11788935)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1297003)	Davenport	City of Bunbury
Unnamed Road Reserve (PIN11397691)	Davenport	City of Bunbury
Unnamed Road Reserve (PIN 1176611)	Davenport	City of Bunbury
Water Feature	Leschenault	City of Bunbury
Unnamed Road Reserve (PIN 1292279)	Davenport	City of Bunbury
Unnamed Road Reserve (PIN 1297746)	Glen Iris	City of Bunbury
Unnamed Road Reserve (PIN 1254966)	Glen Iris	City of Bunbury
Unnamed Road Reserve (PIN 1297736)	Glen Iris	City of Bunbury
Unnamed Road Reserve (PIN 11413772)	Vittoria	City of Bunbury
Unnamed Road Reserve (PIN 11397274)	Glen Iris	City of Bunbury
Unnamed Road Reserve (PIN 1155907)	Pelican Point	City of Bunbury
Unnamed Road Reserve (PIN 11413436)	Eaton	City of Bunbury
Unnamed Road Reserve (PIN 1165834)	Picton	City of Bunbury

Unnamed Road Reserve (PIN 11564949)	Picton	City of Bunbury
Unnamed Road Reserve (PIN11564950)	Picton East	City of Bunbury
Unnamed Road Reserve (PIN 11564951)	Picton East	City of Bunbury
Lot 0 on Plan 2642	South Bunbury	City of Bunbury
Lot 1003 on Plan 40546	East Bunbury	City of Bunbury
Lot 1004 on Plan 40546	East Bunbury	City of Bunbury
Lot 1006 on Plan 23796	South Bunbury	City of Bunbury
Lot 100 on Diagram 17436	Bunbury	City of Bunbury
Lot 100 on Plan 70352	Davenport	City of Bunbury
Lot 101 on Plan 13757	South Bunbury	City of Bunbury
Lot 101 on Plan 29618	Picton	City of Bunbury
Lot 102 on Diagram 93343	Glen Iris	City of Bunbury
Lot 102 on Plan 13757	South Bunbury	City of Bunbury
Lot 102 on Plan 22200	Picton	City of Bunbury
Lot 103 on Plan 13757	South Bunbury	City of Bunbury
Lot 1053 on Plan 33287	Davenport	City of Bunbury
Lot 1059 on Plan 32797	Davenport	City of Bunbury
Lot 106 on Plan 22628	East Bunbury	City of Bunbury
Lot 1075 on Plan 39628	Withers	City of Bunbury
Lot 107 on Plan 22628	East Bunbury	City of Bunbury
Lot 10 on Diagram 21154	South Bunbury	City of Bunbury
Lot 10 on Diagram 65208	South Bunbury	City of Bunbury
Lot 10 on Plan 29230	South Bunbury	City of Bunbury
Lot 10 on Plan 42352	South Bunbury	City of Bunbury
Lot 116 on Plan 50708	Glen Iris	City of Bunbury
Lot 117 on Plan 46318	Picton	City of Bunbury
Lot 1184 on Plan 40546	South Bunbury	City of Bunbury
Lot 118 on Plan 46318	Picton	City of Bunbury
Lot 119 on Plan 46318	Picton	City of Bunbury
Lot 11 on Diagram 62346	South Bunbury	City of Bunbury
Lot 11 on Diagram 65208	South Bunbury	City of Bunbury
Lot 11 on Plan 42352	South Bunbury	City of Bunbury
Lot 128 on Plan 17303	South Bunbury	City of Bunbury
Lot 12 on Diagram 14568	South Bunbury	City of Bunbury
Lot 12 on Diagram 59367	South Bunbury	City of Bunbury
Lot 12 on Plan 42352	South Bunbury	City of Bunbury

Lot 13 on Diagram 14568	South Bunbury	City of Bunbury
Lot 50 on Diagram 26692	South Bunbury	City of Bunbury
Lot 50 on Plan 53612	Bunbury	City of Bunbury
Lot 5106 on Plan 9573	East Bunbury	City of Bunbury
Lot 510 on Plan 406673	East Bunbury	City of Bunbury
Lot 51 on Plan 5875	South Bunbury	City of Bunbury
Lot 51 on Plan 5876	South Bunbury	City of Bunbury
Lot 5221 on Plan 18266	Withers	City of Bunbury
Lot 52 on Plan 32797	Davenport	City of Bunbury
Lot 52 on Plan 5875	South Bunbury	City of Bunbury
Lot 52 on Plan 5876	South Bunbury	City of Bunbury
Lot 5350 on Diagram 59367	Davenport	City of Bunbury
Lot 5360 on Plan 13497	Davenport	City of Bunbury
Lot 53 on Plan 5875	South Bunbury	City of Bunbury
Lot 53 on Plan 5876	South Bunbury	City of Bunbury
Lot 5411 on Plan 12361	East Bunbury	City of Bunbury
Lot 5412 on Plan 11944	South Bunbury	City of Bunbury
Lot 5474 on Diagram 66997	Withers	City of Bunbury
Lot 54 on Plan 5875	South Bunbury	City of Bunbury
Lot 54 on Plan 5876	South Bunbury	City of Bunbury
Lot 555 on Plan 402341	Bunbury	City of Bunbury
Lot 55 on Plan 12070	South Bunbury	City of Bunbury
Lot 55 on Plan 5875	South Bunbury	City of Bunbury
Lot 55 on Plan 5876	South Bunbury	City of Bunbury
Lot 560 on Plan 302740	South Bunbury	City of Bunbury
Lot 5636 on Diagram 78059	South Bunbury	City of Bunbury
Lot 568 on Plan 68080	Vittoria	City of Bunbury
Lot 5690 on Diagram 83485	South Bunbury	City of Bunbury
Lot 5691 on Plan 18906	Carey Park	City of Bunbury
Lot 56 on Plan 5875	South Bunbury	City of Bunbury
Lot 56 on Plan 5876	South Bunbury	City of Bunbury
Lot 5706 on Plan 19647	Davenport	City of Bunbury
Lot 570 on Plan 408588	Davenport	City of Bunbury
Lot 5713 on Plan 17293	East Bunbury	City of Bunbury
Lot 577 on Plan 6174	South Bunbury	City of Bunbury
Lot 57 on Plan 5876	South Bunbury	City of Bunbury

Lot 588 on Plan 181567	East Bunbury	City of Bunbury
Lot 58 on Plan 5875	South Bunbury	City of Bunbury
Lot 58 on Plan 5876	South Bunbury	City of Bunbury
Lot 595 on Diagram 48054	South Bunbury	City of Bunbury
Lot 59 on Plan 5875	South Bunbury	City of Bunbury
Lot 59 on Plan 5876	South Bunbury	City of Bunbury
Lot 5 on Plan 17303	South Bunbury	City of Bunbury
Lot 5 on Plan 2571	Glen Iris	City of Bunbury
Lot 5 on Plan 42352	South Bunbury	City of Bunbury
Lot 6092 on Plan 19647	Davenport	City of Bunbury
Lot 613 on Plan 182781	Withers	City of Bunbury
Lot 6191 on Plan 29618	Picton	City of Bunbury
Lot 6190 on Plan 29618	Picton	City of Bunbury
Lot 6189 on Plan 29618	Picton	City of Bunbury
Lot 6178 on Plan 29618	Picton	City of Bunbury
Lot 62 on Plan 5875	South Bunbury	City of Bunbury
Lot 63 on Plan 5875	South Bunbury	City of Bunbury
Lot 648 on Diagram 61945	South Bunbury	City of Bunbury
Lot 649 on Diagram 61945	South Bunbury	City of Bunbury
Lot 64 on Plan 5875	South Bunbury	City of Bunbury
Lot 658 on Plan 13987	East Bunbury	City of Bunbury
Lot 65 on Plan 22200	Picton	City of Bunbury
Lot 65 on Plan 5876	South Bunbury	City of Bunbury
Lot 66 on Diagram 68698	East Bunbury	City of Bunbury
Lot 679 on Plan 186981	East Bunbury	City of Bunbury
Lot 7 on Plan 42352	South Bunbury	City of Bunbury
Lot 6 on Plan 42352	South Bunbury	City of Bunbury
Lot 705 on Plan 7951	Carey Park	City of Bunbury
Lot 710 on Plan 217482	East Bunbury	City of Bunbury
Lot 728 on Plan 14147	East Bunbury	City of Bunbury
Lot 747 on Diagram 29579	South Bunbury	City of Bunbury
Lot 77 on Diagram 49971	East Bunbury	City of Bunbury
Lot 782 on Plan 14477	Withers	City of Bunbury
Lot 785 on Diagram 75567	Glen Iris	City of Bunbury
Lot 7 on Diagram 23012	South Bunbury	City of Bunbury
Lot 7 on Diagram 28694	South Bunbury	City of Bunbury

Lot 802 on Plan 17303	South Bunbury	City of Bunbury
Lot 802 on Plan 65631	Usher	City of Bunbury
Lot 803 on Plan 14477	Withers	City of Bunbury
Lot 815 on Diagram 49971	East Bunbury	City of Bunbury
Lot 832 on Plan 9018	South Bunbury	City of Bunbury
Lot 84 on Plan 9161	East Bunbury	City of Bunbury
Lot 85 on Plan 9161	East Bunbury	City of Bunbury
Lot 867 on Plan 193478	Bunbury	City of Bunbury
Lot 86 on Plan 9161	East Bunbury	City of Bunbury
Lot 879 on Plan 193890	Bunbury	City of Bunbury

Schedule 2

The boundary of the areas authorised to be cleared is shown in the maps below (Figure 1, Figure 2, Figure 3, Figure 4, Figure 5, Figure 6, Figure 7, Figure 8, Figure 9, Figure 10, Figure 11, Figure 12, Figure 13 and Figure 14).

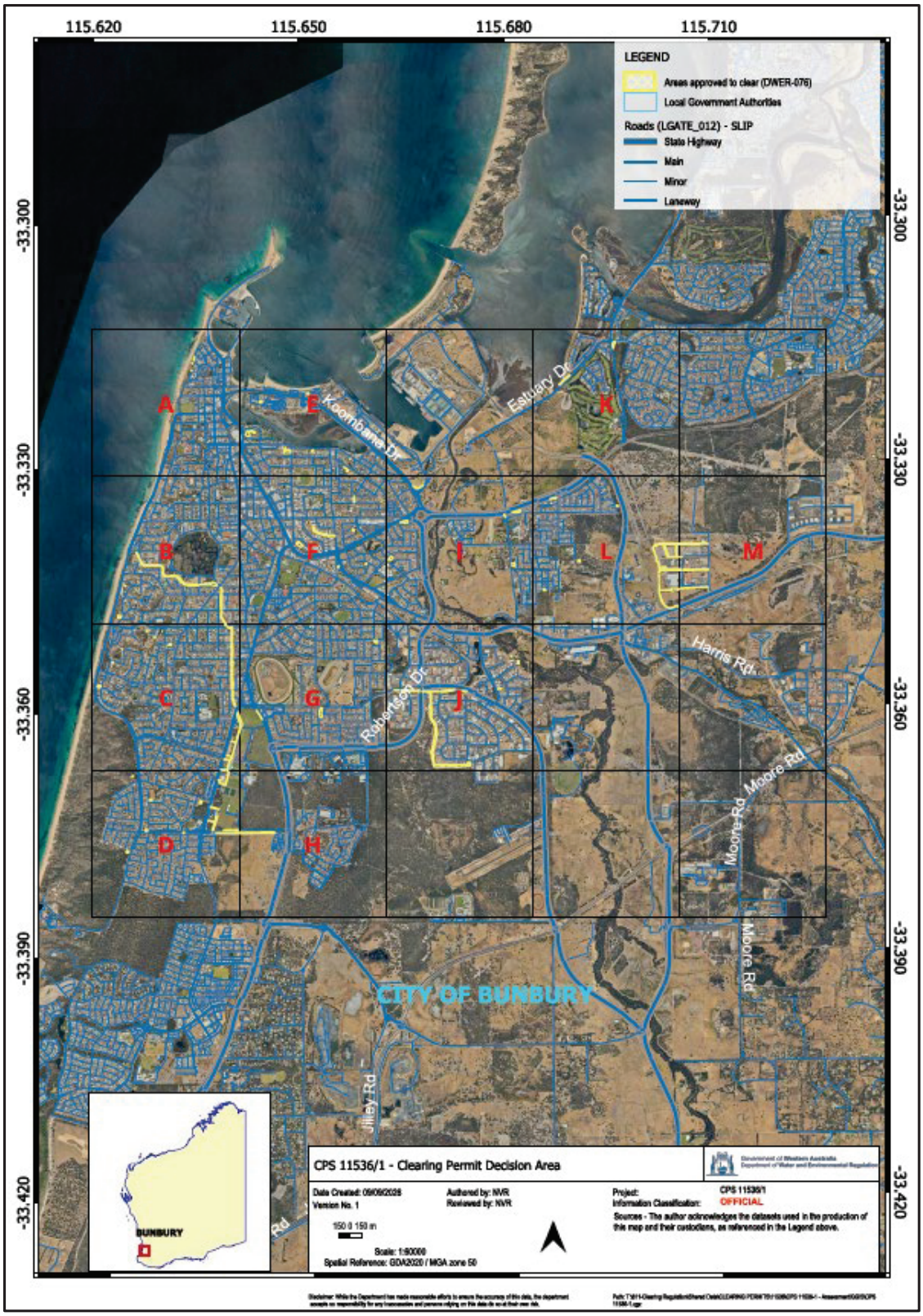


Figure 1: Context map of the boundary of the areas within which clearing may occur



Figure 2: Map of the boundary of the areas within which clearing may occur



Figure 3: Map of the boundary of the areas within which clearing may occur

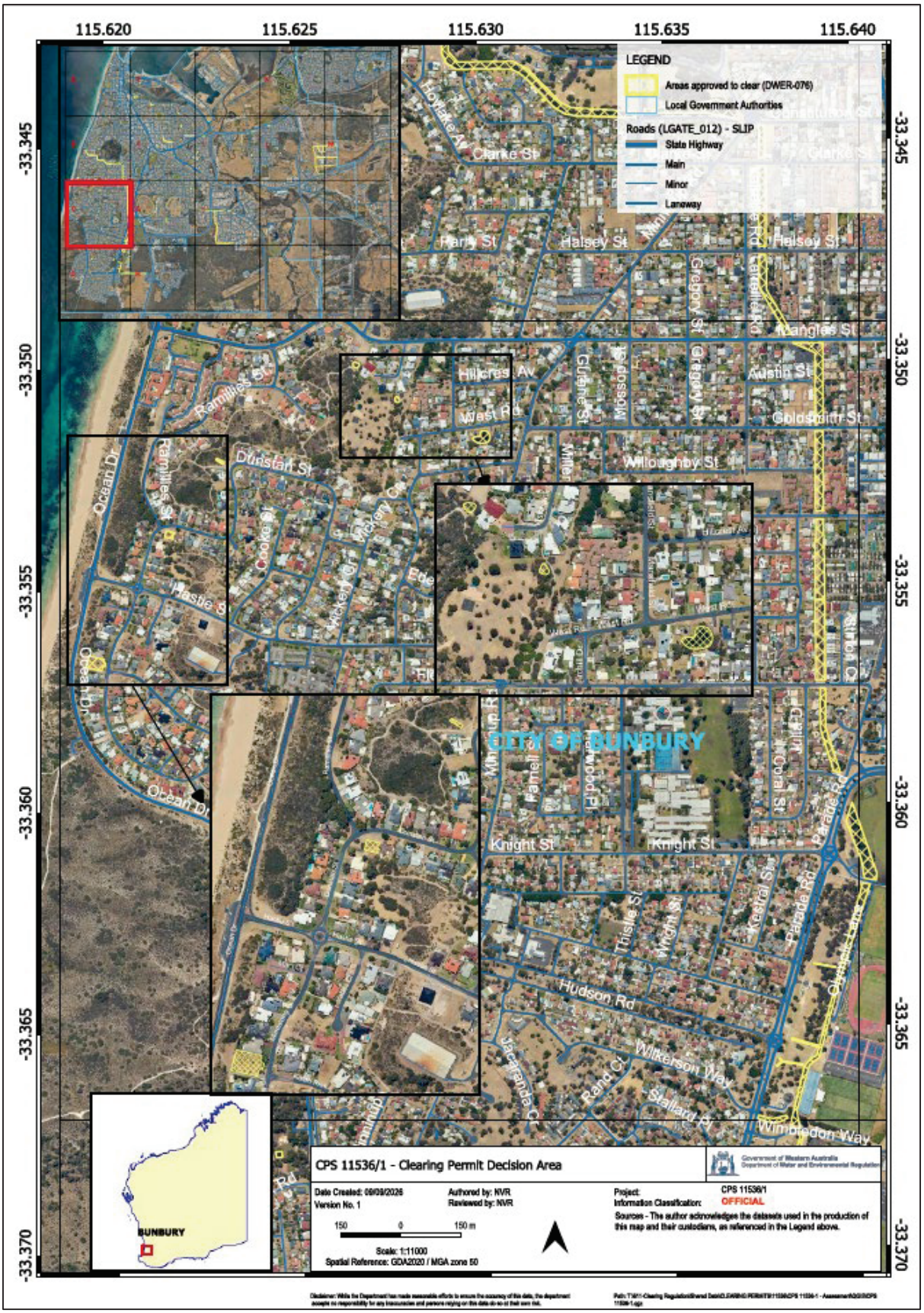


Figure 4: Map of the boundary of the areas within which clearing may occur

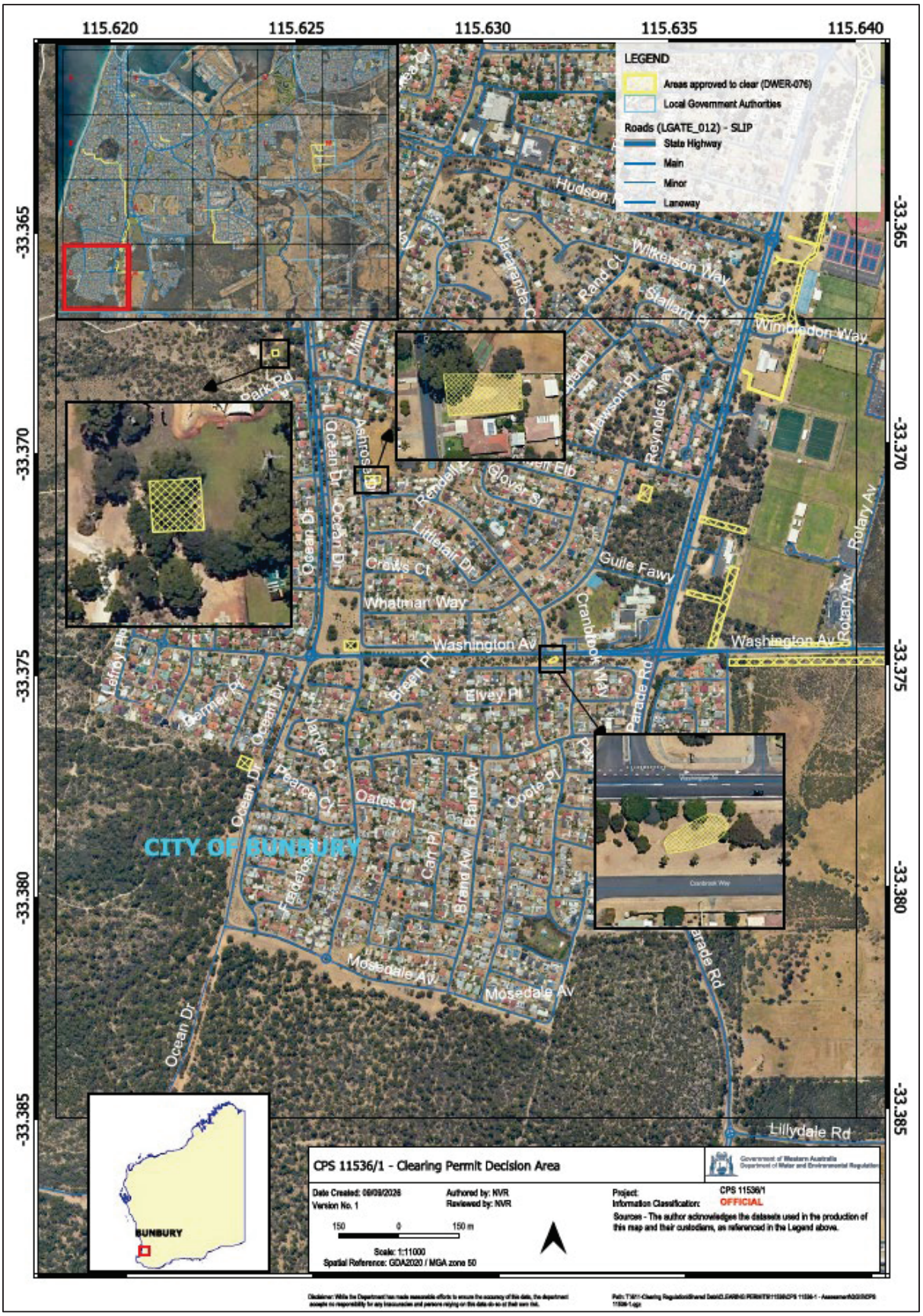


Figure 5: Map of the boundary of the areas within which clearing may occur



Figure 6: Map of the boundary of the areas within which clearing may occur



Figure 7: Map of the boundary of the areas within which clearing may occur



Figure 8: Map of the boundary of the areas within which clearing may occur

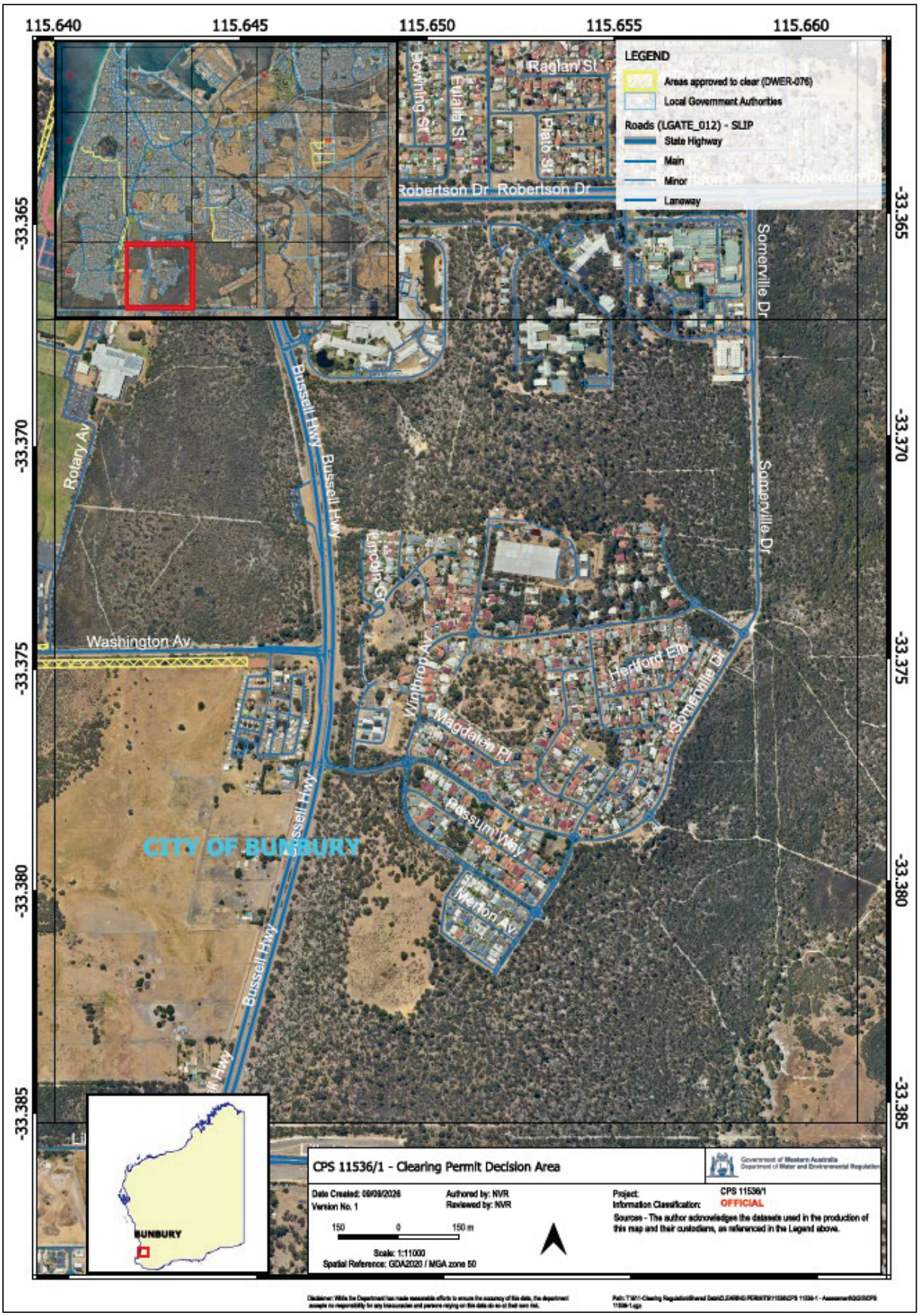


Figure 9: Map of the boundary of the areas within which clearing may occur



Figure 10: Map of the boundary of the areas within which clearing may occur



Figure 11: Map of the boundary of the areas within which clearing may occur



Figure 12: Map of the boundary of the areas within which clearing may occur



Figure 13: Map of the boundary of the areas within which clearing may occur



Figure 14: Map of the boundary of the areas within which clearing may occur

Government of Western Australia
Department of Water and Environmental Regulation

Clearing Permit Decision Report

1 Application details and outcome

1.1. Permit application details

Permit number:	CPS 11536/1
Permit type:	Purpose permit
Applicant name:	City of Bunbury
Application received:	2 April 2026
Application area:	Ten (10) hectares of native vegetation within a 24.14 hectare footprint.
Purpose of clearing:	Drainage maintenance works
Method of clearing:	Mechanical
Property:	Multiple land parcels (see the property list in Appendix A.6)
Location (LGA area/s):	Withers, Glen Iris, Davenport, Vittoria, Usher, South Bunbury, Carey Park, Picton East, Picton, East Bunbury and Pelican Point
Localities (suburb/s):	City of Bunbury

1.2. Description of clearing activities

The City of Bunbury (The City) is proposing to undertake the clearing of native vegetation within 261 land parcels across the City (see Appendix C.7) to support the maintenance of its drainage network (City of Bunbury, 2026). The application seeks a clearing permit with a duration of 10 years to enable these maintenance activities to be undertaken as required during that period (City of Bunbury, 2026).

The vegetation distributed across 91 separate locations (see Figures 1 to 14, Section 1.5) within the City's drainage lines and catchments is proposed to be cleared as part of the City's routine maintenance works. The works involve the mechanical removal of excessive vegetation, particularly bulrush (*Typha orientalis*), from drainage channels to maintain adequate water flow and reduce the risk of localised flooding caused by vegetation overgrowth during heavy rainfall events. The proposed maintenance clearing will improve the efficiency of the drainage network and help manage flood risk (GHD, 2026a).

1.3. Decision on application

Decision:	Granted
Decision date:	14 October 2026
Decision area:	Ten (10) hectares of native vegetation within a 24.14-hectare footprint, as depicted in Section 1.5, below.

1.4. Reasons for decision

This clearing permit application was submitted, accepted, assessed and determined in accordance with sections 51E and 51O of the *Environmental Protection Act 1986* (EP Act). The Department of Water and Environmental Regulation (DWER) advertised the application for 21 days and no submissions were received.

In making this decision, the Delegated Officer had regard for the site characteristics (see Appendix A), relevant datasets (see Appendix E.1), the findings of a flora and vegetation survey (see Appendix D), the clearing principles

set out in Schedule 5 of the EP Act (see Appendix B), relevant planning instruments and any other matters considered relevant to the assessment (see Section 3). The Delegated Officer also took into consideration that the proposed clearing is limited to the removal of excessive vegetation growth within existing drainage channels to improve water flow and maintain the operational function of the City of Bunbury's drainage network.

The assessment identified that the proposed clearing will result in:

- temporary impacts to suitable habitat for conservation significant fauna and flora species;
- impacts on fauna individuals if they present at the application area during the time of the clearing;
- temporary impacts to up to 2.35 hectares of threatened ecological communities;
- potential introduction and spread of weeds and dieback into adjacent vegetation, which could impact on the quality of the adjacent vegetation and its habitat values and
- temporary impacts to watercourses associated with vegetation disturbance within the drainage network.

After consideration of the available information, as well as the applicant's minimisation and mitigation measures (see Section 3.1), the Delegated Officer determined the proposed clearing is unlikely to have long-term adverse impacts on the environmental values listed above and these impacts can be minimised and managed to unlikely lead to an unacceptable risk. The applicant has suitably demonstrated avoidance and minimisation measures.

The Delegated Officer decided to grant a clearing permit subject to conditions to:

- Avoid, minimise to reduce the impacts and extent of clearing;
- Take hygiene steps to minimise the risk of the introduction and spread of weeds;
- Undertake slow, progressive one directional clearing to allow terrestrial fauna to move into adjacent habitat ahead of the clearing activity;
- Pre-clearing site inspections prior to works commencing and ongoing during works for any fauna that may be present. If found and are not able to escape into adjacent habitat, the works must be ceased until the identified fauna has left the clearing area;
- Retain native trees with a diameter at breast height (DBH) of 100 millimetres or greater;
- Avoid clearing of riparian vegetation during bird breeding seasons (August to November);
- Avoid clearing riparian vegetation where practicable;
- Maintain the existing surface water flow; and
- Undertake clearing from upstream to downstream to maintain drainage capacity and reduce disturbance.

1.5. Site maps

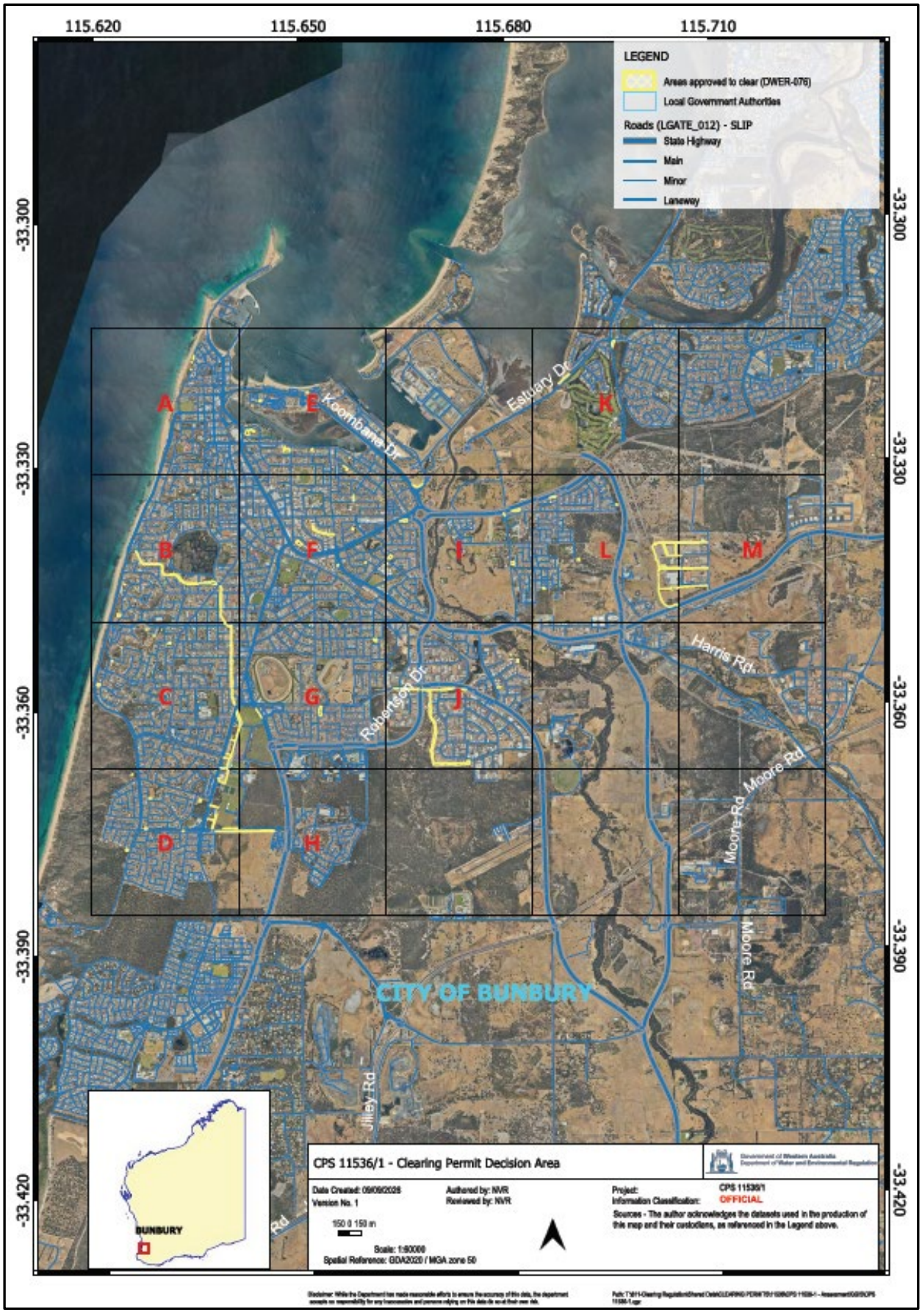


Figure 1. Context map of the boundary of the areas within which clearing may occur. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.



Figure 2. Map of the boundary of the areas within which clearing may occur – Map A. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.



Figure 3. Map of the boundary of the areas within which clearing may occur – Map B. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.

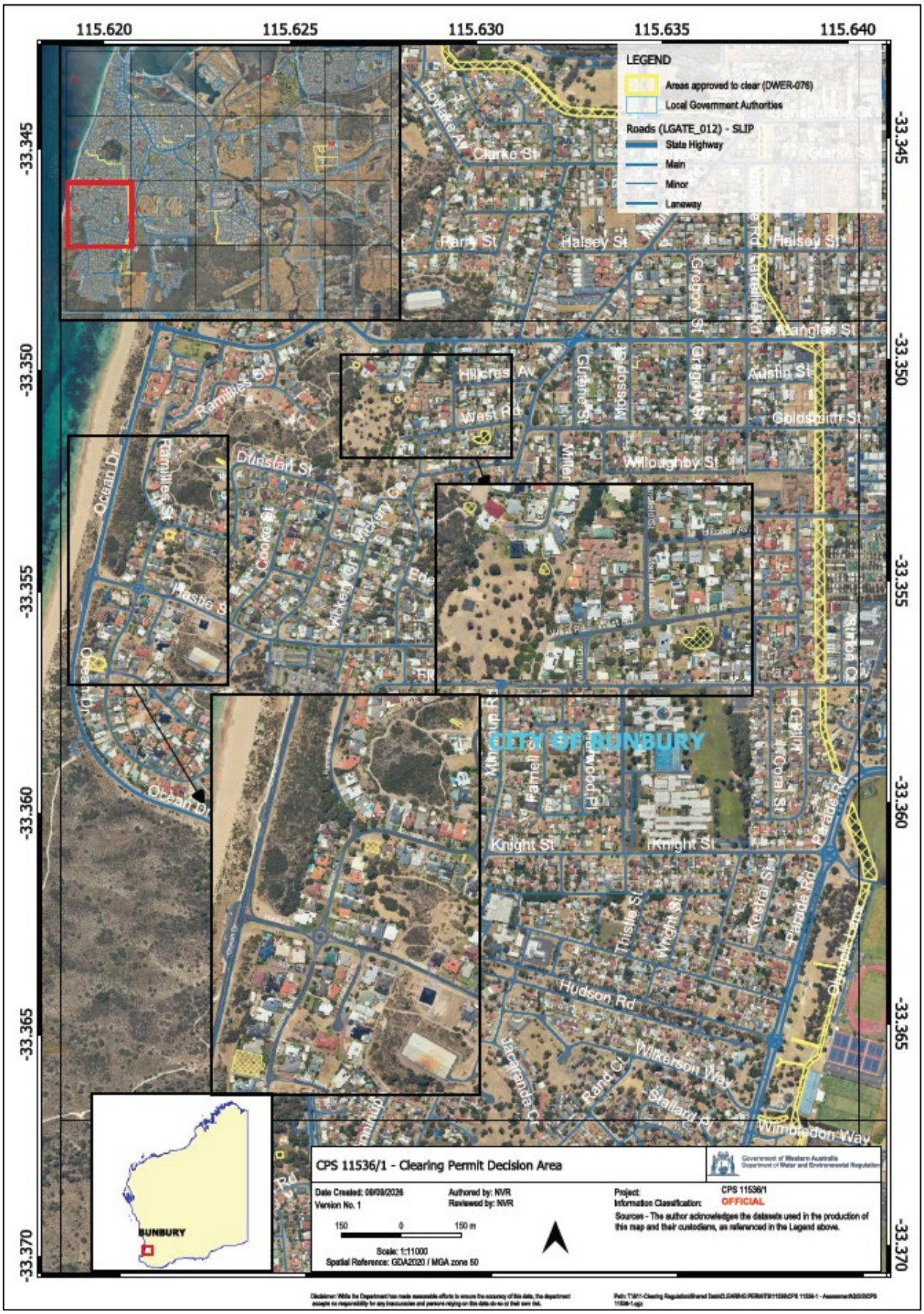


Figure 4. Map of the boundary of the areas within which clearing may occur – Map C. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.

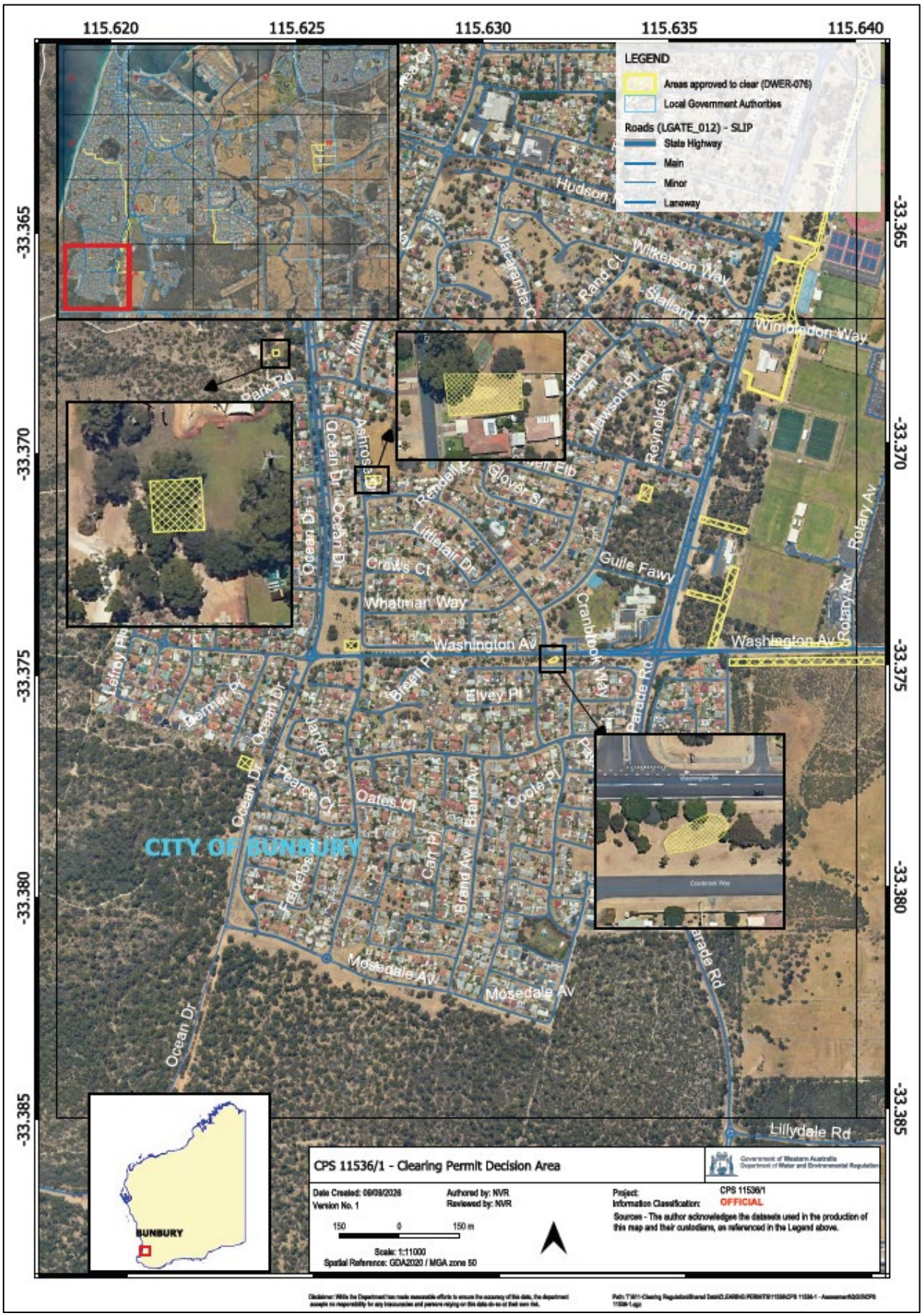


Figure 5. Map of the boundary of the areas within which clearing may occur – Map D. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.



Figure 6. Map of the boundary of the areas within which clearing may occur – Map E. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.

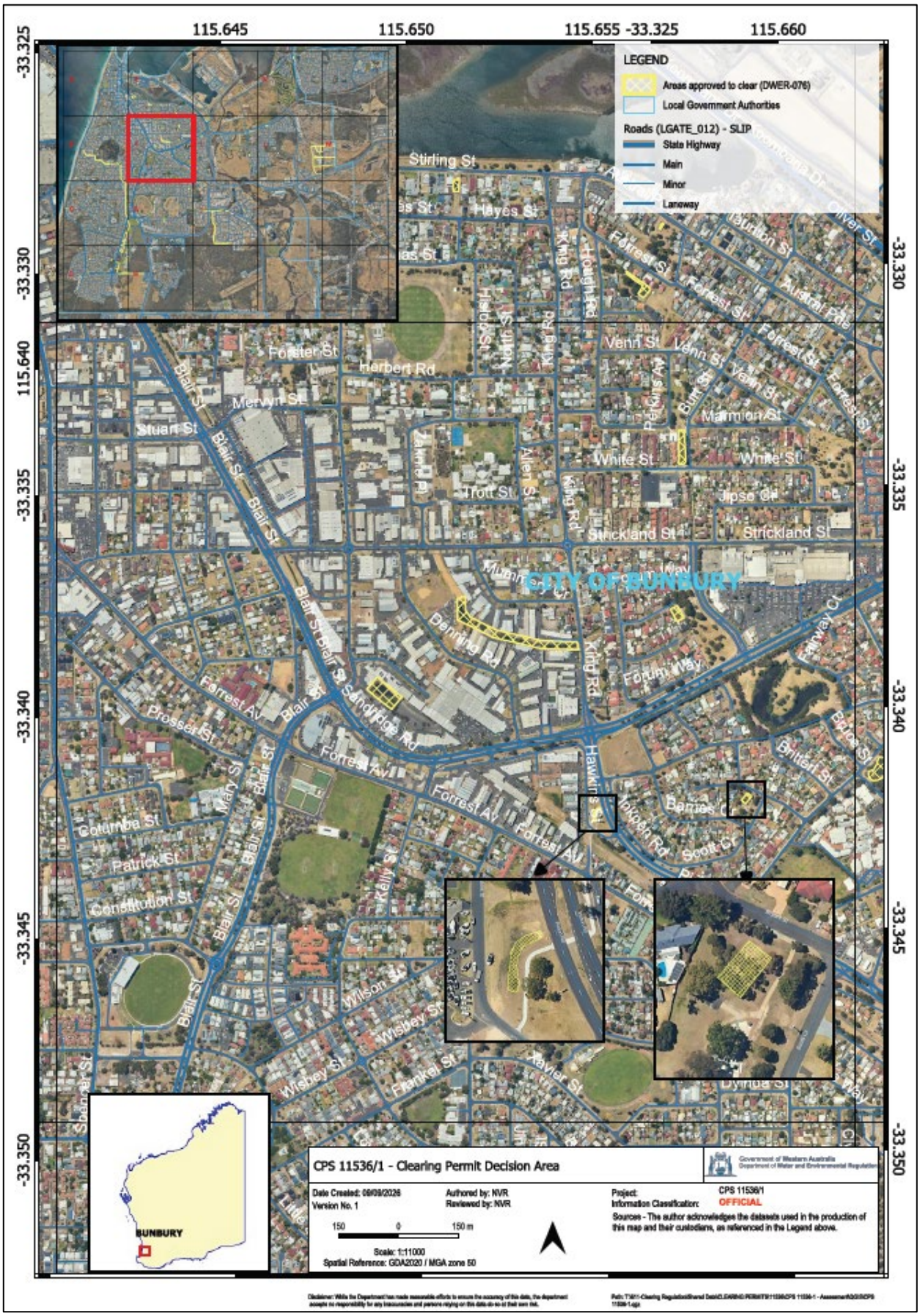


Figure 7. Map of the boundary of the areas within which clearing may occur – Map F. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.



Figure 8. Map of the boundary of the areas within which clearing may occur – Map G. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.

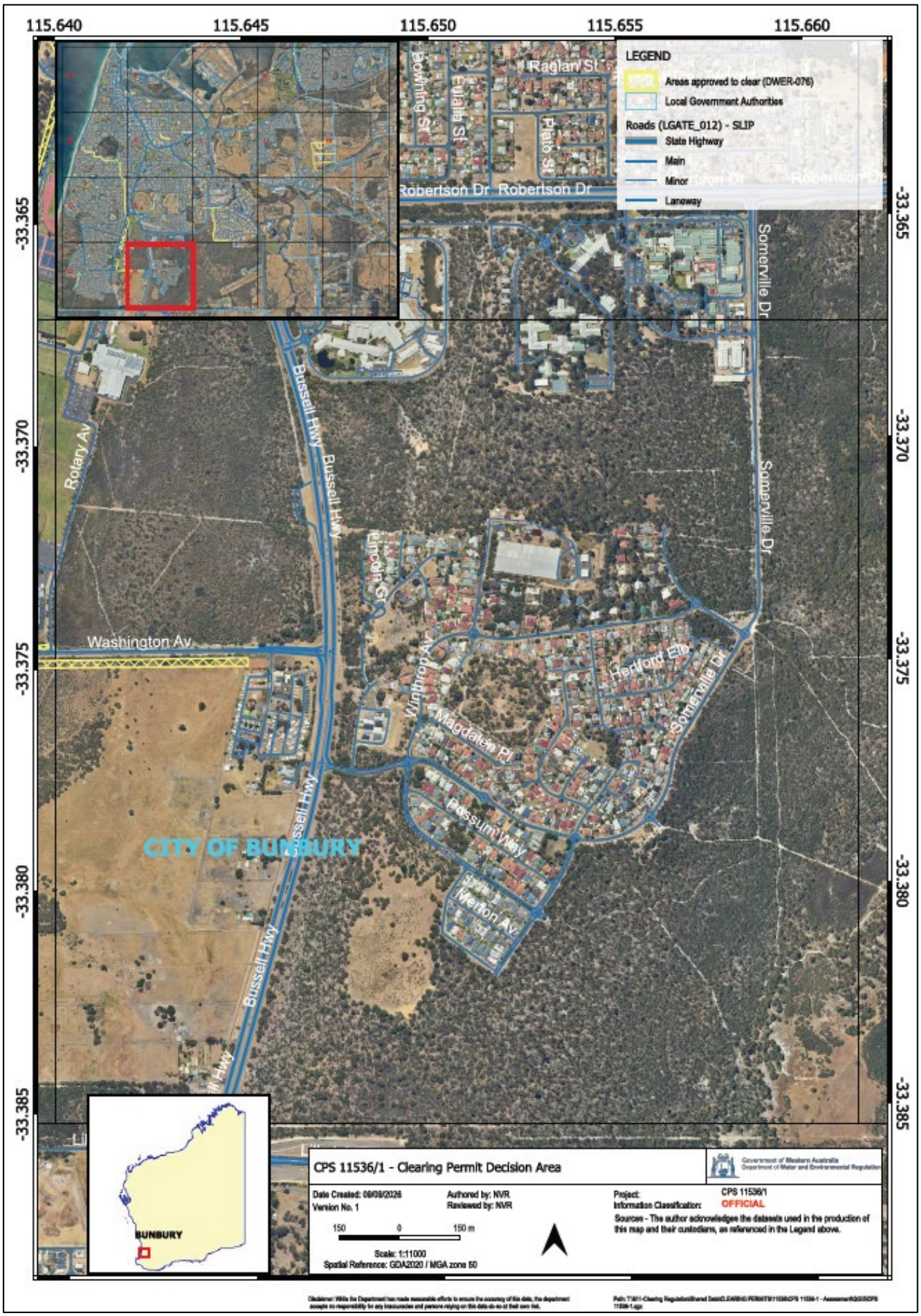


Figure 9. Map of the boundary of the areas within which clearing may occur – Map H. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.



Figure 10. Map of the boundary of the areas within which clearing may occur – Map I. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.



Figure 11. Map of the boundary of the areas within which clearing may occur – Map J. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.



Figure 12. Map of the boundary of the areas within which clearing may occur – Map K. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.



Figure 13. Map of the boundary of the areas within which clearing may occur – Map L. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.



Figure 14. Map of the boundary of the areas within which clearing may occur – Map M. The areas crosshatched yellow indicate the areas authorised to be cleared under the granted clearing permit.

2 Legislative context

The clearing of native vegetation in Western Australia is regulated under the EP Act and the *Environmental Protection (Clearing of Native Vegetation) Regulations 2004* (Clearing Regulations).

In addition to the matters considered in accordance with section 51O of the EP Act (see Section 1.4), the Delegated Officer has also had regard to the objects and principles under section 4A of the EP Act, particularly:

- the precautionary principle
- the principle of intergenerational equity
- the principle of the conservation of biological diversity and ecological integrity.

Other legislation of relevance for this assessment include:

- *Biodiversity Conservation Act 2016* (WA) (BC Act)
- *Country Areas Water Supply Act 1947* (WA) (CAWS Act)
- *Environment Protection and Biodiversity Conservation Act 1999* (Cth) (EPBC Act)
- *Rights in Water and Irrigation Act 1914* (RiWI Act)

The key guidance documents which inform this assessment are:

- *A guide to the assessment of applications to clear native vegetation* (DER, December 2013)
- *Procedure: Native vegetation clearing permits* (DWER, October 2019)
- Technical guidance – *Flora and Vegetation Surveys for Environmental Impact Assessment* (EPA, 2016)

3 Detailed assessment of application

3.1. Avoidance and mitigation measures

Supporting documentation (GHD, 2026a) was submitted by the applicant, demonstrating that the City of Bunbury has applied the mitigation hierarchy, as follows:

Avoidance

The City states that avoidance was prioritised during project planning. Key avoidance measures include:

- ***Flora, vegetation and fauna***
  - Pre-work mapping of exclusion zones.
  - Avoidance of TECs, PECs, and other significant vegetation where practicable.
  - Identification and protection of protected flora and fauna habitat.
  - Retention of water bodies and erosion-prone areas.
  - Avoidance of mature native trees unless dead, diseased or hazardous.
  - Retention of riparian trees with a minimum 15 meters buffer where possible.
  - Retention of peppermint trees (*Agonis flexuosa*) with DBH greater than 10 centimetres due to habitat value.
  - Restricting clearing to vegetation necessary to restore drain flow.
  - Mechanical clearing limited to vegetation interfering with water flow within drainage lines (1 - 2 meters).
- ***Aboriginal heritage***
  - Mapping of Aboriginal heritage sites before works.
  - Revising work locations to avoid all known Aboriginal heritage sites.

Mitigation

- ***Clearing footprint reduction***
  - Use of long-reach excavators from existing roads, hardstands and access tracks to minimise the impacts to drainage channels and banks.
  - Demarcation of exclusion areas before works.
  - Limit clearing outside drains to access requirements only.
  - Trim overhanging branches instead of removing vegetation where possible.
- ***Flora and vegetation protection***
  - Retain drain bank stability and root systems where practicable.
  - Cut aquatic weeds at water level to minimise root disturbance.
  - Remove invasive roots completely to reduce regrowth.
  - Conduct works during dry conditions.
  - Progress clearing upstream to downstream to maintain drainage capacity and reduce disturbance.
  - Minimise disturbance to drainage channels and banks.

- ***Fauna protection***
  - Conduct pre-clearing inspections for protected fauna.
  - Identify and map protected species before clearing.
  - Avoid breeding and nesting seasons where feasible.
  - No clearing in riparian areas during bird breeding season (August–October).
  - Retain hollow-bearing trees.
  - Create brush piles as refuge habitat.
  - Use slow clearing methods to allow fauna to disperse.
  - Maintain access to a licensed fauna handler if required.
  - Undertake post-clearing habitat monitoring.
  - Reuse branches and rocks as habitat in adjacent vegetation.
- ***Weed management***
  - Clean machinery before entering sites. Maintain records of machinery cleaning procedures.
  - Apply strict weed hygiene protocols. Apply enhanced cleaning protocols in high-risk riparian areas.
  - Identify priority weed species before works.
  - Prioritise mechanical and manual weed removal.
  - Use approved herbicides only when necessary. Apply herbicides only under suitable weather conditions (e.g. no rain within 24 hours). Use spot-spraying techniques to minimise off-target impacts.
  - Maintain buffers from water bodies.
  - Mulch cleared areas to suppress weed establishment.
  - Conduct annual monitoring and remove new infestations promptly.
- **Erosion and water quality protection**
  - Avoid works on steep slopes during wet conditions.
  - Follow natural contours.
  - Retain stabilising vegetation on ridgelines and slope crests where practicable.
  - Monitor erosion and sediment controls during and after rainfall events. Install sediment controls where required.
  - Restrict machinery from waterlogged areas.
  - Apply surface stabilisation measures such as mulching and seeding.
  - Manage cleared vegetation and soil to prevent mobilisation.
- **Acid sulfate soil (ASS) management**
  - Undertake site-specific ASS risk assessments.
  - Conduct soil sampling where required.
  - Implement treatment and management measures in accordance with DWER ASS guidelines before disturbance occurs.
- **Other environmental controls**
  - Dust suppression using water carts and work scheduling during low wind conditions.
  - Noise management through restricted working hours and stakeholder notification.
  - Fire management procedures and emergency equipment.
  - Waste disposal at approved facilities.
  - Spill prevention through refuelling controls, spill kits and staff training. Conduct refuelling and maintenance at least 30 m from water bodies.

The Delegated Officer was satisfied that the applicant has made a reasonable effort to avoid and minimise potential impacts of the proposed clearing on environmental values.

3.2. Assessment of impacts on environmental values

In assessing the application, the Delegated Officer has had regard for the site characteristics (see Appendix A) and the extent to which the impacts of the proposed clearing present a risk to biological, conservation, or land and water resource values.

The assessment against the clearing principles (see **Error! Reference source not found.**) identified that the impacts of the proposed clearing present a risk to biological values (fauna, flora, biodiversity and threatened ecological communities), conservation area, and water resources. The consideration of these impacts, and the extent to which they can be managed through conditions applied in line with sections 51H and 51I of the EP Act, is set out below.

3.2.1. Biological values (fauna and biodiversity) - Clearing Principles (a) and (b)

Assessment

Ten fauna habitat types were identified within the application footprint (GHD, 2026b), including:

- Native Mixed Dampland (associated with vegetation types VT01, VT02, VT06)*:* Low-lying seasonally wet habitat dominated by sedges and forbs, providing foraging and refuge habitat for waterbirds, frogs and small reptiles. (3.12 ha)*;*
- Sheoak Woodland (VT03): Woodland dominated by *Casuarina obesa* and associated species, offering perching, nesting and shelter habitat for birds and small mammals (1.64 ha);
- Mixed Native Woodland (VT04, VT11): Mixed woodland and sedgeland habitat comprising *Agonis flexuosa*, *Casuarina obesa* and wetland understorey species, supporting a broad range of woodland and riparian fauna (5.59 ha);
- Eucalyptus Woodland (VT05): Tuart and Banksia woodland with mature trees that provide feeding, nesting and roosting habitat for birds, including black cockatoos (0.53 ha);
- Marri Woodland (VT07): Woodland dominated by *Corymbia calophylla* (Marri) with a sedgeland understorey, providing important foraging and shelter habitat for mammals and birds (2.41 ha);
- Melaleuca Woodland (VT08, VT12): Wetland-associated paperbark woodland offering dense cover, nesting habitat and refuge for wetland-dependent fauna (0.42 ha);
- Juncus Sedgeland (VT09): Saltmarsh-associated sedgeland dominated by *Juncus kraussii*, providing habitat for small birds, amphibians and wetland fauna (0.01 ha);
- Open Acacia Shrubland (VT10): Sparse coastal shrubland with *Acacia saligna* and coastal shrubs, providing foraging and movement habitat for birds and reptiles (0.03 ha);
- Scattered Re-planted Native and Non-native Trees (VT13): Isolated trees over a weedy understorey, offering limited habitat value but providing perching and temporary refuge opportunities for fauna (0.29 ha); and
- Open Water: Permanent or semi-permanent water bodies used by aquatic fauna, waterbirds and other species requiring open water habitat (1.30 ha).

Detailed descriptions and representative photographs of these habitat types are presented in Appendix E. It should be noted that except for the forest red-tailed black cockatoo, no conservation significant fauna species were observed within the application footprint during the survey (GHD, 2026b).

According to available databases, 67 conservation significant fauna are recorded in the local area (10-kilometre radius, excluding the ocean). Based on the results of the desktop assessment and the findings of the survey, the application area is considered likely to comprise suitable habitat for 14 conservation significant species, including six bird, six mammal, one fish and one invertebrate species (See Appendix A.4).

Birds

Three threatened black cockatoo species

The application area is located within the known distribution ranges of the three threatened black cockatoo species. Forest red-tailed black cockatoo was recorded within the application footprint during the survey (GHD, 2026b). While the vegetation within the proposed clearing area may provide some habitat value for these black cockatoo species, the proposed works are limited to the removal of *Typha* spp. and excessive vegetation growth within drainage channels. Given that these vegetation types do not constitute primary breeding habitat and are of limited foraging value for black cockatoos, and taking into account the applicant's proposed mitigation measures, the proposed clearing is unlikely to result in a significant impact on black cockatoo habitat or the species' ongoing use of the area.

Blue-billed Duck (*Oxyura australis*)

Blue-billed Duck (Priority 4) has 78 records in the local area. The species breeds from August to November and typically nests in secluded wetland habitats containing dense emergent vegetation such as Typha beds within permanent or semi-permanent waterbodies (Australian Museum, 2024). Nests are generally constructed from dead *Typha* leaves and other vegetation and are concealed within dense emergent vegetation over water (Australian Museum, 2024). The removal of excessive *Typha* growth within drainage channels may reduce the availability of potential nesting habitat within the immediate treatment area. However, where clearing is limited to maintaining drainage function and is restricted to portions of drainage channels, suitable emergent vegetation is likely to remain available elsewhere within the local waterway network. Consequently, the proposal is unlikely to result in a significant reduction in habitat availability for the species at the local scale, particularly where clearing avoids the breeding season.

Glossy Ibis (*Plegadis falcinellus*)

Glossy Ibis (Migratory) utilises a range of wetland habitats, including well-vegetated wetlands, floodplains, marshes and shallow waterbodies for foraging and roosting (ALA, 2026). While dense Typha stands and other emergent wetland vegetation can provide shelter and contribute to habitat complexity for the species, the proposed works are limited to the management of excessive vegetation accumulation within drainage channels rather than the clearing of entire wetland systems. Therefore, the availability of habitat for the Glossy Ibis in the local area is expected to remain largely unchanged. Any impacts from the proposed works would be limited to small sections of the drainage channel where vegetation is removed and in short-term, which are unlikely to significantly affect the species' habitat.

Mammals

Rakali (*Hydromys chrysogaster*)

Rakali (Priority 4) has 12 records in the local area, the nearest of which is approximately 40 metres from the application area. Rakali are semi-aquatic mammals that forage in waterways and wetlands, feeding on a variety of aquatic animals including insects, crustaceans, mussels, fish, frogs and other small vertebrates (DWER, 2024). Although dependent on water for foraging, they typically shelter in burrows along the banks of rivers, lakes, wetlands, estuaries and drainage systems (DWER, 2024). Dense riparian and emergent vegetation, including Typha, may provide cover and refuge for the species. The proposed removal of excessive Typha growth may temporarily reduce shelter and foraging habitat within sections of the drainage network. However, the works are limited in extent, and similar or higher quality habitat is available in adjacent waterways and remnant vegetation. In addition, the retention of fringing vegetation and maintenance of channel function are expected to sustain suitable refuge and movement habitat within the local area. Therefore, any impacts to rakali habitat are expected to be minor and temporary and are unlikely to significantly affect the species.

Quenda *(Isoodon fusciventer*)

Quenda (Priority 4) are ground-dwelling marsupials, typically associated with forest or woodlands near watercourses, where understorey consists of dense scrub and leaf litter is abundant Quenda commonly utilise riparian vegetation for shelter and foraging (DEC, 2012). This species is known from 44 records within the local area occurring as close as 70 meters from the application area. The proposed clearing is restricted to excessive vegetation growth within drainage channels rather than broadscale removal of riparian habitat. As dense vegetation is likely to remain available adjacent to the channel and elsewhere in the landscape, impacts to quenda habitat are expected to be limited to short-term disturbance within treated areas.

Quokka (Setonix brachyurus)

Quokka (Vulnerable) typically occurs in jarrah, marri and karri forests, as well as wetland and riparian habitats with dense understorey vegetation that provides shelter and foraging opportunities (DCCEEW, 2026). There are 13 records of this species within the local area, with the nearest record located approximately 4.5 kilometres from the proposed clearing area. Quokkas may utilise dense vegetation along wetlands and drainage lines as refuge habitat and movement corridors. Although the removal of Typha and overgrown vegetation may temporarily reduce shelter availability within sections of the drainage channel, the proposed clearing is unlikely to result in a significant reduction in habitat availability or connectivity, as surrounding riparian vegetation will be retained. Consequently, any impacts to Quokka habitat are expected to be localised, minor and temporary.

Western Ringtail Possum (*Pseudocheirus occidentalis*)

The western ringtail possum (WRP) (Critically Endangered) is a medium-sized, nocturnal species that moves through trees at night, feeding on the leaves of eucalypt, marri and peppermint trees, as well as other fruits and flowers (DCCEEW, 2023). The Swan Coastal Plain zone, including the Bunbury area, is one of the three key management zones for the WRP. Within this zone, suitable habitat is associated with near-coastal limestone heath, riparian vegetation, jarrah-marri thicket, woodland and forest, peppermint woodland, and karri forest vegetation (DPAW, 2017).

A total of 3,781 WRP records has been identified within the local area, including four records mapped within the application area. The Mixed Native Woodland, Eucalyptus Woodland and Marri Woodland habitat types within the application area provide suitable habitat for the WRP (GHD, 2026b). Therefore, it is likely that the species utilises vegetation within the application area.

However, given that the proposed clearing is limited to the removal of excessive vegetation growth within drainage channels and noting the applicant's proposed mitigation measures to avoid clearing peppermint trees with a DBH greater than 10 centimetres and other mature trees, the impacts of the proposed clearing on the WRP are expected to be short term and are unlikely to be significant.

Fish

Black-stripe Minnow (*Galaxiella nigrostriata*)

The Black-stripe Minnow occurs in shallow freshwater wetlands and drainage systems where water quality and aquatic habitat condition are important (Bray & Gomon, 2020; Galeotti et al., 2010). A total of 26 records of this species have been identified within the local area, with the nearest record located approximately 1.43 kilometres from the application area. Given the species' reliance on freshwater aquatic habitats and hydrological connectivity between populations (Galeotti et al., 2010; TSSC, 2018a), the likelihood of the species occurring within, or regularly utilising, the application area is considered very low. In addition, noting the applicant’s mitigation measures to prevent erosion and to protect water quality (see Section 3.1), significant impacts to this species are not anticipated.

Invertebrates

Carter's Freshwater Mussel (*Westralunio carteri*)

Carter's Freshwater Mussel (CFM) is endemic to south-western Australia and depends on suitable water quality, stable aquatic habitat and the persistence of freshwater systems (TSSC, 2018b). Fifty (50) records of this species have been identified within the local area, with the nearest record located approximately 410 metres from the application area. Riparian vegetation assists in maintaining CFM suitable habitat conditions through bank stabilisation, shading and sediment filtration.

The removal of excessive vegetation growth has the potential to cause short-term sediment mobilisation if not appropriately managed. However, the known records of CFM occur within watercourses that are not connected to the application areas by perennial waterways. As the species is dependent on aquatic habitats with suitable hydrological conditions and has limited dispersal capability outside connected freshwater systems (Ma et al., 2022; TSSC, 2018b), the presence of records within the local area does not indicate a high likelihood of occurrence within the application area. Consequently, the potential for the species to occur within the application area is considered very low. Where maintenance works are undertaken using standard erosion and sediment control measures and do not substantially alter hydrological function, impacts to water quality and potential mussel habitat are expected to be minor, temporary and unlikely to result in significant impacts to the species.

However, the clearing activities may have potential impacts on individuals of the above species should they be present within the application area at the time of clearing. These impacts can be managed by conducting pre-clearing site inspections and slow directional clearing.

Conclusion

Based on the above assessment, the proposed clearing may impact habitat for black cockatoos, blue-billed duck, glossy ibis, rakali, quenda, quokka and WRP. However, the works are limited to removing excessive vegetation within drainage channels, and suitable habitat will remain in the surrounding area. The potential for Black-stripe Minnow and CFM to occur within the application area is considered very low because known records are not connected to the site by perennial watercourses. Conservation significant fauna may be present during clearing, but impacts can be minimised through pre-clearing inspections and slow, directional clearing. Therefore, any impacts on conservation significant fauna and their habitat are unlikely to be significant.

Conditions

To address the above impacts, the following management measures will be required as conditions on the clearing permit:

- Pre-clearing site inspections prior to works commencing and ongoing during works for any fauna that may be present. If found and are not able to escape into adjacent habitat, the applicant is to cease works until the identified fauna has been translocated.
- Undertake slow, progressive one directional clearing to allow terrestrial and avian fauna to move into adjacent habitat ahead of the clearing activity.
- Avoid clearing of riparian vegetation during bird breeding seasons (August to November).
- Take hygiene steps to minimise the risk of the introduction and spread of weeds and dieback.

3.2.2. Biological values (flora, biodiversity and threatened/priority ecological communities) - Clearing Principles (a, c and d)

Assessment

Flora

A review of available information identified several conservation significant flora species associated with wetlands, drainage channels, seasonal pools and other wet habitats that may occur within the application area (see Appendix C.3 – Flora analysis table).

A reconnaissance flora and vegetation survey undertaken by GHD in November 2025 recorded 82 flora taxa, comprising 52 native taxa and 30 introduced species, and found the application area to be highly disturbed, with vegetation predominantly in Degraded to Completely Degraded condition and widespread weed infestation. No Threatened or Priority flora species were recorded during the survey, and no historical records of conservation significant flora intersect the application area (GHD, 2026b).

While suitable habitat for some conservation significant flora species occurs within parts of the drainage network and seasonally inundated areas, the degraded condition of the vegetation and high weed cover are likely to reduce habitat suitability for disturbance-sensitive species. The potential occurrence of these flora species, having regard to known local records and the findings of the field survey, is discussed below.

Low likelihood of occurrence
Bolboschoenus medianus (Priority 1), *Eleocharis keigheryi (*Threatened), *Ornduffia submersa* (Priority 4) and *Rumex drummondii* (Priority 4) are associated with specialised wetland, aquatic or saline habitats (Western Australian Herbarium, 1998-; TSSC, 2016). While some wet habitat features occur within the application area, the site comprises modified drainage channels and highly disturbed vegetation, with the flora survey recording vegetation predominantly in Degraded to Completely Degraded condition and widespread weed infestation (GHD, 2026b). No individuals of these species were recorded during the survey (GHD, 2026b).

In addition, known records are either limited in number and/or occur some distance from the application area, ranging from approximately 2.62 to 8.90 kilometres for most species. Although *Puccinellia vassica* has been recorded in proximity to the application area (approximately 160 metres), the species is typically associated with saline soils on the margins of coastal saltmarshes, and suitable habitat is unlikely to occur within most of the proposed clearing footprint. While a small area of approximately 0.01 hectares of mapped Subtropical and Temperate Coastal Saltmarsh TEC occurs within the application area (see the discussions on TEC below) and may provide potentially suitable habitat, this area forms part of a much larger approximately 20-hectare occurrence of the TEC extending beyond the application area. Accordingly, any potentially suitable habitat for *P. vassica* within the proposed clearing footprint is limited in extent and represents only a minor component of the broader saltmarsh habitat available in the locality.

Given the above, the likelihood of these species occurring within the application area is considered low.

May occur within the application area
Aponogeton hexatepalus (Priority 4), *Carex tereticaulis* (Priority 3) and *Eucalyptus rudis* subsp. *cratyantha* (Priority 4) have been recorded in relatively close proximity to the application area, with the nearest records occurring approximately 0.89 kilometres, 0.77 kilometres and 0.61 kilometres away, respectively. These species are associated with freshwater drainage lines, seasonally inundated habitats, wetlands and waterlogged environments that are represented within portions of the application area (Western Australian Herbarium, 1998-; POWO, 2026). Although no individuals were recorded during the flora survey, the presence of potentially suitable hydrological conditions and habitat features indicates that these species may occur within the application area (GHD, 2026b). However, habitat quality is likely to be reduced by the degraded condition of the vegetation and widespread weed infestation recorded during the survey (GHD, 2026b).

The proposed clearing is limited to small and discrete sections of excessive vegetation growth within existing drainage channels and seasonally inundated areas to improve water flow and drainage function. The majority of potential habitat will be retained. Given the limited extent of clearing, the highly disturbed condition of the vegetation, and the absence of conservation significant flora during the field survey, any impacts to conservation significant flora are expected to be minor and localised. The proposed clearing is unlikely to substantially reduce habitat availability or affect the viability of any local populations that may occur within the broader area. Therefore, impacts to conservation significant flora are considered unlikely to be significant.

Threatened ecological communities
A desktop assessment identified that the application area intersects three conservation significant ecological communities listed as Threatened Ecological Communities (TECs) under the *EPBC Act*, comprising the Banksia Woodlands of the Swan Coastal Plain ecological community (Banksia Woodlands TEC - 1.789 hectares), Subtropical and Temperate Coastal Saltmarsh (Coastal Saltmarsh TEC - 0.007 hectares) and Tuart (*Eucalyptus gomphocephala*) Woodlands and Forests of the Swan Coastal Plain ecological community (Tuart Woodlands TEC - 0.552 hectares). These communities are also State-listed Priority 3 Ecological Communities.

The flora and vegetation survey found that although vegetation with an affinity to the Banksia Woodlands ecological community was recorded within some of the application areas, detailed assessment against the diagnostic criteria concluded that the vegetation did not meet the requirements of the Banksia Woodlands TEC (GHD, 2026b). The surveyed vegetation was considered more consistent with the Tuart Woodlands ecological community, as the canopy was dominated by *Eucalyptus gomphocephala* and *Banksia grandis*, rather than the characteristic Banksia species required to satisfy the Banksia Woodlands TEC diagnostic criteria (GHD, 2026b). Accordingly, the survey identified approximately 0.38 hectares of vegetation likely to meet the criteria for the Tuart Woodlands TEC and approximately 0.01 hectares of the Coastal Saltmarsh TEC within the application area. The Coastal Saltmarsh TEC was noted to form part of a much larger patch extending beyond the application area (GHD, 2026b).

The proposed clearing is associated with maintenance of existing urban drainage infrastructure and is intended primarily to remove excessive vegetation growth, particularly dense sedgelands within drainage channels, to improve drainage function and reduce flood risk. The works are not proposed to remove entire ecological community patches

and will occur within highly modified drainage corridors. The majority of the mapped TEC areas will be retained and remain connected to surrounding vegetation and habitat. In addition, the applicant has committed to retaining native trees with a diameter at breast height of 100 millimetres or greater, which has been conditioned on the permit.

Given the small extent of TEC vegetation potentially affected, the degraded and fragmented nature of much of the surrounding vegetation, the retention of substantial areas of TEC vegetation both within and outside the application area, and the limited maintenance-focused nature of the proposal, it is considered that the proposed clearing is unlikely to result in a significant impact on the ecological integrity, composition, function or long-term viability of these TECs. Any impacts are expected to be minor, localised and confined to small portions of larger ecological community occurrences. Accordingly, the proposal is not considered likely to have a significant impact on these conservation significant ecological communities.

Other issues: Weeds and dieback
Weed infestation is prevalent throughout the application area, representing 36.7% of the flora assemblage (GHD, 2026b). The proposed clearing may facilitate the localised spread of weeds and, where susceptible vegetation occurs, the potential spread of *Phytophthora* dieback through the movement of soil, plant material and machinery. The implementation of appropriate hygiene measures would minimise these risks.

Conclusion
Given the above assessment, the proposed clearing is unlikely to have significant impacts on conservation significant flora or TECs. However, it may increase the risk of the introduction and spread of weeds and dieback.

Conditions
To address the above impacts, the following management measures will be required as conditions on the clearing permit:

- Avoid and minimise clearing, to reduce the direct impacts to native vegetation.
- Weed and dieback management to manage potential impacts to adjacent vegetation.
- Retain native trees with a DBH of 100 millimetres or greater.

3.2.3. Environmental value (Conservation area) - Clearing Principles (h)

Assessment
Some locations within the application area are mapped within the Kalgulup Regional Park (QGIS database). The proposed clearing may increase the risk of weed invasion and the introduction or spread of plant pathogens, including *Phytophthora* dieback, through the movement of soil, water and machinery. This has the potential to affect the condition and habitat values of adjacent native vegetation within the Kalgulup Regional Park.

However, noting that the proposed clearing is limited to small and discrete areas of excessive vegetation growth within existing drainage channels to improve water flow and drainage function, and that the surrounding vegetation is already subject to a high degree of disturbance and weed invasion, any impacts are expected to be minor and localised. The implementation of appropriate weed and dieback hygiene measures would further minimise these risks. Accordingly, the proposed clearing is unlikely to have a significant impact on the environmental values of the Kalgulup Regional Park.

Conclusion
Based on the above assessment, the proposed clearing may impact the native vegetation within Kalgulup Regional Park, however these impacts are considered minor. There is potential the clearing activities could result in the introduction or spread of weeds and dieback into adjacent vegetation. It is considered that impacts to adjacent vegetation can be managed by requiring the applicant to undertake weed and dieback management.

Conditions
To address the above impacts, the following management measures will be required as conditions on the clearing permit:

- Avoid and minimise clearing, to minimise the direct impacts to native vegetation;
- Take hygiene steps to minimise the risk of the introduction and spread of weeds and dieback.

3.2.4. Environmental value (Water resources) - Clearing Principles (f) and (j)

Assessment
The application area intersects a number of drainage channels, wetlands and waterbodies within the City of Bunbury drainage network. Mapping indicates that four sections of the application area occur within natural perennial waterbodies or wetlands, comprising one lake, one dam and two swamps, and the application area also intersects 17 natural and man-made waterlines (QGIS database). In addition, the application area is located within the Bunbury

Groundwater Area proclaimed under the *Rights in Water and Irrigation Act 1914*, with eastern sections occurring within the Bunbury Water Reserve (Priority 3 Public Drinking Water Source Area) proclaimed under the *Country Areas Water Supply Act 1947* (CAWS Act) (QGIS database).

The proposed clearing is intended to remove excessive vegetation growth within existing drainage channels to improve water flow and drainage efficiency. While the clearing has the potential to cause localised disturbance to riparian vegetation and increase the risk of sediment mobilisation, weed spread and pathogen introduction, these impacts are expected to be minor and temporary due to the limited extent of clearing and the maintenance nature of the works. Furthermore, the removal of excessive vegetation growth is expected to improve the hydraulic capacity of the drainage network and reduce the risk of localised flooding (GHD, 2026b).

Given that the proposed clearing is restricted to small, discrete areas within an existing and highly modified drainage network and noting the implementation of appropriate environmental management, water quality protection and hygiene measures (see section 3.1), the proposed clearing is unlikely to significantly impact the environmental values of intersecting/adjacent watercourses, wetlands or groundwater resources, or result in a measurable deterioration in surface water quality. To further minimise potential impacts, conditions will be imposed on the permit requiring the retention of riparian vegetation where practicable, maintenance of existing surface water flow pathways, and the undertaking of clearing in a manner that maintains drainage capacity and minimises disturbance.

Conclusion

Based on the above assessment, the impacts of the proposed clearing on water resources are considered unlikely to be significant, provided that appropriate management measures are implemented.

Conditions

To address the above impacts, the following management measures will be required as conditions on the clearing permit:

- Avoid clearing riparian vegetation where practicable.
- Maintain the existing surface water flow.
- Undertake clearing from upstream to downstream to maintain drainage capacity and reduce disturbance.

3.3. Relevant planning instruments and other matters

The clearing permit application was advertised on DWER's website on 14 May 2026, inviting submissions from the public within a 21-day period. No submissions were received.

No Aboriginal sites of significance have been mapped within the application area. It is the permit holder's responsibility to comply with the *Aboriginal Heritage Act 1972* (WA) and ensure that no Aboriginal Sites of Significance are damaged through the clearing process.

End

Appendix A. Site characteristics

A.1. Site characteristics

The information provided below describes the key characteristics of the area proposed to be cleared and is based on the best information available to DWER at the time of this assessment. This information was used to inform the assessment of the clearing against the Clearing Principles, contained in Appendix B.

Characteristic	Details
Local context	The area proposed to be cleared is located within the intensive land use zone of Western Australia. It comprises multiple drainage lines and catchment within the City of Bunbury. The vegetation proposed to be cleared includes riparian vegetation. Spatial data indicates the local area (10-kilometre radius from the centre of the area proposed to be cleared, excluding the ocean) retains approximately 25.1 per cent of the original native vegetation cover.
Ecological linkage	Some locations within the application area are mapped within, intersected or adjacent to ecological linkages under the Greater Bunbury Region Scheme.

Characteristic	Details
Conservation areas	Some locations within the application area are mapped within the Kalgulup Regional Park.
Vegetation description	Flora and vegetation survey (GHD, 2026b) indicates the vegetation within the proposed clearing area consists of 13 vegetation types (VT), cover approximately 58.65% of the application footprint: • VT01 – *Typha orientalis* Sedgeland – Mid to tall closed sedgeland dominated by *Typha orientalis*, with *Bolboschoenus caldwellii* and *Brassica* spp. 2.28 ha (9.16%). • VT02 – *Bolboschoenus caldwellii* Sedgeland – Open sedgeland dominated by *Bolboschoenus caldwellii*, with *Machaerina articulata* and *Juncus pallidus*. 0.89 ha (3.58%). • VT03 – Casuarina Woodland – Mid open woodland of *Casuarina obesa*, introduced *Casuarina glauca* and *Melaleuca viminalis* over weeds. 1.76 ha (7.06%). • VT04 – AfCgEg Woodland – Variable mixed woodland dominated by *Agonis flexuosa*, *Casuarina glauca* and *Eucalyptus grandis*, with paperbarks, sedgelands and forblands. This was the most extensive native vegetation type within the survey area. 5.58 ha (22.40%). • VT05 – Banksia and Tuart Woodland – Woodland of Tuart (*Eucalyptus gomphocephala*) and Jarrah (*Eucalyptus marginata*) over *Banksia grandis*, *Banksia attenuata* and *Agonis flexuosa*. Associated with the Tuart Woodlands and Forests of the Swan Coastal Plain TEC and has affinity with the Banksia Woodlands of the Swan Coastal Plain TEC. 0.53 ha (2.13%). • VT06 – BcCjMd Sedgeland and Forbland – Open sedgeland of *Bolboschoenus caldwellii* and forbland of *Conostylis juncea* and *Marsilea drummondii* occurring within a man-made inundated basin. 0.07 ha (0.28%). • VT07 – Marri Woodland – Tall open woodland dominated by Marri (*Corymbia calophylla*) with *Melaleuca rhaphiophylla*, *Agonis flexuosa* and sedgelands. 2.45 ha (9.84%). • VT08 – Melaleuca Woodland – Open woodland of *Melaleuca rhaphiophylla* and *Melaleuca leucadendra* over sedgelands, aquatic vegetation and weeds. 0.35 ha (1.41%). • VT09 – *Juncus kraussii* Sedgeland – Open woodland of *Casuarina obesa* over *Juncus kraussii* and *Bolboschoenus caldwellii* sedgeland. Identified as Subtropical and Temperate Coastal Saltmarsh TEC/PEC. 0.01 ha (0.06%). • VT10 – Coastal Swale – Sparse coastal shrubland with *Acacia saligna*, *Scaevola crassifolia* and *Olearia axillaris*. 0.03 ha (0.12%). • VT11 – AfCo Woodland – Woodland of *Agonis flexuosa* and *Casuarina obesa* over sedgeland and forbland. 0.23 ha (0.91%). • VT12 – *Melaleuca preissiana* Woodland – Open woodland of *Melaleuca preissiana* over *Bolboschoenus caldwellii* sedgeland and sparse forbland. 0.07 ha (0.27%). • VT13 – Scattered Trees and Non-native Trees over Weeds – Scattered native and introduced trees, including *Agonis flexuosa*, *Casuarina obesa*, *Melaleuca rhaphiophylla*, Marri and introduced eucalypts, over weeds. 0.36 ha (1.43%). In addition, the application area comprises open water and cleared areas as follows: • Open Water – Open waterbodies within the drainage network. 1.33 ha (5.33%). • Cleared Areas – Roads, infrastructure, paddocks and weed-dominated drainage lines. 8.98 ha (36.02%). Representative photos and full survey descriptions are available in Appendix D. This is partially consistent with the mapped vegetation types: • Southern River Complex 42**,** which is described as open woodland of *Corymbia calophylla* (Marri) – *Eucalyptus marginata* (Jarrah) – *Banksia* species with fringing woodland of *Eucalyptus rudis* (Flooded Gum) – *Melaleuca rhaphiophylla* (Swamp Paperbark) along creek beds. • Karrakatta Complex-Central and South 49**,** which is described as predominantly open forest of *Eucalyptus gomphocephala* (Tuart) – *Eucalyptus marginata* (Jarrah) – *Corymbia calophylla* (Marri) and woodland of *Eucalyptus marginata* (Jarrah) –

<table>
<tr><th>Characteristic</th><th>Details</th></tr>
<tr><td></td><td>Banksia species. Agonis flexuosa (Peppermint) is co-dominant south of the Capel River.
• Quindalup Complex 55, which is described as a coastal dune complex consisting mainly of two alliances—the strand and fore-dune alliance and the mobile and stable dune alliance. Local variations include the low closed forest of Melaleuca lanceolata (Rottnest Teatree) – Callitris preissii (Rottnest Island Pine), the closed scrub of Acacia rostellifera (Summer-scented Wattle), and the low closed Agonis flexuosa (Peppermint) forest of Geographe Bay.
• Yoongarillup Complex 56, which is described as woodland to tall woodland of Eucalyptus gomphocephala (Tuart) with Agonis flexuosa in the second storey. Less consistently, it occurs as an open forest of Eucalyptus gomphocephala (Tuart) – Eucalyptus marginata (Jarrah) – Corymbia calophylla (Marri). South of Bunbury, it is characterized by Eucalyptus rudis (Flooded Gum) – Melaleuca species open forests.
• Vasse Complex 57, which is described as a mixture of the closed scrub of Melaleuca species, fringing woodland of Eucalyptus rudis (Flooded Gum) – Melaleuca species, and open forest of Eucalyptus gomphocephala (Tuart) – Eucalyptus marginata (Jarrah) – Corymbia calophylla (Marri). It also includes areas dominated by Tecticornia and Sarcocornia species (Samphire) near Mandurah and south of the Capel River.
(Heddle et al., 1980).
The mapped vegetation types retain approximately 17.5, 22.5, 56.8, 36.1 and 31.6 per cent of their original extent (Government of Western Australia, 2025).</td></tr>
<tr><td>Vegetation condition</td><td>Flora and vegetation survey (GHD, 2026b) indicates the vegetation within the proposed clearing area is in Good to Completely Degraded (Keighery, 1994) condition, specifically:
• Good: Vegetation structure largely intact, retaining native species composition and ecological function with limited disturbance. 1.56 ha (6.24%).
• Degraded: Vegetation structure substantially altered by disturbance such as weed invasion, clearing and urban activities, but still retaining some native vegetation elements. 7.68 ha (30.80%).
• Completely Degraded: Native vegetation structure no longer intact, with vegetation dominated by weeds or highly modified by historical disturbance. 5.39 ha (21.61%).
• Cleared: Areas cleared of native vegetation, including roads, infrastructure, paddocks and weedy drainage lines. 10.31 ha (41.35%).

The full Keighery (1994) condition rating scale is provided in Appendix C.</td></tr>
<tr><td>Climate</td><td>The highest mean maximum temperature is in February at 30.1°C, the lowest is in July at 17.3°C. The highest mean minimum temperature is in February at 16.0°C and the lowest is in July at 7.4°C. The average annual rainfall is 729.8 mm (BOM, 2026 – Bunbury weather station).</td></tr>
<tr><td>Soil and landform</td><td>The application area is mapped across 31 soil types:
<table>
<tr><th>Symbol</th><th>Name</th><th>Soil description</th></tr>
<tr><td>211Qu__Qf1</td><td>Quindalup South Qf1 Phase</td><td>Foredune/blowout complexes (semi-erosional) with very low relief ridge and swale topography with deep uniform calcareous sands.</td></tr>
<tr><td>211Qu__Qf2</td><td>Quindalup South Qf2 Phase</td><td>Relict foredunes and gently undulating beach ridge plain with deep uniform calcareous sands.</td></tr>
<tr><td>211Qu__Qp2</td><td>Quindalup South Qp2 Phase</td><td>Long walled discrete parabolic dunes with moderate to steep slopes and uniform calcareous sands showing variable depths of surface darkening.</td></tr>
<tr><td>211Qu__Qp3</td><td>Quindalup South Qp3 Phase</td><td>Subdued (small) parabolic dunes on the eastern margins of the dune system with uniform calcareous sands.</td></tr>
<tr><td>211Sp__S1a</td><td>Spearwood S1a Phase</td><td>Dune ridges with shallow to moderately deep siliceous yellow-brown sands, very common limestone outcrop and slopes up to 15%.</td></tr>
<tr><td>211Sp__S2a</td><td>Spearwood S2a Phase</td><td>Lower slopes (1-5%) of dune ridge with moderately deep to deep siliceous yellow-brown sands or pale sands with yellow-brown subsoils and minor limestone outcrop.</td></tr>
<tr><td>211Sp__S2c</td><td>Spearwood S2c Phase</td><td>Lower slopes (1-5%) of dune ridge with bleached or pale sands with a yellow-brown or pale brown subsoil (like S1c).</td></tr>
</table></td></tr>
</table>

Characteristic	Details		
			Usually occurs on the eastern edge of the Spearwood Dunes.
	211Sp__S3	Spearwood S3 Phase	Inter-dunal swales and depressions with gently inclined side slopes and deep rapidly drained siliceous yellow-brown sands.
	211Sp__S3a	Spearwood S3a Phase	Poorly drained interdunal swales and depressions with gently inclined side slopes, with deep bleached white/grey sands underlain by an organic pan or peat deposit.
	211Sp__S4a	Spearwood S4a Phase	Flat to gently undulating sandplain with deep, pale and sometimes bleached, sands with yellow-brown subsoils.
	211Sp__S4c	Spearwood S4c Phase	Flat to gently undulating sandplain with deep, yellow-brown or dark brown siliceous sands that are seasonally inundated.
	211SpW_SWAMP	Spearwood wet, swamp Phase	Swamp.
	211SpX_LANDFILL	Spearwood Landfill Phase	Landfill. Disturbed land.
	211Va	Vasse System	Poorly drained estuarine flats, of the Swan Coastal Plain. Tidal flat soil, saline wet soil and pale deep sand. Samphire, sedges and paperbark woodland.
	211Va__V2	Vasse V2 Phase	Samphire covered sand and mud flats marginally higher than V1 and frequently inundated; with deep alkaline alluvial sands and clayey sands.
	211VaX_LANDFILL	Vasse Disturbed, landfill Phase	Landfill. Disturbed soils
	212Bs__B1a	Bassendean B1a Phase	Extremely low to very low relief dunes, undulating sandplain and discrete sand rises with deep bleached grey sands with an intensely coloured yellow B horizon occurring within 1 m of the surface; marri and jarrah dominant.
	212Bs__B1b	Bassendean B1b Phase	Very low relief dunes of undulating sand plain with deep bleached grey sandy A2 horizons and pale yellow B horizons.
	212Bs__B2	Bassendean 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.
	212Bs__B3	Bassendean B3 Phase	Closed depressions and poorly defined stream channels with moderately deep, poorly to very poorly drained bleached sands with an iron-organic pan, or clay subsoil. Surfaces are dark grey sand or sandy loam.
	212Bs__B4	Bassendean B4 Phase	Broad poorly drained sandplain with deep grey siliceous sands or bleached sands, underlain at depths generally greater than 1.5 m by clay or less frequently a strong iron-organic hardpan.
	212Bs__B6	Bassendean B6 Phase	Sandplain and broad extremely low rises with imperfectly drained deep or very deep grey siliceous sands.
	212BsW_SWAMP	Sw - Swamp (Bassendean)	Swamp
	213Pj__B2	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.
	213Pj__P1b	Pinjarra P1b Phase	Flat to very gently undulating plain with deep acidic mottled yellow duplex (or eeffective duplexs) soils. Moderately deep pale sand to loamy sand over clay: imperfectly drained and moderately susceptible to salinity in limited areas.
	213Pj__P2	Pinjarra P2 Phase	Flat to very gently undulating plain with deep alkaline mottled yellow duplex soils which generally consist of shallow pale sand to sandy loam over clay.
	213Pj__P5a	Pinjarra P5a Phase	Poorly drained flats. Cracking clays similar to P5 with a thin veneer of grey sand.
	213PjSWP10	Pinjarra P10 Phase	Gently undulating to flat terraces adjacent to major rivers, but below the general level of the plain, with deep well

<table>
<tr><th>Characteristic</th><th>Details</th></tr>
<tr><td></td><td>
<table>
<tr><td></td><td></td><td>drained uniform brownish sands or loams subject to periodic flooding.</td></tr>
<tr><td>213PjSWP6a</td><td>Pinjarra P6a Phase</td><td>Very gently undulating alluvial terraces and low rises contiguous with the plain, with deep moderately well to well drained soils associated with major current river systems and larger streams. Acidic red and yellow duplex soils, less commo</td></tr>
<tr><td>213PjSWP6c</td><td>Pinjarra P6c Phase</td><td>Very gently undulating alluvial terraces and fans. Moderate to moderately well drained uniform friable brown loams, or well structured gradational brown earths.</td></tr>
</table>
</td></tr>
<tr><td>Land degradation risk</td><td>The application area comprises multiple soil types, resulting in spatial variability in land degradation susceptibility. Wind erosion, waterlogging, subsurface acidification, phosphorus export, and salinity risks are mapped as ranging from low to high. Water erosion risk is predominantly low to moderate, except for a small area (0.1 ha) adjacent to the Leschenault Estuary that is mapped as high risk.</td></tr>
<tr><td>Waterbodies</td><td>Four sections of the application area are mapped within natural perennial waterbodies or wetlands, including one lake, one earthdam and two swamps. It is also mapped intersecting 17 manmade and natural waterlines.</td></tr>
<tr><td>Hydrogeography</td><td>The application area is mapped within the Bunbury Groundwater Area proclaimed under the Rights in Water and Irrigation Act 1914 (RIWI Act). Eastern sections of the application area are mapped within the Bunbury Water Reserve (Priority 3) proclaimed under the Country Areas Water Supply Act 1947 (WA) (CAWS Act).

Groundwater salinity within the application area is mapped at 500-1000 milligrams per total dissolved solids.</td></tr>
<tr><td>Flora</td><td>The desktop assessment identified that a total of 41 conservation significant flora species has been recorded within the local area, comprising of eight threatened flora species and 33 priority flora species (WA Herb, 1998-). None of these existing records occur within the application area, with the closest record being an occurrence of Acacia semitrullata (P4) and an occurrence of Caladenia speciosa (P4), both located approximately 0.05 kilometres from the application area.

No Threatened or Priority flora species have been recorded within the application area (GHD, 2026b).</td></tr>
<tr><td>Ecological communities</td><td>The desktop assessment identified that the application area is mapped within three following conservation significant ecological communities, all are listed as threatened under the EPBC Act and as Priority 3 by DBCA, including:
Banksia Woodlands TEC (1.789 hectares)
Coastal Saltmarsh TEC (0.007 hectares)
Tuart Woodlands TEC (0.552 hectares)
The flora survey confirmed the presence of approximately 0.38 hectares of the Tuart woodland TEC and 0.01 hectares of Coastal Saltmarsh TEC within the application area. While vegetation with an affinity to the Banksia Woodlands TEC was recorded, the survey concluded that it did not meet the diagnostic criteria for that TEC (GHD, 2026b).</td></tr>
<tr><td>Fauna</td><td>The desktop assessment identified that a total of 67 conservation significant fauna species have been recorded within the local area including 32 threatened fauna species, 11 priority fauna species, three other specially protected fauna species, and 21 migratory fauna species. Four records of Pseudocheirus occidentalis are mapped within application area.</td></tr>
</table>

A.2. Vegetation extent

	Pre-European extent (ha)	Current extent (ha)	Extent remaining (%)	Current extent in all DBCA managed land (ha)	Current proportion (%) of pre-European extent in all DBCA managed land
IBRA bioregion					
Swan Coastal Plain	1,500,622.48	576,562.37	38.42	231,916.26	15.45
Vegetation complex					
Southern River Complex 42	58,781.48	10,302.86	17.53	1,407.19	2.39
Karrakatta Complex-Central and South 49	53,081.02	11,945.48	22.50	4,779.72	9.00
Quindalup Complex 55	54,573.88	31,015.90	56.83	6,712.04	12.30
Yoongarillup Complex 56	27,977.93	10,109.79	36.13	5,579.48	19.94
Vasse Complex 57	15,691.63	4,960.27	31.61	2,331.30	14.86
Local area					
10km radius	33,751.794	8,479.24	25.12	-	-

Government of Western Australia (2025)

A.3. Flora analysis table

With consideration for the site characteristics set out above, relevant datasets (see Appendix E.1), and biological survey information, impacts to the following conservation significant flora required further consideration.

Species name	Conservation status	Suitable habitat features? [Y/N]	Distance of closest record to application area (km)	Number of known records (total)	Are surveys adequate to identify? [Y, N, N/A]
Aponogeton hexatepalus	4	Y	0.89	18	Y
Bolboschoenus medianus	1	Y	6.26	4	Y
Carex tereticaulis	3	Y	0.77	7	Y
Eleocharis keigheryi	T	Y	6.92	1	Y
Eucalyptus rudis subsp. *cratyantha*	4	Y	0.61	1	Y
Ornduffia submersa	4	Y	2.62	1	Y
Puccinellia vassica	1	Y	0.16	4	Y
Rumex drummondii	4	Y	8.90	1	Y

A.4. Fauna analysis table

With consideration for the site characteristics set out above, relevant datasets (see Appendix E.1), and biological survey information, impacts to the following conservation significant fauna required further consideration.

Species name	Conservation status	Suitable habitat features? [Y/N]	Suitable vegetation type? [Y/N]	Distance of closest record to application area (km)	Number of known records (total)	Are surveys adequate to identify? [Y, N, N/A]
Calyptorhynchus banksii naso (forest red-tailed black cockatoo)	VU	Y	Y	0.03	27	Y
Galaxiella nigrostriata (black-stripe minnow)	EN	Y	Y	1.43	26	N

Species name	Conservation status	Suitable habitat features? [Y/N]	Suitable vegetation type? [Y/N]	Distance of closest record to application area (km)	Number of known records (total)	Are surveys adequate to identify? [Y, N, N/A]
Hydromys chrysogaster (water-rat, rakali)	P4	Y	Y	0.04	12	N
*Isoodon fusciventer (*quenda)	P4	Y	Y	0.07	44	Y
Oxyura australis (blue-billed duck)	P4	Y	Y	0.08	78	Y
Plegadis falcinellus (glossy ibis)	MI	Y	Y	0.12	4	Y
Pseudocheirus occidentalis (western ringtail possum)	CR	Y	Y	0.00	3781	Y
Setonix brachyurus (quokka)	VU	Y	Y	4.46	13	Y
Westralunio carteri (Carter's freshwater mussel)	VU	Y	Y	0.41	50	N
Zanda baudinii (Baudin's cockatoo)	EN	Y	Y	0.05	10	Y
Zanda latirostris (Carnaby's cockatoo)	EN	Y	Y	0.04	89	Y

T: threatened, CR: critically endangered, EN: endangered, VU: vulnerable, P: priority

A.5. Ecological community analysis table

With consideration for the site characteristics set out above, relevant datasets (see Appendix E.1), and biological survey information, impacts to the following conservation significant ecological community required further consideration.

Community name	Conservation status under EPBC Act	Area within the application area (ha)	Are surveys adequate to identify? [Y, N, N/A]
Subtropical and Temperate Coastal Saltmarsh	VU	0.01	Y
Tuart (*Eucalyptus gomphocephala*) woodlands and forests of the Swan Coastal Plain	CR	0.38	Y

CR: critically endangered, VU: vulnerable

A.6. Property list

Property	Locality	Local Government Authority
Unnamed Road Reserve (PIN 1160461)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1329769)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1301072)	Withers	City of Bunbury
Unnamed Road Reserve (PIN 1299143)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1302966)	Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1299118)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1154633)	Withers	City of Bunbury
Unnamed Road Reserve (PIN 1321662)	Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1299112)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1169634)	Withers	City of Bunbury
Unnamed Road Reserve (PIN 1299153)	South Bunbury	City of Bunbury

Unnamed Road Reserve (PIN 1301001)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1131059)	Usher	City of Bunbury
Unnamed Road Reserve (PIN 1299114)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 11397339)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1329812)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1329854)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1329802)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1169632)	Withers	City of Bunbury
Unnamed Road Reserve (PIN 1329819)	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1329794)	South Bunbury	City of Bunbury
Crown Reserve 49427	Glen Iris	City of Bunbury
Unallocated Crown Land	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1329790)	Carey Park	City of Bunbury
Unnamed Road Reserve (PIN 1154641)	Usher	City of Bunbury
Unnamed Road Reserve (PIN 1301968)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1301666)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1301663)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1289741)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1201649)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1297676)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1296974)	Davenport	City of Bunbury
Unnamed Road Reserve (PIN 1286233)	Davenport	City of Bunbury
Unnamed Road Reserve (PIN 1301662)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 11872232)	Davenport	City of Bunbury
Lot 12 on Diagram 59367	Davenport	City of Bunbury
Lot 12 on Plan 42352	South Bunbury	City of Bunbury
Lot 13 on Plan 42352	South Bunbury	City of Bunbury
Lot 13 on Diagram 59367	Davenport	City of Bunbury
Lot 14 on Diagram 549367	Davenport	City of Bunbury
Lot 14 on Plan 42352	South Bunbury	City of Bunbury
Lot 158 on Plan 2138	South Bunbury	City of Bunbury
Lot 15 on Diagram 55963	Davenport	City of Bunbury
Lot 15 on Plan 42352	South Bunbury	City of Bunbury
Lot 17 on Plan 27141	Glen Iris	City of Bunbury
Lot 183 on Plan 63809	Davenport	City of Bunbury

Lot 19 on Diagram 66716	South Bunbury	City of Bunbury
Lot 1 on Diagram 31182	South Bunbury	City of Bunbury
Lot 1 on Diagram 4784	South Bunbury	City of Bunbury
Lot 1 on Diagram 71243	Davenport	City of Bunbury
Lot 2000 on Plan 29618	Picton	City of Bunbury
Lot 2001 on Plan 29618	Picton	City of Bunbury
Lot 2004 on Plan 29618	Picton	City of Bunbury
Lot 2007 on Plan 29618	Picton	City of Bunbury
Lot 200 on Plan 402591	Bunbury	City of Bunbury
Lot 201 on Plan 402591	Bunbury	City of Bunbury
Lot 203 on Plan 411401	Davenport	City of Bunbury
Lot 204 on Plan 411401	Davenport	City of Bunbury
Lot 213 on Plan 643	South Bunbury	City of Bunbury
Lot 216 on Plan 29936	Davenport	City of Bunbury
Lot 231 on Plan 2642	Bunbury	City of Bunbury
Lot 232 on Plan 2642	Bunbury	City of Bunbury
Lot 237 on Plan 2642	South Bunbury	City of Bunbury
Lot 238 on Plan 29005	South Bunbury	City of Bunbury
Lot 249 on Plan 2138	South Bunbury	City of Bunbury
Lot 250 on Plan 66833	Pelican Point	City of Bunbury
Lot 254 on Plan 21028	Glen Iris	City of Bunbury
Lot 255 on Plan 21028	Glen Iris	City of Bunbury
Lot 256 on Plan 21028	Glen Iris	City of Bunbury
Lot 278 on Plan 12070	South Bunbury	City of Bunbury
Lot 28 on Plan 2138	South Bunbury	City of Bunbury
Lot 2 on Diagram 71243	Davenport	City of Bunbury
Lot 3000 on Plan 43571	Glen Iris	City of Bunbury
Lot 3001 on Plan 43554	Withers	City of Bunbury
Lot 302 on Plan 47094	Davenport	City of Bunbury
Lot 33 on Diagram 23674	East Bunbury	City of Bunbury
Lot 33 on Diagram 25472	East Bunbury	City of Bunbury
Lot 33 on Diagram 19187	South Bunbury	City of Bunbury
Lot 33 on Plan 13497	Davenport	City of Bunbury
Lot 34 on Diagram 19187	South Bunbury	City of Bunbury
Lot 34 on Plan 13497	Davenport	City of Bunbury

Lot 358 on Plan 130003	Bunbury	City of Bunbury
Lot 35 on Plan 13497	Davenport	City of Bunbury
Lot 373 on Plan 23809	Bunbury	City of Bunbury
Lot 37 on Plan 13497	Davenport	City of Bunbury
Lot 38 on Plan 13497	Davenport	City of Bunbury
Lot 38 on Plan 20903	Picton	City of Bunbury
Lot 390 on Plan 15445	Withers	City of Bunbury
Lot 3 on Diagram 4784	South Bunbury	City of Bunbury
Lot 40 on Diagram 4784	South Bunbury	City of Bunbury
Lot 3 on Diagram 9036	South Bunbury	City of Bunbury
Lot 40 on Diagram 60947	Davenport	City of Bunbury
Lot 416 on Plan 31758	Glen Iris	City of Bunbury
Lot 41 on Diagram 68581	Davenport	City of Bunbury
Lot 42 on Diagram 68581	Davenport	City of Bunbury
Lot 42 on Diagram 70542	Bunbury	City of Bunbury
Lot 439 on Plan 209326	South Bunbury	City of Bunbury
Lot 43 on Diagram 70542	Bunbury	City of Bunbury
Lot 44 on Plan 2571	Glen Iris	City of Bunbury
Lot 452 on Plan 302624	Usher	City of Bunbury
Lot 45 on Plan 2571	Glen Iris	City of Bunbury
Lot 4793 on Diagram 23368	South Bunbury	City of Bunbury
Lot 4795 on Diagram 23012	South Bunbury	City of Bunbury
Lot 487 on Plan 8593	East Bunbury	City of Bunbury
Lot 48 on Diagram 26692	South Bunbury	City of Bunbury
Lot 4 on Diagram 87964	South Bunbury	City of Bunbury
Lot 501 on Plan 46368	Usher	City of Bunbury
Lot 87 on Plan 19647	Davenport	City of Bunbury
Lot 87 on Plan 9161	East Bunbury	City of Bunbury
Lot 88 on Plan 9161	East Bunbury	City of Bunbury
Lot 89 on Plan 9161	East Bunbury	City of Bunbury
Lot 89 on Plan 19647	Davenport	City of Bunbury
Lot 90 on Plan 9161	East Bunbury	City of Bunbury
Lot 915 on Plan 14479	Withers	City of Bunbury
Lot 923 on Plan 220339	East Bunbury	City of Bunbury
Lot 92 on Plan 20903	Picton	City of Bunbury

Lot 952 on Plan 220438	South Bunbury	City of Bunbury
Lot 95 on Diagram 67698	East Bunbury	City of Bunbury
Lot 97 on Plan 13757	South Bunbury	City of Bunbury
Lot 97 on Plan 3094	Bunbury	City of Bunbury
Lot 98 on Plan 13757	South Bunbury	City of Bunbury
Lot 98 on Plan 3094	Bunbury	City of Bunbury
Lot 99 on Plan 13757	South Bunbury	City of Bunbury
Lot 99 on Plan 3094	Bunbury	City of Bunbury
Lot 9 on Plan 42352	South Bunbury	City of Bunbury
Lot 8 on Plan 42352	South Bunbury	City of Bunbury
Part Lot 85 on Plan 2138	South Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 11788935)	East Bunbury	City of Bunbury
Unnamed Road Reserve (PIN 1297003)	Davenport	City of Bunbury
Unnamed Road Reserve (PIN11397691)	Davenport	City of Bunbury
Unnamed Road Reserve (PIN 1176611)	Davenport	City of Bunbury
Water Feature	Leschenault	City of Bunbury
Unnamed Road Reserve (PIN 1292279)	Davenport	City of Bunbury
Unnamed Road Reserve (PIN 1297746)	Glen Iris	City of Bunbury
Unnamed Road Reserve (PIN 1254966)	Glen Iris	City of Bunbury
Unnamed Road Reserve (PIN 1297736)	Glen Iris	City of Bunbury
Unnamed Road Reserve (PIN 11413772)	Vittoria	City of Bunbury
Unnamed Road Reserve (PIN 11397274)	Glen Iris	City of Bunbury
Unnamed Road Reserve (PIN 1155907)	Pelican Point	City of Bunbury
Unnamed Road Reserve (PIN 11413436)	Eaton	City of Bunbury
Unnamed Road Reserve (PIN 1165834)	Picton	City of Bunbury
Unnamed Road Reserve (PIN 11564949)	Picton	City of Bunbury
Unnamed Road Reserve (PIN11564950)	Picton East	City of Bunbury
Unnamed Road Reserve (PIN 11564951)	Picton East	City of Bunbury
Lot 0 on Plan 2642	South Bunbury	City of Bunbury
Lot 1003 on Plan 40546	East Bunbury	City of Bunbury
Lot 1004 on Plan 40546	East Bunbury	City of Bunbury
Lot 1006 on Plan 23796	South Bunbury	City of Bunbury
Lot 100 on Diagram 17436	Bunbury	City of Bunbury
Lot 100 on Plan 70352	Davenport	City of Bunbury
Lot 101 on Plan 13757	South Bunbury	City of Bunbury

Lot 101 on Plan 29618	Picton	City of Bunbury
Lot 102 on Diagram 93343	Glen Iris	City of Bunbury
Lot 102 on Plan 13757	South Bunbury	City of Bunbury
Lot 102 on Plan 22200	Picton	City of Bunbury
Lot 103 on Plan 13757	South Bunbury	City of Bunbury
Lot 1053 on Plan 33287	Davenport	City of Bunbury
Lot 1059 on Plan 32797	Davenport	City of Bunbury
Lot 106 on Plan 22628	East Bunbury	City of Bunbury
Lot 1075 on Plan 39628	Withers	City of Bunbury
Lot 107 on Plan 22628	East Bunbury	City of Bunbury
Lot 10 on Diagram 21154	South Bunbury	City of Bunbury
Lot 10 on Diagram 65208	South Bunbury	City of Bunbury
Lot 10 on Plan 29230	South Bunbury	City of Bunbury
Lot 10 on Plan 42352	South Bunbury	City of Bunbury
Lot 116 on Plan 50708	Glen Iris	City of Bunbury
Lot 117 on Plan 46318	Picton	City of Bunbury
Lot 1184 on Plan 40546	South Bunbury	City of Bunbury
Lot 118 on Plan 46318	Picton	City of Bunbury
Lot 119 on Plan 46318	Picton	City of Bunbury
Lot 11 on Diagram 62346	South Bunbury	City of Bunbury
Lot 11 on Diagram 65208	South Bunbury	City of Bunbury
Lot 11 on Plan 42352	South Bunbury	City of Bunbury
Lot 128 on Plan 17303	South Bunbury	City of Bunbury
Lot 12 on Diagram 14568	South Bunbury	City of Bunbury
Lot 12 on Diagram 59367	South Bunbury	City of Bunbury
Lot 12 on Plan 42352	South Bunbury	City of Bunbury
Lot 13 on Diagram 14568	South Bunbury	City of Bunbury
Lot 50 on Diagram 26692	South Bunbury	City of Bunbury
Lot 50 on Plan 53612	Bunbury	City of Bunbury
Lot 5106 on Plan 9573	East Bunbury	City of Bunbury
Lot 510 on Plan 406673	East Bunbury	City of Bunbury
Lot 51 on Plan 5875	South Bunbury	City of Bunbury
Lot 51 on Plan 5876	South Bunbury	City of Bunbury
Lot 5221 on Plan 18266	Withers	City of Bunbury
Lot 52 on Plan 32797	Davenport	City of Bunbury

Lot 52 on Plan 5875	South Bunbury	City of Bunbury
Lot 52 on Plan 5876	South Bunbury	City of Bunbury
Lot 5350 on Diagram 59367	Davenport	City of Bunbury
Lot 5360 on Plan 13497	Davenport	City of Bunbury
Lot 53 on Plan 5875	South Bunbury	City of Bunbury
Lot 53 on Plan 5876	South Bunbury	City of Bunbury
Lot 5411 on Plan 12361	East Bunbury	City of Bunbury
Lot 5412 on Plan 11944	South Bunbury	City of Bunbury
Lot 5474 on Diagram 66997	Withers	City of Bunbury
Lot 54 on Plan 5875	South Bunbury	City of Bunbury
Lot 54 on Plan 5876	South Bunbury	City of Bunbury
Lot 555 on Plan 402341	Bunbury	City of Bunbury
Lot 55 on Plan 12070	South Bunbury	City of Bunbury
Lot 55 on Plan 5875	South Bunbury	City of Bunbury
Lot 55 on Plan 5876	South Bunbury	City of Bunbury
Lot 560 on Plan 302740	South Bunbury	City of Bunbury
Lot 5636 on Diagram 78059	South Bunbury	City of Bunbury
Lot 568 on Plan 68080	Vittoria	City of Bunbury
Lot 5690 on Diagram 83485	South Bunbury	City of Bunbury
Lot 5691 on Plan 18906	Carey Park	City of Bunbury
Lot 56 on Plan 5875	South Bunbury	City of Bunbury
Lot 56 on Plan 5876	South Bunbury	City of Bunbury
Lot 5706 on Plan 19647	Davenport	City of Bunbury
Lot 570 on Plan 408588	Davenport	City of Bunbury
Lot 5713 on Plan 17293	East Bunbury	City of Bunbury
Lot 577 on Plan 6174	South Bunbury	City of Bunbury
Lot 57 on Plan 5876	South Bunbury	City of Bunbury
Lot 588 on Plan 181567	East Bunbury	City of Bunbury
Lot 58 on Plan 5875	South Bunbury	City of Bunbury
Lot 58 on Plan 5876	South Bunbury	City of Bunbury
Lot 595 on Diagram 48054	South Bunbury	City of Bunbury
Lot 59 on Plan 5875	South Bunbury	City of Bunbury
Lot 59 on Plan 5876	South Bunbury	City of Bunbury
Lot 5 on Plan 17303	South Bunbury	City of Bunbury
Lot 5 on Plan 2571	Glen Iris	City of Bunbury

Lot 5 on Plan 42352	South Bunbury	City of Bunbury
Lot 6092 on Plan 19647	Davenport	City of Bunbury
Lot 613 on Plan 182781	Withers	City of Bunbury
Lot 6191 on Plan 29618	Picton	City of Bunbury
Lot 6190 on Plan 29618	Picton	City of Bunbury
Lot 6189 on Plan 29618	Picton	City of Bunbury
Lot 6178 on Plan 29618	Picton	City of Bunbury
Lot 62 on Plan 5875	South Bunbury	City of Bunbury
Lot 63 on Plan 5875	South Bunbury	City of Bunbury
Lot 648 on Diagram 61945	South Bunbury	City of Bunbury
Lot 649 on Diagram 61945	South Bunbury	City of Bunbury
Lot 64 on Plan 5875	South Bunbury	City of Bunbury
Lot 658 on Plan 13987	East Bunbury	City of Bunbury
Lot 65 on Plan 22200	Picton	City of Bunbury
Lot 65 on Plan 5876	South Bunbury	City of Bunbury
Lot 66 on Diagram 68698	East Bunbury	City of Bunbury
Lot 679 on Plan 186981	East Bunbury	City of Bunbury
Lot 7 on Plan 42352	South Bunbury	City of Bunbury
Lot 6 on Plan 42352	South Bunbury	City of Bunbury
Lot 705 on Plan 7951	Carey Park	City of Bunbury
Lot 710 on Plan 217482	East Bunbury	City of Bunbury
Lot 728 on Plan 14147	East Bunbury	City of Bunbury
Lot 747 on Diagram 29579	South Bunbury	City of Bunbury
Lot 77 on Diagram 49971	East Bunbury	City of Bunbury
Lot 782 on Plan 14477	Withers	City of Bunbury
Lot 785 on Diagram 75567	Glen Iris	City of Bunbury
Lot 7 on Diagram 23012	South Bunbury	City of Bunbury
Lot 7 on Diagram 28694	South Bunbury	City of Bunbury
Lot 802 on Plan 17303	South Bunbury	City of Bunbury
Lot 802 on Plan 65631	Usher	City of Bunbury
Lot 803 on Plan 14477	Withers	City of Bunbury
Lot 815 on Diagram 49971	East Bunbury	City of Bunbury
Lot 832 on Plan 9018	South Bunbury	City of Bunbury
Lot 84 on Plan 9161	East Bunbury	City of Bunbury
Lot 85 on Plan 9161	East Bunbury	City of Bunbury

Lot 867 on Plan 193478	Bunbury	City of Bunbury
Lot 86 on Plan 9161	East Bunbury	City of Bunbury
Lot 879 on Plan 193890	Bunbury	City of Bunbury

Appendix B. Assessment against the clearing principles

Assessment against the clearing principles	Variance level	Is further consideration required?
Environmental value: biological values		
Principle (a): *"Native vegetation should not be cleared if it comprises a high level of biodiversity."* Assessment: The area proposed to be cleared contain suitable habitat for several conservation significant flora and fauna species. Portions of the application area have been identified as representatives of the Tuart Woodlands TEC and Coastal Saltmarsh TEC. The application area is mapped within six environmentally sensitive areas (ESAs) and comprises of riparian vegetation. Based on the above, the area proposed to be cleared is likely to support a high level of biodiversity. However, as the proposed clearing is limited to the removal of excessive vegetation growth within drainage channels to improve water flow, the impacts on biodiversity are unlikely to be significant.	At variance	Yes *Refer to Section 3.2.1 and 3.2.2, above.*
Principle (b): *"Native vegetation should not be cleared if it comprises the whole or a part of, or is necessary for the maintenance of, a significant habitat for fauna."* Assessment: The area proposed to be cleared contains suitable habitat for conservation significant fauna species, such as black cockatoos, quenda, red-tailed phascogale, etc.	At variance	Yes *Refer to Section 3.2.1, above.*
Principle (c): *"Native vegetation should not be cleared if it includes, or is necessary for the continued existence of, threatened flora."* Assessment: Although no conservation significant flora species were observed during the flora and vegetation survey (GHD, 2026b), the area proposed to be cleared contains suitable habitat for threatened flora species.	May be at variance	Yes *Refer to Section 3.2.2, above.*
Principle (d): *"Native vegetation should not be cleared if it comprises the whole or a part of, or is necessary for the maintenance of, a threatened ecological community."* Assessment: The area proposed to be cleared contains species that can indicate the Banksia Woodland TEC, Tuart Woodlands TEC and the Coastal Saltmarsh TEC.	At variance	Yes *Refer to Section 3.2.2, above.*
Environmental value: significant remnant vegetation and conservation areas		

Assessment against the clearing principles	Variance level	Is further consideration required?
Principle (e): *"Native vegetation should not be cleared if it is significant as a remnant of native vegetation in an area that has been extensively cleared."* Assessment The extent of some of the mapped vegetation types and the extent of remnant vegetation within the local area is inconsistent with the national objectives and targets for biodiversity conservation in Australia. Some sections of the vegetation proposed to be cleared are mapped part of the Greater Bunbury Region Scheme. However, noting that the purpose of the proposed clearing is to remove excessive vegetation from drainage channels to maintain the water flow, the extent of clearing is considered minor and is unlikely to have significant impacts to the remnant native vegetation extent as well as the ecological linkage function.	Not likely to be at variance	No
Principle (h): *"Native vegetation should not be cleared if the clearing of the vegetation is likely to have an impact on the environmental values of any adjacent or nearby conservation area."* Assessment: Given that some proposed clearing sites are within the Kalgulup Regional Park, the proposed clearing may have an impact on the environmental values of this conservation area.	May be at variance	Yes *Refer to Section 3.2.3, above.*
Environmental value: land and water resources		
Principle (f): *"Native vegetation should not be cleared if it is growing in, or in association with, an environment associated with a watercourse or wetland."* Assessment: Given multiple sections of the application area are mapped within or intersecting watercourses, the proposed clearing involves clearing native vegetation associated with watercourses.	At variance	Yes *Refer to Section 3.2.4, above.*
Principle (g): *"Native vegetation should not be cleared if the clearing of the vegetation is likely to cause appreciable land degradation."* Assessment: Some of the mapped soil types are susceptible to different land degradation risk factors. However, noting that the proposed clearing involves the selective removal of excessive vegetation within existing drainage channels, without substantial excavation or dewatering, the proposal is unlikely to increase the risk of land degradation significantly. The impacts of the proposed clearing on land degradation are considered minor and short term.	Not likely to be at variance	No
Principle (i): *"Native vegetation should not be cleared if the clearing of the vegetation is likely to cause deterioration in the quality of surface or underground water."* Assessment: Given that the application area is associated with watercourses and wetlands, the proposed clearing has the potential to impact both surface water and groundwater. However, considering the small scale of clearing at each location, the nature of the activities involving the removal of aquatic weeds, and the applicant's proposed mitigation measures, any impacts are expected to be minor and short-term. Therefore, the proposal is unlikely to result in a deterioration of water quality or adversely affect water resources.	Not likely to be at variance	Yes *Refer to Section 3.2.4, above*

Assessment against the clearing principles	Variance level	Is further consideration required?
Principle (j): *"Native vegetation should not be cleared if the clearing of the vegetation is likely to cause, or exacerbate, the incidence or intensity of flooding."* Assessment Noting the purpose of the proposed clearing is to remove excessive vegetation within drainage channels to maintain and improve the water flow, the proposed clearing will decrease the incidence or intensity of flooding/waterlogging.	Not likely to be at variance	No

Appendix C. Vegetation condition rating scale

Vegetation condition is a rating given to a defined area of vegetation to categorise and rank disturbance related to human activities. The rating refers to the degree of change in the vegetation structure, density and species present in relation to undisturbed vegetation of the same type. The degree of disturbance impacts upon the vegetation's ability to regenerate. Disturbance at a site can be a cumulative effect from a number of interacting disturbance types.

Considering its location, the scale below was used to measure the condition of the vegetation proposed to be cleared. This scale has been extracted from Keighery, B.J. (1994) *Bushland Plant Survey: A Guide to Plant Community Survey for the Community*. Wildflower Society of WA (Inc). Nedlands, Western Australia.

Measuring vegetation condition for the South West and Interzone Botanical Province (Keighery, 1994)

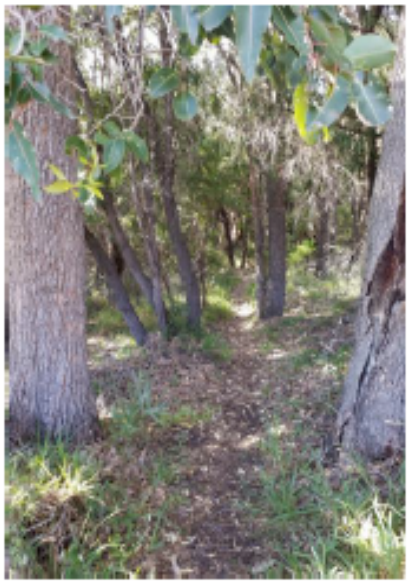
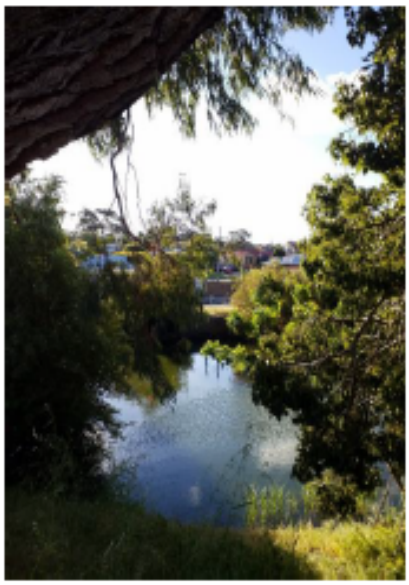
Condition	Description
Pristine	Pristine or nearly so, no obvious signs of disturbance.
Excellent	Vegetation structure intact, with disturbance affecting individual species; weeds are non-aggressive species.
Very good	Vegetation structure altered, with obvious signs of disturbance. For example, disturbance to vegetation structure caused by repeated fires, the presence of some more aggressive weeds, dieback, logging and/or grazing.
Good	Vegetation structure significantly altered by very obvious signs of multiple disturbances. Retains basic vegetation structure or ability to regenerate it. For example, disturbance to vegetation structure caused by very frequent fires, the presence of some very aggressive weeds at high density, partial clearing, dieback and/or grazing.
Degraded	Basic vegetation structure severely impacted by disturbance. Scope for regeneration but not to a state approaching good condition without intensive management. For example, disturbance to vegetation structure caused by very frequent fires, the presence of very aggressive weeds, partial clearing, dieback and/or grazing.
Completely degraded	The structure of the vegetation is no longer intact and the area is completely or almost completely without native species. These areas are often described as 'parkland cleared' with the flora comprising weed or crop species with isolated native trees or shrubs.

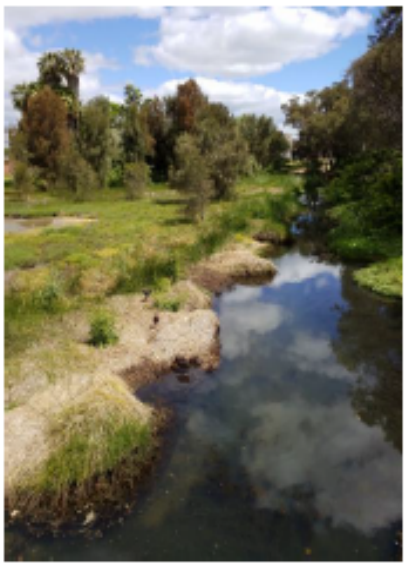
Appendix D. Biological survey information excerpts

Table D.1. Vegetation types mapped within the application footprint (GHD, 2026b)

Broad vegetation type	Description	Extent (ha/%)	Photograph
VT01 *Typha orientalis* sedgeland	*Typha orientalis* mid to tall closed sedgeland +/- a mid open sedgeland of *Bolboschoenus caldwellii* +/- low open forbland of **Brassica* sp. Significant vegetation – Not a TEC or PEC	2.28 ha (9.16%)	
VT02 *Bolboschoenus caldwellii* sedgeland	Mid open sedgeland of *Bolboschoenus caldwellii* +/- *Machaerina articulata* +/- **Brassica* sp., *Juncus pallidus* mid open forbland. Significant vegetation – Not a TEC or PEC	0.89 ha (3.58%)	

Broad vegetation type	Description	Extent (ha/%)	Photograph
VT03 Casuarina woodland	*Casuarina obesa*, **Casuarina glauca*, **Melaleuca viminalis* mid open woodland +/- a mid sparse shrubland of **Nerium oleander* over weeds. Significant vegetation – Not a TEC or PEC	1.76 ha (7.06%)	
VT04 AfCgEg woodland	*Agonis flexuosa*, **Casuarina glauca*, **Eucalyptus grandis* mid open woodland over *Melaleuca rhaphiophylla*, **Acacia longifolia*, **Melaleuca viminalis* mid to tall shrubland, +/- *Bolboschoenus caldwellii, Typha orientalis, Machaerina articulata* mid open sedgeland +/- *Juncus pallidus* mid open forbland. The structure and composition of this vegetation type varied across the survey area, ranging from mixed woodland-shrubland to simplified forms. It was dominant throughout much of the survey area. In certain instances, this vegetation type occurred as a monoculture or with key dominant or co-dominant species over weeds, sedgeland, forbland and/or aquatic bed, reflecting its high variability due to the modified urban environment. Significant vegetation – Not a TEC or PEC	5.58 ha (22.40%)	
VT05 Banksia and Tuart woodland	*Eucalyptus gomphocephala*, *Eucalyptus marginata* tall woodland over *Banksia grandis, Banksia attenuata, Agonis flexuosa, Melaleuca* hybrid mid woodland +/- a mid open sedgeland of *Typha orientalis*. Significant vegetation – Tuart (*Eucalyptus gomphocephala*) Woodlands and Forests of the SCP – Affinity with Banksia woodlands of the SCP	0.53 ha (2.13%)	

Broad vegetation type	Description	Extent (ha/%)	Photograph
VT06 BcCjMd sedgeland and forbland	*Bolboschoenus caldwellii low* open sedgeland and *Conostylis juncea, Marsilea drummondii* low open forbland. Man made inundated basin. Significant vegetation – Not a TEC or PEC	0.07 ha (0.28%)	
VT07 Marri woodland	*Corymbia calophylla, *Eucalyptus grandis, *Eucalyptus camaldulensis* tall open woodland over *Melaleuca rhaphiophylla, Agonis flexuosa, *Acacia longifolia* mid open woodland +/- *Bolboschoenus caldwellii, Typha orientalis, Gahnia trifida* mid open sedgeland. Significant vegetation – Not a TEC or PEC	2.45 ha (9.84%)	
VT08 Melaleuca Woodland	*Melaleuca rhaphiophylla, Melaleuca leucadendra, Ficus sp.* mid open woodland *over Bolboschoenus caldwellii low* open sedgeland +/- **Ricinus communis* mid sparse shrubland over weedy grasses +/-*Cycnogeton lineare* open aquatic bed. Significant vegetation – Not a TEC or PEC	0.35 ha (1.41%)	

Broad vegetation type	Description	Extent (ha/%)	Photograph
VT09 *Juncus kraussii* Sedgeland	*Casuarina obesa* open woodland over *Juncus kraussii, Bolboschoenus caldwellii* mid open sedgeland. Significant vegetation – Subtropical and Temperate Coastal Saltmarsh	0.01 ha (0.06%)	
VT10 Coastal swale	*Acacia saligna* mid isolated trees over *Scaevola crassifolia, Olearia axillaris* low open shrubland. Significant vegetation – Not a TEC or PEC	0.03 ha (0.12%)	
VT11 AfCo woodland	*Agonis flexuosa, Casuarina obesa,* mid open woodland over *Bolboschoenus caldwellii, Gahnia trifida* mid open sedgeland and *Rorippa nasturtium-aquaticum, Juncus kraussii* mid open forbland. Significant vegetation – Not a TEC or PEC	0.23 ha (0.91%)	

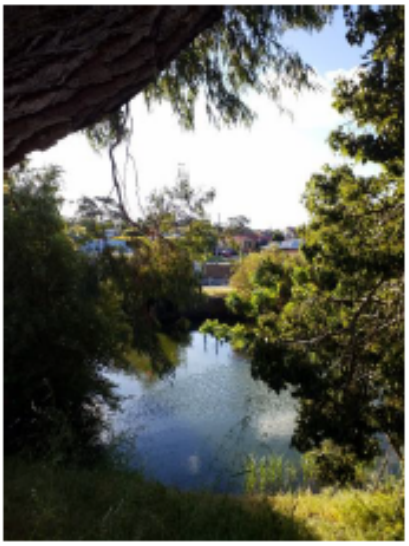
Broad vegetation type	Description	Extent (ha/%)	Photograph
VT12 *Melaleuca preissiana* woodland	*Melaleuca preissiana* mid open woodland over *Bolboschoenus caldwellii low* open sedgeland and *Centella asiatica* low sparse forbland. Significant vegetation – Not a TEC or PEC	0.07 ha (0.27%)	
VT13 Scattered trees and non-native trees over weeds	Various scattered tress including *Agonis flexuosa, Casuarina obesa, Melaleuca rhaphiophylla, Corymbia calophylla, Melaleuca* hybrid, **Melaleuca quinquenervia*, **Eucalyptus camaldulensis* over weeds or sedgeland. Significant vegetation – Not a TEC or PEC	0.36 ha (1.43%)	
Open water	Open water.	1.33 ha (5.33%)	

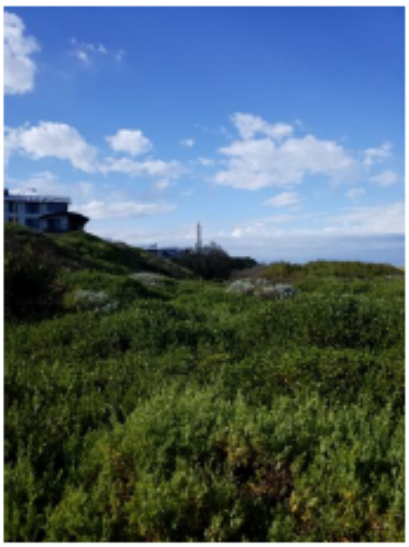
Broad vegetation type	Description	Extent (ha/%)	Photograph
Cleared	Roads, infrastructure, paddocks or weed dominated drainage lines.	8.98 ha (36.02%)	

Table D.2. Fauna habitat within the application footprint (GHD, 2026b)

Habitat type and description	Extent (ha/%)	Photograph
Native Mixed Dampland (VT 01, 02, 06) This habitat type consists of a combination of closed to open native sedgeland species, connecting to open forblands. Such habitats are likely to consist of a variety of dominant shrubland species, which in the present survey area comprised of *Typha orientalis*, *Bolboschoenus caldwellii* and *Marsilea drummondii*. Within these connected sedgelands were a series of man-made, inundated basins which provided semi-permanent freshwater ecosystems with a wetland-type structure. This habitat type in question comprises approximately (%) of the overall survey area, with condition ranging from Good to Completely Degraded, and evidence of clearing, weeds and occasional litter disturbance present. While the vegetation community does represent any currently listed TECs or PECS, this provides the potential for foraging and nesting habitat for a nuber of wading and freshwater semi-aquatic bird species such as Sacred Ibis, White-Faced Heron and Eurasian Coot. Numerous, locally common frog species such as the Clicking Froglet and Slender Tree Frog, and freshwater reptile species such as the Western Tiger Snake. **Significant Species:** There is no habitat value for any of the Black Cockatoo species, and while the extent of cleared and disturbed species reduces the chances of significant wetland and freshwater migratory bird species, this may be occasionally utilised by more adaptable migratory bird species such as the Common Sandpiper (*Actitis hypoleucos*, - MI), Red-necked Stint (*Calidris ruficollis* - MI), and Sharp-tailed Sandpiper (*Calidris acuminata* - MI).	3.24 ha (13.01%)	
Sheoak Woodland (VT03) This habitat type consists of a small number of dominant Sheoak species forming an overall woodland ecosystem community, with the dominant species being *Casuarina obesa*, and the introduced **Casuarina glauca*, along with additional introduced **Melaleuca viminalis* with the lower vegetation levels comprising of **Nerium oleander* over weed grass species. This habitat represents approximately 7.06% of the current survey area. Due to the significant presence of weeds and litter and sections of removed native mid and understorey, the condition of this habitat type ranged from Poor to Highly Degraded. Small numbers of locally common woodland passerine perching birds such as New Holland Honeyeaters and Singing Honeyeaters, as well as shelter and foraging habitats for locally common reptile species such as Shingleback Skinks and small *Menetia* and *Cryptoblepharus* skink species. **Significant Species:** Very few significant species are likely to inhabit these areas, with the exception being possible, brief foraging and shelter from Quendas (*Isoodon fusciventer – P4)*	1.76 ha (7.06%)	

Habitat type and description	Extent (ha/%)	Photograph
Mixed Native Woodland (VT04, VT11) This habitat type consists of a wide variety of mid-level native shrubland and woodland species that form inter-connected patches of native woodland communities. Specifically, these consist of a combination of Peppermint (*Agonis flexuosa*) and introduced species such as Sheoak *(*Casuarina glauca*), **Eucalyptus grandis*, **Acacia longifolia*, and **Melaleuca viminalis*. The structure and composition of this vegetation type varied across the survey area, ranging from mixed woodland-shrubland to simplified forms. It was dominant throughout much of the survey area. The condition ranged significantly, from good to Completely Degraded, reflecting its high variability due to the modified urban environment and weed presence. **Significant Species:** Provides moderate foraging and limited nesting trees for two of the three Black Cockatoo species (*Zanda latirostris* and *Calyptorhynchus banksii naso*) and will also provide foraging habitat for Quenda (*Isoodon fusciventer – P4*).	5.81 ha (23.31%)	
Eucalyptus Woodland (VT05) This habitat type consists of a variety of dominant native Eucalypt species, namely *Eucalyptus gomphocephala* and *Eucalyptus marginata* in a tall woodland formation over native mid-level woodland species including *Banksia grandis, Banksia attenuata, Agonis flexuosa, Melaleuca* hybrids over a lower level of open sedgeland of *Typha orientalis*. This habitat type represents one of the more naturally diverse in providing an important habitat source for a higher range of native species biodiversity than most of other habitat types recorded, as evidenced by the presence of high priority and high value ecological communities such as Tuart (*Eucalyptus gomphocephala*) Woodlands and Forests of the SCP, and the Banksia Woodlands of the SCP. A wide variety of passerine, woodland birds and locally common birds of prey will likely use the area for foraging, nesting, hunting and shelter, including fairy-wrens, honeyeaters, woodswallows, wattlebirds as well as Nankeen Kestrels and Whistling Kites. Numerous woodland reptiles from skink, pygopod and monitor lizard family groups will also use this habitat for territory establishment, feeding and foraging behaviour. **Significant Species:** Provides high value foraging and potential nesting trees for Black Cockatoos, and foraging habitat for Quenda (*Isoodon fusciventer* – P4) and Brush-tailed Phascogale (*Phascogale topoatafa wambenger* – CD) where coverage is at it's most dense and undisturbed, as well as foraging and drey habitat for the Western Ringtail Possum (*Pseudocheirus occidentalis - CR*). There may also be a possibility for temporary hunting activity from the Peregrine Falcon *(Falco peregrinus – OS)*.	0.53 ha (2.13%)	

Habitat type and description	Extent (ha/%)	Photograph
Marri Woodland (VT07) This habitat type consists of dominant Marri-based Woodland (*Corymbia calophylla)* with accompanying native and introduced *Eucalyptus* species including, **Eucalyptus grandis*, **Eucalyptus camaldulensis*, tall open woodland over *Melaleuca rhaphiophylla*, Peppermint trees (*Agonis flexuosa)* and isolated individual, introduced, **Acacia longifolia*. The condition ranged from Good to Degraded in nature, with this habitat type comprising 9.84% of the overall survey area. The tree density is considered moderate to low and due to the lack of lower strata native vegetation and there is evidence of clearing and weed presence below. However, remnant trees provide the potential for persistent foraging and nesting fauna habitat for locally occurring canopy bird species, and for larger, more common macropod species such as Western Grey Kangaroos. **Significant fauna species:** Provides high quality foraging and potential nesting trees for two of the three Black Cockatoos (*Zanda latirostris* - EN and *Calyptorhynchus banksii naso* - VU), and limited foraging habitat for Quenda (*Isoodon fusciventer* – P4) and Brush-tailed Phascogale (*Phascogale topoatafa wambenger* – CD). The presence of *Agonis flexuosa* and neighbouring larger *Eucalyptus* trees also provides temporary foraging opportunities for the Western Ringtail Possum (*Pseudocheirus occidentalis - CR*), while there may be a possibility for temporary hunting activity from the Peregrine Falcon *(Falco peregrinus – OS).*	2.45 ha (9.84%)	
Melaleuca Woodland (VT08, VT12), This habitat type consists of dominant Paperbark Tree and Shrub communities, predominantly *Melaleuca rhaphiophylla and Melaleuca leucadendra, with* occasional patches of accompanying *Ficus species* in an open woodland formation *over* introduced **Ricinus communis* mid sparse shrubland over weedy grasses with a *Cycnogeton lineare* open aquatic bed. Habitat condition varies from Completely Degraded to Good, however the lower stratum vegetation tends to retain high density of native shrubs and naturalised annual species. This habitat is seasonally swampy providing breeding habitat for amphibians such as Glauert's Toadlet, and Sandplain Froglet, and small reptiles including *Acritoscincus trilineatus* and *Hemiergis* species of skinks, while also providing nesting and foraging habitat for generalist woodland bird species such as the Red Wattlebird and generalist waterbirds such as the Sacred Ibis. **Significant fauna species:** Preferred foraging and shelter / refuge habitat for Quenda *(Isoodon fusciventer* – P4). Low quality habitat for other significant fauna.	0.42 ha (1.68%)	

Habitat type and description	Extent (ha/%)	Photograph
Juncus Sedgeland (VT09) This habitat type consists of dominant freshwater and riparian vegetation communities requiring at least semi-permanent waterbodies. The dominant species forming this habitat include *Juncus kraussii, Casuarina obesa*, and *Bolboschoenus caldwellii*. As such, this creates the potential for subtropical, this also creates the potential for coastal saltmarsh habitats. This habitat type is likely to be utilised by a variety of locally common waterbirds, wading birds and waterfowl species particularly the Black Swan and Purple Swamphen. The freshwater habitats will also provide the possibility for various locally common frog species as well as elapid snake species such as Western Tiger Snakes and Dugites. **Significant Species:** There is no habitat value for any of the Black Cockatoo species, and while the extent of cleared and disturbed species reduces the chances of significant wetland and freshwater migratory bird species, this may be occasionally utilised by more adaptable migratory bird species such as the Common Sandpiper (*Actitis hypoleucos*, - MI), Red-necked Stint (*Calidris ruficollis* - MI), and Sharp-tailed Sandpiper (*Calidris acuminata* - MI), with the possibility of occasional visitation by Rakali (*Hydromys chrysogaster – P4*), however it is likely to be too disturbed and without sufficient bank cover to allow for denning and breeding activity.	0.01 ha (0.06%)	
Open Acacia Shrubland (VT10) This habitat type consists of open patches of coastal swale *Acacia saligna, with* mid-isolated trees over *Scaevola crassifolia*, *Olearia axillaris, forming a partially connected* low open shrubland over sandy, dune-type soil structure. This habitat type comprised a total coverage of 0.12% of the survey area, and thus a smaller overall habitat representation. Weed presence, occasional litter and fragmentation from past and recent extensive clearing activity was observed, which resulted in the condition of the areas ranging from Poor to Highly Degraded. Small numbers of locally common woodland passerine perching birds may use this habitat for foraging and nesting, such as the Western Corella, Red Wattlebird and Magpie-Lark as well as being a source for shelter and foraging habitats for locally common reptile species such as Shingleback Skinks and small *Menetia* skink species as well as hardier elapid snake species such as dugites. **Significant Species:** Very few significant species are likely to inhabit these areas, with the exception being possible, brief foraging and shelter from Quendas (*Isoodon fusciventer – P4)*	0.03 ha (0.12%)	

Habitat type and description	Extent (ha/%)	Photograph
Scattered Re-Planted Native and Non-Native Trees (VT 13) This habitat type consists of scattered trees and non native trees over weeds. The various scattered, re-planted trees included *Agonis flexuosa*, *Casuarina obesa*, *Melaleuca rhaphiophylla*, *Corymbia calophylla*, *Melaleuca quinquenervia* and **Eucalyptus camaldulensis* (introduced). This habitat type has evidence of extensive historical clearing and removal of native understorey, along with weed presence and invasive European Rabbit (*Oryctolagus cuniculus*). As a result, the condition ranged from Poor to Highly Degraded. Small numbers of locally common woodland passerine perching birds may use this habitat for foraging and nesting, such as Galahs, Australian Magpies and Red Wattlebirds, as well as being a source for shelter and foraging habitats for locally common reptile species such as Shingleback Skinks and small *Menetia* skink species as well as hardier elapid snake species such as dugites. **Significant Species:** Very few significant species are likely to inhabit these areas, with the exception being possible, brief foraging and shelter from Quendas (*Isoodon fusciventer – P4*). In areas that contain reduced levels of disturbance and higher densities of re-panted native *Eucalypts* of more mature ages, there may be a possibility for temporary hunting activity from the Peregrine Falcon *(Falco peregrinus – OS)*.	0.36 ha (1.43%)	
Open water This habitat type consists of open freshwater lakes and riverways that connect to estuarine and coastal ocean habitats. These habitats are suited to a variety of locally common shorebirds and sea-bird species as well as semi-aquatic diving birds. The true coastal open water habitats may also offer temporary, opportunistic foraging for locally common marine mammal fauna such as Bottlenose Dolphins *(Tursiops truncatus)*. **Significant Fauna:** A small number of more generalist, adaptable migratory seabird species may use the area for opportunistic foraging near the shore, such as the Caspian Tern (*Hydroprogne caspia* – MI)	1.33 ha (5.33%)	
Cleared Areas Roads, infrastructure, paddocks or weed dominated drainage lines. This habitat type is considered Completely Degraded in nature and does not provide any significant or meaningful value for species other than very adaptable and hardy, locally common bird and reptile species for brief opportunistic foraging purposes.	8.98 ha (36.02%)	

Appendix E. Sources of information

E.1. GIS databases

Publicly available GIS Databases used (sourced from www.data.wa.gov.au):

- Aboriginal Heritage Places (DPLH-001)
- Cadastre (LGATE-218)
- Contours (DPIRD-073)
- DBCA – Lands of Interest (DBCA-012)
- DBCA Legislated Lands and Waters (DBCA-011)
- Directory of Important Wetlands in Australia – Western Australia (DBCA-045)
- Environmentally Sensitive Areas (DWER-046)
- Flood Risk (DPIRD-007)
- Groundwater Salinity Statewide (DWER-026)
- Hydrography – Inland Waters – Waterlines
- Hydrological Zones of Western Australia (DPIRD-069)
- IBRA Vegetation Statistics
- Imagery
- Local Planning Scheme – Zones and Reserves (DPLH-071)
- Native Title (ILUA) (LGATE-067)
- Pre-European Vegetation Statistics
- Public Drinking Water Source Areas (DWER-033)
- Ramsar Sites (DBCA-010)
- Regional Parks (DBCA-026)
- Remnant Vegetation, All Areas
- RIWI Act, Groundwater Areas (DWER-034)
- RIWI Act, Surface Water Areas and Irrigation Districts (DWER-037)
- Soil Landscape Land Quality – Flood Risk (DPIRD-007)
- Soil Landscape Land Quality – Phosphorus Export Risk (DPIRD-010)
- Soil Landscape Land Quality – Subsurface Acidification Risk (DPIRD-011)
- Soil Landscape Land Quality – Water Erosion Risk (DPIRD-013)
- Soil Landscape Land Quality – Water Repellence Risk (DPIRD-014)
- Soil Landscape Land Quality – Waterlogging Risk (DPIRD-015)
- Soil Landscape Land Quality – Wind Erosion Risk (DPIRD-016)
- Soil Landscape Mapping – Best Available

Restricted GIS Databases used:

- ICMS (Incident Complaints Management System) – Points and Polygons
- Threatened Flora (TPFL)
- Threatened Flora (WAHerb)
- Threatened Fauna
- Threatened Ecological Communities and Priority Ecological Communities

E.2. References

Atlas of Living Australia (ALA) (2026) *Plegadis falcinellus (Linnaeus, 1766)*. Available from https://bie.ala.org.au/species/https://biodiversity.org.au/afd/taxa/da100481-e4a7-4d6e-8535-89a748cf52ad. Access August 2026

Australian Museum (2024) *Blue-billed duck*. Available from https://australian.museum/learn/animals/birds/blue-billed-duck/. Access August 2026

Bray, D. J., & Gomon, M. F. (2020). *Galaxiella nigrostriata (Blackstriped Dwarf Galaxias)*. Fishes of Australia. Available at: https://fishesofaustralia.net.au/home/species/2130

Bureau of Meteorology (BOM) (2026). *Climate statistics for Australian locations – Bunbury*. Available from: http://www.bom.gov.au/climate/averages/tables/cw_009965.shtml (Accessed in July 2026)

City of Bunbury (2026) Clearing permit application and supporting information for clearing permit application CPS 11536/1, received 2 April 2026 (DWER Ref: DWERDT1300956).

Commonwealth of Australia (2001) *National Objectives and Targets for Biodiversity Conservation 2001-2005*, Canberra.

Department of Climate Change, Energy, the Environment and Water (DCCEEW) (2023). *Species Profile and Threats Database. Pseudocheirus occidentalis — Western Ringtail Possum, Ngwayir, Womp, Woder, Ngoor, Ngoolangit*. Department of Climate Change, Energy, the Environment and Water, Australian Government.

Department of Climate Change, Energy, the Environment and Water (DCCEEW) (2026). *Quokka (Setonix brachyurus) Species Profile*. Available at: https://www.dcceew.gov.au/environment/biodiversity/threatened/action-plan/quokka.

Department of Environment Regulation (DER) (2013). *A guide to the assessment of applications to clear native vegetation*. Perth. Available from: https://www.der.wa.gov.au/images/documents/your-environment/native-vegetation/Guidelines/Guide2_assessment_native_veg.pdf.

Department of Parks and Wildlife (2017). *Western Ringtail Possum (Pseudocheirus occidentalis) Recovery Plan*. Wildlife Management Program No. 58. Department of Parks and Wildlife, Perth, WA.

Department of Water and Environmental Regulation (DWER) (2019). *Procedure: Native vegetation clearing permits*. Joondalup. Available from: https://dwer.wa.gov.au/sites/default/files/Procedure_Native_vegetation_clearing_permits_v1.PDF.

Department of Water and Environmental Regulation (DWER) (2024) *Rakali - water rat - Hydromys chrysogaster*. Available at: Rakali - water rat - Healthy Rivers. Accessed August 2026.

Environmental Protection Authority (EPA) (2016). *Technical Guidance - Flora and Vegetation Surveys for Environmental Impact Assessment*. Available from: http://www.epa.wa.gov.au/sites/default/files/Policies_and_Guidance/EPA%20Technical%20Guidance%20-%20Flora%20and%20Vegetation%20survey_Dec13.pdf.

Environmental Protection Authority (EPA) (2016). *Technical Guidance – Terrestrial Fauna Surveys.* Available from: https://www.epa.wa.gov.au/sites/default/files/Policies_and_Guidance/Tech%20guidance-%20Terrestrial%20Fauna%20Surveys-Dec-2016.pdf.

Galeotti, D. M., McCullough, C. D., & Lund, M. A. (2010). Black-stripe minnow *Galaxiella nigrostriata* (Shipway 1953) (Pisces: Galaxiidae), a review and discussion. *Journal of the Royal Society of Western Australia, 93*, 13-20.

GHD (2026a) *Native Vegetation Clearing Permit Application Supporting Document - City of Bunbury Drainage Network, 26 March 2026*. Received 2 April 2026 (DWER Ref: DWERDT1301012).

GHD (2026b) *City of Bunbury Drainage Network – Flora and Vegetation Survey, 12 March 2026*. Received 8 April 2026. ISA number: ISA-0001278.

Government of Western Australia (2025) *2024 Swan Coastal Plain Vegetation Statistics. Current as of June 2025.* Department of Water and Environmental Regulation, Joondalup.

Heddle, 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.

Ma, L., Beatty, S. J., Morgan, D. L., & Lymbery, A. J. (2022). *Population structure and microhabitat preference of a threatened freshwater mussel, Westralunio carteri, in south-western Australia*. Hydrobiologia, 849(18), 4069-4085. https://doi.org/10.1007/s10750-022-04929-2

Plants of the World Online (POWO) (2026). *Carex tereticaulis* F.Muell. Royal Botanic Gardens, Kew. Retrieved from https://powo.science.kew.org

Threatened Species Scientific Committee. (2016). *Conservation advice for Eleocharis keigheryi (Keighery's spikerush)*. Australian Government Department of Climate Change, Energy, the Environment and Water.

Threatened Species Scientific Committee (TSSC) (2018a). *Conservation advice for Galaxiella nigrostriata (Black-stripe Minnow)*. Australian Government Department of the Environment and Energy, Canberra.

Threatened Species Scientific Committee (TSSC) (2018b). *Conservation advice for Westralunio carteri (Carter's Freshwater Mussel)*. Australian Government Department of the Environment and Energy, Canberra.

Western Australian Herbarium (1998-). *FloraBase - the Western Australian Flora*. Department of Biodiversity, Conservation and Attractions, Western Australia. https://florabase.dpaw.wa.gov.au/ (Accessed September 2026)