

# Annual Compliance Report

EPBC 2018/8347 15 December 2023 to 14 December 2024 (Year 2) Providence East and Providence South

Prepared for AW Bidco 6 Pty Ltd 7 March 2025

Job No. 11487

## **Document Control**

Document: Annual Compliance Report EPBC 2018/8347 – 15 December 2023 to 14 December 2024 (Year

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Issue	Date	Prepared By	Checked By
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## Acronyms and References

ACR Annual Compliance Report

DAM Declared Area Map

DCCEEW Department of Climate Change, Energy, the Environment and Water (Commonwealth)

DOR Department of Resources (Queensland)

EPBC Act Environment Protection and Biodiversity Conservation Act 1999 (Commonwealth)

EPSCL Environmental Pre-start Checklist

GHFF Grey-headed flying-fox

ha hectares

ICC Ipswich City Council

km kilometres m metres

MNES Matters of National Environmental Significance

OMP Offset Management Plan
PDA Priority Development Area

PMAV Property Map of Assessable Vegetation

QFC Queensland Fauna Consultancy

SHG Saunders Havill Group SRC Somerset Regional Council

VDEC Voluntary Declaration (under the *Vegetation Management Act 1999*)

VMA Vegetation Management Act 1999 (Queensland)

WHIMP Wildlife Habitat Impact Mitigation Plan
WPMP Wildlife Protection Management Plan



## 1. Introduction

The Environmental Management Division of Saunders Havill Group was engaged by AW Bidco 6 Pty Ltd to prepare the second Annual Compliance Report (ACR) for the Providence East and South development located at Barrams Road and Bayliss Road, South Ripley, Queensland. This report provides an assessment of project compliance with the approval granted under the Commonwealth *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act) (ref EPBC 2018/8347) and is specifically required by Condition 45 of the approval granted on 15 December 2022 (refer **Appendix A** for EPBC Act approval).

The project area, described as part of Lot 7047/SP307629, Lot 112/M3174, Lot 110/SP169001, Lot 111/SP169001 and Lot 190/S31349, is 215 hectares (ha) in size and is located within the northern-eastern portion of the Ripley Valley Priority Development Area (PDA), approximately 5 kilometres (km) south-east of the Ipswich Town Centre. Refer to site context map located at **Figure 1** and site aerial at **Figure 2**. The northern subject site boundary is bound by Barrams Road, while the eastern and western boundaries are bound by current residential developments under construction. Under Condition 2 of the approval, an impact to no more than 131.72 ha of Matters of National Environmental Significance (MNES) habitat being for *Phascolarctos cinereus* (koala) (131.72 ha), *Pteropus poliocephalus* (grey-headed flying-fox) (67.85 ha) and *Petauroides volans* (greater glider) (67.85 ha) is permitted. A land-based offset was secured to compensate for significant residual impacts on MNES habitat and is located 85 km north-west of the impact area within the Somerset Regional Council (SRC) suburb of Toogoolawah.

### 1.1. Approval details

Daleswan Pty Ltd, as the original Proponent of the Project (ref EPBC 2018/8347) was issued with an approval under the EPBC Act by the Department of Climate Change, Energy, the Environment and Water (DCCEEW or 'the Department') on 15 December 2022, subject to conditions. On 28 June 2023, the approval holder was transferred to AW Bidco 6 Pty Ltd. Refer to **Appendix A** for a copy of the EPBC Act approval and notification of transfer of approval. Key details relating to EPBC 2018/8347 are provided in **Table 1**.

Table 1:	Annuaral Dataile
rapie i:	Approval Details

Commonwealth reference	EPBC 2018/8347
	Transferee: AW Bidco 6 Pty Ltd
Approval holder	
	Transferor: Daleswan Pty Ltd
ACN	637 312 675
Approval date	15 December 2022
Expiry date of approval	30 November 2050
Approved action	Development of the Ripley Valley PDA Providence East and South, located 5 km south east of Ipswich, Queensland
Controlling provision	Approved – listed threatened species and communities (sections 18 & 18A)



Project commencement	30 January 2023
Reporting period	Year 2 – 15 December 2023 to 14 December 2024
Address	Barrams Road and Bayliss Road, Ripley, Queensland
Local government area	lpswich City Council (ICC)

#### 1.2. Reporting Period

This ACR details the status and compliance of the Project for the 12-month reporting period between the 15 December 2023 to the 14 December 2024.

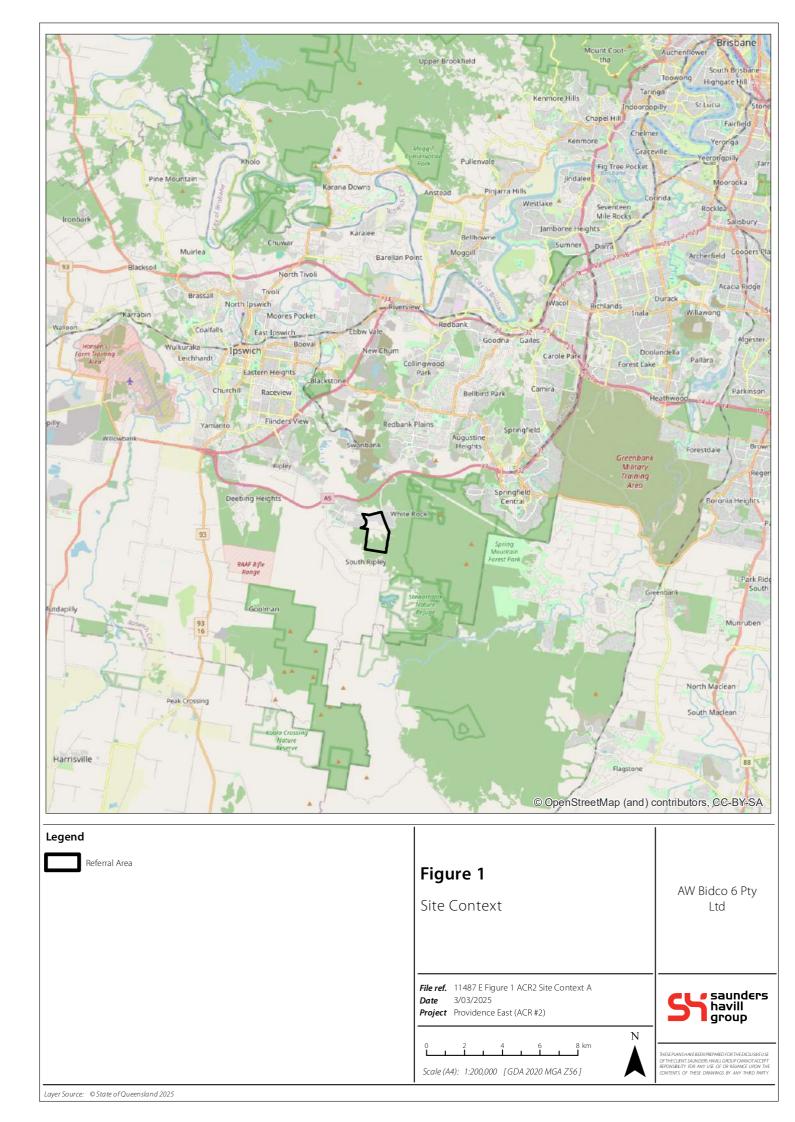
In accordance with Condition 48 of the EPBC Act approval conditions, the ACR must be published on the approval holder's website and notification provided to the Department within three (3) months of the 12 month anniversary of the commencement of the action. The required date of publication is 13 March 2025.

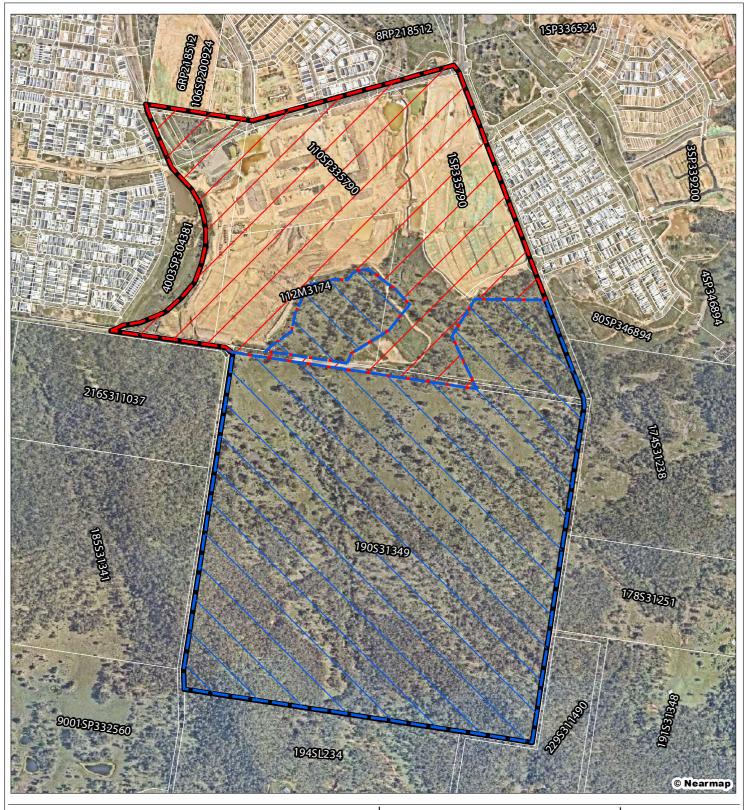
### 1.3. Overview of Key Activities

The following key activities occurred between 15 December 2023 and 14 December 2024 (Year 2 of Project):

- Progression of Phase 1 and 2 vegetation clearing and bulk earthworks activities within Area A in accordance with pre-clearance management protocols and procedures. This included fauna spotter catcher pre-clearance surveys and reporting, inspection and certification of tree protection fencing.
- Management and monitoring activities within the offset area including revegetation works, weed management and targeted non-native pest management.
- Submission of revised Offset Area Management Plan to the Department for approval.









Qld DCDB



Referral Area (2018/8347)

Development Areas



### Figure 2

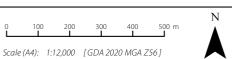
Site Aerial

AW Bidco 6 Pty Ltd

File ref. 11487 E Figure 2 ACR2 Site Aerial A

**Date** 5/03/2025

**Project** Providence East (ACR #2)





### 1.4. Declaration of accuracy

In making this declaration, I am aware that sections 490 and 491 of the *Environment Protection and Biodiversity Conservation Act 1999* (Cth) (EPBC Act) make it an offence in certain circumstances to knowingly provide false or misleading information or documents. The offence is punishable on conviction by imprisonment or a fine, or both. I declare that all the information and documentation supporting this compliance report is true and correct in every particular. I am authorised to bind the approval holder to this declaration and that I have no knowledge of that authorisation being revoked at the time of making this declaration.

Signed	THE CUILLIAN.
Full name	Murray Saunders
Position	Director
Organisation	Saunders Havill Group
	ABN 24 144 972 949
Date	7 March 2025



### 1.5. Key Consultants and Roles

**Table 2** below is a list of the key appointed contractors and their roles in the Project.

Table 2: Key Consultants and Roles

Role	Company / Appointed Contractor
Development Manager / Proponent	AW Bidco 6 Pty Ltd
Project Engineer	KN Group
Principal Contractor	SEE Civil
<b>Environmental Coordinator</b>	Saunders Havill Group
Fauna Spotter Catcher / Ecologist	Queensland Fauna Consultancy (QFC), Biodiversity Australia, Boyds Bay Group
Offset Provider	One Environment



## 2. Habitat impact management

#### 2.1. Commencement of the action

The action commenced on 30 January 2023 with the commencement of vegetation clearing within the impact area. The Department was notified on 31 January 2023. Refer to letter correspondence issued by SHG and signed letter of commencement from the Department at **ACR Year 1 – Appendix B** available on the proponent's website at:

https://www.stockland.com.au/residential/qld/providence/news-and-events/news/offset-management-plan

### 2.2. Review of impacts

Vegetation clearing and bulk earthworks progressed within Area A during Year 2. The following impacts were completed within the reporting period, demonstrated on **Plan 1**.

- 26.09 ha of MNES habitat was impacted in Year 2 for a total of 32.28 ha.
  - 15 ha of open paddock and 11.09 ha of regrowth was impacted during Year 2 for a total of 19.94 ha of open paddock and 12.34 ha of regrowth.
  - Total impacts for MNES include 32.28 ha of habitat for koala and 26.09 ha of habitat for the grey-headed flying-fox and greater glider out of a maximum limit of 131.72 ha for koala, and 67.85 ha for grey-headed flying-fox and greater glider.
  - Clearing remains below the maximum clearing limits defined for vegetation and MNES habitat and measures have been implemented to ensure this is not exceeded.

### 2.3. Vegetation clearing protocol

Vegetation clearing during Year 2 was completed on 15, 17, 29 and 30 October 2024. A pre-clearing protocol is implemented to ensure the Project is compliant with the conditions of the EPBC Act approval. The process to ensure that clearing is completed safely and in accordance with the EPBC Act Approval conditions is a multistep protocol which requires coordination with the relevant parties.

Approvals relating to impacts on ecological matters were collated from Commonwealth, State and Local governments for the project and included several overarching environmental management plans. To streamline pre-start documentation and environmental management authorisations, an Environmental Pre-Start Checklist (EPSCL) was developed for the Project. This checklist was integral to ensuring clearing proceeded within the demarcated limits, suitable fencing was installed across the work area and the necessary checks for threatened fauna were completed prior to the clearing of any vegetation.

Key activities completed to ensure compliance with the relevant conditions of the EPBC Act approval include:

• Installation and maintenance of tree protection and fauna fencing types in accordance with the Vegetation Clearing and Fauna Management Plan including a mix of orange bunting and barrier mesh



adjoining clearing and dispersal areas, and koala exclusion floppy top fencing adjoining construction areas to prevent fauna from entering the construction zone (refer **Photo set 1**). Refer to **Plan 2** for the location of temporary fauna friendly and exclusion fencing.

- Pre-clearance survey of clearing areas by the engaged fauna spotter catcher and preparation of preclearance reports including Wildlife Protection Management Plan (WPMP) and Wildlife Habitat and Impact Mitigation Plan (WHIMP) or Pre-clearance Report Habitat Values Report.
- Presence of project fauna spotter catcher during all clearing activities and completion of post-works reporting.

The diagram in **Figure 3** illustrates the key steps in this process. After completing the checklist and all required parties sign-off, vegetation clearance activities proceeded under the supervision of the fauna spotter catcher.

pre doc	nvironmental Coordinator epare work area cument package, urce documents quired from third parties  AND  Principal	Environmental Coordinator review clearing extent demarcation AND Fauna Spotter Catcher	Project Engineer and/or Environmental Coordinator advises Environmental Pre-start Checklist ready to be circulated and provides	All <b>Stakeholders</b> Attend environmental pre-start meeting and complete Environmental Pre-start Checklist	Environmental Coordinator issues document package (Environmental Pre-start Checklist and supporting documents)	Clearing work may commence within demarcated limits and under the supervision of Fauna Spotter Catcher
der	Contractor marcate clearing extent	undertake pre- clearance survey	supporting documents			

Figure 3: Key steps prior to commencing impact work





Photo Set 1: Temporary tree protection and floppy top koala exclusion fencing.

### 2.4. Fauna spotter catcher reporting

#### 2.4.1 Pre-clearance

Prior to vegetation clearing, Biodiversity Australia as the engaged fauna spotter catcher undertook on-site fauna surveys, and prepared a Pre-clearance Fauna Habitat Report, provided at **Appendix B**. The report contains details of the pre-clearing fauna survey methods and the results of these surveys, observed fauna, fauna signs, and habitat features found on-site and details mitigation strategies and proposed fauna relocation points.

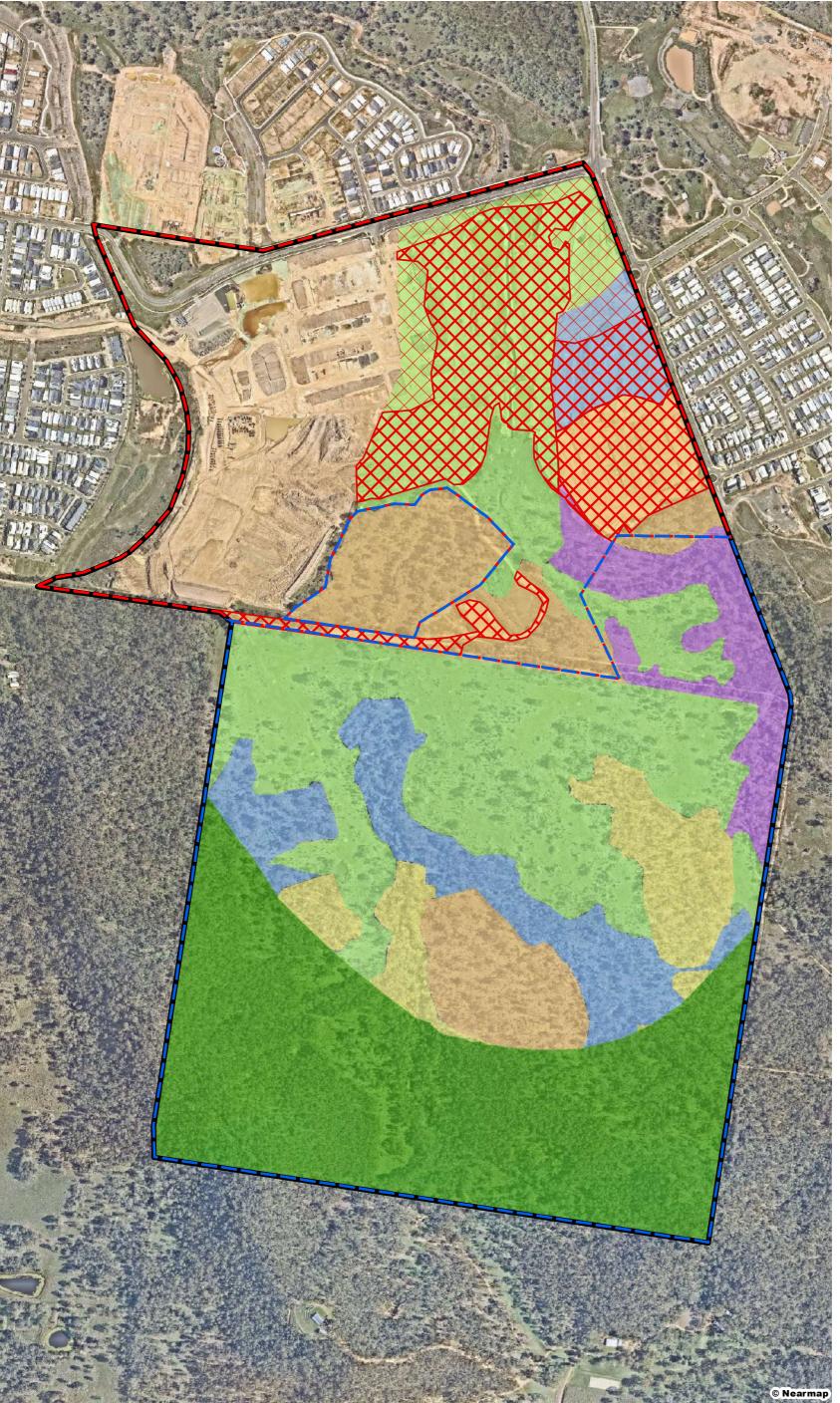
In addition to the measures outlined by the fauna spotter catcher, the vegetation clearing is also required to comply with Part 3 of the *Queensland Nature Conservation (Koala) Conservation Plan 2017*, which specifies sequential clearing procedures, sets a daily vegetation clearing limit of 3 ha of vegetation per day, and details the procedures that need to be followed if a koala is present within the clearing area. The 3 ha daily vegetation clearing limit is monitored on site by ground personnel utilising GPS tracking. The site was cleared sequentially towards retained vegetation in two stages, being understorey scrubbing followed by removal of habitat/canopy trees 24 hours later. This is completed in conjunction with directional clearing to facilitate self-relocation of fauna on site. Koala monitoring on site is conducted daily once the clearing extent for the day is finalised and drone is utilised to conduct a thermal scan of canopy trees in the area in conjunction with a ground inspection. On days where a drone flight has not been conducted, no canopy trees are cleared, and only understorey scrubbing occurs.

#### 2.4.2 Post-works

A post-clearing services report was prepared by the engaged fauna spotter catcher detailing observed fauna and any implemented mitigation measures or procedures. Refer to **Appendix C** for the fauna spotter catcher post-clearing services reports for October 2024. During clearing works, observed fauna were limited to common fauna species.



## ACR Year 2 Clearing Review



Notes:

This plan was prepared as a desktop assessment tool. The information on this plan is not suitable for any other purpose. Property dimensions, areas, numbers of lots and contours and other physical features shown have been compiled from existing information and may not have been verified by field survey. These may need verification if the development application is approved and development proceeds, and may change when a full survey is undertaken or in order to comply with development approval conditions. No reliance should be placed on the information on this plan for detailed design or for any financial dealings involving the land. Saunders Havill Group therefore disclaims any lability for any loss or damage whatsoever or howsoever incurred, arising from any party using or relying upon this plan for any purpose other than as a document prepared for the sole purpose of accompanying a development application and which may be subject to alteration beyond the control of the Saunders Havill Group. Unless a development approval states otherwise, this is not an approved plan.

Layer Sources

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Updated data available at http://dispatial.information.qld.gov.au/catabgue/

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Legend

Referral Area (2018/8347)

Area A



Area B



AC1 - Year 1 Impact Areas [6.19 ha]



AC2 - Year 2 Impact Areas [26.09 ha]

#### **Habitat Communities Year 2 Impacts**

Open Paddock - 64.00 ha [lmpact: 15.00 ha]



Regrowth RE12.9-10.7 - 28.32 ha [Impact: 7.66 ha]



Regrowth RE12.9-10.2 - 18.59 ha



Address / RPD: Barrams Road, White Rock (Ripley Valley PDA)

## ACR Year 2 Temporary Fencing Plan



Notes:

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#### Legend

Referral Area (2018/8347)

EPBC No Clearing Areas

Fencing

Construction Fencing (Existing)

Temporary Koala Exclusion Fencing

==== Barrier Mesh



## 3. Offset area management

A land-based offset was delivered to compensate for significant residual impacts on MNES being the koala, grey-headed flying-fox and greater glider under Condition 2 of the approval and is located within the ICC suburb of Ripley. The offset area is 183 ha in size and is comprised of several land parcels with access from Littles Road from the north which is a rural road off Ivory Creek Road (refer **Figure 4**). Importantly the offset area has been selected to link remnant ridgeline habitat on adjoining land holdings to the replanted riparian and alluvial zones of Ivory Creek and will have significant benefit for the koala, grey-headed flying-fox, and greater glider through the creation and improvement of existing habitat (refer **Appendix A**).

To deliver the land-based offset, the Proponent partnered with One Environment Pty Ltd as the third-party environmental offset provider to implement the Offset Management Plan (OMP).

### 3.1. Offset area legally secured

Under Condition 13a of the approval, the Avonvale and Cherry Gully offset area was required to be legally secured prior to the commencement of the action. The offset area was legally secured on 21 December 2022 via the Voluntary Declaration process administered under the Queensland *Vegetation Management Act 1999* (VMA). The Chief Executive of the Department of Resources (DOR) declared the offset area in a Declared Area Map (DAM 2022/002500) as an area of high nature conservation value in accordance with section 19F(1) of the VMA. The offset area is shown as Category A on the certified Property Map of Assessable Vegetation (PMAV 2022/002505). The Voluntary Declaration package administered by DOR was provided at **ACR Year 1 – Appendix F**.

#### 3.2. Offset area activities

A range of management measures were implemented by the offset provider on-ground in accordance with the prescribed measures and objectives detailed in the OMP. These are completed with the purpose of reducing threats to MNES, improving and creating habitat. A summary of management measures implemented across the offset area include:

#### Year 1

- Confirmation of absence of livestock from the offset area (confirmation provided at ACR Year 1 Appendix G).
- Implementation of seed collection program.
- Wildfire mitigation measures including creation and maintenance of firebreaks, fire management lines and low-intensity burns have been implemented.
- Intensive targeted weed control in the first quarter of 2023 primarily targeting Lantana.
- Consultation with Somerset Regional Council Pest Management Specialist.
- Implementation of targeted pest management program.



#### Year 2

- Completion of planting with recorded size of plantings at 2 m tall.
- Establishment of photo monitoring locations to monitor weed and planting progress.
- Continuation of intensive weed control targeting Lantana throughout 2024 and post-planting to support growth of plantings.
- Replacement of perimeter fencing (stock exclusion fencing) to ensure longevity and protection of the offset area.
- Adaptive changes to the Offset Area Wildfire Management Plan developed in Year 1 to include best practice QFRS recommendations such as a 50 m firebreaks around parts of the property.
- Wildfire mitigation measures such as purchasing of a second ATV water tank and pump to aid in fire mitigation activities and completion of a cool burn in the first quarter of 2024.

The Offset Area Annual Report completed by the offset provider for Year 2 is provided at **Appendix D** detailing the full scope and timing of management measures completed.



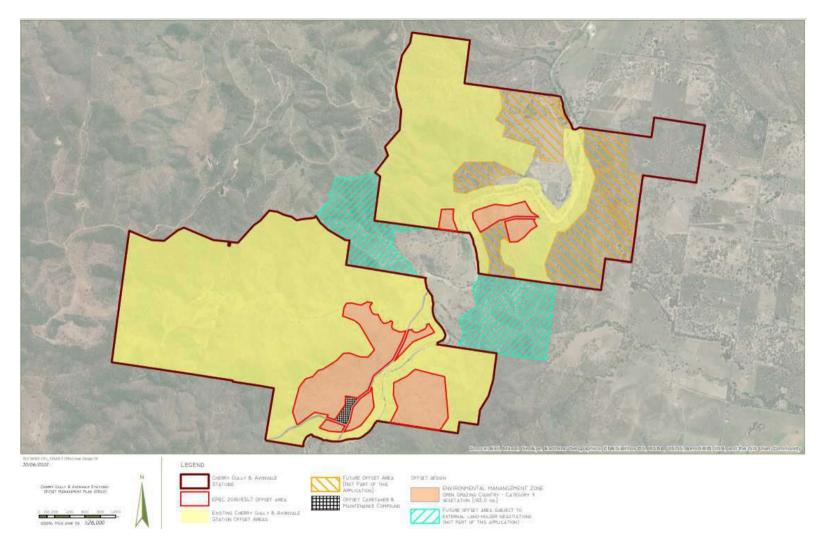


Figure 4: Avonvale and Cherry Gully offset area (extracted from OMP)

## 4. EPBC Act approval conditions compliance table

The EPBC Act approval conditions for the Project are provided in **Table 3** with a description of relevant supporting evidence to support a designation of 'Compliant', 'Non-compliant' or 'Not applicable' against each condition. A copy of the EPBC Act approval and conditions is provided in **Appendix A**.

Table 3:	EPBC Act approval conditions compliance table		
Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
1	The approval holder must not clear or construct outside of the development area as part of this Action.	Compliant	No clearing or construction has occurred outside of the development area (refer <b>Plan 1</b> ).
2	The approval holder must not clear within the development area more than:  a) 131.72 ha of Koala habitat  b) 67.85 ha of Greater Glider habitat  c) 67.85 ha of Grey-headed Flying-fox foraging habitat.	Compliant	<ul> <li>26.09 ha of MNES habitat was impacted within Area A during Year 2 for a total of 32.28 ha. The following impacts have been recorded for the project:</li> <li>a) 32.28 ha of critical koala habitat</li> <li>b) 26.09 ha of critical greater glider habitat</li> <li>c) 26.09 ha of grey-headed flying-fox habitat.</li> </ul>
3	The approval holder must not clear or construct in or within 1 metre of the conservation area except as specified in the Conservation Area Management Plan, required under condition 11, approved by the Minister.	·	No clearing or construction has occurred within 1 metre of the Conservation Area (refer <b>Plan 1</b> ).
4	The approval holder must ensure that all clearing is undertaken with the supervision of an independent suitably qualified field ecologist, who is given sufficient authority to cease any clearing that the independent suitably qualified field ecologist considers may not be compliant with the requirements of conditions 1, 2 and 3.		Suitably qualified fauna spotter catchers QFC, Biodiversity Australia and Boyds Bay Group were engaged by AW Bidco 6 Pty Ltd with a supervising fauna spotter catcher present during all clearing events.



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
	Note: The independent suitably qualified field ecologist can be the same person as the fauna spotter catcher provided that they can demonstrate they have the relevant qualifications and meet the criteria in the definition of 'independent'.		
5	If the independent suitably qualified field ecologist requires the cessation of clearing, then the approval holder must not recommence clearing unless the Minister has provided approval in writing.		No instances where the cessation of clearing has been required has been documented by the fauna spotter catchers.
6	To minimise risk of injury or death to the Koala, Greater Glider and Grey-headed Flying-fox within the development area, the approval holder must:	•	a) Suitably qualified Fauna Spotter Catchers, QFC, Biodiversity Australia and Boyds Bay Group were engaged by AW Bidco 6 Pty Ltd with a supervising fauna spotter catcher present during all clearing events.
	<ul> <li>a) ensure that a suitably qualified fauna spotter catcher, who is given sufficient authority to delay and/or cease any clearing and/or construction, is present during all clearing and construction to identify protected matters (including</li> </ul>		b) This condition is noted. No instances of a koala, greater glider or grey-headed flying-fox being sighted within 100 m of clearing and construction has been documented in fauna spotter reports.
	in hollow bearing trees), to ensure Koalas, Greater Gliders and Grey-headed Flying-foxes have safely vacated any area		c) All works were conducted in accordance with the <i>Nature Conservation</i> (Koala) Conservation Plan 2017 (Qld).
	prior to clearing and construction occurring where it could injure animals in that area		d) Following the completion of clearing and prior to the commencement of construction, a temporary koala exclusion fence was installed around
	b) if a Koala, Greater Glider or Grey-headed Flying-fox is spotted within 100 m of any area of clearing and construction within the development area, cease all clearing and construction within 100 m of the Koala, Greater Glider or Grey-headed Flying-fox until the Koala, Greater Glider or Grey-headed Flying-fox has moved on its		the construction works area (refer <b>Plan 2</b> ). SHG were engaged as suitably qualified ecologists to complete a site visit on the 28 February 2023 and throughout 2024 where suitable fauna exclusion fencing was identified. Fencing will remain in place for the duration of construction.  e) Workers are prohibited from bringing dogs into the development area and adjacent habitat during clearing and construction.



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
	construction, or is translocated by the fauna spotter catcher  c) clear only in accordance with the Nature Conservation (Koala) Conservation Plan 2017, so as to allow Koalas to safely move out of the clearing area and into surrounding areas of Koala habitat, and implement all provisions for sequential clearing  d) install temporary Koala exclusion fencing around any area of proposed construction work, immediately after clearing		
	and prior to the commencement of construction in that area, so as to prevent Koalas entering any area where construction is taking place  e) prohibit workers from bringing dogs into the development area and adjacent Koala habitat, Greater Glider habitat and Grey-headed Flying-fox foraging habitat during clearing and construction.		
7	To minimise the risk of injury or death to the Koala, Greater Glider and Grey-headed Flying-fox within the development area from vehicle traffic, the approval holder must:  a) only construct roads in accordance with Queensland's Fauna Sensitive Road Design guidelines to minimise the risks to Koalas, Greater Glider and Grey-headed Flying-fox foraging habitat of vehicle strike  b) implement safe movement solutions and local traffic management measures to ensure that the speed of all vehicles on roads in the development area where koalas are		<ul> <li>a) Road construction will be completed in accordance with the DTMR Fauna Sensitive Road Design Guideline or equivalent guideline specifications and may include:         <ul> <li>Roads slowed to 50 km per hour</li> <li>Road thresholds changed to notify vehicles of the fauna linkage</li> <li>Erection of signage specific to fauna crossing solutions and koala crossing points</li> </ul> </li> </ul>



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
	likely to be present is no greater than 40 km/h at any time (except an emergency and until a government entity controls these roads), so as to minimise the risk to Koala from vehicle strike  c) install prominent Koala awareness signage consistent with Queensland's wildlife signing guidelines, prior to opening to public motorists, any road where the presence of protected matters is likely.		<ul> <li>Additional plantings in narrowed road reserves to maximise connectivity</li> <li>Additional lighting (as required)</li> <li>Road design to support and funnel exclusion fencing</li> <li>Should the proposed development entail esplanade roads running adjacent to the open space area, the design will adopt traffic calming and reduced speed signage to control vehicles adjoining sensitive areas.</li> <li>The project will adopt the Draft Technical Note Wildlife Signage Guidelines development by DTMR to ensure best practice fauna management is incorporated into the design of wildlife movement solutions (where considered appropriate) or slow down points. Koala awareness signage will be installed as required.</li> </ul>
8	For the protection of Koalas, Grey-headed Flying-foxes and Greater Gliders in the conservation area, the approval holder must implement measures, including signage, fencing, monitoring and enforcement, to effectively prevent any unauthorised persons from entering, and to prevent any persons leaving rubbish or bringing animals or vehicles into the conservation area.		The proposed conservation area exclusion fencing is consistent with the DES Koala-sensitive Design Guidelines (2020) where properties adjoin the conservation area. The balance of the conservation area fencing aims to prevent unauthorised vehicle access. The effectiveness of the conservation area exclusion fencing will be monitored via the documentation of illegal access within the conservation area by unauthorised vehicles.  The implementation of koala sensitive design measures will be implemented in conjunction with clearing and development works adjoining the conservation area.



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
9	For the protection of the Koala, Greater Glider and Grey-headed Flying-fox within the development area, within 6 months of this approval decision the approval holder must:  a) complete baseline extent of weed cover and feral animal abundance surveys throughout the conservation area in accordance with a scientifically valid, robust, and repeatable methodology  b) submit the results of the baseline extent of weed cover and feral animal surveys required by 9(a) for the department's acceptance, and must make this information available on the website within 2 months of the report of the extent of weed cover and feral animal abundance surveys being accepted by the department  c) prepare and submit a Conservation Area Management Plan for the approval by the Minister, with demonstration that it has been developed in consultation with the Council and relevant stakeholders, which specifies the methods, dates and results of the surveys required under condition 9(a), and the methods and intervals for monitoring to achieve the requirements of condition 10.		<ul> <li>a) SHG were engaged as suitably qualified ecologists to conduct baseline weed and feral animal surveys for the conservation area in April and May 2023.</li> <li>b) The results of the baseline weed and feral animal surveys for the conservation area are detailed in the Conservation Area Management Plan which was initially submitted to the department on 14 June 2023. This information will be available on the project website within 2 months of acceptance from the department.</li> <li>c) The Conservation Area Management Plan was prepared by SHG which includes survey methodology and results, monitoring methods, and completion criteria. The Conservation Area Management Plan was initially submitted to the department on 14 June 2023 and multiple iterations of the document have been prepared to incorporate Department comments. Communications with the Department and Ipswich City Council have been ongoing.</li> </ul>
10	For the remaining period of approval, the approval holder must ensure that the extent of weed cover and feral animal abundance does not increase with respect to the baseline documented by the extent of weed cover and feral animal surveys required by condition 9(a).	·	The weed cover and feral animal abundance of the conservation area is documented in the Conservation Area Management Plan, prepared by SHG. Management activities will occur upon approval of the management plan.
11	Within 1 year of the date of this approval decision, the approval holder must legally secure the conservation area. Within 20 business	·	The conservation area has not been legally secured within 1 year of the date of this approval as the Conservation Area Management Plan has not been approved



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
	days of legally securing this area, the approval holder must provide the department with written evidence demonstrating that the conservation area has been legally secured.		by the Department. The ability of AW Bidco 6 Pty Ltd to legally secure the Conservation Area via an application for a Voluntary Declaration (VDEC) is intrinsically tied to the approval of the Conservation Area Management Plan by the Department. The application for a VDEC in the absence of the approved Conservation Area Management Plan cannot be approved.
			Whilst awaiting the formal approval of the VDEC application (which will be dependent on the Department's approval of the Conservation Area Management Plan), no works are occurring at or within 800 m of the nearest edge of the on-site Conservation Area.
			The Department have acknowledged the role of the imposed timeframes as fundamentally unachievable and as such communications to resolve the ongoing compliance matters are being held between the Department and Proponent.
12	For the ongoing protection of Koala, Grey-headed Flying-fox and Greater Glider habitat within the conservation area, the approval holder must manage the conservation area for the life of the approval, until and unless the approval holder provides written confirmation from the Council that the Council will implement the Conservation Area Management Plan (required under condition 9(c)) and manage the conservation area for conservation purposes.	·	Management of the conservation area will commence upon approval of the Conservation Area Management Plan, prepared by SHG and will be carried out in accordance with the management timeframes stipulated in the plan.
13	To compensate for the clearing and functional loss of up to 131.72 ha of Koala habitat and up to 67.85 ha of Grey-headed Flying-fox foraging habitat, the approval holder must:  a) Legally secure a minimum of 183 ha of land within the Avonvale and Cherry Gully Offset Area prior to commencing the action.		a) The Avonvale and Cherry Gully offset area was legally secured on 21 December 2022 via the Voluntary Declaration process administered under the Queensland <i>Vegetation Management Act 1999</i> (VMA). The Chief Executive of the Department of Resources (DOR) declared the offset area in a Declared Area Map (DAM 2022/002500) as an area of high nature conservation value in accordance with section 19F(1) of the



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
	<ul> <li>b) Within 20 business days of legally securing the Avonvale and Cherry Gully Offset Area, provide the department with <ol> <li>i. Written evidence demonstrating that the Avonvale and Cherry Gully Offset Area has been legally secured</li> <li>ii. Shapefiles and offset attributes of the Avonvale and Cherry Gully Offset Area.</li> </ol> </li> <li>c) Achieve the habitat quality uplift as specified for each of year 5, year 10, year 15 and year 20 at the Avonvale and Cherry Gully Offset Area.</li> </ul>	: e i	<ul> <li>VMA. The offset area is shown as Category A on the certified Property Map of Assessable Vegetation (PMAV 2022/002505). The Voluntary Declaration package administered by DOR is provided at ACR Year 1 – Appendix F.</li> <li>b) The Department was notified by SHG that the Avonvale and Cherry Gully Offset Area was legally secured on 23 December 2022. Shapefiles and offset attributes were provided with this notification.</li> <li>c) Milestone habitat surveys will be completed at the end of Years 5, 10, 15 and 20 from the commencement of offset management actions.</li> </ul>
14	For the protection of Koala Habitat, the approval holder must, by the end of Year 1, provide written confirmation to the department that all livestock has been permanently excluded from the Avonvale and Cherry Gully Offset Area.	i .	Livestock are not currently and have not been present within the offset area. Refer to <b>ACR Year 1 – Appendix G</b> for letter from One Environment dated April 2023 confirming the absence of livestock from the offset area.
15	Within 3 months from the date of this approval, the approval holder must have a suitably qualified field ecologist and suitably qualified mammal ecologist complete baseline surveys in accordance with a scientifically valid, robust, and repeatable methodology of the entire Avonvale and Cherry Gully Offset Area to determine the:  a) vegetation condition attributes for each Regiona Ecosystem  b) location and extent of weed cover  c) seasonal feral animal abundance  d) rate of koala mortality attributable to feral animals.		SHG were engaged as suitably qualified ecologists to conduct baseline surveys for the Avonvale and Cherry Gully Offset Area in February 2023. The results of these surveys are described in detail in the revised OMP which was submitted to the Department.



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
	Note: The independent suitably qualified field ecologist can be the same person as the suitably qualified mammal ecologist provided that they can demonstrate they have the relevant qualifications and meet the criteria in the definition of 'independent'.		
16	Within 2 months of completion of the baseline surveys required under condition 15, the approval holder must submit to the department for approval by the Minister an Offset Management Plan for the Avonvale and Cherry Gully Offset Area.	·	Baseline surveys were completed in February 2023. The revised Avonvale and Cherry Gully Offset Area OMP was initially submitted to the Department on 15 May 2023 within 2 months.
17	The Offset Management Plan must, to the satisfaction of the Minister, meet the requirements of the Environmental Offsets Policy and the Environmental Management Plan Guidelines and meet the requirements specified in Attachment H.		The revised OMP has not been approved. The Department provided written feedback following the initial and follow-up submissions of the revised OMP. Communications with the Department have been ongoing to finalise the revised OMP in accordance with the Environmental Management Plan Guidelines and Attachment H requirements.
18	If the Offset Management Plan for the Avonvale and Cherry Gully Offset Area has not been approved by the Minister in writing within 12 months of the date on which it was submitted to the department, the approval holder must cease all clearing and construction within the development area immediately. The approval holder must not recommence any clearing or construction unless the Minister has approved the Offset Management Plan for the Avonvale and Cherry Gully Offset Area in writing.	·	Following submission, the OMP was required to be approved by 15 May 2024. Delayed assessment timeframes in between requests for amendments by the Department has caused the timeframe to approval to extend beyond the 12-month period stipulated in this condition. The Department have acknowledged the role of the imposed timeframes as fundamentally unachievable and as such communications to resolve the ongoing compliance matters are being held between the Department and Proponent.
19	The approval holder must not clear or construct within Area B until the Offset Management Plan for the Avonvale and Cherry Gully Offset Area has been approved by the Minister in writing. The approval holder must implement the Offset Management Plan approved by the Minister for the remainder of the approval.		No clearing or construction has occurred within Area B. Once approved, the revised OMP will be implemented for the remainder of the approval.



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
20	Prior to commencement of the action, the approval holder must have a suitably qualified Greater Glider ecologist complete surveys to map the distribution, quantify the area, and measure the quality of all Greater Glider habitat within the development area, in accordance with a scientifically valid, robust, and repeatable survey methodology peer reviewed by an independent suitably qualified Greater Glider ecologist.		Greater glider habitat within the development footprint is mapped as being a 67.85 ha area which excludes the habitat area which will be retained within the conservation area located in the southern portion of the project area.
21	To compensate for all impacts to the Greater Glider and for 82 ha of Greater Glider habitat, the approval holder must submit to the department, within 3 months of this approval decision, a Greater Glider Offsets Strategy (GGOS) for the approval of the Minister. The GGOS must meet the requirements of the Environmental Offsets Policy to the satisfaction of the Minister and:		The GGOS was initially submitted to the department for approval on 16 March 2023.
	<ul> <li>a) Specify the methods, effort, timing and results of the surveys required by condition 20.</li> </ul>		
	b) Contain all peer review comments and recommendations made by the independent suitably qualified Greater Glider ecologist and a statement from the independent suitably qualified Greater Glider ecologist that they are independent and carried out the peer review to evaluate the adequacy of the survey methodology required by condition 20.		
	<ul> <li>Identify a suitable environmental offset(s) for the residual significant impacts on the Greater Glider.</li> </ul>		
	<ul> <li>d) Include summary information on the impacted areas and detailed baseline information on the proposed offset(s) and commit to achievable ecological benefits, and</li> </ul>		



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
	timeframes for their achievement, for the proposed offset(s).	1	
	<ul> <li>Describe the monitoring program(s) to be implemented that will determine progress towards, attainment of and maintenance of the ecological benefits for Greater Glide habitat at the proposed offset(s).</li> </ul>	i	
	f) Specify how and at what frequency offset(s) management outcomes, monitoring program findings and assessments of ecological benefits will be reported to the department and the public.	5	
	<li>g) Detail how the offset(s) will be protected and legally secured, and ecological benefits maintained, in perpetuity</li>		
22	If the GGOS is approved by the Minister, the approval holder must:  a) implement the GGOS approved by the Minister for the remainder of the period of this approval,  b) provide written evidence to the department demonstrating that the offset(s) specified in the GGOS has been legally secured within 20 business days of the offset(s) being legally secured, and	t s	The GGOS has not been approved. Correspondence between the Department and the SHG as the suitably qualified consultant preparing the GGOS are ongoing to finalise and approve the document.
	<ul> <li>c) provide the department with shapefiles and offse attributes of the offset(s) specified in the GGOS within 20 business days of the offset(s) being legally secured.</li> </ul>		
	Note: Legal security requirements for the GGOS do not apply if the approved offset for Greater Glider, as required under condition 21, is the same as that required for Koala and Grey-headed Flying-fox as per condition 13.		



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
23	If the GGOS has not been approved by the Minister in writing within 6 months of the date that the GGOS was submitted to the department, the approval holder must cease all clearing and construction within the development area immediately. The approval holder must not recommence any clearing or construction unless the Minister has approved the GGOS in writing.	·	The GGOS was submitted to the Department for approval on 16 March 2023 therefore requiring approval to be achieved by 16 September 2023. Initial feedback was not received from the Department until 6 November 2023 therefore automatically rendering the condition non-compliant. The Department have acknowledged the role of the imposed timeframes as fundamentally unachievable and as such communications to resolve the ongoing compliance matters are being held between the Department and Proponent.
24	The approval holder must, within 3 months of the date of the Minister's approval of the GGOS, submit to the department a Greater Glider Offset Management Plan (GGOMP) for any offset(s) specified in the approved GGOS for approval by the Minister. The GGOMP must meet the requirements of the Environmental Offsets Policy, Environmental Management Plan Guidelines and the requirements of Attachment H to the satisfaction of the Minister.		The GGOMP will be prepared following approval of the GGOS.
25	The approval holder must implement the GGOMP approved by the Minister for the remainder of the period of this approval. The approval holder must achieve all ecological benefits and improvements in habitat quality specified in the approved GGOMP in the timeframes specified in the approved GGOMP.		The GGOMP will be prepared following approval of the GGOS.
26	If the GGOMP has not been approved by the Minister in writing within 12 months of the date on which it was submitted to the department, the approval holder must cease all clearing and construction within the development area immediately. The approval holder must not recommence any clearing or construction unless the Minister has approved the GGOMP in writing.		The GGOMP will be prepared following approval of the GGOS.
27	The approval holder must not clear or construct within Area B until and unless the GGOMP has been approved by the Minister in writing.	•	No clearing or construction occurred within Area (refer <b>Plan 1</b> ).



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
28	Within three months prior to the end of each of Year 5, Year 10 and Year 15, the approval holder must have an independent expert undertake an assessment as to whether the outcomes required by condition 13 and the habitat quality improvements specified in the approved GGOMP for the particular period for which the assessment is undertaken have been, or are likely to be, achieved. The findings of each assessment must be published on the website within six months of the end of the particular period for which the assessment is undertaken, remain published on the website for the remainder of the duration of this approval, and each be provided to the department within 5 business days of first being published.		The Year 5, Year 10, and Year 15 milestones have not occurred.
29	If, at any time during the period of effect of the approval, the Minister is not satisfied that any of the requirements or outcomes required under condition 13 and the habitat quality improvements specified in the approved GGOMP have been or are likely to be achieved or maintained, the Minister may require the approval holder to submit a revised Offset Management Plan or GGOMP to the department for approval by the Minister, specifying new requirements to implement corrective actions and/or to monitor, manage, avoid, mitigate, offset, record and/or report on, impacts to the Koala, Grey-headed Flyingfox and Greater Glider.		This condition is noted.
30	The Minister may specify a timeframe in which the approval holder must submit the revised Offset Management Plan or GGOMP to the department and may specify that the revised Offset Management Plan or GGOMP must be prepared or reviewed by an independent expert.		This condition is noted.
31	If the Minister writes to the approval holder stating that he/she considers that the revised Offset Management Plan or GGOMP is not	* *	This condition is noted.



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
	likely to achieve the outcomes required under condition 13 and the habitat quality improvements specified in the approved GGOMP, then the approval holder must not register any title for any property in the development area until such time as a revised Offset Management Plan or GGOMP has been approved by the Minister in writing.		
32	The approval holder may, at any time, apply to the Minister for a variation to an action management plan approved by the Minister or as subsequently revised in accordance with these conditions, by submitting an application in accordance with the requirements of section 143A of the EPBC Act.		This condition is noted.
33	If the Minister approves a revised plan then, from the date specified, the approval holder must implement the approved revised plan in place of the previous version of that plan.		This condition is noted.
34	The approval holder must submit all plans required by these conditions electronically to the department and notify the local authority.		The revised Offset Management Plan, Greater Glider Offset Strategy, and Conservation Area Management Plan were submitted to the Department for approval via email correspondence as required by the relevant conditions.
35	<ul> <li>Unless otherwise agreed to in writing by the Minister, the approval holder must publish each plan on the website within 15 business days of the date:</li> <li>a) of this approval, if the version of the plan to be implemented is specified in these conditions; or</li> <li>b) the plan is approved by the Minister in writing, if the plan requires the approval of the Minister.</li> </ul>		The above management plans have not been approved.



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
36	The approval holder must keep all published plans required by these conditions on the website until the expiry date of this approval.	Not Applicable	No management plans have been published during the reporting period. Upon approval, plans will be publicly available on the approval holder's website until the approval expires.
37	The approval holder is required to exclude or redact sensitive ecological data from plans published on the website or otherwise provided to a member of the public.		No ecological or sensitive data has been included in an ACR or published document under this approval.
38	If sensitive ecological data is excluded or redacted from a plan in accordance with condition 37, the approval holder must notify the department in writing what exclusions and redactions have been made in the version published on the website.		No ecological or sensitive data has been included in an ACR or published document under this approval.
39	The approval holder must notify the department electronically of the date of commencement of the Action, within 5 business days of commencement of the Action.	•	The Department was notified on 31 January 2023 that the action commenced on 30 January 2023. This was completed within the required five (5) business days. A confirmation letter from the Department was issued on 21 March 2023. Refer to <b>ACR Year 1 – Appendix B</b> for documentation.
40	If the commencement of the Action does not occur within 5 years from the date of this approval, then the approval holder must not commence the Action without the prior written agreement of the Minister.	:	The Action commenced on 30 January 2023.
41	The approval holder must maintain accurate and complete compliance records.	Compliant	The approval holder, Saunders Havill Group and contractors coordinate and maintain the record keeping of activities undertaken under the approval.
42	If the department makes a request in writing, the approval holder must provide electronic copies of compliance records to the department within the timeframe specified in the request.		The Department has not requested compliance records.



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
	Note: Compliance records may be subject to audit by the department, or by an independent auditor in accordance with section 458 of the EPBC Act, and/or be used to verify compliance with the conditions. Summaries of the results of an audit may be published on the department's website or through the general media.		
43	The approval holder must ensure that any monitoring data (including sensitive ecological data), surveys, maps, and other spatial and metadata required under the conditions of this approval are prepared in accordance with the Guidelines for biological survey and mapped data, Commonwealth of Australia 2018, or as otherwise specified by the Minister in writing.		All ecological monitoring data has been prepared in accordance with the Department's Guidelines for biological survey and mapped data by suitably qualified ecologists.
44	The approval holder must ensure that any monitoring data (including sensitive ecological data), surveys, maps, and other spatial and metadata required under the conditions of this approval are prepared in accordance with the Guide to providing maps and boundary data for EPBC Act projects, Commonwealth of Australia 2021, or as otherwise specified by the Minister in writing.		All ecological monitoring data has been prepared in accordance with the Department's Guide to providing maps and boundary data for EPBC Act projects by suitably qualified ecologists.
45	The approval holder must prepare a compliance report for each 12-month period following the date of this approval, or as otherwise agreed to in writing by the Minister.	•	The first Annual Compliance Report was published on the approval holder's website on 13 March 2024. The published Annual Compliance report can be found at the following weblink: <a href="https://www.stockland.com.au/residential/qld/providence/news-and-events/news/offset-management-plan">https://www.stockland.com.au/residential/qld/providence/news-and-events/news/offset-management-plan</a>
46	Each compliance report must be consistent with the Annual Compliance Report Guidelines, Commonwealth of Australia 2014.	Compliant	All ACRs have and will be prepared in accordance with the Annual Compliance Report Guidelines.



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
47	<ul> <li>Each compliance report must include:</li> <li>a) Accurate and complete details of any monitoring required by this approval.</li> <li>b) Accurate and complete details of compliance and any compliance with the conditions and the plans, and incidents.</li> <li>c) One or more shapefile showing all clearing of protected matters, and/or their habitat, undertaken withe 12-month period at the end of which that compliance is prepared.</li> <li>d) A schedule of all plans in existence in relation to the conditions and accurate and complete details of how plan is being implemented.</li> </ul>	non- any any ithin ance hese	<ul> <li>a) The Year 1 ACR contains accurate and complete details of monitoring data.</li> <li>b) The Year 1 ACR contains accurate and completed details of compliance and any non-compliance.</li> <li>c) Refer to Plan 1 for all clearing of critical MNES habitat.</li> <li>d) Plans relating to the approval including the revised OMP, Conservation Area Management Plan and GGOS are not approved. The OAAR completed by One Environment detailing actions against the OMP for the Avonvale and Cherry Gully offset area is provided at Appendix D and summarised in Section 3.</li> </ul>
48	<ul> <li>The approval holder must:</li> <li>a) Publish each compliance report on the website with business days following the end of the 12-month period which that compliance report is required.</li> <li>b) Notify the department electronically, within 5 busing days of the date of publication that a compliance report been published on the website.</li> <li>c) Provide the weblink for the compliance report in notification to the department.</li> </ul>	d for iness t has	<ul> <li>a) The first Annual Compliance Report was published on the approval holder's website on 13 March 2024.</li> <li>b) The Department was notified via email when the compliance report was published on the website within 5 business days.</li> <li>c) The published Annual Compliance report can be found at the following weblink:</li> <li><a href="https://www.stockland.com.au/residential/qld/providence/news-and-events/news/offset-management-plan">https://www.stockland.com.au/residential/qld/providence/news-and-events/news/offset-management-plan</a></li> <li>d) Compliance records will remain publicly available until the approval expires.</li> </ul>



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
	<ul> <li>Keep all published compliance reports required by thes conditions on the website until the expiry date of thi approval.</li> </ul>		<ul> <li>e) No sensitive ecological data is included in ACRs prepared for the project.</li> <li>f) No sensitive ecological data is included in ACRs prepared for the project.</li> </ul>
	<ul> <li>e) Exclude or redact sensitive ecological data fror compliance reports published on the website or otherwis provided to a member of the public.</li> </ul>		
	f) If sensitive ecological data is excluded or redacted from th published version, submit the full compliance report to th department within 5 business days of its publication on th website and notify the department in writing what exclusions and redactions have been made in the version published on the website.	e e t	
	Note: Compliance reports may be published on the department's website.		
49	The approval holder must notify the department electronically, within 2 business days of becoming aware of any incident and/or potential non-compliance and/or actual non-compliance with the conditions or commitments made in a plan.	r Conditions 11 and 23	- Condition 11 – A formal non-compliance notification was provided to the Department on 25 July 2024 via e-mail correspondence regarding the Conservation Area not being legally secured within the timeframe stipulated in Condition 11.
			Condition 18 – The revised OMP was not approved by 15 May 2024 as required and notification was not provided to the Department. Communication was held with the Department on 15 May 2024 with the resubmission of the revised OMP following receival of Department comments.
			Condition 23 - Formal notification was provided along with the lodgement of the Variation Application (with Department reference) on 15 September 2023 to address the timing issues which ultimately arose due to the Department's feedback seeking a completely different methodology be applied to measuring



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
			and scoring Greater Glider habitat compared with the approach adopted in the approval.
50	<ul> <li>The approval holder must specify in the notification:</li> <li>a) Any condition or commitment made in a plan which has been or may have been breached.</li> <li>b) A description of the incident and/or potential non-compliance and/or actual noncompliance.</li> <li>c) The location (including co-ordinates), date, and time of the incident and/or potential noncompliance and/or actual non-compliance.</li> </ul>	c)	All potential non-compliance notifications detailed above are administrative in nature therefore items b and c were not relevant to the notification. Where notification was provided, the specific condition and timeframe was noted.
	Note: If the exact information cannot be provided, the approval holder must provide the best information available.		
51	The approval holder must provide to the department in writing, within 12 business days of becoming aware of any incident and/or potential non-compliance and/or actual non-compliance, the details of that incident and/or potential non-compliance and/or actual non-compliance with the conditions or commitments made in a plan. The approval holder must specify:		All potential non-compliance notifications detailed above are administrative in nature with the Department actively involved in resolving the non-compliance issues therefore making this condition redundant to the process.
	<ul> <li>a) Any corrective action or investigation which the approval holder has already taken</li> </ul>		
	b) The potential impacts of the incident and/or non-compliance		
	<ul> <li>The method and timing of any corrective action that will be undertaken by the approval holder.</li> </ul>		



Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
52	The approval holder must ensure that an independent audit of compliance with the conditions is conducted for every three-year period following the commencement of the Action until this approval expires, unless otherwise specified in writing by the Minister.	Not Applicable	There has been no request from the Minister for a third-party audit.
53	<ul> <li>For each independent audit, the approval holder must: <ul> <li>a) Provide the name and qualifications of the nominated independent auditor, the draft audit criteria, and proposed timeframe for submitting the audit report to the department prior to commencing the independent audit.</li> <li>b) Only commence the independent audit once the nominated independent auditor, audit criteria and timeframe for submitting the audit report have been approved in writing by the department.</li> <li>c) Submit the audit report to the department for approval within the timeframe specified and approved in writing by the department.</li> <li>d) Publish each audit report on the website within 15 business days of the date of the department's approval of the audit report.</li> <li>e) Keep every audit report published on the website until this approval expires.</li> </ul> </li> </ul>	Not Applicable	There has been no request from the Minister for a third-party audit.
54	Each audit report must report for the three-year period preceding that audit report.	Not Applicable	There has been no request from the Minister for a third-party audit.



## ■ Annual Compliance Report 2023/2024 – Year 2

Condition number / reference	Condition	Is the project compliant with this condition?	Evidence / comments
55	Each audit report must be completed to the satisfaction of the Minister and be consistent with the Environment Protection and Biodiversity Conservation Act 1999 Independent Audit and Audit Report Guidelines, Commonwealth of Australia 2019.		There has been no request from the Minister for a third-party audit.
56	The approval holder must notify the department electronically 60 business days prior to the expiry date of this approval, that the approval is due to expire.	• •	This condition is noted.
57	Within 20 business days after the completion of the Action, and, in any event, before this approval expires, the approval holder must notify the department electronically of the date of completion of the Action and provide completion data.		This condition is noted.



# 5. Appendices

# Appendix A

EPBC Act approval and transfer of approval confirmation

# Appendix B

Pre-clearance Habitat Values Reports October 2024

# Appendix C

Fauna spotter catcher post-clearance services reports October 2024

# Appendix D

Offset Area Annual Report (Year 2) prepared by One Environment Pty Ltd

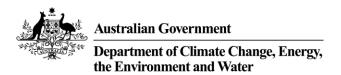


# Appendix A

EPBC Act approval and transfer of approval confirmation



#### **OFFICIAL**



# **Notification of approval**

## Ripley Valley PDA Providence East and South, QLD (EPBC 2018/8347)

This decision is made under section 133(1) of the *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act). Note that section 134(1A) of the EPBC Act applies to this approval. That provision provides, in general terms, that if the approval holder authorises another person to undertake any part of the Action, the approval holder must take all reasonable steps to ensure that the other person is informed of any conditions attached to this approval, and that the other person complies with any such conditions.

#### **Proposed action**

person to whom the approval is granted (approval holder)	Daleswan Pty Ltd
ABN of approval holder	94 105 650 075
Action	Development of the Ripley Valley PDA Providence East and South, located 5 km south east of Ipswich, Queensland  [See EPBC Act referral 2018/8347]

## **Approval decision**

approval decision	My decision on whether or not to approve the taking of the Action for the purposes of the controlling provision for the Action is as follows.					
	Controlling Provision	Decision				
	Listed threatened species and communities (section 18 and section 18A)	Approved				
period for which the approval has effect	This approval has effect until 31 November 2050.					
conditions of approval	The approval is subject to conditions under the EPBC Act as se Annexure A.	et out in				

#### Person authorised to make decision

name and position	Mark Say
•	Acting Branch Head
	Environment Assessments Queensland and Sea Dumping Branch
signature	1/ flag
date of decision	15 December 2022

#### **Annexure A**

Note: Words appearing in **bold** have the meaning assigned to them at PART C – DEFINITIONS.

#### Part A - Conditions specific to the Action

#### **Development Area**

- 1. The approval holder must not **clear** or **construct** outside of the **development area** as part of this Action
- 2. The approval holder must not **clear** within the **development area** more than:
  - a. 131.72 ha of **Koala habitat**
  - b. 67.85 ha of Greater Glider habitat
  - c. 67.85 ha of **Grey-headed Flying-fox foraging habitat**.
- The approval holder must not clear or construct in or within 1 metre of the conservation area except as specified in the Conservation Area Management Plan, required under condition 11, approved by the Minister.
- 4. The approval holder must ensure that all **clearing** is undertaken with the supervision of an **independent suitably qualified field ecologist**, who is given sufficient authority to cease any **clearing** that the **independent suitably qualified field ecologist** considers may not be compliant with the requirements of conditions 1, 2 and 3.
  - **Note:** The **independent suitably qualified field ecologist** can be the same person as the **fauna spotter catcher** provided that they can demonstrate they have the relevant qualifications and meet the criteria in the definition of **'independent'**.
- If the independent suitably qualified field ecologist requires the cessation of clearing, then the
  approval holder must not re-commence clearing unless the Minister has provided approval in
  writing.

#### Impact mitigation

- 6. To minimise risk of injury or death to the **Koala**, **Greater Glider** and **Grey-headed Flying-fox** within the **development area**, the approval holder must:
  - a. ensure that a suitably qualified **fauna spotter catcher**, who is given sufficient authority to delay and/or cease any **clearing** and/or **construction**, is present during all **clearing** and **construction** to identify **protected matters** (including in hollow bearing trees), to ensure

- **Koalas, Greater Gliders** and **Grey-headed Flying-foxes** have safely vacated any area prior to **clearing** and **construction** occurring where it could injure animals in that area
- b. if a Koala, Greater Glider or Grey-headed Flying-fox is spotted within 100 m of any area of clearing and construction within the development area, cease all clearing and construction within 100 m of the Koala, Greater Glider or Grey-headed Flying-fox until the Koala, Greater Glider or Grey-headed Flying-fox has moved on its own further than 100 m from the area of clearing and construction, or is translocated by the fauna spotter catcher
- c. clear only in accordance with the Nature Conservation (Koala) Conservation Plan 2017, so
  as to allow Koalas to safely move out of the clearing area and into surrounding areas of
  Koala habitat, and implement all provisions for sequential clearing
- d. install temporary **Koala exclusion fencing** around any area of proposed **construction** work, immediately after **clearing** and prior to the commencement of **construction** in that area, so as to prevent **Koalas** entering any area where **construction** is taking place
- e. prohibit workers from bringing dogs into the **development area** and adjacent **Koala habitat**, **Greater Glider habitat** and **Grey-headed Flying-fox foraging habitat** during **clearing** and **construction**.
- 7. To minimise the risk of injury or death to the **Koala, Greater Glider** and **Grey-headed Flying-fox** within the **development area** from vehicle traffic, the approval holder must:
  - a. only construct roads in accordance with Queensland's Fauna Sensitive Road Design guidelines to minimise the risks to Koalas, Greater Glider and Grey-headed Flying-fox foraging habitat of vehicle strike
  - b. implement **safe movement solutions** and **local traffic management measures** to ensure that the speed of all vehicles on roads in the **development area** where **koalas** are likely to be present is no greater than 40 km/h at any time (except an emergency and until a government entity controls these roads), so as to minimise the risk to **Koala** from vehicle strike
  - install prominent Koala awareness signage consistent with Queensland's wildlife signing guidelines, prior to opening to public motorists, any road where the presence of protected matters is likely.

#### Conservation Area

- 8. For the protection of **Koalas**, **Grey-headed Flying-foxes** and **Greater Gliders** in the **conservation area**, the approval holder must implement measures, including signage, fencing, monitoring and enforcement, to effectively prevent any **unauthorised persons** from entering, and to prevent any persons leaving rubbish or bringing animals or vehicles into the **conservation area**.
- 9. For the protection of the **Koala**, **Greater Glider** and **Grey-headed Flying-fox** within the **development area**, within 6 months of this approval decision the approval holder must:
  - complete baseline extent of weed cover and feral animal abundance surveys throughout the conservation area in accordance with a scientifically valid, robust, and repeatable methodology
  - b. submit the results of the baseline extent of weed cover and feral animal surveys required by 9(a) for the department's acceptance, and must make this information available on the website within 2 months of the report of the extent of weed cover and feral animal abundance surveys being accepted by the department

- c. prepare and submit a Conservation Area Management Plan for the approval by the Minister, with demonstration that it has been developed in consultation with the Council and relevant stakeholders, which specifies the methods, dates and results of the surveys required under condition 9(a), and the methods and intervals for monitoring to achieve the requirements of condition 10.
- 10. For the remaining period of approval, the approval holder must ensure that the **extent of weed cover** and **feral animal** abundance does not increase with respect to the baseline documented by the **extent of weed cover** and **feral animal** surveys required by condition 9(a).
- 11. Within 1 year of the date of this approval decision, the approval holder must legally secure the conservation area. Within 20 business days of legally securing this area, the approval holder must provide the department with written evidence demonstrating that the conservation area has been legally secured.
- 12. For the ongoing protection of **Koala, Grey-headed Flying-fox** and **Greater Glider habitat** within the **conservation area**, the approval holder must manage the **conservation area** for the life of the approval, until and unless the approval holder provides written confirmation from the **Council** that the **Council** will implement the Conservation Area Management Plan (required under condition 9(c)) and manage the **conservation area** for **conservation purposes**.

#### **Environmental Offset Requirements**

- 13. To compensate for impacts of up to 131.72 ha of **Koala habitat** and up to 67.85 ha of **Grey-headed Flying-fox foraging habitat**, the approval holder must:
  - a. **Legally secure** a minimum of 183 ha of land within the **Avonvale and Cherry Gully Offset Area** prior to **commencement of the action**.
  - b. Within 20 business days of legally securing the Avonvale and Cherry Gully Offset Area, provide the department with:
    - Written evidence demonstrating that the Avonvale and Cherry Gully Offset Area has been legally secured
    - ii. Shapefiles and offset attributes of the Avonvale and Cherry Gully Offset Area.
  - c. Achieve the habitat quality uplift.
- 14. For the protection of **Koala Habitat**, the approval holder must, by the end of **Year 1**, provide written confirmation to the **department** that all livestock has been permanently excluded from the **Avonvale and Cherry Gully Offset Area**.

Offset management plan for Koalas and Grey-headed Flying-foxes

- 15. Within 3 months from the date of this approval, the approval holder must have a **suitably qualified field ecologist** and **suitably qualified mammal ecologist** complete baseline surveys in accordance with a scientifically valid, robust, and repeatable methodology of the entire **Avonvale** and **Cherry Gully Offset Area** to determine the:
  - a. vegetation condition attributes for each regional ecosystem
  - b. location of weeds and extent of weed cover
  - c. seasonal feral animal abundance
  - d. rate of Koala mortality attributable to feral animals.

**Note**: The **independent suitably qualified field ecologist** can be the same person as the **suitably qualified mammal ecologist** provided that they can demonstrate they have the relevant qualifications and meet the criteria in the definition of **'independent'**.

- 16. Within 2 months of completion of the baseline surveys required under condition 15, the approval holder must submit to the **department** for approval by the **Minister** an Offset Management Plan for the **Avonvale and Cherry Gully Offset Area**.
- 17. The Offset Management Plan must, to the satisfaction of the **Minister**, meet the requirements of the **Environmental Offsets Policy** and the **Environmental Management Plan Guidelines** and meet the requirements specified in <u>Attachment H</u>.
- 18. If the Offset Management Plan for the **Avonvale and Cherry Gully Offset Area** has not been approved by the **Minister** in writing within 12 months of the date on which it was submitted to the **department**, the approval holder must cease all **clearing** and **construction** within the **development area** immediately. The approval holder must not recommence any **clearing** or **construction** unless the **Minister** has approved the Offset Management Plan for the **Avonvale and Cherry Gully Offset Area** in writing.
- 19. The approval holder must not **clear** or **construct** within **Area B** until the Offset Management Plan for the **Avonvale and Cherry Gully Offset Area** has been approved by the **Minister** in writing. The approval holder must implement the Offset Management Plan approved by the **Minister** for the remainder of the approval.

#### Offsets for Greater Glider

Offset Strategy

- 20. Prior to commencement of the action, the approval holder must have a suitably qualified Greater Glider ecologist complete surveys to map the distribution, quantify the area, and measure the quality of all Greater Glider habitat within the development area, in accordance with a scientifically valid, robust, and repeatable survey methodology peer reviewed by an independent suitably qualified Greater Glider ecologist.
- 21. To compensate for all impacts to the **Greater Glider** and for 82 ha of **Greater Glider habitat**, the approval holder must submit to the **department**, within 3 months of this approval decision, a Greater Glider Offsets Strategy (GGOS) for the approval of the **Minister**. The GGOS must meet the requirements of the **Environmental Offsets Policy** to the satisfaction of the **Minister** and:
  - a. Specify the methods, effort, timing and results of the surveys required by condition 20.
  - b. Contain all peer review comments and recommendations made by the independent suitably qualified Greater Glider ecologist and a statement from the independent suitably qualified Greater Glider ecologist that they are independent and carried out the peer review to evaluate the adequacy of the survey methodology required by condition 20.
  - c. Identify a suitable environmental offset(s) for the residual significant impacts on the **Greater Glider**.
  - d. Include summary information on the impacted areas and detailed baseline information on the proposed offset(s) and commit to achievable ecological benefits, and timeframes for their achievement, for the proposed offset(s).
  - e. Describe the monitoring program(s) to be implemented that will determine progress towards, attainment of and maintenance of the ecological benefits for **Greater Glider habitat** at the proposed offset(s).

- f. Specify how and at what frequency offset(s) management outcomes, monitoring program findings and assessments of ecological benefits will be reported to the **department** and the public.
- g. Detail how the offset(s) will be protected and **legally secured**, and ecological benefits maintained, in perpetuity.
- 22. If the GGOS is approved by the **Minister**, the approval holder must:
  - a. implement the GGOS approved by the Minister for the remainder of the period of this approval,
  - b. provide written evidence to the department demonstrating that the offset(s) specified in the GGOS has been legally secured within 20 business days of the offset(s) being legally secured, and
  - c. provide the **department** with **shapefiles** and **offset attributes** of the offset(s) specified in the GGOS within 20 **business days** of the offset(s) being **legally secured**.

**Note**: Legal security requirements for the GGOS do not apply if the approved offset for **Greater Glider**, as required under condition 21, is the same as that required for **Koala** and **Grey-headed Flying-fox** as per condition 13.

23. If the GGOS has not been approved by the **Minister** in writing within 6 months of the date that the GGOS was submitted to the **department**, the approval holder must cease all **clearing** and **construction** within the **development area** immediately. The approval holder must not recommence any **clearing** or **construction** unless the **Minister** has approved the GGOS in writing.

#### Offset Area Management Plan(s)

- 24. The approval holder must, within 3 months of the date of the **Minister's** approval of the GGOS, submit to the **department** a Greater Glider Offset Management Plan (GGOMP) for any offset(s) specified in the approved GGOS for approval by the **Minister**. The GGOMP must meet the requirements of the **Environmental Offsets Policy, Environmental Management Plan Guidelines** and the requirements of <u>Attachment H</u> to the satisfaction of the **Minister**.
- 25. The approval holder must implement the GGOMP approved by the **Minister** for the remainder of the period of this approval. The approval holder must achieve all ecological benefits and improvements in **habitat quality** specified in the approved GGOMP in the timeframes specified in the approved GGOMP.
- 26. If the GGOMP has not been approved by the **Minister** in writing within 12 months of the date on which it was submitted to the **department**, the approval holder must cease all **clearing** and **construction** within the **development area** immediately. The approval holder must not recommence any **clearing** or **construction** unless the **Minister** has approved the GGOMP in writing.
- 27. The approval holder must not **clear** or **construct** within **Area B** until and unless the GGOMP has been approved by the **Minister** in writing.

#### Monitoring

28. Within three months prior to the end of each of Year 5, Year 10 and Year 15, the approval holder must have an independent expert undertake an assessment as to whether the outcomes required by condition 13 and the habitat quality improvements specified in the approved GGOMP for the particular period for which the assessment is undertaken have been, or are likely to be, achieved. The findings of each assessment must be published on the website within six months of the end of the particular period for which the assessment is undertaken, remain published on the website for

- the remainder of the duration of this approval, and each be provided to the **department** within 5 **business days** of first being published.
- 29. If, at any time during the period of effect of the approval, the Minister is not satisfied that any of the requirements or outcomes required under condition 13 and the habitat quality improvements specified in the approved GGOMP have been or are likely to be achieved or maintained, the Minister may require the approval holder to submit a revised Offset Management Plan or GGOMP to the department for approval by the Minister, specifying new requirements to implement corrective actions and/or to monitor, manage, avoid, mitigate, offset, record and/or report on, impacts to the Koala, Grey-headed Flying-fox and Greater Glider.
- 30. The **Minister** may specify a timeframe in which the approval holder must submit the revised Offset Management Plan or GGOMP to the **department** and may specify that the revised Offset Management Plan or GGOMP must be prepared or reviewed by an **independent expert**.
- 31. If the **Minister** writes to the approval holder stating that he/she considers that the revised Offset Management Plan or GGOMP is not likely to achieve the outcomes required under condition 13 and the habitat quality improvements specified in the approved GGOMP, then the approval holder must not register any title for any property in the **development area** until such time as a revised Offset Management Plan or GGOMP has been approved by the **Minister** in writing.
- 32. The approval holder may, at any time, apply to the **Minister** for a variation to an action management plan approved by the **Minister** or as subsequently revised in accordance with these conditions, by submitting an application in accordance with the requirements of section 143A of the **EPBC Act**.
- 33. If the **Minister** approves a revised **plan** then, from the date specified, the approval holder must implement the approved revised **plan** in place of the previous version of that **plan**.

#### SUBMISSION AND PUBLICATION OF PLANS

- 34. The approval holder must submit all **plans** required by these conditions electronically to the **department** and notify the local authority.
- 35. Unless otherwise agreed to in writing by the **Minister**, the approval holder must publish each **plan** on the **website** within 15 **business days** of the date:
  - a. of this approval, if the version of the **plan** to be implemented is specified in these conditions; or
  - b. the **plan** is approved by the **Minister** in writing, if the **plan** requires the approval of the **Minister**.
- 36. The approval holder must keep all published **plans** required by these conditions on the **website** until the expiry date of this approval.
- 37. The approval holder is required to exclude or redact **sensitive ecological data** from **plans** published on the **website** or otherwise provided to a member of the public.
- 38. If **sensitive ecological data** is excluded or redacted from a **plan** in accordance with condition 37, the approval holder must notify the **department** in writing what exclusions and redactions have been made in the version published on the **website**.

#### Part B - Administrative conditions

#### NOTIFICATION OF DATE OF COMMENCEMENT OF THE ACTION

- 39. The approval holder must notify the **department** electronically of the date of **commencement of the Action**, within 5 **business days** of **commencement of the Action**.
- 40. If the **commencement of the Action** does not occur within 5 years from the date of this approval, then the approval holder must not **commence the Action** without the prior written agreement of the **Minister**.

#### **COMPLIANCE RECORDS**

- 41. The approval holder must maintain accurate and complete compliance records.
- 42. If the **department** makes a request in writing, the approval holder must provide electronic copies of **compliance records** to the **department** within the timeframe specified in the request.

**Note: Compliance records** may be subject to audit by the **department**, or by an independent auditor in accordance with section 458 of the **EPBC Act**, and/or be used to verify compliance with the conditions. Summaries of the results of an audit may be published on the **department**'s website or through the general media.

- 43. The approval holder must ensure that any **monitoring data** (including **sensitive ecological data**), surveys, maps, and other spatial and metadata required under the conditions of this approval are prepared in accordance with the *Guidelines for biological survey and mapped data*, Commonwealth of Australia 2018, or as otherwise specified by the **Minister** in writing.
- 44. The approval holder must ensure that any **monitoring data** (including **sensitive ecological data**), surveys, maps, and other spatial and metadata required under the conditions of this approval are prepared in accordance with the *Guide to providing maps and boundary data for EPBC Act projects*, Commonwealth of Australia 2021, or as otherwise specified by the **Minister** in writing.

#### **ANNUAL COMPLIANCE REPORTING**

- 45. The approval holder must prepare a **compliance report** for each 12-month period following the date of this approval, or as otherwise agreed to in writing by the **Minister**.
- 46. Each **compliance report** must be consistent with the *Annual Compliance Report Guidelines*, Commonwealth of Australia 2014.
- 47. Each compliance report must include:
  - a. Accurate and complete details of any monitoring data required by this approval.
  - b. Accurate and complete details of compliance and any non-compliance with the conditions and the plans, and any incidents.
  - c. One or more **shapefile** showing all **clearing** of any **protected matters**, and/or their habitat, undertaken within the 12-month period at the end of which that **compliance report** is prepared.
  - d. A schedule of all **plans** in existence in relation to these conditions and accurate and complete details of how each **plan** is being implemented.

#### 48. The approval holder must:

a. Publish each **compliance report** on the **website** within 60 **business days** following the end of the 12-month period for which that **compliance report** is required.

- b. Notify the **department** electronically, within 5 **business days** of the date of publication that a **compliance report** has been published on the **website**.
- c. Provide the weblink for the **compliance report** in the notification to the **department**.
- d. Keep all published **compliance reports** required by these conditions on the **website** until the expiry date of this approval.
- e. Exclude or redact **sensitive ecological data** from **compliance reports** published on the **website** or otherwise provided to a member of the public.
- f. If sensitive ecological data is excluded or redacted from the published version, submit the full compliance report to the department within 5 business days of its publication on the website and notify the department in writing what exclusions and redactions have been made in the version published on the website.

Note: Compliance reports may be published on the department's website.

#### **REPORTING NON-COMPLIANCE**

- 49. The approval holder must notify the **department** electronically, within 2 **business days** of becoming aware of any **incident** and/or potential non-compliance and/or actual non-compliance with the conditions or commitments made in a **plan**.
- 50. The approval holder must specify in the notification:
  - a. Any condition or commitment made in a plan which has been or may have been breached.
  - b. A description of the **incident** and/or potential non-compliance and/or actual non-compliance.
  - c. The location (including co-ordinates), date, and time of the **incident** and/or potential non-compliance and/or actual non-compliance.

**Note:** If the exact information cannot be provided, the approval holder must provide the best information available.

- 51. The approval holder must provide to the **department** in writing, within 12 **business days** of becoming aware of any **incident** and/or potential non-compliance and/or actual non-compliance, the details of that **incident** and/or potential non-compliance and/or actual non-compliance with the conditions or commitments made in a **plan**. The approval holder must specify:
  - a. Any corrective action or investigation which the approval holder has already taken
  - b. The potential impacts of the **incident** and/or non-compliance and/or non-compliance
  - c. The method and timing of any corrective action that will be undertaken by the approval holder.

#### **INDEPENDENT AUDIT**

- 52. The approval holder must ensure that an **independent audit** of compliance with the conditions is conducted for every three-year period following the **commencement of the Action** until this approval expires, unless otherwise specified in writing by the **Minister**.
- 53. For each **independent audit**, the approval holder must:
  - a. Provide the name and qualifications of the nominated **independent** auditor, the draft audit criteria, and proposed timeframe for submitting the **audit report** to the **department** prior to commencing the **independent audit**.

- b. Only commence the **independent audit** once the nominated **independent** auditor, audit criteria and timeframe for submitting the **audit report** have been approved in writing by the **department**.
- c. Submit the **audit report** to the **department** for approval within the timeframe specified and approved in writing by the **department**.
- d. Publish each audit report on the website within 15 business days of the date of the department's approval of the audit report.
- e. Keep every audit report published on the website until this approval expires.
- 54. Each **audit report** must report for the three-year period preceding that audit report.
- 55. Each **audit report** must be completed to the satisfaction of the **Minister** and be consistent with the *Environment Protection and Biodiversity Conservation Act 1999 Independent Audit and Audit Report Guidelines*, Commonwealth of Australia 2019.

#### **COMPLETION OF THE ACTION**

- 56. The approval holder must notify the **department** electronically 60 **business days** prior to the expiry date of this approval, that the approval is due to expire.
- 57. Within 20 business days after the completion of the Action, and, in any event, before this approval expires, the approval holder must notify the department electronically of the date of completion of the Action and provide completion data.

#### Part C - Definitions

**Area B** means the whole of the area represented in <u>Attachment B</u> by the areas with blue hatching and enclosed by the blue dashed lines designated 'Area B'.

**Audit report** means a written report of compliance and fulfilment of the conditions attached to this approval, objectively evaluated against the audit criteria approved by the **department**.

**Avonvale and Cherry Gully Offset Area** means the whole of the area represented in <u>Attachment C</u> by the zones enclosed by the red lines designated 'EPBC 2018/8347 OFFSET AREA'. The **Avonvale and Cherry Gully Offset Area** is located on Littles Road, Toogoolawah, Queensland.

**Business day** means a day that is not a Saturday, a Sunday or a public holiday in the state of Queensland.

**Clear, Clearing, Clearance** or **Cleared** means the cutting down, felling, thinning, logging, removing, killing, destroying, poisoning, ringbarking, uprooting or burning of native trees and shrubs.

**Commence the action** or **Commencement of the action** means the first instance of any specified activity associated with the action including **clearing** and **construction**. **Commencement of the action** does not include minor physical disturbance necessary to:

- a. undertake pre-clearance surveys or monitoring programs
- b. install signage and /or temporary fencing to prevent unapproved use of the **development** area
- c. protect environmental and property assets from fire, **weeds** and pests, including installation of temporary fencing, and use of existing surface access tracks
- d. install temporary site facilities for persons undertaking pre-commencement activities so long as these are located where they have no impact on the **protected matters**.

**Completion data** means an environmental report and spatial data clearly detailing how the conditions of this approval have been met. The **department**'s preferred spatial data format is **shapefile**.

**Completion of the action** means the date on which all specified activities associated with the action have permanently ceased.

**Compliance records** means all documentation or other material in whatever form required to demonstrate compliance with the conditions of approval in the approval holder's possession or that are within the approval holder's power to obtain lawfully.

Compliance reports means written reports:

- a. providing accurate and complete details of compliance, **incidents**, and non-compliance with the conditions and the **plans**
- b. consistent with the *Annual Compliance Report Guidelines*, Commonwealth of Australia 2014
- c. include a **shapefile** of any **clearance** of any **protected matters**, or their habitat, undertaken within the relevant 12 month period
- d. annexing a schedule of all **plans** prepared and in existence in relation to the conditions during the relevant 12 month period.

**Conservation Area** means the retained area of at least 50 ha containing mixed remnant and regrowth vegetation within the **development area**, represented by the zone shaded dark green labelled 'Conservation' in Attachment A.

**Conservation benefit** means measures which maintain or improve the quality of the habitat for **protected matters**. **Conservation benefit** measures may include rehabilitation works, low intensity mosaic burning, installation of educational signage as outlined in the Conservation Area Management Plan, **weed** removal and associated management/maintenance access tracks.

Construct or Construction means the erection of any building or structure that is or is to be fixed to the ground and wholly or partially fabricated on-site; the alteration, maintenance, repair or demolition of any building or structure; preliminary site preparation work which involves breaking of the ground (including pile driving); the laying of pipes and other prefabricated materials in the ground, and any associated excavation work but excluding construction on sold lots or roads managed by Council, and the installation and maintenance of temporary fences and signage, and works necessary for conservation benefit in the Conservation Area.

**Council** means the local government authority responsible for the local government area encompassing Ripley Valley Priority Development Area, currently Ipswich City Council, Queensland.

**Department** means the Australian Government agency responsible for administering the **EPBC Act**.

**Development area** means the location of the Action, the 210 ha area represented on <u>Attachment A</u> by the zone enclosed by the bold black line labelled 'Referral Area' which passes through the numbered waypoints representing the coordinates of the **development area** as specified in the table titled 'Coordinates (GDA94 MHA Zone 56)' in Attachment A.

**Environmental Management Plan Guidelines** means the *Environmental Management Plan Guidelines*, Commonwealth of Australia 2014.

**Environmental Offsets Policy** means the *Environment Protection and Biodiversity Conservation Act* 1999 Environmental Offsets Policy, Commonwealth of Australia 2012.

**EPBC Act** means the *Environment Protection and Biodiversity Conservation Act 1999* (Cth).

**Expert** means one or more professional having the qualifications and experience specified in the following defined terms that are specifically relevant to the requirements of the condition that requires the engagement of an **expert**:

- a. Suitably qualified field ecologist
- b. Suitably qualified Greater Glider ecologist
- c. Suitably qualified mammal ecologist.

**Extent of weed cover** means the proportion (expressed as a percentage) of the total land area in which any square metre contains a non-native plant species known to restrict the movement of **Koala** and/or degrade the quality of **Koala habitat**, **Greater Glider habitat** and **Grey-headed Flying-fox foraging habitat** or reduce their ability to regenerate.

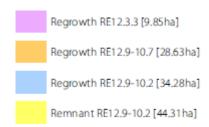
**Fauna spotter catcher** means a person licenced under the *Nature Conservation Act 1992* (Qld) to detect, capture, care for, assess, and release wildlife disturbed by vegetation **clearance** activities who have at least three years' experience undertaking this work with **Koalas** and **Greater Gliders**.

**Feral animals** means non-native predators and non-native herbivores, including those known to predate on the **Koala** and/or **Greater Glider**, or with the potential to impact on vegetation habitat regeneration for **protected matters**.

**Greater Glider** means the **EPBC Act** listed threatened species *Petauroides volans* (southern and central).

#### **Greater Glider habitat** means:

- a. habitat critical to the survival of **Greater Glider**, as described in page 8 of *Conservation Advice for Petauroides volans (greater glider (southern and central))*, Commonwealth of Australia 2022
- b. areas represented in <u>Attachment B and D</u> identified as follows:



**Grey-headed Flying-fox** means the **EPBC Act** listed threatened species *Pteropus poliocephalus*.

#### **Grey-headed Flying-fox foraging habitat** means the following:

- a. habitat critical to the survival of Grey-headed Flying-fox, as described in pages 14 and 15 of National Recovery Plan for the Grey-headed Flying-fox Pteropus poliocephalus,
   Commonwealth of Australia 2021
- b. areas represented in Attachment B and E, identified as follows:



**Habitat quality** is the measure of the overall capacity and ongoing viability of a site to support the relevant **protected matter(s)**, determined with respect to site condition, site context and species stocking rate and/or composition.

#### Habitat quality uplift means, at Avonvale and Cherry Gully Offset Area, to:

- a. exceed the 'baseline score' for 'site condition', 'site context' and 'species stocking rate' scores for the **Koala** as specified in <u>Attachment F</u>, and achieve or exceed all scores specified in <u>Attachment F</u> in the 'Year 5' column by the end of **year 5**, in the 'Year 10' column by the end of **year 10**, in the 'Year 15' column by the end of **year 15** and in the 'Year 20' column by the end of **year 20** and
- b. exceed the 'AU Score' for 'site condition', 'site context' and 'species stocking rate' for the **Grey-headed Flying-fox** as specified in <u>Attachment G</u>, and achieve or exceed all scores specified in <u>Attachment G</u> in the 'Year 5 Score' column by the end of **year 5**, in the 'Year 10' column by the end of **year 10**, in the 'Year 15' column by the end of **year 15** and in the 'Year 20' column by the end of **year 20**.

**Incident** means any event which has the potential to, or does, impact on one or more **protected matter**. Any death or injury of a **Koala**, **Grey-headed Flying-fox** or **Greater Glider** as a result of the Action is an **incident**.

**Independent** means a person(s) or firm that does not have an individual, or by employment or family affiliation, any conflicting or competing interests with the approval holder, the approval holder's staff, the approval holder's consultants involved in the referral of this Action, representatives or associated persons; or the project, including any personal, financial, business or employment relationship, other than receiving payment for undertaking the role for which the condition requires an independent person.

**Independent audit** means an audit conducted by an independent and **suitably qualified person** as detailed in the *Environment Protection and Biodiversity Conservation Act 1999 Independent Audit and Audit Report Guidelines*, Commonwealth of Australia 2019.

**Koala** means the **EPBC Act** listed threatened species *Phascolarctos cinereus* (combined populations of Queensland, New South Wales and the Australian Capital Territory).

**Koala exclusion fencing** means fencing which safely prevents the movement of **Koalas** from one area to another. Suitable examples are found in the *Koala Sensitive Design Guideline: A guide to koala sensitive designed measures for planning and development activities*, Version 2.0, The State of Queensland 2020.

#### **Koala habitat** means the following:

- a. any area that provides or is likely to provide the essential life cycle requirements of the **Koala**, including dispersal, foraging and or breeding habitat as described in:
  - Conservation Advice for Phascolarctos cinereus (Koala) combined populations of Queensland, New South Wales and the Australian Capital Territory, Commonwealth of Australia 2022
  - National Recovery Plan for the Koala Phascolarctos cinereus (combined populations of Queensland, New South Wales and the Australian Capital Territory), Commonwealth of Australia 2022
  - A review of koala habitat assessment criteria and methods, Youngentob, K.N, Marsh, K.F., Skewes, J. 2021
- b. areas represented in <u>Attachment B and D</u> identified as follows:



**Legally secure/secured/securing** means to provide ongoing conservation protection, on the title of the land, under an enduring protection mechanism, such as a voluntary declaration under the *Vegetation Management Act 1999* (Qld) or as a nature refuge under the *Nature Conservation Act 1992* (Qld), or another enduring protection mechanism agreed to in writing by the **Minister**.

**Local traffic management measures** means devices that reduce the speed and/or volume of traffic, for example, road closures, chicanes, crosswalks, lighting, signage and rumble strips, as described in **Queensland's fauna sensitive road design guidelines**.

**Minister** means the Australian Government Minister administering the **EPBC Act** including any delegate thereof.

Monitoring data means the data required to be recorded under the conditions of this approval.

**Nature Conservation (Koala) Conservation Plan 2017** means the *Nature Conservation (Koala) Conservation Plan 2017*, The State of Queensland, 2022.

Offset attributes means an '.xls' file capturing relevant attributes of the offset area, including:

- a. EPBC Act reference number
- b. Physical address of the offset area
- c. Coordinates of the boundary points in decimal degrees
- d. Protected matters that the offset compensates for
- e. Any additional protected matters that are benefiting from the offset
- f. Size of the offset in hectares.

**Queensland's fauna sensitive road design guidelines** means *Fauna Sensitive Road Design - Volume 2: Preferred Practices,* The State of Queensland 2010.

**Queensland's wildlife signing guidelines** means *Traffic and Road Use Management, Transport and Main Roads Volume 3 – Signing and Pavement Marking, Part 8: Wildlife Signing Guidelines,* The State of Queensland.

**Plan** means any action management plan or strategy that the approval holder is required by these conditions to implement.

**Protected matter** means a matter protected under a controlling provision in Part 3 of the **EPBC Act** for which this approval has effect.

**Regional ecosystem** means any of the following vegetation communities in a bioregion that is consistently associated with a particular combination of geology, landform and soil as classified by the Queensland Government under the *Vegetation Management Act, 1999*: RE 12.3.3, 12.9-10.7, and 12.9-10.2.

**Safe movement solutions** means measures to minimise the risk of injury or deaths of **Koalas** from vehicle strike, specifically including **Koala exclusion fencing**, fauna underpasses or overpasses, and/or bridges as described in **Queensland's fauna sensitive road design guidelines**.

Seasonal means measured separately for each season (summer, autumn, winter and spring).

**Sensitive ecological data** means data as defined in the Australian Government Department of the Environment (2016) *Sensitive Ecological Data – Access and Management Policy V1.0.* 

**Sequential clearing** means implementing the provisions specified in *Sequential clearing in Koala district A or B* under the **Nature Conservation (Koala) Conservation Plan 2017** under the *Nature Conservation Act 1992* (Qld). These include provisions for the area which may be **cleared** in any one stage, periods of non-**clearing** between stages, maintaining habitat links and restrictions on **clearing** trees containing **Koalas**.

**Shapefile** means location and attribute information of the action provided in an Esri shapefile format. Shapefiles must contain '.shp', '.shx', '.dbf' files and a '.prj' file that specifies the projection/geographic coordinate system used. Shapefiles must also include an '.xml' metadata file that describes the shapefile for discovery and identification purposes.

**Suitably qualified field ecologist** means a person who has professional qualifications and at least three (3) years of work experience designing and implementing surveys for **regional ecosystems**, and can give an authoritative assessment and advice on the type and quality of **regional ecosystems** 

present, including management and restoration of the **regional ecosystems** using relevant protocols, standards, methods and/or literature.

**Suitably qualified Greater Glider ecologist** means a person who has professional qualifications and at least three (3) years of work experience designing and implementing surveys for the **Greater Glider**, and can give an authoritative assessment and advice on **Greater Glider** presence, habitat type and quality, and habitat management and restoration measures for the **Greater Glider** (and its habitat) using relevant protocols, standards, methods and/or literature.

**Suitably qualified mammal ecologist** means a person who has professional qualifications and at least three (3) years of work experience designing and implementing surveys for **Grey-headed Flying-foxes** and **Koalas** and can give an authoritative assessment and advice on **Grey-headed Flying-fox** and **Koala** presence, habitat type and quality, and habitat management and restoration measures for the **Grey-headed Flying-fox** and **Koala** (and their habitat) using relevant protocols, standards, methods and/or literature.

**Suitably qualified person** means a person who has professional qualifications, training, skills and/or experience related to the nominated subject matter and can give authoritative independent assessment, advice and analysis on performance relative to the subject matter using the relevant protocols, standards, methods and/or literature.

**Unauthorised person** means a person who has not been approved by the approval holder to access and enter the **conservation area** for the purposes of undertaking conservation management, inspecting the condition of the **conservation area** or undertaking scientific study for conservation purposes. **Unauthorised person** does not include any person authorised by the Australian Government, the Queensland Government or the City of Ipswich, who enters the **conservation area** in the necessary course of administering or enforcing legislation in respect of which they are authorised to act. **Unauthorised person** does not include any representative of the Australian Government, Queensland Government or the City of Ipswich who is required to enter the **conservation area** in the normal discharge of their lawful responsibilities.

**Vegetation condition attributes** means the quantitative values within BioCondition benchmarks that define a **regional ecosystem.** 

**Website** means a set of related web pages located under a single domain name attributed to the approval holder and available to the public.

**Weed** means any weed species identified within the Weeds of National Significance and weed species listed under the *Biosecurity Act 2014* (Qld).

**Year 1** means the period within 12 months from the date of this approval.

**Year 5** means the period within five years from the date of this approval.

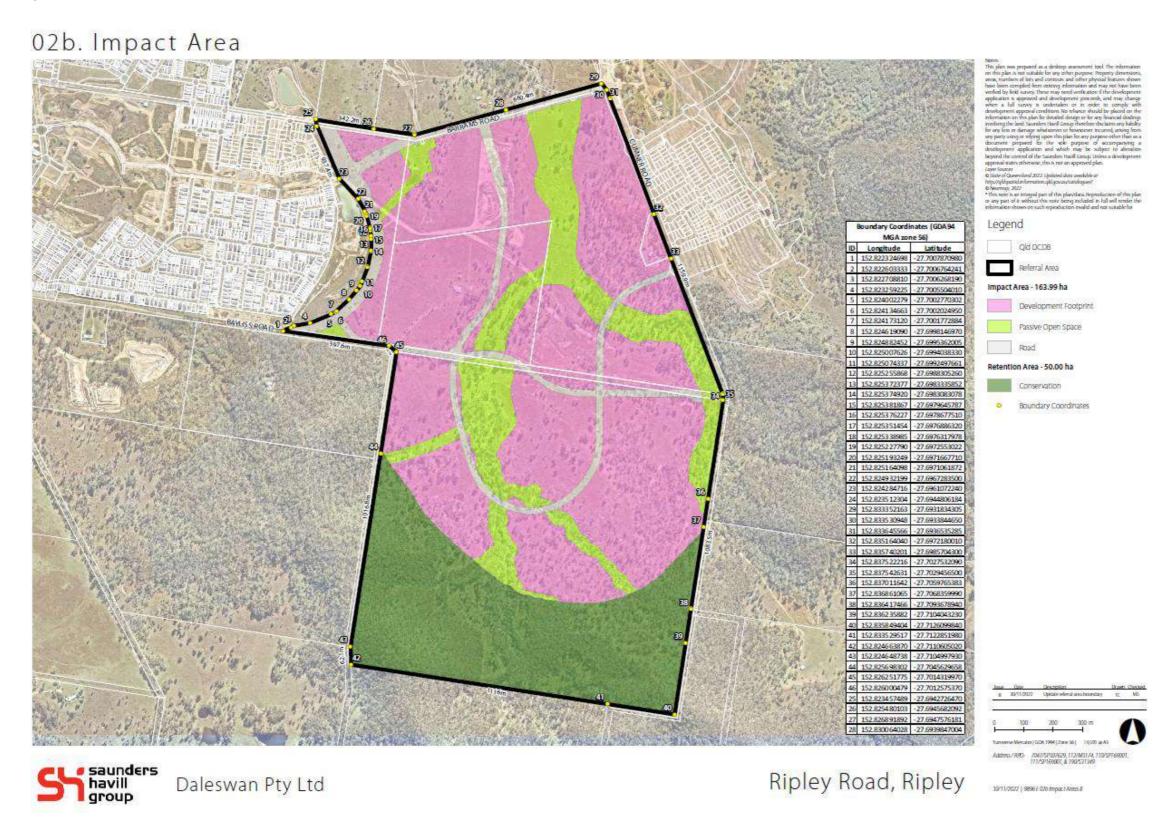
Year 10 means the period within ten years from the date of this approval.

**Year 15** means the period within fifteen years from the date of this approval.

Year 20 means the period within twenty years from the date of this approval.

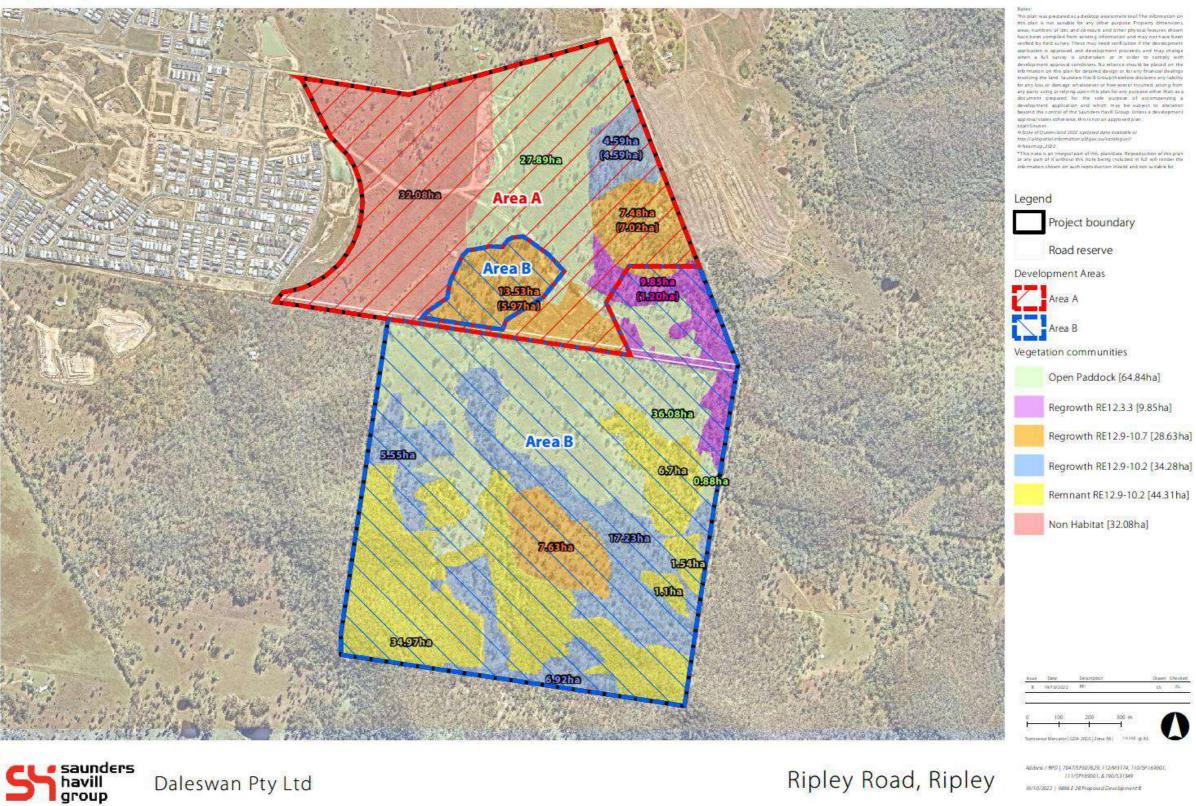
#### **ATTACHMENTS**

# **Attachment A: Development Area**

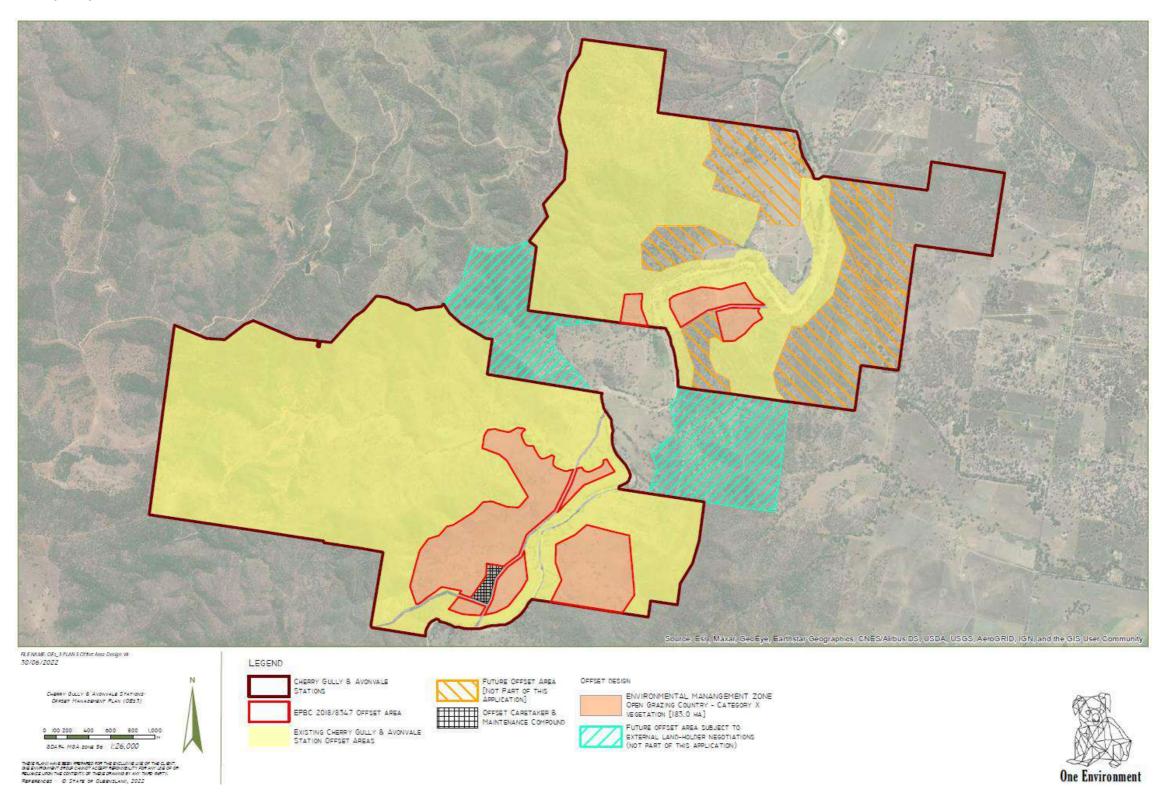


# Attachment B: Staged clearing

Plan 2B



# Attachment C: Avonvale and Cherry Gully Offset Area

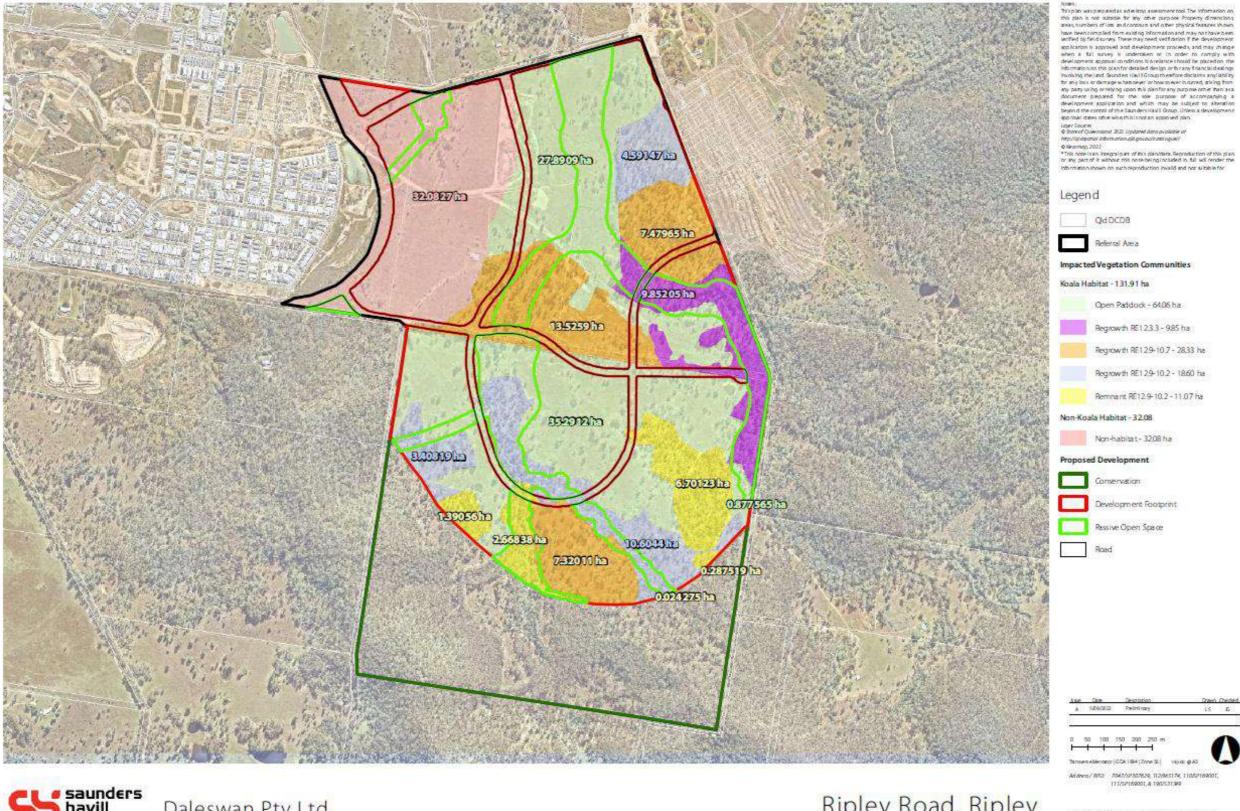


# **Attachment D**: Koala Impact Plan

## DCCEEW.gov.au

John Gorton Building - King Edward Terrace, Parkes ACT 2600 Australia GPO Box 3090 Canberra ACT 2601 ABN: 63 573 932 849

# A4. Impacted Koala Vegetation Communities



saunders havill group Daleswan Pty Ltd

Ripley Road, Ripley

saunders havill group

Daleswan Pty Ltd

# A5. Impacted Grey-headed Flying-fox Vegetation Communities 450)(7 lm Legend encountry in 7/47/965 h Referral Are a Impacted Vegetation Communities Grey-headed Flying fox Habitat - 67.85 ha 9.85205 ha Regrowth RE123.3 - 9.85 ha 195259 ho Regrowth RE129-107-28.32 ha Regrowth RE129-10.2 - 1860 ha Remnant RE12.9-10.2-11.07 ha Non-Grey-headed Flying-fox Habitat - 96.14 ha Non-habitat - 96.14 ha 23227202 EXTERNOLINE COLORES Conservation Development Footprint 650129ha 0377533333 Ressive Open Space 70@0000ha 7,32011 ha Address / NPC - 2047/5/2507629, 112/9/3174, 110/6/16900

Ripley Road, Ripley

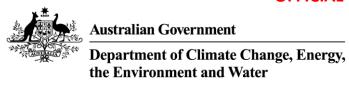
# Attachment F: EMZ 1 interim and final uplift, Koala

Table 12: MUOA Camplesian Criss-in													
Table 12: MHQA Completion Criteria Assessment Unit - Regional Ecosystem					E	421 - Open (	arazing Coun						
	RE12.11.14	Transect 1	Transect 2	Transect 3	Transect 4	Transect 5	Average of Transect(s)		Baseline Score	Year 5	Year 10	Year 15	Year 20
SITE CONDITION		Transcott	Truil Scot E	Trailscot 0	Transcoct	Truitseor o	Transcot(s)	Bellollillark	oooic	rear o	rear to	rear io	rear 20
Recruitment of woody perennial species	100	0	0	33	0	50	16.60	16.60	0	0	3	3	5
Native plant species richness - trees	6	1	1	3	0	2	1.40	23.33	0	5	5	5	5
Native plant species richness - shrubs	7	0	0	0	0	1	0.20	2.86	0	0	2.5	2.5	2.5
Native plant species richness - grasses	8	5	5	4	4	6	4.80	60.00	2.5	2.5	2.5	2.5	2.5
Native plant species richness - forbs	23	2	3	3	4	4	3.20	13.91	0	0	2.5	2.5	2.5
Tree canopy height (Canopy)"	25	0	12	0	0	12	4.80	19.20	0	0	3	3	5
Tree canopy height (Sub-canopy)"	13	6	0	8	0	6	4.00	30.77	3	3	3	3	5
						-A	verage tree c	anopy height	0	1.5	3	3	5
Tree canopy cover (Canopy)**	40	0	0	0	0		0	0.00	0	0	2	5	5
Tree canopy cover (Sub-canopy)**	21	0	0	0	0	0	0.00	0.00	0	0	2	5	5
							verage tree o	anop¶ cover	0	0	2	5	5
Shrub canopy cover	4	0	0	0	0.7	0	0.14	3.50	0	5	5	5	5
Native grass cover	45	84.8	45	_	100	89		183.20	_	5	5	5	5
Organic litter	30	0	0.5		0		0.50	1.67	0	3	3	3	5
Large trees (euc plus non-euc) (per ha)	33	0	0		0	0	0.00	0.00	0	0	0	0	0
Coarse woody debris (per ha)	260	10.5	1.8	12.4	23.4	32		6.16	0	5	5	5	5
Non-native plant cover	0	40	25			28	31.60	6.33	5	5	10	10	10
Quality and availability of food and forag	_	1	1	1	1	1	1.00		1	1	5	10	10
Quality and availability of shelter	NA.	1	1	1	1	1	1.00		1	1	5	10	10
<u> </u>													
								Score (/100) ore - out of 3		34 1.02	58.5 1.76	71.5 2.15	77.5 2.33
SITE CONTEXT					ı				U.42 Baseline			2.15	
SITE CONTEXT Size of patch	10	10	10	10		Overall Site (	Condition Sco	ore - out of 3	0.42 Baseline Score	1.U2 Year 5	1.76 Year 10	2.15 Year 15	2.33 Year 20
Size of patch	10	10	10	10			Condition Sco	ore - out of 3	U.42 Baseline	1.02	1.76 Year 10	2.15 Year 15	2.33
		10 4		10 4 4		Overall Site (	Condition Sco	ore - out of 3	0.42 Baseline Score	1.U2 Year 5	1.76 Year 10	2.15 Year 15	2.33 Year 20
Size of patch Connectedness Context	5	10 4 4	4	4		Overall Site (	10	ore - out of 3	0.42 Baseline Score	1.U2 Year 5	1.76 Year 10	2.15 Year 15	2.33 Year 20
Size of patch Connectedness	5 5	10 4 4 6	4	4 4 6	10 4 4	10 4 6	Condition Sco 10	ore - out of 3	U.42 Baseline Score 10 4	1.02 Year 5	1.76 Year 10 10 4	2.15 Year 15	2.33 Year 20
Size of patch Connectedness Context Ecological Corridors	5 5 6	10 4 4 6 5	4 4 6	4 4 6	10 4 4 6	10 4 6	10 4	ore - out of 3	U.42 Baseline Score 10 4	1.02 Year 5	1.76 Year 10 10 4 4	2.15 Year 15 10 4 4 6	2.33 Year 20 10 4 4 6
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall p	5 5 6 5	4 4 6 5	4 4 6	4 4 6	10 4 4 6	10 4 6	10 4 4 6	ore - out of 3	U.42 Baseline Score 10 4	1.02 Year 5 10 4 4 6	1.76 Year 10 10 4 4 6	2.15 Year 15 10 4 4 6	2.33 Year 20 10 4 4 6
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall p	5 5 6 5	4 4 6 5	4 4 6	4 4 6	10 4 4 6	10 4 4 6 5	10 4 4 6 5 11	ore - out of 3	U.42 Baseline Score  10 4 4 6 5 1	1.02 Year 5 10 4 4 6 5 15 4	1.76 Year 10 10 4 4 6 5 15 4	2.15 Year 15 10 4 4 6 5 15 4	2.33 Year 20 10 4 4 6 5 15 7
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall p	5 5 6 5	4 4 6 5	4 4 6	4 4 6	10 4 4 6	10 4 4 6 5	10 4 4 6 5 11	ore - out of 3	U.42 Baseline Score  10 4 4 6 5 1	1.02 Year 5 10 4 4 6 5 15 4	1.76 Year 10 10 4 4 6 5	2.15 Year 15 10 4 4 6 5 15	2.33 Year 20 10 4 4 6 5
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall patches to the species Species mobility capacity SPECIES STOCKING RATE	5 5 6 5	4 4 6 5	4 4 6	4 4 6	10 4 4 6	10 4 4 6 5	10 4 4 6 5 11	ore - out of 3	U.42 Baseline Score  10 4 4 6 5 1	1.02 Year 5 10 4 4 6 5 15 4	1.76 Year 10 10 4 4 6 5 15 4	2.15 Year 15 10 4 4 6 5 15 4	2.33 Year 20 10 4 4 6 5 15 7
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall p Threats to the species Species mobility capacity	5 5 6 5	4 4 6 5	4 4 6	4 4 6 5 1	10 4 4 6	10 4 4 6 5 1 Overall Site	10 4 4 6 5 1 Site Context	ore - out of 3	U.42 Baseline Score  10 4 4 6 5 1 4 34 1.82	1.02 Year 5 10 4 4 6 5 15 4 48 2.57	1.76 Year 10 10 4 4 6 5 15 4 48 2.57	2.15 Year 15 10 4 4 6 5 15 4 48 2.57	2.33 Year 20 10 4 4 6 5 15 7 51 2.73
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall particles to the species Species mobility capacity  SPECIES STOCKING RATE Koala Stocking Rate (utilising SSR &	5 5 6 5 15	4 4 6 5	4 4 6 5 1	4 4 6 5 1	10 4 4 6 5 1	Overall Site (	10 4 4 6 5 11 Site Context Score Context Score	t Score (156) ore - out of 3	U.42 Baseline Score  10 4 4 6 5 11 4 34 1.82	1.02 Year 5 10 4 4 6 5 15 4 48 2.57	1.76 Year 10  10 4 4 6 5 15 4 48 2.57	2.15 Year 15 10 4 4 6 5 15 4 48 2.57	2.33 Year 20 10 4 4 6 5 15 7 51 2.73
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall particles to the species Species mobility capacity  SPECIES STOCKING RATE Koala Stocking Rate (utilising SSR &	5 5 6 5 15	4 4 6 5	4 4 6 5 1	4 4 6 5 1	10 4 4 6 5 1	Overall Site (	10 4 4 6 5 11 Site Context Score Context Score	ore - out of 3	U.42 Baseline Score  10 4 4 6 5 11 4 34 1.82 5 5.00 0.29	1.02 Year 5 10 4 4 6 5 15 4 48 2.57	1.76 Year 10 10 4 4 6 5 15 4 48 2.57	2.15 Year 15 10 4 4 6 5 15 4 48 2.57	2.33 Year 20 10 4 4 6 5 15 7 51 2.73
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall particles to the species Species mobility capacity  SPECIES STOCKING RATE Koala Stocking Rate (utilising SSR & SSR Supplementary Table(s)	5 5 6 5 15	4 4 6 5	4 4 6 5 1	4 4 6 5 1	10 4 4 6 5 1	Overall Site (	10 4 4 6 5 1 Site Context Social Stocking Rate Social Social Social Stocking Rate Social Social Stocking Rate Soci	t Score (/56) ore - out of 3 e Score (/70) ore - out of 4	U.42 Baseline Score  10 4 4 6 5 1 4 34 1.82 5 5.00 0.29 2.53	1.02 Year 5 10 4 4 6 5 15 4 48 2.57	1.76 Year 10  10 4 4 6 5 15 4 48 2.57	2.15 Year 15 10 4 4 6 5 15 4 48 2.57	2.33 Year 20 10 4 4 6 5 15 7 51 2.73
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall patch to the species Species mobility capacity  SPECIES STOCKING RATE Koala Stocking Rate (utilising SSR & SSR Supplementary Table(s)  Uverall Assessment Unit Score  Species Stocking Rate (SSR)	5 5 6 5 15 10	4 4 6 5 1 4	4 4 6 5 1	4 4 6 5 1	10 4 4 6 5 1	Overall Site (  10  4  4  6  5  1  Overall Site  Species Stoce  Species Stoce	10 4 4 6 5 11 Site Context Score Context Score	t Score (156) ore - out of 3	U.42 Baseline Score  10 4 4 6 5 11 4 34 1.82 5 5.00 0.29	1.02 Year 5 10 4 4 6 5 15 4 48 2.57	1.76 Year 10 10 4 4 6 5 15 4 48 2.57	2.15 Year 15 10 4 4 6 5 15 4 48 2.57	2.33 Year 20 10 4 4 6 5 15 7 51 2.73
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall patch to the species Species mobility capacity  SPECIES STOCKING RATE Koala Stocking Rate (utilising SSR & SSR Supplementary Table(s)  Uverall Assessment Unit Score  Species Stocking Rate (SSR) Presence detected on or adjacent to site (neighbouring property with connecting habitat)	5 5 6 5 15 10	4 4 6 5 1 4	4 4 6 5 1	4 4 6 5 1 4	10 4 4 6 5 1 4 Overall S	Overall Site (  10  4  4  6  5  1  Overall Site  Species Stoce  10	10 4 4 6 5 1 Site Context Social Stocking Rate Social Social Social Stocking Rate Social Social Stocking Rate Soci	t Score (/56) ore - out of 3 e Score (/70) ore - out of 4	U.42 Baseline Score  10 4 4 6 5 1 4 34 1.82 5 5.00 0.29 2.53	1.02 Year 5 10 4 4 6 5 15 4 48 2.57	1.76 Year 10  10 4 4 6 5 15 4 48 2.57	2.15 Year 15 10 4 4 6 5 15 4 48 2.57	2.33 Year 20 10 4 4 6 5 15 7 51 2.73
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall patch to the species Species mobility capacity  SPECIES STOCKING RATE Koala Stocking Rate (utilising SSR & SSR Supplementary Table(s)  Uverall Assessment Unit Score  Species Stocking Rate (SSR) Presence detected on or adjacent to site (neighbouring property with connecting habitat) Species usage of the site (habitat type &	5 5 6 5 15 10	4 4 6 5 1 4	4 4 6 6 5 1 4 4 5 5 5 5 5 6 6 6 6 6 6 6 6 6 6 6 6 6	4 4 6 5 1 4	10 4 4 6 5 1 4 Overall S	Overall Site (  10  4  4  6  5  1  Overall Site  Species Stoce  Species Stoce	10 4 4 6 5 1 Site Context Score Context Score Rate Rate Rate Rate Rate Rate Rate Rat	t Score (156) ore - out of 3 e Score (170) ore - out of 4	U.42 Baseline Score  10 4 4 6 5 1 4 34 1.82 5 5.00 0.29 2.53 Year 10	1.02 Year 5  10 4 4 6 5 15 4 48 2.57  5 0.29 3.88 Year 15	1.76 Year 10  10 4 4 6 5 15 4 48 2.57  30 1.71 6.04  Year 20	2.15 Year 15 10 4 4 6 5 15 4 48 2.57	2.33 Year 20 10 4 4 6 5 15 7 51 2.73
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall particles to the species Species mobility capacity  SPECIES STOCKING RATE Koala Stocking Rate (utilising SSR & SSR Supplementary Table(s)  Uverall Assessment Unit Score  Species Stocking Rate (SSR) Presence detected on or adjacent to site (neighbouring property with connecting habitat) Species usage of the site (habitat type & evidenced usage)	5 5 6 5 15 10	4 4 6 5 1 4 5 0 No No Not habitat	4 4 4 6 5 5 1 4 4 5 5 5 5 Dispersal 10	4 4 4 6 5 1 4 5 5 1 7 5 7 7 7 7 8 7 8 8 8 8 8 8 8 8 8 8 8 8	10 4 4 6 5 1 4 Overall S Yes - on site Breeding	Overall Site (  10  4  4  6  5  1  Overall Site  Species Stoce  10	10 4 4 6 5 1 Site Context Score Context Score Example Context Score  Baseline 5	t Score (!56) ore - out of 3 e Score (!70) ore - out of 4  Year 5	U.42 Baseline Score  10 4 4 6 5 1 4 34 1.82 5 5.00 0.29 2.53 Year 10 5	1.02 Year 5  10 4 4 6 5 15 4 48 2.57  5 0.29 3.88  Year 15	1.76 Year 10  10 4 4 6 5 15 4 48 2.57  30 1.71 6.04  Year 20 10	2.15 Year 15 10 4 4 6 5 15 4 48 2.57	2.33 Year 20 10 4 4 6 5 15 7 51 2.73
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall patch to the species Species mobility capacity  SPECIES STOCKING RATE Koala Stocking Rate (utilising SSR & SSR Supplementary Table(s)  Uverall Assessment Unit Score  Species Stocking Rate (SSR) Presence detected on or adjacent to site (neighbouring property with connecting habitat) Species usage of the site (habitat type & evidenced usage)  Approximate density (per ha)	5 5 6 5 15 10 70 Score Score	4 4 6 5 1 4 5 0 No No Not habitat	4 4 6 5 1 4  Yes - adjacent 5 Dispersal	4 4 4 6 5 1 4 5 5 1 7 7 7 7 8 7 8 8 8 8 8 8 8 8 8 8 8 8 8	10 4 4 6 5 1 4  Overall S  Yes - on site  Breeding high	Dverall Site (  10  4  4  6  5  1  4  Overall Site  5  Species:  species Stoc  10  15  30	10 4 4 6 5 1 Site Context Score Context Score Rate Rate Rate Rate Rate Rate Rate Rat	t Score (156) ore - out of 3 e Score (170) ore - out of 4	U.42 Baseline Score  10 4 4 6 5 1 4 34 1.82 5 5.00 0.29 2.53 Year 10	1.02 Year 5  10 4 4 6 5 15 4 48 2.57  5 0.29 3.88 Year 15	1.76 Year 10  10 4 4 6 5 15 4 48 2.57  30 1.71 6.04  Year 20	2.15 Year 15 10 4 4 6 5 15 4 48 2.57	2.33 Year 20 10 4 4 6 5 15 7 51 2.73
Size of patch Connectedness Context Ecological Corridors Role of site location to species overall patch to the species Species mobility capacity  SPECIES STOCKING RATE Koala Stocking Rate (utilising SSR & SSR Supplementary Table(s)  Uverall Assessment Unit Score  Species Stocking Rate (SSR) Presence detected on or adjacent to site (neighbouring property with connecting habitat) Species usage of the site (habitat type & evidenced usage)	5 5 6 6 5 15 10 70 Score Score Score ( Tala! //am	4 4 6 5 1 4 4   No No No No Not habitat 0 0%	4 4 4 6 6 5 5 1 1 4 4 5 5 5 1 5 5 1 1 1 1 1 1 1 1	4 4 4 6 5 1 4 5 5 1 7 7 7 7 8 7 8 8 8 8 8 8 8 8 8 8 8 8 8	10 4 4 6 5 1 4 Overall S Yes - on site Breeding	Dverall Site (  10  4  4  6  5  1  4  Overall Site  5  Species:  species Stoc  10  15  30	10 4 4 6 5 1 Site Context Score Context Score Example Context Score  Baseline 5	t Score (!56) ore - out of 3 e Score (!70) ore - out of 4  Year 5	U.42 Baseline Score  10 4 4 6 5 1 4 34 1.82 5 5.00 0.29 2.53 Year 10 5	1.02 Year 5  10 4 4 6 5 15 4 48 2.57  5 0.29 3.88  Year 15	1.76 Year 10  10 4 4 6 5 15 4 48 2.57  30 1.71 6.04  Year 20 10	2.15 Year 15 10 4 4 6 5 15 4 48 2.57	2.33 Year 20 10 4 4 6 5 15 7 51 2.73

Attachment G: EMZ 1 interim and final uplift, Grey-headed Flying-fox

Assessment Unit - Regional Ec	n Criteri								emnant RE12.9-1	0.2						
Site Reference	Tran:	sect 1	Trans	ect 2	Transect	3	Transect 4		Transect 5	Average	AU	Year 5	Year	Year	Year	OUT O
	Ra₩	Data	Raw I	Data	Raw Dat	а	Raw Data		Raw Data	Score	Score	Score	10	15	20	(X/X)
Vegetation Condition		at X	cat	<del></del>	catX			-		5	5	5	5	10	10	2
Species Richness		1	1		3		0		2	1.40	5		10	20	20	
Flower Score		<del>.</del>	Ö		ő	-+	0	-	0	0.71	8	8	8	8	8	
			_		_	of the veg		f the bio	ological shortages	0						
Timing of Biological Shortages			·		are cov	_				10	10	10	10	10	10	
Quality of Foraging Habitat		0	0		0		0		0	1	5	10	10	20	20	
Non-native Plant Cover	40	0%	25:	<b>/.</b>	35%		30%		28%	37.58%	5	10	20	20	20	- 2
0: 0 1:: 0								$\perp$			20	FO				
Site Condition Score MAX Site Condition Score											38 100	53 <i>100</i>	63 100	88 100	88 100	X
Site Condition Score - out of 4											1.52	2.12	2.52	3.52	3.52	×
Ske Condition Score - out of 4						$\overline{}$	Т	$\overline{}$	T		1.52	2.12	2.52	J.J2	J.J2	
Size of patch	Pato	h size	Patch size	>200ha	Patch size > 2	00ha F	Patch size > 200	lha F	Patch size > 200ha	10	10	10	10	10	10	
			•													
Connectedness					xts have 4-6 ac					0	0	0	0	0	6	
Context		75%	31-7		31-75%		31-75%		31-75%	6	6	6	6	6	6	
Ecological Corridors	Wit	thin	With	in	Within		Within		Within	6	6	6	6	6	10	
Role of site location to			محمدالل	saota barr	e 1-3 serius leur	al 3 CHES	Ficamps within 2	20km								
species overall population in the state			Militran	sects hav	e indiactive lev	era GHM	camps within a	LOKIII		o	o	o	o	o	5	
the state Threats to the species	1	10	10	l	10	Т	10		10	10	10		10	10	10	
					i i	-	Ť		T T							
Site Context Score									•		32	32	32	32	47	X
MAX Site Context Score											60	60	60	60	60	×
Site Context Score - out of 3											1.60	1.60	1.60	1.60	2.35	X
GHFF Foraging Tree Density		0	0		0		<u> </u>		<u> </u>	0	1	1	2	5	5	
C						_					1	-	2	5	5	X
Species Stocking Rate Score K Species Stocking Rate Score	1										10	1 16	10	10°	10°	X
Stocking Rate Score - out of 3											0.30	0.30	0.60	1.50	1.50	×
Total											3.42	4.02	4.72	6.62	7.37	
		RE12.11.	.14													
	Score	Stem	Density													
		Result	s (T1 and													
	1		stems per													
			ctare													
	2		50 stems													
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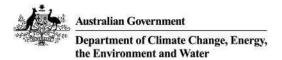
#### **OFFICIAL**



Attachment H: Offset Management Plan Requirements

In addition to any requirements of the conditions of approval, an offset management plan submitted for approval by the **Minister** must:

- a. Include a reference to the **EPBC Act** approval conditions (and state or local government approval conditions) to which the Offset Management Plan refers
- b. Specify referenced plans, including revegetation and rehabilitation plans, and how these can be accessed.
- c. Include detailed information on the residual impacts to **protected matters** that will be offset. This must include the area(s) of habitat for **protected matters** and its condition and quality at all impact sites which the offset is to address
- d. Identify a suitable environmental offset(s) for the impacts on **protected matters**, and provide detailed baseline information on the proposed offset(s) and commit to achievable and measurable ecological benefits, and timeframes for their achievement, for the proposed offset(s)
- e. Detail how the offset(s) will be protected, and ecological benefits maintained, in perpetuity
- f. Include a table of commitments to achieve the ecological benefits for relevant protected matters, and a reference to where the commitments are detailed in the Offset Management Plan
- g. Include timebound management actions that will be implemented to achieve the measurable ecological benefits for relevant **protected matters**
- h. Include an assessment of risks to achieving the ecological benefit(s) and what risk management strategies will be applied to address these
- Include reporting and review mechanisms, and documentation standards to inform others annually regarding compliance with management and environmental commitments, and attainment and maintenance of ecological benefits, as specified in the Offset Management Plan
- j. Propose corrective actions to ensure ecological benefits for the **protected matters** are attained or maintained, if trigger values are reached or performance indicators not attained
- k. Include a monitoring program for the full duration of the proposed offset management period, which must include:
  - measurable performance indicators to monitors progress towards, attainment of the ecological benefits for the protected matters
  - ii. a randomisation of monitoring within the offset area to ensure ecological benefits reflect the whole offset site(s)
  - iii. trigger values and timing of corrective actions
  - iv. the timing and frequency of monitoring to detect trigger values and changes in the performance indicators.



EPBC ref: 2018/8347

Mr David Franklin Project Director AW Bidco 6 Pty Limited PO Box 10160, Adelaide Street BRISBANE QLD 4001 david.franklin@stockland.com.au

# Transfer of EPBC Act approval for Ripley Valley PDA Providence East and South, QLD (EPBC 2018/8347)

Dear Mr Franklin,

Thank you for your correspondence to the department dated 21 March 2023 requesting the transfer of this *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act) approval from Daleswan Pty Ltd (Transferor) to AW Bidco 6 Pty Limited (Transferee).

I have considered the request for transfer in accordance with section 145B of the EPBC Act and, as delegate of the Minister for the Environment and Water, I have decided to consent to the transfer of the approval to AW Bidco 6 Pty Limited (ACN 637 312 675). The details of my decision are attached.

It should be noted that, although a transfer of approval has been granted under section 145B of the EPBC Act, the transfer does not affect the obligation of the approval holder to comply with any other law of the Commonwealth, State or Territory that is applicable to the action, or provide any right, title or interest that is required to access land or waters and to do the action.

Should you require any further information please contact Sarah Rottet by email at <a href="mailto:PostApproval@dcceew.gov.au">PostApproval@dcceew.gov.au</a>.

Yours sincerely

Nola Sloan

Assistant Director, Post Approvals Section (QLD, NT, SA) Environment Assessments VIC TAS and Post Approvals 28 June 2023

Att: Consent to transfer approval

# Appendix B

Pre-clearance Habitat Values Reports October 2024





LEADING THE WAY
IN ENVIRONMENTAL
MANAGEMENT



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# **Document Control**

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Project Number: FSQ6874

Our Document Reference: FSQ6874-BFQ-REP-Dynamic Tree Solutions-Providence-Preclear-rev0.1

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# 1. Introduction

Biodiversity Australia Pty Ltd was commissioned by Dynamic Tree Solutions ('the client') to produce a Pre-clearing Fauna Habitat Report as part of the clearing works at Lot 7056 (SP313709) Providence projects, South Ripley ('the site').

# 1.1 Site Description

The site is located to the immediate east of newly developed residential estates in South Ripley. To the south of the site is remnant eucalypt woodland, comprising a variety of regional ecosystems. The broader Ripley region is experiencing continual residential growth. The site will be subdivided into a number of small stages which will be progressively cleared.

The majority of the surveyed site features a consistent vegetation community, with some pockets where other vegetation species are dominant. The vegetation within the clearing extent consists of a mixed diversity of eucalypt species in the canopy consisting of both sparce mature species and naturally regenerated regrowth. The groundcover consists of a variety of native and introduced grasses. Weed abundance is generally high. Dense leaf litter, woody debris and rocky areas are present throughout.

Dominant tree species are eucalypt woodland consisting of Forest Red Gum (E.tereticonis)Grey Ironbark (*E. siderophloia*) and Coymbia (*C.intermedia*). Midstory cover is dominated by Lantana (*Lantana camara*). The ground cover of the site includes introduced Fireweed (*Senecio madagascariensis*), dense leaf litter and coarse woody debris and rocky crops. The associated habitat value is low due to extensive clearing and habitat fragmentation.

#### 1.2 Legislative Context

Legislation applicable to the management of fauna during vegetation clearing is governed by state and federal authorities. These include:

- Environmental Protection and Biodiversity Conservation Act 1999 (EPBC Act);
- Nature Conservation Act 1992 (NC Act) and associated regulations;
  - Nature Conservation (Animals) Regulations 2020
  - Nature Conservation (Plants) Regulation 2020
- Nature Conservation (Koala) Conservation Plan 2017;
- Environmental Protection Act 1994:
- Animal Care and Protection Act 2011;
- Fisheries Act 1994,
- State Planning Policy 2017, &
- Local councils may also provide specific development consent conditions.



Biodiversity Australia also holds a current Department of Environment and Science (DES) Rehabilitation Permit (Rehabilitation Permit No. WA0042603 & Fauna Spotter Catcher Permit No. WA0014880), allowing for the handling and relocation of native fauna.

## 1.3 Aims and Objectives

#### 1.3.1 Nature Conservation Act

Biodiversity Australia aims to provides compliancy for all tampering of animal breeding places. The *Nature Conservation Acts* 1992 (NCA) objective is to ensure that the conservation of nature is upheld, which is achieved through the protection of wildlife, breeding places and the ecological sustainability of all protected wildlife. Our objective is to accommodate this through the management of the site via surveys to confirm Ecological Impact Assessments, Species Management Plans and Fauna Spotter Catchers throughout vegetation clearing periods.

#### 1.3.2 DA Conditions

Our services aim to ensure that vegetation clearing works onsite are compliant with all Development Consent Conditions. These conditions vary between sites, so our objectives are to ensure we understand the requirements of each site and provide services and recommendations that meet these standards.

#### 1.3.3 Animal Care and Protection Act

The Animal Care and Protection Acts 2011 purpose is largely to promote the responsible care and use of animals, provide standards of the care and use of animals and protect animals from unnecessary pain. Our objectives onsite are to comply with this Act, via the management (i.e. SMPs, Fauna Spotter Catchers) of all wildlife that are observed.



# 2. Methodology

#### 2.1.1 Preclearing survey

A pre-clearing fauna habitat survey was carried out by one Biodiversity Australia Fauna Spotter Catcher on October 15<sup>th</sup> 2024. This survey was undertaken to determine the presence of native fauna breeding places, particularly any species designated under the *Nature Conservation Act 1992* as being Endangered, Vulnerable or Near-threatened (EVNT).

The overarching objectives of the pre-clearance survey works are to:

- Identify any breeding places which may be disturbed during the clearing works,
- Identifying signs of Koala usage or preferred habitat,
- Minimise the harm to native wildlife during clearing works,
- Minimise the potential for disruption to works due to the unanticipated occurrence of EVNT species within the clearing area, and
- Satisfy conditions for development approvals and ensure compliance with the relevant legislation.

Survey methodologies involved meandering the site, identifying fauna presence and habitat features. Habitat features were marked by wrapping blue flagging tape around the habitat feature at eye level. If the habitat feature was inaccessible or on the ground, the flagging tape was hung at eye level in surrounding vegetation.

All evidence of animals observed on site was documented. Key breeding places may include:

- Hollow branches,
- Hollow stumps and logs,
- Bird nests,
- Arboreal and terrestrial termite mounds,
- Possum dreys,
- Decorticating bark,
- Water bodies and/or creeks,

Also noted where present were features such as:

- Scratch marks, digs and scats,
- Call(s) or actual sightings,
- Koala habitat.



### 2.2 Method Limitations

Whilst the survey method seeks to achieve the overarching objectives (Section 1.3), the survey has limitations. These are addressed by the desktop habitat evaluation and through implementation of recommendations to monitor the works with consideration of the various behaviours of potentially impacted fauna.

The fauna pre-clearance survey provides a snapshot of fauna assemblages and habitat conditions at the time of the survey and are strongly influenced by weather and season. It is therefore likely that not all fauna present on the site, and not all breeding places were identified as a result of the survey. Specifically, some life cycle stages and cryptic fauna such as amphibians are hard to identify/locate and as works progress, these species may be observed. These limitations are addressed by the habitat evaluation and recommendations to monitor the works.



## 3. Results

#### 3.1 Habitat Assessment

#### 3.1.1 Koala Habitat

Koala Priority Area and Core Habitat is determined by the Nature Conservation (Koala) Plan 2017. Under the *Planning Regulation 2017*, clearing of Koala Habitat Areas must be avoided, mitigated or offset. Development that is proposing to clear Koala Habitat Area will be assessed by the Queensland Government.

The Wildlife Online search (DEHP, 2024) presented 39 historical records for Koalas within a 5km radius. However, there is no connectivity to wildlife corridors or other patches of suitable habitat and the site has been fences with Koala fencing to prevent ingress to site. There was no evidence of koalas on site and without connectivity to other suitable habitat it is unlikely that koalas will be encountered in the clearing area.

## 3.1.2 Fauna Breeding Places

Fauna Breeding places are determined by the *Nature Conservation Act* 1992. Under this Act, all breeding places are to be managed during all vegetation clearing activities. Any EVNT fauna breeding places located are required under the NCA to have a High-Risk Species Management Plan (HRSMP) prior to any works occurring within their proximity.

One suspected inactive nest and one active nest was identified onsite with a Pied Currawong actively sitting in place.



Active Pied Currawong Nest



## 3.2 Preclear Survey

## 3.2.1 Habitat Feature Assessment

The site featured a variety of habitat types that are suitable to a range of fauna. **Table 1** below provides a description of key habitat attributes on the site and the associated value for potential fauna.

The significant habitat features were marked with blue flagging tape and are presented in **Figure 1**.

Table 1. Habitat Attributes within the site

Habitat / Attribute Type	Subject Site	Value to Potentially Occurring Fauna		
Anthropogenic Debris	Large piles of logs and scrap metal were located on the eastern boundary of site.	Reptiles and small mammals will find refuge under many types of man made objects. Snakes and other reptiles will target large sheets of metal for aid in thermoregulation.		
Decorticating Bark	Some mature and dead trees at the Southern extent of site had shedding bark.	Reptiles such as geckos, skinks and tree monitors use loose bark as refugia. Microbats and gliders are also known to use loose bark to reside in overnight.		
Grasslands	There were multiple large fields of grasslands on site sometimes with scattered shrubs and trees.	Grassbirds, quails, finches, snakes, rodents, bettongs and macropods all use grasslands for feeding and shelter.		
Hollow-bearing Trees	Large multi hollow-bearing trees and stags were present in all woodland areas on site due to the aged remnant vegetation.	Arboreal fauna such as possums, gliders, snakes, frogs, skinks, dragons, monitors, microbats, owls, parrots and other nesting birds may seek refuge or live in hollowbearing trees.		
Koala Browse Species	Tree species from the eucalyptus, corymbia, angophora and melaleuca genus' were present on site.	Favourable fodder species such as Forest Red Gum ( <i>Eucalyptus tereticornis</i> ) present on site, koala presence is likely to occur.		
Land zones with sandy soils	Sandy soils were present on site in riparian areas and few woodland areas on site.	Reptiles will find refuge in sandy soils. Rainbow Bee-eaters and Pardalotes use sandy slopes to burrow and nest.		
Leaf Litter	Leaf litter varied from sparse to dense across the site.	Snakes, frogs and skinks will seek refuge in large leaf litter deposits. Ground birds such as quails forage in light and dense leaf litter.		
Hollow logs and log piles	Logs and fallen debris were present in all areas on site. The grassland areas that were previously cleared were abundant in old hollow logs. Open woodland areas and riparian areas were dense with hollow logs and fallen debris.	Logs provide shelter to smaller ground dwelling fauna as above as well as larger mammal species such as planigales, bettongs and dunnarts.		
Nests	Two stick nests were located on site. A single nest was active with Pied Currawong actively sitting.	Nests are made by most avian fauna and will be managed differently dependant on the stage of the build, eggs or chicks present. See section 4.4.		
Termitaria	One Arboreal termitaria was observed with a possible excavation	Excavations are evidence of activity of breeding avian species such as kingfishers. Once excavated, arboreal mammals may use these excavations as habitat.		

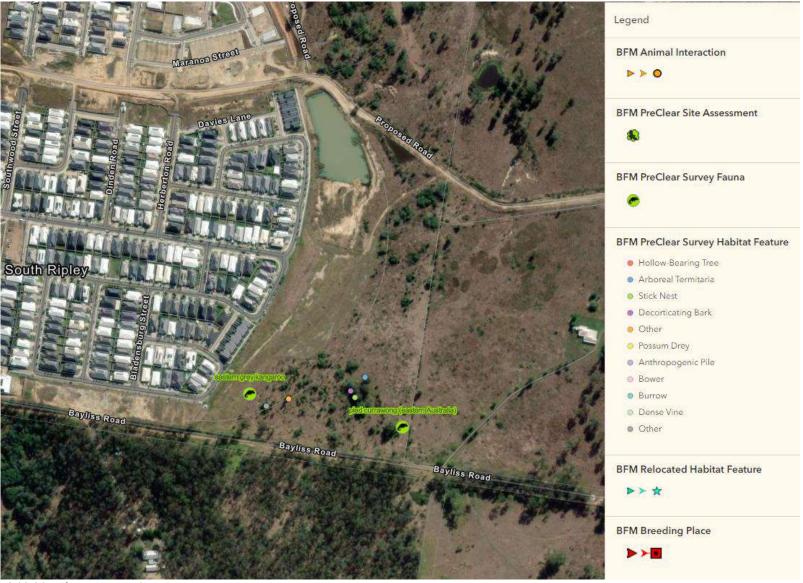


Figure 1. Habitat features on site.



## 3.2.2 Fauna Observed

All fauna species observed during the pre-clearance surveys on October 15<sup>th</sup> 2024 are presented in Table 2.

Table 2. Observed Fauna within the site

Common Name	Scientific Name	Presence on site	*EPBC Status	<sup>†</sup> NC Act Status		
Aves						
Bar-shouldered Dove	Geopelia humeralis	Observed		С		
Black-face Cuckoo-shrike	Coracina novaehollandiae	Observed		С		
Pied Currawong	Strepera graculina	Observed		С		
Willie Wagtail	Rhipidura leucophrys	Observed		С		
Spotted Dove	ootted Dove Streptopelia chinensis			С		
Mammals						
Grey Kangaroo	Macropus giganteus	Observed		С		

<sup>\*</sup>Environment Protection and Biodiversity Conservation Act 1999

Value Codes: Conservation Dependent (CD), Critically Endangered (CE), Endangered (E), Vulnerable (V), Near Threatened (NT), Special Least Concern (SC), Least Concern (C), Introduced but Naturalised (Y) or not protected ().



<sup>&</sup>lt;sup>†</sup>Nature Conservation Act 1992

## 4. Recommendations

## 4.1 Fauna Spotter Catcher

- A Fauna Spotter Catcher will be present for all vegetation clearing on site.
- One Fauna Spotter Catcher will be required per clearing machine to minimise harm to wildlife across all clearing fronts.
- The Fauna Spotter Catcher will conduct a short preclear survey of the clearing area prior to works each morning to identify and flag any new breeding features as per the method mention in section 2.0.
- The Fauna Spotter Catcher will discuss with the clearing operator and site supervisor any concerns outlined in this report, and any other concerns that may arise after daily preclear or during clearing works.
- Upon commencement of site clearing the Fauna Spotter Catcher will continually survey the site during vegetation removal for any additional breeding features unidentified previously.
   All major habitat features have been noted within this report, however breeding features on site may alter in the time elapsed prior to clearing.
- The Fauna Spotter Catcher will be responsible for all fauna handling and management as per the Biodiversity Australia Fauna Handling Procedure available on request.
- Any terrestrial fauna captured during the clearing will be released secured in a clean calico
  catch bag and hung in a dark quiet location away from the disturbance area. All uninjured
  wildlife will be released into nearby bush land away from major roads at an appropriate
  time (i.e. after dark for nocturnal species), as deemed suitable by the Fauna Spotter
  Catcher.
- Any injured wildlife will be transported by the Fauna Spotter Catcher to an appropriate vet or wildlife carer dependant on the injury or age of the animal.

## 4.2 Directional clearing

 The Fauna Spotter Catcher will implement directional clearing, allowing fauna to selfdisperse away from roads and into adjacent habitat. This method can reduce the number of fauna interactions during a clearing event.

## 4.3 Two stage clearing

It is recommended that two stage clearing be implemented on this site. This involves
clearing the midstory and ground cover vegetation 24 hours prior to clearing the larger
trees / breeding features onsite. This process allows arboreal fauna to disperse over night
after the initial disturbance and can reduce the number of animal interactions during the
clearing event.

## 4.4 Breeding feature removal

- All breeding features will be managed in accordance with the *Nature Conservation Act* 1992.
- With the assistance of the operator, the Fauna Spotter Catcher will ensure enough disturbance prior to felling to encourage fauna to disperse away from the tree.



- Where possible, trees supporting arboreal hollows and termitaria will be felled slowly so the habitat feature is intact and is accessible to the Fauna Spotter Catcher.
- Each breeding feature will be thoroughly inspected by the Fauna Spotter Catcher for the presence of any fauna.
- Where practical, avian nests will be felled at the end of the day to allow the Fauna Spotter
  Catcher to leave site to travel to a vet or carer if necessary. Any chicks will be captured and
  transported to a wildlife carer to be raised. Any eggs will be transferred to a vet or carer
  with an incubator or destroyed.

## 4.5 Koala management

- All precautionary measures will be undertaken before clearing takes place; including; dedicated koala searches for individuals, scat and claw marks on trees, as well as identification of koala significant habitat.
- If a koala is encountered on site it will be managed in accordance with the *Nature Conservation (Koala) Conservation Plan 2017.*
- If a koala is encountered on site, works will be temporarily stopped and an exclusion zone
  of 50m plus a corridor of the same width will be established.
- Works may be resumed outside of the koala exclusion area. Once the koala has self-dispersed off site, works may continue within the koala exclusion area.
- Koalas will not be interfered with in any way unless they are at immediate risk of harm (traffic, drowning, injury etc).

#### 4.6 Native bee hives

- If a Native Bee Hive is encountered on site, it will be managed in conjunction with Biodiversity Australia's Native Bee Rescue procedural document. This involves the removal and relocation of the hive into adjacent bushland.
- The Fauna Spotter Catcher will contact the Biodiversity Australia meliponist for site specific
  details in removal and relocation of the hive. The site supervisor will be consulted with for
  best practice in the successful relocation of the hive.

## 4.7 Stockpiles

 Biodiversity Australia recommends a Fauna Spotter Catcher to be present for the mulching, shearing, or movement of vegetation stockpiles if the timber has been on the ground for more than 24hrs. This is due to the likelihood of fauna moving back into these structures as a means of temporary shelter, or because their usual territory has been dismantled and they are unable to disperse due to encroachment on neighbouring territories.



## 5. Closure

This report has been undertaken for the specific purposes of Dynamic tree Services as detailed in our correspondence to them and is solely for the use of Dynamic tree Services. This report is only to be used in full and may not be used to support objectives other than those set out herein, except where written approval, with comments, is provided by Biodiversity Australia. Biodiversity Australia accepts no responsibility for the accuracy of information supplied to them by second and third parties. Should more detail be required please do not hesitate to call our office on the details below.

Yours sincerely,

#### **Biodiversity Australia**

**Chris Perry**Fauna Business Manager



Phone 1300 319 954 6/42 Burnside Road Ormeau QLD 4208 PO Box 721 Upper Coomera QLD 4209 www.biodiversityaust.com.au



## 6. References

- Department of Environment and Resource Management (2022). South East Queensland Koala Conservation State Planning Regulatory Provisions. Sustainable Communities and Landscapes, The Department of Environment and Resource Management.
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#### 25 October 2024

Dynamic Tree Solutions Pty Ltd Lovat street, Ellen Grove Queensland, 4078

Attention: Kyle O'Leary - Director

Dear Kyle,

Re: Providence - South Ripley, Pre-Clearing Survey Report

To fulfill Dynamic Tree Solutions' best practice environmental management measures, and the relevant legislation regarding vegetation clearing in Queensland, a suitably qualified Fauna Spotter Catcher (FSC) from Boyds Bay Environmental Services (BBES) undertook a pre-clearing survey on the 25<sup>th</sup> of October 2024. The objective of the pre-clearing survey was to identify potential and active habitat within the Impact Area of the Providence estate on Barrams Road in South Ripley, QLD. Vegetation clearing is necessary for subdivision works to be completed within the estate. Map 1 delineates the Impact Area ("the Site"), the Survey Track and overall site location.



Map 1 - Impact Area, Survey Track, and Overall Site Location

<sup>&</sup>lt;sup>1</sup> Boyds Bay Environmental Services is licensed to relocate fauna in Queensland as per Department of Environment and Science Rehabilitation Permit WA0040141. The permit is available upon request.



#### **Pre-Clearing Survey Methods**

The survey consisted of a meander through vegetation in the Impact Area. Fauna activity was assessed though opportunistic sightings, assessment of potential habitat, listening to calls, identifying tracks, identifying scat, and identifying scratch marks. The survey track and locations of significant habitat were recorded with the GeoTracker app on a Samsung Galaxy A54 and are accurate to 6m.

#### **Pre-Clearing Survey Results**

Vegetation within the Clearing Area is open woodland consisting of mostly *Eucalyptus teriticornis* (Forest red gum) and *Acacia spp* regrowth, the mid stratum was dominated by invasive species such as *Lantana camara* (Lantana), *Baccharis halimifolia* (Groundsel), with occurrences of native species such as *Ludwidgia octovalvis* (Willow primrose) and *Typha orientalis* (Typha), whilst the ground stratum was mostly made up of grassland and native wetland species such as *Juncus usitats* (Common rush), *Isolepsis nodosa* (Club rush), and *Carex appressa* (Tall sedge).

No active habitat was detected, but several potential habitat features were identified during the survey, including, stick piles, grassland, sedgeland and thickets.

#### Conclusion

Habitat features consist of thickets, grassland, sedgeland and stick piles that may host an array of small mammals, amphibians, birds, and reptiles.

#### Recommendations

The following measures must be undertaken to ensure maximum efficiency at managing direct impacts to fauna:

- A suitably qualified fauna spotter catcher with a current Rehabilitation Permit issued by the Department of Environment and Science under Section 12(e) of the Nature Conservation (Administration) Regulation 2017 will be present during all clearing and mulching works.
- 2. The spotter catcher will survey the clearing footprint on the day of clearing commencement. Flagged habitat features will be communicated to the plant operator at pre-start. Habitat features include but are not limited to:
  - 2.1. Termite nests, terrestrial or arboreal,
  - 2.2. Forming arboreal or ground hollows,
  - 2.3. Dense groundcover, understory, or shrub layers,
  - 1.1. Decorticating bark, and
  - 1.2. Stick nests.
- 2. The spotter catcher and the plant operator will maintain close radio contact throughout clearing works.
- 3. Clearing will be undertaken around potential and actual habitat to allow any resident fauna to self- relocate.
- 4. Actual habitat will be left for 24 hours to allow any resident fauna to self-relocate overnight.



- 5. Terrestrial habitat features such as termite mounds, logs, or thickets will be cleared after being inspected by the spotter catcher.
- Trees with habitat features such as arboreal termitaria or hollows will be felled one at a time and, if possible, lowered with minimal disturbance so that the spotter catcher can inspect the habitat features.
- 7. Fauna relocation will be conducted only by the fauna spotter catcher in accordance with the conditions of the Rehabilitation Permit.
- 8. Injured fauna or chicks will be transported to a wildlife carer or veterinary clinic.
- 9. If a *Phascolarctos cinereus* (Koala) is detected, the protocol outlined in the *Nature Conservation* (Koala) Conservation Plan 2017 is to be applied. Specifically:
  - 9.1. All work is to cease, and an exclusion zone is to be established so that the Koala can self-relocate to safety via connected canopy.
  - 9.2. The Koala is not to be interfered with in any way unless they are at risk of harm.
  - 9.3. Work can commence once the fauna spotter catcher confirms the Koala is absent from the work area.
- 10. Potential and actual habitat features will be salvaged and relocated into appropriate habitat Sincerely,

Sunny Sharman
Environmental Field Technician Boyds Bay Environmental



Attachment 1 - Photos





Photo 1 – Eastern boundary of Impact Area.



Photo 2 – Stick pile





Photo 3 – Grassland and Eucalyptus spp regrowth



Photo 4 - Typical midstory and ground stratum species on site





Photo 5 – Native wetland species



Photo 6 – Lantana thicket





Photo 7 - Overview of Impact Area, facing east



Photo 8 - Overview of Impact Area, Facing Northwest

# Appendix C

Fauna spotter catcher post-clearance services reports October 2024





LEADING THE WAY
IN ENVIRONMENTAL
MANAGEMENT



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## 1. Introduction

## 1.1 Background

Biodiversity Australia Pty Ltd was commissioned by Dynamic Tree Services ('the client') to produce a Post Clearing Fauna Management Report as part of the clearing works at Lot 7056 (SP313709) Providence projects, South Ripley ('the site'). Approximately 7 hectares was cleared to allow for construction of a residential development.

## 1.2 Site Location and Description

The clearing site was situated to the immediate east of newly developed residential estates in South Ripley adjacent to the White Rock Conservation Area. The clearing extent was composed of remnant eucalypt woodland, mostly of naturally regenerated regrowth and sparse mature eucalypt species including Forest Red Gum (*Eucalyptus tereticornis*), Grey Ironbark (*E. siderophloia*) and Corymbia (*Corymbia intermedia*). The groundcover was predominantly covered by both native and introduced grass species, while the midstory was dominated by weed species including Lantana (*Lantana* camara) and Fireweed (*Senecio madagascariensis*), dense leaf litter and coarse woody debris and rocky crops. The site was bordered by Bayliss Road and dense woodland to the south, residential development to the west and earthworks to the north and east.

## 1.3 Legislative Context

Legislation applicable to the management of fauna during vegetation clearing is governed by state and federal authorities. These include:

- Environmental Protection and Biodiversity Conservation Act 1999 (EPBC Act);
- Nature Conservation Act 1992 (NC Act) and associated regulations;
  - Nature Conservation (Animals) Regulations 2020
  - Nature Conservation (Plants) Regulation 2020
- Nature Conservation (Koala) Conservation Plan 2017;
- Environmental Protection Act 1994;
- Animal Care and Protection Act 2011;
- Fisheries Act 1994,
- State Planning Policy 2017, &
- Local councils may also provide specific development consent conditions.

Biodiversity Australia also holds a current Department of Environment and Science (DES) Rehabilitation Permit (Rehabilitation Permit No. WA0023755 & Fauna Spotter Catcher Permit No. WA0014880), allowing for the handling and relocation of native fauna.



## 1.4 Aims and Objectives

#### 1.4.1 Nature Conservation Act

Biodiversity Australia aims to provides compliancy for all tampering of animal breeding places. The *Nature Conservation Acts* 1992 (NCA) objective is to ensure that the conservation of nature is upheld, which is achieved through the protection of wildlife, breeding places and the ecological sustainability of all protected wildlife. Our objective is to accommodate this through the management of the site via surveys to confirm Ecological Impact Assessments, Species Management Plans and Fauna Spotter Catchers throughout vegetation clearing periods.

#### 1.4.2 DA Conditions

Our services aim to ensure that vegetation clearing works onsite are compliant with all Development Consent Conditions. These conditions vary between sites, so our objectives are to ensure we understand the requirements of each site and provide services and recommendations that meet these standards.

#### 1.4.3 Animal Care and Protection Act

The Animal Care and Protection Acts 2011 purpose is largely to promote the responsible care and use of animals, provide standards of the care and use of animals and protect animals from unnecessary pain. Our objectives onsite are to comply with this act, via the management (i.e. SMPs, Fauna Spotter Catchers) of all wildlife that are observed.

#### 1.4.4 Fisheries Act

Our objectives to comply with the *Fisheries Act* 1994, is to manage all fish habitats so ecological processes which life depends on are maintained, and to ensure total quality of life for the near and distant future are maintained and improved.



## 2. Methodology

## 2.1 Vegetation Clearing

Vegetation clearing was undertaken in two days, between October 15<sup>th</sup> and 17<sup>th</sup>, 2024. One Fauna Spotter Catcher was present to monitor and manage all fauna interactions over the clearing event. An excavator was primarily used for clearing works, which allowed for the thorough examination of all habitat features once they were felled and/or moved. Vegetation clearing was undertaken in accordance with Biodiversity Australia's internal Fauna Management Procedures.

#### 2.2 General Provisions

- All potential habitat features were flagged where possible prior to felling to enable positive identification to machinery operators.
- It was deduced that the most effective method to manage clearing of habitat trees was to clear them one at a time with a Fauna Spotter Catcher present conducting pre and post checks of each tree that was felled.
- Any branches and debris on the ground were checked pre and post clearing by the Fauna Spotter Catcher.
- All decorticating bark was checked/removed by spotter before felling if possible, or inspected after felling.
- When fauna was detected, works were immediately halted in that section of the site to allow the Fauna Spotter Catcher safe ingress to capture the fauna

## 2.2.1 Directional Clearing

Capturing all fauna present in the clearing area was the Fauna Spotter Catchers' priority for the works. Where applicable to minimise fauna interactions (especially cryptic fauna) and incidents such as fauna mortality the Fauna Spotter Catcher implemented directional clearing, allowing fauna to move easily into surrounding bushland.

#### 2.3 Habitat feature removal

#### 2.3.1 Hollow-bearing Trees

With the assistance of the operator, the Fauna Spotter Catcher ensured enough disturbance prior to felling to encourage avian fauna to disperse away from the tree. Where possible, trees supporting arboreal hollows were felled in a manner where the least amount of damage was sustained as possible.

Once felled, each tree was thoroughly inspected by the Fauna Spotter Catcher for the presence of any fauna.

#### 2.3.2 Bird Nests

One nest was inspected prior to vegetation disturbance. The Fauna Spotter Catcher directed the clearing operator to fell relevant trees in such a manner to cause minimal disturbance to the nest. Once the tree was felled, as soon as it was safe to do so, the Fauna Spotter Catcher inspected the nest.

#### 2.3.3 Fire Ants

Two active fire ant nests were identified onsite during clearing works. Appropriate management should be undertaken to prevent further spread of this highly invasive species.



## 3. Results

## 3.1 Fauna Interactions

Due to the presence of these features within the site extent, the management of avian eggs and young were of primary concern to the Fauna Spotter Catcher during clearing works.

Due to the active vigilance of the on-site Fauna Spotter Catcher, a total of one fauna interactions was managed over the two-day clearing period (Pied Currawong). Two other fauna interactions were marked on the map, in the northern area of clearing which indicate Fire Ant locations, (Figure 1)

Table 1 identifies the species, number and details of all fauna caught on site.

Table 1: Fauna interactions recorded during the clearing event.

Common Name	Total Number	Capture & Release	Self- dispersed	Fatal Field Injury	Euthanised in Field	Taken to Vet /Carer	<sup>†</sup> NC Act Status		
Aves	Aves								
Pied Currawong	1				1		LC		
Strepera graculina									
Total	1				1				

<sup>†</sup>Nature Conservation Act 1992

Value Codes: Conservation Dependent (CD), Critically Endangered (CE), Endangered (E), Vulnerable (V), Near Threatened (NT), Least Concern (C), or Introduced but Naturalised (Y).



#### POST CLEARING FAUNA MANAGEMENT REPORT | PROVIDENCE PROJECTS | OCTOBER 2024

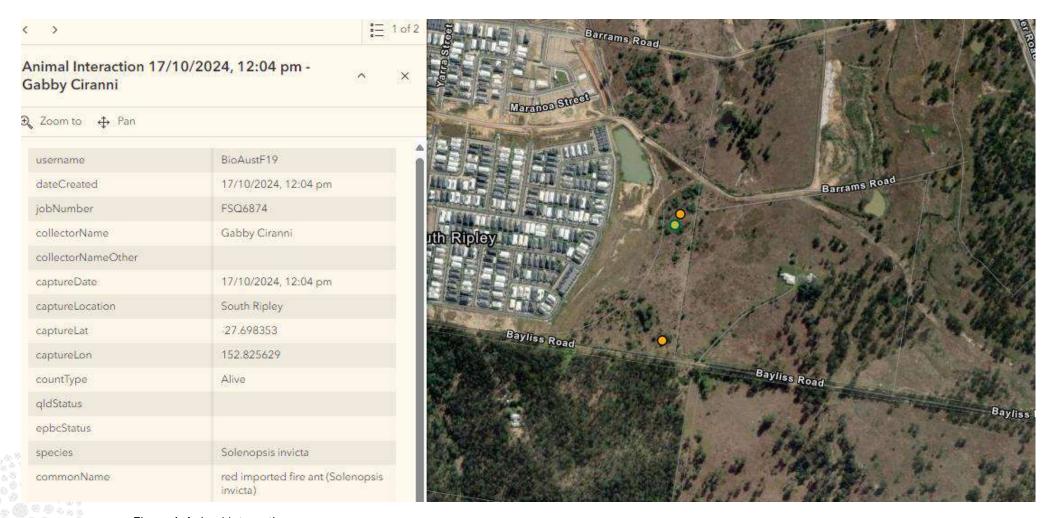


Figure 1: Animal Interactions.



# 4. Summary

Vegetation clearing at Providence Projects in South Ripley was undertaken over a two-day period between October 15<sup>th</sup> and 17<sup>th</sup> 2024. During clearing works, one Fauna Spotter Catcher was required to monitor and manage all fauna interactions. Due to the constant fauna management across the site:

• one interaction resulted in injury and subsequent field euthanasia/death.

Yours sincerely,

**Biodiversity Australia** 

**Chris Perry**Fauna Business Manager



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## 5. References

Department of Environment and Resource Management (2010). South East Queensland Koala Conservation State Planning Regulatory Provisions. Sustainable Communities and Landscapes, The Department of Environment and Resource Management.

Department of the Environment (2014). EPBC Act Protected Matters Report, Department of the Environment.

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Queensland Government (2010). State Planning Policy (2/10) Koala Conservation in South East Queensland. SEQ Koala Protection Are Koala Habitat Values Map 7. Queensland Government, Brisbane.





#### 31 October 2024

Dynamic Tree Solutions Pty Ltd Lovat street, Ellen Grove Queensland, 4078

Attention: Kyle O'Leary - Director

Dear Kyle,

#### Re: Providence South Ripley - Post-Clearing Report

Dynamic Tree Solutions (the Client) contracted Boyds Bay Environmental Services (BBES) to undertake fauna capture and relocation on the 29<sup>th</sup> and 30<sup>th</sup> of October 2024 and to generate a post-clearing report for vegetation clearing that formed part of constructing a residential subdivision on Barrams Road in South Ripley, QLD (the Project).

## **Clearing Methodology**

A suitably qualified¹ Fauna Spotter Catcher (FSC) inspected the clearing area to identify any resident fauna and flag potential and actual habitat immediately prior to clearing commencement. The FSC was present throughout clearing works to ensure fauna or habitat were not harmed. The FSC performed a final walk through of the cleared area to ensure no wildlife was left exposed, injured, or deceased. Clearing was conducted by and excavator, as most of the potential habitat features lied within the ground layer, which included grassland and sedgeland communities, the excavator operator was instructed by the FSC to gently strip the topsoil of the Clearing Area to allow any resident fauna to be flushed out without harm.

#### **Clearing Summary**

Several standing trees, regrowth, grassland and sedgeland areas were cleared. No active habitat features such as nests or hollows were identified by the FSC during the inspection that took place immediately before clearing. Several faunae were captured and subsequently relocated. Map 1 illustrates capture and release locations.

<sup>&</sup>lt;sup>1</sup> Boyds Bay Environmental is licensed to relocate fauna in Queensland as per Department of Environment and Science Rehabilitation Permit WA0040141. The permit is available upon request.





Map 1 - Capture and release locations

Clearing began at approximately 7am on the 29<sup>th</sup>, however, clearing and general site operations were ceased at approximately 11am, due to an armed local resident at large in the area. Clearing resumed at approximately 7am and concluded at approximately 9am of 30<sup>th</sup> October 2024. Clearing did not harm any fauna and proceeded in accordance with the recommendations listed in the Pre-Clearing Survey Report (BBES 2024). Attachment 1 includes photos.

#### Conclusion

No native fauna was harmed during clearing and clearing proceeded in accordance with the recommendations listed in the Pre-Clearing Survey Report.

Sincerely,

Sunny Sharman

Environmental Field Technician | Boyds Bay Environmental Services



Attachment 1 - Photos





Photo 1 Commencement of clearing



Photo 2 Clearing in progress.





Photo 3 Excavator stripping topsoil



Photo 4 Eastern long-necked turtle in captivity



Photo 5 Eastern long necked turtle upon release





Photo 6 Eastern chestnut mouse in captivity



Photo 7 Striped marsh frog in captivity





Photo 8 Striped marsh frog upon release



Photo 9 Cleared area

## Appendix D

Offset Area Annual Report (Year 2) prepared by One Environment Pty Ltd





## Avonvale & Cherry Gully Offset

Offset Area Annual Report EPBC2018/8347 December 2024 | Year Two





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#### **APPENDICIES**

- A About the offset site
- B Sample pest management results
- C Sample weed management results
- D Letter confirming livestock removal from approved offset area
- E Approved VDEC and supporting email



## 1.0 Background & management actions

#### Background

This Offset Area Annual Report (OAAR) provides a status update on the offset obligations under the EPBC2018/8347 approval issued by the Department of Climate Change, Energy, the Environment and Water (DCCEEW) on 21 December 2022.

As per the updated Offset Area Management Plan (OAMP), the annual reporting anniversary for the offset area is 21 December.

This OAAR covers the period from 21 December 2023 until 21 December 2024 (herein referred to as 'offset reporting period').

See Appendix A for more information about the offset site, including location.

#### Management actions

The offset has been designed to provide north-south connectivity to existing surrounding habitat and east-west connectivity to the approved EPBC2015/7530 and EPBC2019/8539 offset areas, and achieve the following:

- Habitat recreation by revegetating cleared land into habitat in logical infill locations
- Habitat recovery and re-connection through strategically located restoration and revegetation adjacent to existing habitat and adjoining approved restoration areas
- Connecting adjacent retained remnant ridgeline vegetation communities with the riparian and alluvial flats being reinstated with koala and grey-headed flying fox (GFFF) Habitat through EPBC 2015/7530 and EPBC2019/8539.

There are seven categories of actions listed as relevant and required through the offset area and in accordance with the OMP:

- 1. Vertebrate pest management (primarily targeting feral dogs)
- 2. Weeds of national significance (reduction and management)
- 3. management
- 4. Access management, trespass, and neighbouring stock mustering controls
- 5. Wildfire management
- 6. Native seed collection and propagation
- 7. Revegetation (habitat creation) activities.



### 2.0 Year two achievements



Planting complete and thriving

Approximately 96 hectares of offset area was planted in May 2023. As of December 2024, these trees are measuring one to two metres tall.

2 Targeted feral animal control

Routine targeted feral animal control exercises continued across the offset area to remove the threat of wild dogs to the koala, and other feral animals (such as pigs), which compromise viability of the restoration and revegetation works.

Intensive weed management

Intensive weed control action, primarily targeting lantana and other dormant groundcover weeds, continued from late-2023 into June 2024, and resumed monthly from September 2024. Post-plant spraying activities also occurred in April 2024 to support new tree growth.

Fire mitigation

Property boundary and internal firebreaks were maintained to allow for potential back burning positions and efficient access. Creek and bore pumps were maintained, and a second ATV water tank and pump were purchased, to further support fire mitigation and firefighting capability. To reduce fire risk to the offset area, a cold burn targeting areas of the Avonvale and Cherry Gully offset properties occurred in quarter three 2024. This was a coordinated burn activity instigated in consultation with adjoining property owners who also undertook their own coordinated cold burn activities to reduce fuel loads in the region.



## 3.0 Planned activities: 2025/26

	2025												2026								
Action	Early- End-	- Early-En Feb Fe	d-Early-E o Mar N	nd- Early-En ar Apr Ap	d- Early-En or May Ma	d- Early-End- y June June	- Early-End e July July	i- Early-End y Aug Aug	Sept Sep	Early-End	- Early-End Nov Nov	- Early-End- Dec Dec	Early- End	- Early-End Feb Feb	- Early-End Mar Mar	- Early-End Apr Apr	Early-E May M	nd- Early- ay June	End- Early- June July	End- Earl July Aug	y- End Aug
Planting							161												100		
Assisted native regeneration and revegetation management																					
Revegetation (habitat creation) - rip lines and pre-spraying																					
Revegetation (habitat creation) - planting																					
Neighbour consultation																					
Consultation with adjoining land owners on property activities (ongoing)																					
Fire management																					
Bushfire management planning																					
Controlled cool burns			P	anned		Planned									Plan	ned		Planned			
Maintain internal and perimeter firebreaks																					
Property access and stock management																					
Maintain internal access tracks through offset areas																					
Fence (including cattle exclusion) monitoring																					
Fencing CAPEX																					
Weed management																					
Weed spraying fence lines and firebreaks and internal access tracks																					
Spraying weeds of national significance (ie lantana)									Plan	ned - weather d	ependent										
Revegetation (habitat creation) - pre and post-plant spraying																					
Integrated vertebrate pest management																					
Wild dog, dingoes, pig, deer, rabbit shooting																					
Erosion, flood and settlement management																					
Maintain storm water diversion bunds on perimeter fire tracks																					
Maintain areas revegetated for erosion control																					



## 4.0 Offset management action milestone tracking

Below is a status summary of each management action, as per the approved OMP (15 May 2023).

## Management action 1: Vertebrate pest management (primarily targeting feral dogs)

#### Vertebrate pest management action summary



Management action requirement	Year required	Comments
Consult with Somerset Regional Council.	Year 1	Consulted Somerset Regional Council (SRC) Pest Management Specialist (PMS). A 1080 baiting program was initially implemented, however, the results were marginal and due to immediate neighbour concerns, an alternative and intensive trapping and shooting program was established through adaptive management practices.
Commence targeted pest management activities.	Year 1	Targeted pest management has been undertaken in accordance with the Feral Animal Register (FAR). A monthly cycle of trapping and shooting targeting feral dogs, foxes and wild cats was undertaken. Pig trapping also took place to protect newly ripped and planted areas. Rabbits, hare and deer were also targeted to limit damage to regrowth and newly planted areas.



Management action requirement	Year required	Comments
Commence targeted pest management activities.	Year 2	During Year 2, routine targeted pest management events were undertaken across the offset property, in line with the agreed <i>Pest Management Implementation Strategy (PMIS)</i> .  The intent of these exercises is to remove the threat of wild dogs to the koala, and other feral animals (like foxes, rabbits and pigs), which compromise viability of the regeneration and restoration works. Refer to Appendix B for a sample of the pest management activities.
Commence targeted pest management activities.  Decommissioning and removal of	Year 3-5 Year 1-5	Where appropriate, dens, foraging and breeding
any pest species denning, foraging or breeding features.		features are removed or destroyed. However, some of these are deliberately retained to control regular pest monitoring and trapping activities, and prevent pests expanding their denning network. Destroying certain features can be futile as pests will re-establish existing and new features elsewhere, which makes pest management more difficult.  Further, several dens have been found in physically constrained areas, like steep rocky outcrops, which cannot be safely removed using heavy equipment, or in protected koala habitat, like hollow gum trees. These areas are routinely monitored for shooting and trapping activities.  A highly skilled team of small specially bred dogs that target underground tunnels and burrows assist the property's pest management expert to execute the <i>PMIS</i> .
Replicate detailed baseline surveys	Year 5	
Continue to implement pest	Year 6-10	
management strategy/actions		
Replicate detailed baseline surveys	Year 10	
Continue to implement pest	Year 11-15	
management strategy/actions		
Replicate detailed baseline surveys	Year 15	
Continue to implement pest	Year 16-20	
management strategy/actions		
Replicate detailed baseline surveys	Year 20	





### Management action 2: Weeds of national significance (reduction & management)

#### Targeted control

Intensive weed control focuses on lantana and other problematic groundcover weeds to support habitat restoration

### Ongoing management

Intensive weed control typically occurs through the autumn and spring months when conditions are cooler.



#### Planting support

Post plant spraying was undertaken in April 2024 planting period.

#### Weather adjustments

In the past two years, weed spraying activities have continued well into the winter months, as a result of unseasonal wet and extreme dry periods.

Management action requirement	Year required	Comments
Exclude stock from lantana infestation areas within the offset area and by end of year one completely remove all cattle from offset area.	Year 1	As per Condition 14, confirmation was provided on 12 April 2023 that no livestock has been kept by the property owner on any land obtained for the offset area.
Detailed weed management control activities.	Year 1	Intensive targeted weed control occurred in the first quarter of 2023 and primarily targeted Lantana and other dormant groundcover weeds, which have grown since the removal of the cattle from the Offset Area. Pre and post-plant spraying also occurred around the April/May 2023 planting period.
Detailed weed management control activities.	Year 2	With extremely dry conditions experienced through end-2023 and wet conditions through early-2024, weed spraying activities were undertaken into July 2024 – longer than the normal weed spraying period.  After the 2024 late-winter break, intensive weed management control activities resumed monthly from September 2024. Once again, the December wet season hampered spraying activities –extended spray activities are therefore expected into 2025.



Management action requirement	Year required	Comments
		All weed management activities focused on targeted lantana and other dormant groundcover weeds.
		Post-plant spraying was undertaken in April 2024.
		Refer to Appendix C for a sample of the weed control activities.
Detailed weed management control activities	Year 3-5	
Replicate detailed baseline surveys	Year 5	
Detailed weed management control activities	Year 6-10	
Replicate detailed baseline surveys	Year 10	
Detailed weed management control activities	Year 10-15	
Replicate detailed baseline surveys	Year 15	
Detailed weed management control activities	Year 16-20	
Replicate detailed baseline surveys	Year 20	





#### Management action 3: Stock management

Management action requirement	Year required	Comments
All livestock to be removed from the offset area.	Year 1	As per Condition 14, confirmation was provided on 12 April 2023 that no livestock has been kept by the property owner on any land obtained for the offset area.
Confirm all livestock have continued to be excluded from the offset area.	Year 2	Livestock continues to be excluded from the offset area.

## Management action 4: Access management, trespass, and neighbouring stock mustering controls

Management action requirement	Year	Comments
	required	
Inspect and rectify all external fence boundaries and notify adjoining landowners of the offset area and its intended outcomes.	Year 1	External fence boundaries were inspected and the shared property boundary with an adjoining landholder was repaired and replaced to ensure neighbouring livestock do not breach the fence and harm the offset area.
Access gates and signage to be installed where offset area fencing crosses tracks required to be maintained for external landholder access (as fencing installed).	Year 2	Livestock were removed from the offset area in 2021 – two years prior to the offset's commencement. No internal boundary fencing is required between adjoining offset areas within the Avonvale and Cherry Gully property. A full stock exclusion fencing audit was undertaken along the perimeter boundaries of the Avonvale and Cherry Gully property to proactively mitigate cattle breaches occurring from adjoining properties. A routine fencing inspection, maintenance and replacement program continues to be implemented.  The perimeter fencing shared with adjoining landholders has been replaced to ensure longevity and protection of the offset asset. Perimeter fencing upgrades occurred on an adjoining offset, which also benefitted this offset area.
Access gates and signage to be installed where offset area fencing crosses tracks required to be maintained for external landholder access (as fencing installed)	Year 3-20	Access gates were replaced as part of the Year 2 fencing upgrade along the adjoining property boundary – this was a joint initiative with the neighbouring property owner. During this time, extensive consultation with the landowner



Management action requirement	Year	Comments
	required	
		occurred and resulted in a clear understanding that the external landowner access gate was only to be used in the event of a cattle breach. As a result of this arrangement, no signage is required in this location.
No new access tracks through the offset area unless to support offset outcomes	Year 2-20	No new access tracks have been created, although tracks around the perimeter of the Avonvale and Cherry Gully properties were widened in parts to 50 metres for fire management purposes (see below management action five for more information). Existing tracks are maintained in their current form.

#### Management action 5: Wildfire management

Management action requirement	Year	Comments
	required	
Continue existing fire break infrastructure maintenance (firebreaks and trails).	Year 1	Existing firebreaks and fire regimes have been undertaken during Year 1. External property boundaries and internal fire breaks have been cleared to maintain fire management lines.
Develop and implement Offset Area Wildfire Management Plan (OAWMP).	Year 1	Wildfire mitigation measures such as firebreaks, fire management lines and low-intensity burns have been implemented in accordance with the direction of the Queensland Rural Fire Service (QRFS) recommendations. These wildfire mitigation measures will continue to be implemented and best practice utilised to inform any future mitigation measures. The OAWMP has been developed and implemented in accordance with recommendations.
Implement <i>OAWMP</i> .	Year 2	<ul> <li>The previous year's plan was adapted based on best practice QFRS recommendations to include:</li> <li>50-metre-wide fire breaks around parts of the Avonvale and Cherry Gully property perimeter. This was particularly important given the extreme dry conditions toward the end of 2023</li> <li>Ensuring creek and bore pumps were maintained and ready for use, when needed</li> </ul>



Management action requirement	Year required	Comments
		<ul> <li>Reminding external contractors accessing the property of the importance of fire safety and fire prevention, with verbal communication followed up by an email</li> <li>Placement of fire extinguishers in machinery sheds, dozer, buggies and at neighbouring farmhouses</li> <li>Working in collaboration with neighbouring property owners to ensure aligned fire management action ahead of the fire season.</li> <li>Other measures undertaken included:</li> <li>Purchasing a second portable ATV water tank and pump to expand the property's firefighting capability</li> <li>Undertaking a cool burn in targeted areas of the property to reduce fire risk to the offset area. This coordinated burn activity was undertaken in quarter three 2024 and instigated in consultation with adjoining property owners, who also undertook their own coordinated cold burn activities to reduce fuel loads in the region.</li> </ul>
Implement OAWMP.	Year 3-20	





#### Management action 6: Native seed collection and propagation

Management action requirement	Year required	Comments
Ensure existing seed collection program extends to cover the additional proposed replanting area based on the flowering/fruiting season for dominant koala tree species with priority focus on specimens known to be used by the koala population.	Year 1	Collection of seed has been prioritised based on a radius of koala observations on-site. Where a koala has been observed on-site, priority seed collection areas have been identified. Priority of seed collection is as follows:  High Priority - 100m of koala observation  Medium Priority - 500m of koala observation  Low Priority - >500m of koala observation.
Consult immediately adjoining landholders for permission to harvest seed (where necessary).	Year 1	Owing to adequate seed supplies on site there is no requirement to harvest seed from adjoining landholders was not necessary in Year 1.
Undertake expanded seed collection program within Year 1.	Year 1	Priority seed collection areas have been identified and an expanded seed collection program will continue into Year 2.
Continue seed collection program until sufficient stock to complete the full replanting of EMZ1 for the Offset Area has been germinated and propagated within the onsite nursery.	Year 2	No further seed collection is required due to previous planting survival rates and assisted regeneration activities within the offset area.
Expand and operate on-site purpose-built nursery to cater for collected seed, germination and transition of seedlings to tubestock for reuse in site planting.	Year 2	No further seed collection is required due to previous planting survival rates and assisted regeneration activities within the offset area.

#### Management action 7: Revegetation (habitat creation) activities

Management action requirement	Year	Comments
	required	
Finalise locations, sequence and timing for revegetation program.	Year 1	In March 2023 planting areas and seedling quantities were identified, and timing for the revegetation program scheduled.
Cultivate and prepare Tranche 1 (45.75 ha) area in preparation for Year 2 planting.	Year 1	It was not necessary to split the planting areas into tranches. Therefore, the entire offset area has been planted in one single tranche. In April 2023 the revegetation area was cultivated and prepared in readiness for planting. Planting was completed in May 2023.



Management action requirement	Year	Comments
	required	
Create Tranche 1 water source for revegetation establishment.	Year 1	The offset area is predominantly located along waterways or creek lines, and as such, water sources already exist. Where
		necessary, irrigation connections were created.
Establish photo monitoring points and protocols for Tranche 1 areas	Year 1	Photo point monitoring locations have been GPS located within offset area.
Complete Tranche 1 revegetation zone (45.75 ha)	Year 2	This was undertaken in Year 1, ahead of schedule, and saw 96 hectare of planting works undertaken.
Cultivate and prepare Tranche 2 (45.75 ha) area in preparation for Year 3 planting	Year 2	As per Year 1, planting was completed in May 2023.
Establish photo monitoring points and protocols for Tranche 2 areas	Year 2	Photo point monitoring locations have been GPS located within offset area.
Complete Tranche 2 revegetation zone (45.75 ha)	Year 3	As per Year 1, planting was completed in May 2023.
Cultivate and prepare Tranche 3 (45.75 ha) area in preparation for Year 4 planting	Year 3	As per Year 1, planting was completed in May 2023.
Establish photo monitoring points and protocols for Tranche 3 areas	Year 3	Photo point monitoring locations have been GPS located within offset area.
Monitor and maintain Tranche 1 (45.75 ha revegetation zone), inclusive of rectification and replacement works	Year 3	As per sequencing program, post-plant spraying will be undertaken in March 2024, ahead of schedule, and will continue on a regular basis along with
Complete Tranche 3 revegetation zone	Year 4	any necessary rectification/replacement works.  As per Year 1, planting was completed in
(45.75 ha)  Cultivate and prepare Tranche 4 (45.75 ha)	Year 4	May 2023.  As per Year 1, planting was completed in
area in preparation for Year 5 planting	Year 4	May 2023.
Establish photo monitoring points and protocols for Tranche 3 areas		Photo point monitoring locations have been GPS located within offset area.
Monitor and maintain Tranche 1 & 2 (91.50 ha revegetation zone), inclusive of rectification and replacement works	Year 4	As per sequencing program, post-plant spraying was undertaken in March 2024, ahead of schedule, and will continue on a regular basis along with any necessary rectification/replacement works.
Complete Tranche 4 revegetation zone (45.75 ha)	Year 5	As per Year 1, planting was completed in May 2023.
Monitor and maintain Tranche 1, 2 and 3 (137.25 ha revegetation zone), inclusive of rectification and replacement works	Year 5	As per sequencing program, post-plant spraying was undertaken in March 2024, ahead of schedule, and will continue on a regular basis along with any necessary rectification/replacement works.
Monitor and maintain Tranche 1 - 4 (183 ha revegetation zone), inclusive of rectification and replacement works	Year 6 -20	As per sequencing program, post-plant spraying was undertaken in March 2024, ahead of schedule, and will continue on a



Management action requirement	Year	Comments
	required	
		regular basis along with any necessary rectification/replacement works.
Complete transect surveys in accordance with the Modified Habitat Quality Assessment (Koala) (MHQA) and Grey-Headed Flying-Fox Foraging Habitat Assessment (GHFF FHA) tools within established revegetation zones. Undertake Koala Spot Assessment technique to derive koala occurrence category for revegetation zones.	Year 10	
Replicate MHQA and GHFF FHA transect surveys	Year 15	
Replicate MHQA and GHFF FHA transect surveys	Year 20	





## 5.0 EPBC2018/8347 conditions compliance

Condition number	Condition requirements	Compliant/ Non- compliant	Due date	Completion date	Comments
13.	Legally secure 183ha prior to the commencement of the action	Compliant	Prior to commencement of action	21 December 2022	See Appendix D
13b.	Notify the Department within 20 business days of legally securing the offset (VDEC)	Compliant	23 January 2023	23 December 2022	See Appendix D
14.	End Year 1 provide written confirmation all livestock has been removed from the area	Compliant	21 December 2023	21 December 2023	See Appendix E
15.	Within three months of approval, complete baseline surveys to determine: vegetation condition attributes for each regional ecosystem, the extent of weed cover, seasonal feral animal abundance and rate of koala mortality due to feral animals	Compliant	22 March 2023	15 March 2023	Baseline surveys completed 15 March 2023. Calculation sheets created
16 & 17.	Within two months of baseline surveys (Condition Number 15.) submit updated Offset Management Plan (OMP)	Compliant	22 May 2023	15 May 2023	Updated OMP submitted 15 May 2023
18.	New OMP to be approved by Minister within 12- months	Extended	15 May 2024	Proponent awaiting response from Department	A variation extension application was submitted by the Proponent in July 2023
28.	Undertake independent audit of outcomes required by Condition 13 within 3 months prior to: Year 5 Year 10	_	21 September 2027 21 September 2032	- -	
	Year 15		21 September 2037	-	



## Appendices



## Appendix A: About the offset site



### About the offset site

The offset site forms part of the Avonvale and Cherry Gully property and was secured to deliver a koala and grey-headed flying-fox habitat environmental offset as compensation for significant impacts to *Matters of National Environmental Significance (MNES)* as part of the Ripley Valley PDA Providence East and South, Queensland development (Providence East and South Project).

This offset was developed in accordance with the Commonwealth Government's, Department of Climate Change, Environment, Energy and Water (DCCEEW) *EPBC Act 1999 – Environmental Offset Policy – October 2012* (EPBC Offset Policy) and is a requested requirement of the Preliminary Documentation submission for EPBC Application 2018/8347.

The historic Avonvale and Cherry Gully offset area is a privately owned 1,718 hectare property that dates back to the early 1900s, where early land uses included cattle grazing and timber harvesting. In recent history, the property has been home to a successful cattle grazing and beef farming enterprise, with an active feedlot permit allowing between 1,000 to 10,000 animals. The Avonvale and Cherry Gully property is located on Littles Road, Toogoolawah. The property is within the Somerset Regional Council (SRC) and is approximately five kilometres west of the Toogoolawah township.





# Appendix B : Sample pest management results

#### Pest control sample images































Koala:





















# Appendix C: Sample weed management results

#### Spray Plan and Application Record for TSME Services

Client Busines Name	ss		Somerset Ag Serv	ices Pt	y Ltd			2105	control control	DIE				
Property Add	ress		452 – 486 Little's	Road, I	VORY CREEK QLD	43:	13	-LVI		17				
Operator's Na	ame		Travis Enks							V				
Phone: 0	Phone: 0434 550 768					Email: tsmeservices@gmail.com								
Description o	f where	e p	esticide was applie	d:	Lantana Sprayir	g		3666	- Seule	Shirts				
	V-40			2   1111					D. t. II.	90				
PPE use	ed	4	Application Equip	ment	Pest Type		-	Application	Details	90				
Overalls		X	Backpack		Weed	X		raying speed (km/h)						
Rubber glove		X	Spraytank/Hand g		The second secon	-	_	ater Volume (L/ha)	L					
Respirator/M	lask	X	and the same of th	This	Disease		1	ozzle	HOTH	In Faire Tue				
Goggles		X	Drench gun		Vertebrate pest		-	essure	Law I	1				
Hat		Х	Other:		Other:		_	e-op Check OK?	Yes	No				
Other:			-f/Rithwills	3 H. H	of Berry I		Sig	ns used to notify public?	Yes	No				
No spray zon	e N/	Α	Yes Neig	hbours	Notified		Da	ate Notified-						
			Plate 19 allately ami		7 cHell					les 2 anet				
Spray N	/lixture	Ing	gredients		Batch Number			Appli	cation Rat	te				
					Product Used:									
Trade Name:				A Property	17-14-20	2100			1/4001					
A: Grazor	OWS		time or city in cours	They are	unews.				ml/100L	low Edwarf				
B: Staran	e Adva	nce	ed	B2	70M3SZ	48	)	600	ml/100L					
C: 🗆			100023000	They	90 DidNe									
Active Consti	tute:													
A: Triclopyr, I	Piclorar	n,	Aminopyralid		C SHITTER TO									
B: Fluroxypyr				U.S. III	Admin 1									
C:	1111	100	min de all'explosions	II jedici	HEI ENVI				250711					
APVMA Num	ber:													
A: 60830/105	5077		(norther)	Absorb	92.0000									
B: 62287/117	7973				Temp									
C:		te.		mou	Objects									
					Diluent:									
					Wetting Agent									
					Wetting Agent					HINDINION				
SP700				2	20978L			350	0ml/100L	Thirdinach				
SP700			×	2	20978K			350		Пипринцел				

#### Tank Distribution Details:

Tank 1 volume: OOLAG TIME BIOGRA	Weather and Time details @ start time: 7.10 Am
Storouse 3.6 Lts	Delta T:
Spo 700 2 UK	Wind (speed & direction):
Die 145	Temp:
	Observations:
Tank 2 volume: 60eLt3	Weather and Time details @ start time: 11.42Am
Stergine 3.645	Delta T:
SP 700 245	Wind (speed & direction):
Die Kts	Temp:
Turkin onudoV totaW	Observations:
Tank 3 volume:	Weather and Time details @ start time:
Pre-pp Chick GK2 Ves 1 No	Delta T:
OFF REY TORKS (State or seed and )	Wind (speed & direction):
Control etaz 1	Temp: Oliginal Land (AVA Collective George
	Observations:
Tank 4 volume:	Weather and Time details @ start time:
	Delta T:
	Wind (speed & direction):
State Wolfschools (Donald	Temp:
	Observations:
Tank 5 volume:	Weather and Time details @ start time:
1015-101	Delta T:
	Wind (speed & direction):
	Temp: Wassenshink majorities marketing a
	Observations:
Tank 6 volume:	Weather and Time details @ start time:
	Delta T:
	Wind (speed & direction):
	Temp:
	Observations:
	Observations:

Additional Notes:

Signature: \_

Name: Trav & Shannon Date: 5/12/23

#### Spray Plan and Application Record for TSME Services

Client Business Name		Somerset Ag Services Pty Ltd										
Property Address 452 – 486 Little's Road, IV					VORY CREEK QLD	431	13					
Operator's Name		Travis Enks	- In	èlh	Observe							
Phone: 0434 5	50 7	768	our bo		Email:	ts	meservices@	gmail.co	m	100	ulov Side	Ti
Description of when	re p	esticide was ap	plied:		Lantana Spraying							
		- shore	olb & bo	IR.	S Belly							
PPE used		Application Eq	uipmer	nt	Pest Type				Author/Print	Details		
Overalls	X	Backpack	4		Weed	Х	Spraying spe		-			
Rubber gloves	Х	Spraytank/Har	nd gun	X	Insect		Water Volum	ne (L/ha)	)			
Respirator/Mask	X	Boom Spray	rest Table		Disease		Nozzle	VAC	W	5975	doy It in	T
Goggles	Х	Drench gun	_		Vertebrate pest	1	Pressure		36			
Hat	Х	Other:	-6		Other:		Pre-op Chec	And the second s		Yes	No	
Other:		C C strollen	th A be		0.100002		Signs used to n	otify publi	c?	Yes	No	
No spray zone N/	'A	Yes N	eighbou	ırs	Notified		Date Notifie	d				
34	vila:	nos 6 destis	huff be		Weather Delb 1					1:971	diyy & Te	eT
Spray Mixture	ln <sub>(</sub>	gredients			Batch Number			Ap	plic	cation Ra	ite	- 10
					Product Used:							
Trade Name:				olyi	vejoBO.							
A: Grazon Extra							100		500	ml/100L	novědn	aT.
B: Starane Adva	nce	ed	B	2	70M352	4	8		600	ml/100l		
C: 🔲			0 2 00		deniui							
Active Constitute:												
A: Triclopyr, Piclora	m,	Aminopyralid										
B: Fluroxypyr		*			110200							
C:	n))	HAILS OF STREET	mir un	1.3	settagev					23600	n) (see a) als	
APVMA Number:					The part of the same of the sa							
A: 60830/105077			DA.		Wintp							
B: 62287/117973					ngmail							
C:			-		HUMB.							
					Diluent:							
		*					Sel .	1				
					Wetting Agent:	-	-14-	10.0		125010	I INTOIN	BBA
SP700		,		2					350	ml/100l		
				4	Other Ingredients							
Reactor Red Dye				1	10152	T			1	L/600L		
	the control of the co											

#### Tank Distribution Details:

Tank 1 volume: 600 Sture Money	Weather and Time details @ start time: 6.15
	Delta T: 4.9
	Wind (speed & direction):
ETEN OND HE	Temp: /(2./
	Observations:
Tank 2 volume: 600L Starane	Weather and Time details @ start time: 8 145
and the state of t	Delta T: 6,7
	Wind (speed & direction):
attaces multipolities 2007	Temp: 18.4
Text a manufactured in	Observations:
Tank 3 volume: GOOL Storfange	Weather and Time details @ start time: 0:22
Lan Lee Land salt of State Control	Delta T: S. C
TOP INV TEMPORAL PROPERTY NAMED IN NO.	Wind (speed & direction): 2.2
Destrict Notice	Temp: 19.8
	Observations:
Tank 4 volume:	Weather and Time details @ start time:
	Delta T:
	Wind (speed & direction):
charte :	Temp:
	Observations:
Tank 5 volume:	Weather and Time details @ start time:
- PER	Delta T:
	Wind (speed & direction):
	Temp:
	Observations:
Tank 6 volume:	Weather and Time details @ start time:
	Delta T: Herimun AM/9A
0.19	Wind (speed & direction):
	Temp:
	Observations:

Additional Notes:	6.00 -	1,30

Signature: Name: Traus Jason Date: 8/6/28

#### Spray Plan and Application Record for TSME Services

Client Bus Name	iness		Somerset Ag Services Pty Ltd									
Property A	Address		452 – 486 Little's Road, IVORY CREEK QLD 4313									
Operator's	s Name	H	Travis En	ks								
Phone:	0434 5	550 7	768			Email:		ts	meservices@gr	mail.com		
Descriptio	n of whe	ere p	esticide w	as applied:		Lantan	a Spraying					
PPE	used		Applicati	ion Equipm	ent	Pes	t Type		А	pplicatio	n Details	
Overalls		X	Backpack	(		Weed		Х	Spraying spee	d (km/h)		
Rubber gle	oves	X	Spraytan	k/Hand gun	X	Insect	7,001=		Water Volume	e (L/ha)		
Respirator	/Mask	X	Boom Sp	ray	Ů,	Disease	e	110	Nozzle			
Goggles		х	Drench g	un		Verteb	rate pest		Pressure			1941
Hat		Х	Other:			Other:			Pre-op Check		Yes	No
Other:	111/2						- Malla	11.	Signs used to not	ify public?	Yes	No
No spray a	one N	N/A	Yes	Neighbo	ours	Notified	- consult		Date Notified			
	Contract of the Contract of th	C#05.00	Instructio			7	Yamus:					
DUFTER	muris-						Last State	11/4		N Trest	DIFF.	
Spra	y Mixtur	re Ing	gredients			Batch	Number			Appli	cation Ra	te
						Produ	ict Used:					
Trade Nan	ne:						Jan Barrier					
A: 🗌 Gra	zon Extr	а					January Dr.			50	0ml/100L	
B: 📝 Sta	rane Adv	ance	ed	9	70	OM87267				60	0ml/100L	
C: 🗆	On Gar			-		9_0_	100		er i man mannen	is mark	1911	
Active Cor	actitute:	_			_	-						
A: Triclopy	Tel 100 ( 0000 )	am,	Aminopyr	alid			O. Fee					
B: Fluroxy	руг	300	111214				Tana					
C:	20 (M) = 31				-		, miles th	81	d & And Stone			
APVMA N	umber:						Della T					
A: 60830/							Assente	H	n Lieu minn	ė mari		
B: 62287/	117973						Lesseus	jje:	det			
C:						-	Jeans:					
				7 0		Di	luent:		4 2 10 13 13 13			
						Wetti	ng Agent:					
SP700	HILLIGH.				1-7	1,7	34	, W	O Dimit States	35	0ml/100L	
					11	4 1						
Dagata - D	- J D				-1		ngredients				11 /6001	
Reactor R	ea Dye				L	101	52				LL/600L	

#### Tank Distribution Details:

Tank 1 volume: 600L	Weather and Time details @ start time: 6-00
	Delta T:
	Wind (speed & direction):
semilinia TTO	Temp:
gns	Observations:
Tank 2 volume:	Weather and Time details @ start time:
	Delta T:
	Wind (speed & direction):
6	Temp:
E-ESECULIARED O	Observations:
Tank 3 volume:	Weather and Time details @ start time:
Victory of partitions.	Delta T:
	Wind (speed & direction):
N-Th-	Temp:
Value Continue	Observations:
Tank 4 volume:	Weather and Time details @ start time:
a Xanas grains	Delta T:
V-TO EBROUZERS	Wind (speed & direction):
TALL NO.	Temp:
gland payment of temporary to the	Observations:
Tank 5 volume:	Weather and Time details @ start time:
	Delta T:
	Wind (speed & direction):
A CHARLES OF A PROCESSION OF A VIEW PROCESSION	Temp:
Ho sovey since   MA   Yes   Mosemburn Hould	Observations: A Company
Tank 6 volume:	Weather and Time details @ start time:
Carpine > x Dayson gan 1 Ven	Delta T:
Astrophics/Manh. is book from they	
CARROLL A SERVICE CONTROL A DATE	Temp:
	Observations:

Additional Notes: Cam - 10am

11078 110

gnature: Name: Trans & Shannon Date: 9/1/24

dulsd

#### Spray Plan and Application Record for TSME Services

Client Busin Name	ness		Somerset Ag Se	rvices l	Pty	Ltd					
Property A	ddress		452 – 486 Little	's Roac	1, 1	VORY CREEK QLD	431	13			
Operator's	Name		Travis Enks	Link		WIESD .					
Phone:	0434 55	0 7	68	est liè		Email:	ts	meservices@	gmail.com	1911	Total Studies
Description	of wher	ер	esticide was app	lied:		Lantana Spraying					
					- 1	U ISHW					
PPE (	used		Application Equ	uipmen	it	Pest Type			Application	Details	
Overalls		Х				Weed	Х	Spraying spe			
Rubber glo	THE PARTY OF THE P	Х	Spraytank/Han	d gun	Х	Insect		Water Volur	ne (L/ha)		
Respirator	/Mask	Х	Boom Spray	off bo		Disease		Nozzle		1001	lov Lide C
Goggles		X	Drench gun			Vertebrate pest		Pressure	1 01/0	1000	
Hat		Х	Other:			Other:		Pre-op Chec		Yes	No
Other:	10			0 - 0:	- 4	NI INW		Signs used to n	otily public?	Yes	No
No spray zo	one N/	Α	Yes Ne	ighbou	ırs	Notified		Date Notifie	d		
									1000	.986	ling to demy (
Spray	/ Mixture	Ins	gredients			Batch Number			Applio	ation Ra	te
						Product Used:					
Trade Nam	e:			70	J. S	111111111111111111111111111111111111111					
A: Graz	on Extra	611	nior di pionie	rect for	ī				500	ml/100L	Tank Swol
B: Star	ane Adva	nce	ed	97	0	87267			600	ml/100L	
C: 🗆			(/8/9)	to a tri		ey e-muye					
Active Con	stitute:										
A: Triclopy	r, Piclora	m,	Aminopyralid								
B: Fluroxyp	yr			1,20		Vieto(I)					
C:	413		THE RESIDEN	etal - ture		attaşW			1000	3 3mil	las g svet
APVMA Nu	ımber:					7 (2197)					
A: 60830/1	.05077		10/10/120	0.410		VI BOUNT					
B: 62287/1	17973					comet					
C:				1		VIII SID					
					'n	Diluent:		1/4			
			18			-00.9		and the same of			
						Wetting Agent:		- 13 - 1 A	101	311111111111111111111111111111111111111	THE PERSON
SP700			7.5	1	-	147311			350	ml/100L	
					-	Other Ingradients			1451,1837	- And the state of	
Reactor Re	d Duc	-		1		Other Ingredients			1	L/600L	
Neactor Ke	шъуе			1	-1	0152			1	L/ 000L	

Tank Distribution Details:

Tank 1 volume:	600/K	Weather and Time details @ start time: 600 cm
	00075	Delta T:
		Wind (speed & direction):
	以EN E2指 36	
		Observations:
Tank 2 volume: 600 L		Weather and Time details @ start time: 7.30 An
	Jarthy my	Delta T: Dassyla Law alkidyng markwing noligious of
		Wind (speed & direction):
HEY	Profession 1 say	Temp:
	(47/U) Sendo projekty.	Observations:
Tank 3 volume:	1.001	Weather and Time details @ start time: 9.00 Am
Last Last	000 C	Delta T:
1 1021 250	TO A STREET STREET AND ASSOCIATION OF THE STREET	Wind (speed & direction):
		Temp:
		Observations:
Tank 4 volume:	1.001	Weather and Time details @ start time: 10_05
	6000	Delta T:
		Wind (speed & direction):
	religie i skine	Temp:
		Observations:
Tank 5 volume:	60GL	Weather and Time details @ start time: 11.20
		Delta T:
3		Wind (speed & direction):
		Temp:
		Observations:
Tank 6 volume:	600L	Weather and Time details @ start time: 1.30 pm
		Delta T:
	1 4 5	Wind (speed & direction):
		Temp:
		Observations:

Additional Notes: He 2 man

6:00 - 2:30

Signature: \_

\_ Name

ison Shannon

Date: 2/1/24

#### Spray Plan and Application Record for TSME Services

Client Busin Name	ness	Somerset Ag Services Pty Ltd									
Property Address 452 – 486 Little's Road, I			i, I\	ORY CREEK QLD	431	13					
Operator's	Name		Travis Enks	- de	611	Philippine (Philippine)					
Phone:	0434 55	50 7	768	mun		Email:	ts	smeservices@gmail.com			
Description	of wher	e p	esticide was appl	ed:		Lantana Spraying					
			i s(normal	i ji ji		II SHAW					
PPE used Application Eq		Application Equi	pmer	nt				Application Details			
Overalls		X				Weed	X	Spraying speed (km/h)			
Rubber glo		Х	Spraytank/Hand	gun	Х	Insect		Water Volume (L/ha)			
Respirator	/Mask	X	Boom Spray	of The		Disease		Nozzle		The state	fine A STREET &
Goggles		Х	Drench gun			Vertebrate pest		Pressure			1
Hat		х	Other:			Other:		Pre-op Che	place that the first of the second second second	Yes	No
Other:			1068(534)	) B 18		H RADA I		Signs used to	notify public?	Yes	No
No spray zo	one N/	Α	Yes Nei	ghbou	irs i	Notified		Date Notifi	ed		
Treatment	commen	its/	Instructions:								
77.7	11 .00		New In electric pa	2 60		sitiesW Teristi ettalor			000		Tunk 4 year
Spray	Mixture	Ing	gredients			Batch Number			Applic	ation Ra	te
			1.00			Product Used:					
Trade Nam	e:			Min	11	regiser)					
A: Graz	on Extra	10	Paul City of Late Day			many being			500	ml/100L	SHE WAT
B: Star	ane Adva	nce	ed	9-	10	187267	7		600	ml/100L	
C: □.		٧	1016 Design			a Harry					
Active Con	stitute:			-							
A: Triclopy	r, Piclora	m,	Aminopyralid	N.							
B: Fluroxyp	yr					Sanda III					
C:	72 m		HALL BY HILLIGHT AND	art bu	0.1	attenty			21-100c		Review II
APVMA Nu	mber:					Tanes					
A: 60830/1	.05077		Hechwar	ų,		Manual					
B: 62287/1	17973				h	Summer					
C:				180	il t	PROGRAM I					
						Diluent:					
			- The	Ý.	ď				15.00		
				1		Wetting Agent:				LES TOP	1 IIIII OIT 2004
SP700 .		174 734			350ml/100L						
				-		Other Ingredients:	-				
Reactor Re	d Dve				1	O I/			811	L/600L	
Reactor Red Dye		(6)	40150				11/0001				

#### Tank Distribution Details:

Tank 1 volume: 600/43	Weather and Time details @ start time: 6:03
	Delta T:
	Wind (speed & direction):
ETER OTHERS	Temp: 17.3
754	Observations:
Tank 2 volume: 600 Lts	Weather and Time details @ start time: 7:55
THE SECTION OF THE SE	Delta T:
	Wind (speed & direction):
attend ned hard good a segri	Temp: 20.3
partit samples interes.	Observations:
Tank 3 volume: 6 00 CF	Weather and Time details @ start time: 9:58
LINE CONTRACTOR AND ASSESSMENT OF THE CONTRACTOR ASSES	Delta T:
( Set ) Early I seems when when heart	Wind (speed & direction):
Delinion etab	Temp: 24.6
	Observations:
Tank 4 volume: 6 COL	Weather and Time details @ start time: //:44
	Delta T:
	Wind (speed & direction):
(bigl) 2	Temp: 30./
	Observations:
Tank 5 volume: 6043	Weather and Time details @ start time:
18/8	Delta T:
	Wind (speed & direction):
	Temp: 25.4
	Observations:
Tank 6 volume: 600/15	Weather and Time details @ start time: 3.4
	Delta T:
7.8	Wind (speed & direction):
	Temp: 25.
	Observations:

Additional Notes:	6.00-	2	people

Name: 50 H / Haus Date: 27/4/2024

#### Tank Distribution Details:

Tank 1 volume: 600L	Weather and Time details @ start time:  2							
	Delta T:							
	Wind (speed & direction):							
MARCIN ROLL TO COLO	Temp:							
0.00%	Observations:							
Tank 2 volume:	Weather and Time details @ start time:							
	Delta T:							
- Un	Wind (speed & direction):							
	Temp:							
B_6328713975	Observations:							
Tank 3 volume:	Weather and Time details @ start time:							
Survey Warran	Delta T:							
	Wind (speed & direction):							
2 (Married)	Temp:							
WELLIA COST (IDEG)	Observations:							
Tank 4 volume:	Weather and Time details @ start time:							
A GOWNEY ANNUAL B270M	Delta T: Beganitation							
W. E. Grande Extra	Wind (speed & direction):							
The Mark The Transfer of the T	Temp:							
Suray Maxwe Engineers Successive	Observations:							
Tank 5 volume:	Weather and Time details @ start time:							
	Delta T:							
	Wind (speed & direction):							
Company and Programmer and American Security	Temp:							
No aprily zone   N/A   No.   Intilizanci Wolfler	Observations:							
Tank 6 volume:	Weather and Time details @ start time:							
ruster · a ri-Kou tru	Delta T:							
DESCRIPTION A ROOM SERVE DIVERS	Wind (speed & direction):							
DADESTIN A NUMBER OF STREET	Temp:							
TVT card   Application Equipment   \$10	Observations: VALUE MAIN DECEMBER							

Additional Notes: 12 - 4pm	Holes Indian Septem :							
PT10000 0854 850 768								
Openitional Marie 1, long that								
Signature:	Name: Travis	Date: 29/11/23						

### Spray Plan and Application Record for TSME Services

Client Bus Name	iness		Somerset Ag Services Pty Ltd											
Property Address 452 – 486 Little's Road, IV							VORY CRI	EEK QLD	431	13				
Operator's Name Travis Enks										- -				
Phone:	043	4 550	768				Email: tsmeservi			meservices@	rices@gmail.com			
Description of where pesticide was applied:						Lantana Spraying								
PPE	used		Applica	tior	n Equipmer	nt	Pest	Pest Type			Application	n Detail	S	
Overalls		X	Backpack			Weed			×	Spraying spe	ed (km/h)			
Rubber glo	oves	X	x Spraytank/Han		Hand gun	X	Insect			Water Volume (L/ha)				
Respirator	r/Mask	c x	Boom S	pra	У		Disease			Nozzle				
Goggles		X		gur	1			ate pest		Pressure				
Hat		X	Other:				Other:		- (	Pre-op Check OK?		Yes	No	
Other:	Mt.							Marine	7	Signs used to notify public? Yes			No	
No spray a		N/A	Yes		Neighbou	ırs	Notified	depend	117	Date Notified	d			
Treatmen	t comr	ments,	/Instructio	ons	:									
												W		
1 mm (2 A)		N. 72-10-10-10-10-10-10-10-10-10-10-10-10-10-	1000000450000						L Ph	0.100			Market .	
Spra	y Mixt	ure In	gredients					Number	1110		Appli	cation F	late	
4							Produ	ct Used:						
Trade Nan		OR IN ST						Parket			F0/	Dest / 4 0.0	1	
A: Grazon Extra					Manageboon or mod					500ml/100L				
B: Starane Advanced				BZ	B270M35248					600ml/100L				
C: 🗆	HIGE.							100			dening	DO:		
Active Cor	nstitut	e:												
A: Triclopy	SWINGS COLUMN	(0.10)	Aminopy	rali	d			40.510		MILL OF THE PARTY				
B: Fluroxy	pyr							Talg						
C:					4			Manifester.	110	The Property				
APVMA N	umber		V					PARAT						
A: 60830/	Name and Publishers and							Marine	1 31	d'in the	( I HEALI	4.7		
B: 62287/117973					Ī	Objections.			111					
C:							*	Diam'r.						
					0.00		Dilu	uent:		N POST STATE				
11 80														
							Wettin	g Agent:						
SP700	IIII.e.					7-	200	TRK		of The Course	350	0ml/100	L	
						-	Other In	gredients	:					
Reactor Red Dye			1015				1L/600L							
annered (a						1499	010			d & directions				



Appendix D: Letter confirming livestock removal from approved offset area



Mr Dave Franklin Project Director Stockland C/o Saunders Havill Group 9 Thompson Street Bowen Hills Qld 4006

12 April 2023

Mr Darren Jonsson Director One Environment GPO Box 1365 BRISBANE QLD 4001

Dear David,

#### EPBC2019/8539 Offset: Confirmation livestock removed from approved offset area

As per Condition 14 of the EPBC2018/8347 approval, we confirm no livestock has been kept by the property owner on any land obtained for approved offsets.

If you have any questions, please do not hesitate to contact me.

Your sincerely,

Darren Jonsson

Director



# Appendix E: Approved VDEC and supporting email



File/Ref number: 2022/002500 Unit: Vegetation Management Unit

21 December 2022

Mr Darren Jonsson c/- One Environment Suite 538 Jubilee Place L5 470 St Pauls Tce Fortitude Valley QLD 4006

Via email only: <a href="mailto:darren@oneenvironment.com.au">darren@oneenvironment.com.au</a>

Dear Mr Jonsson

# RE: Declaration made on part of lot 1 CSH1549 & 10,4,5,9 SP327519 - Somerset Regional Council

This is to advise you that a declaration has been made, consistent with your agreement on the above lot by the Department of Resources on 21 December 2022. A copy of each of the following certified documents is attached for your records:

- Declaration notice 2022/002500
- Declared area map (DAM 2022/002500)
- Declared area Property Map of Assessable Vegetation (PMAV 2022/002505)
- Cherry Gully & Avonvale Station Declared Area Management Plan; for EPBC2018/8347 – Providence East and South; One Environment, September 2022

Please note that in accordance with the declaration, management of the declared area, monitoring the condition of the declared area and reporting on the condition of the declared area will be required. Please refer to the declaration documents for the specifics regarding such requirements.

If a registered owner requires additional copies of the certified documents, these can be purchased at Department of Resources Customer Service Centres.

This declaration will be noted on the title of the lot subject to the declared area-binding management, monitoring and reporting responsibilities upon current and future owners.

If you wish to discuss these matters further, please contact Genevieve Verrall on telephone number 5352 4230 quoting reference number 2022/002500.

Yours sincerely

Maria Wiringi

Maria Wiringi

**Natural Resource Management Officer** 



## **Declaration notice – approval**

Sections 19E to 19L of the Vegetation Management Act 1999

#### 1. Details of request

1.1. Proponent's name: Somerset Offset Land Pty Ltd

1.2. Date request received: 22 August 2022

1.3. Request: declare stated land as an area of high nature conservation value

**1.4. Property description:** Lot 1 CSH1549 & 10,4,5,9 SP327519– Somerset

Regional Council

1.5. Land tenure: Freehold

**1.6. Decision reference**: 2022/002500

#### 2. Declaration information

#### 2.1. Declaration made:

The Chief Executive of the Department of Resources declares the area identified on Declared Area Map DAM 2022/002500 as an area of high nature conservation value in accordance with section 19F(1) of the *Vegetation Management Act 1999*.

The chief executive considers the declared area to meet the following criteria under section 19G of the *Vegetation Management Act 1999*—

The declared area is an area of high nature conservation value under section 19G(1)(b), as the area is: another area that contributes to the conservation of the environment.

The documents outlined in 2.2 form part of this declaration.

#### 2.2. Declaration documents:

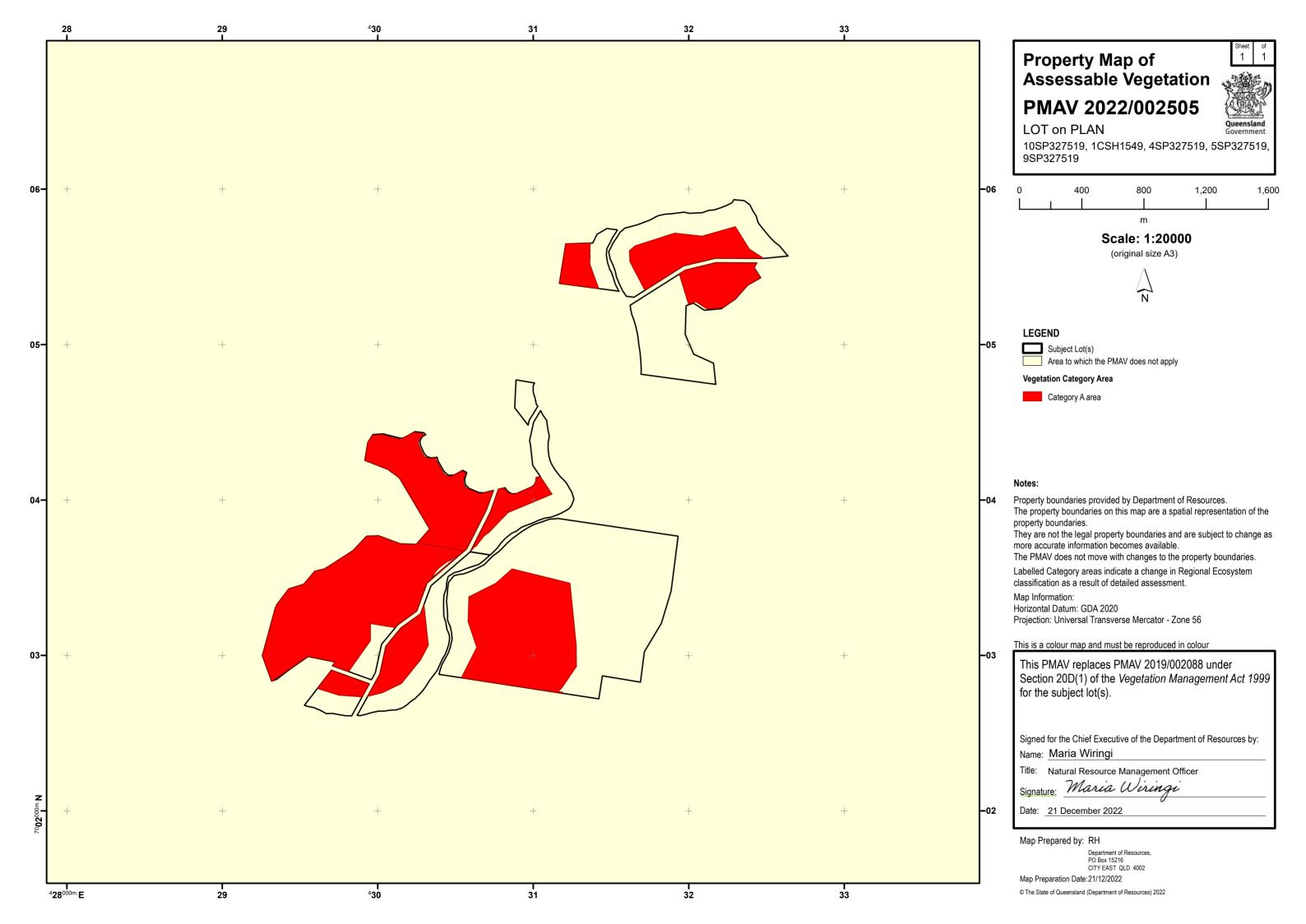
The following documents are part of this declaration, and must be read in conjunction with this notice:

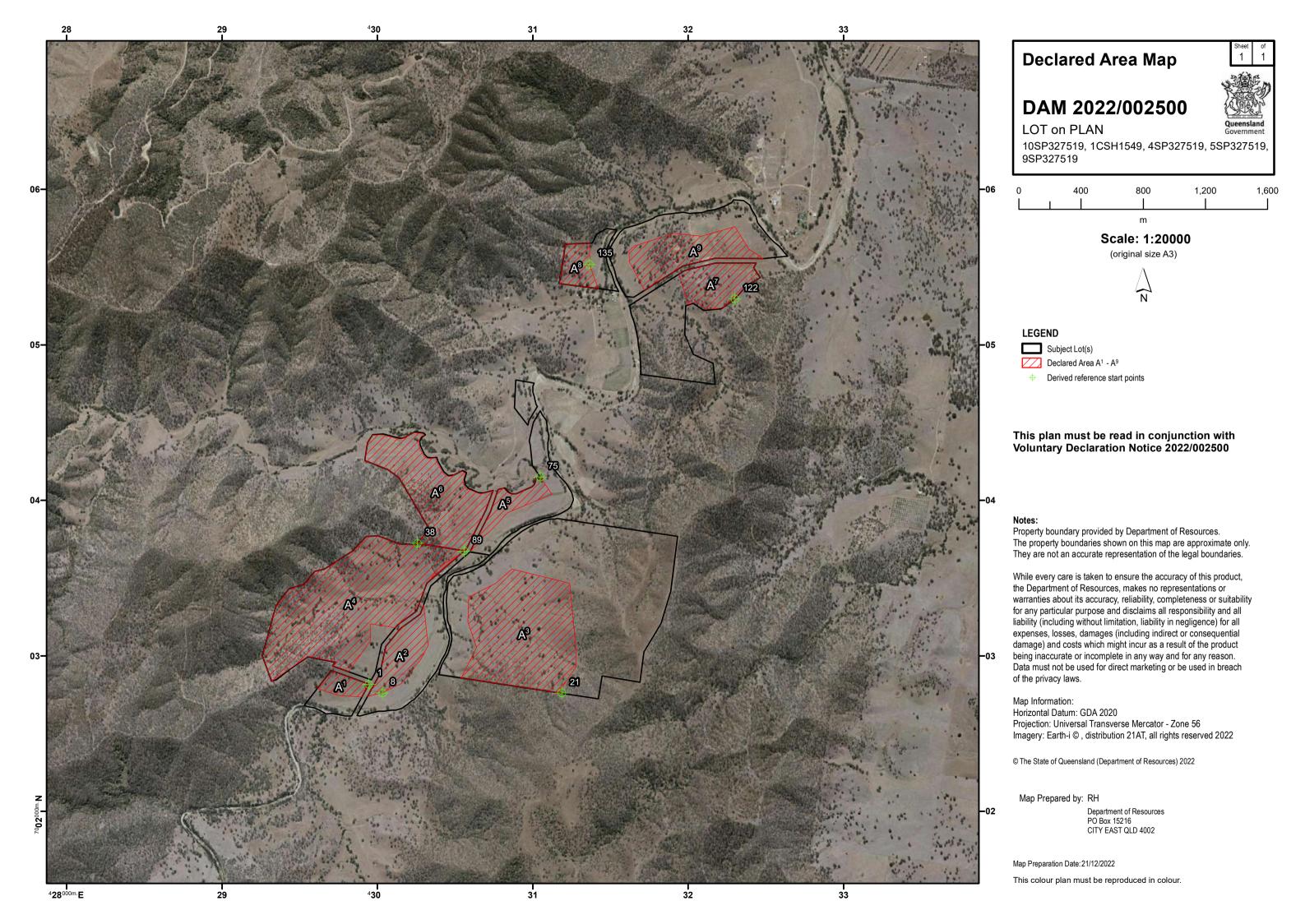
- Declared area map (DAM 2022/002500)
- Cherry Gully & Avonvale Station Declared Area Management Plan; for EPBC 2018/8347 – Providence East and South; One Environment, September 2022

#### 2.3. Property Map of Assessable Vegetation

In accordance with s20B of the *Vegetation Management Act 1999*, Property Map of Assessable Vegetation PMAV 2022/002505 has been prepared for the declared area.

- **2.4. Date of declaration**: 21 December 2022
- 3. Delegated officer's signature Maria Wiringi





From: Laura Thorley

Sent: Friday, 23 December 2022 8:49 AM

To: 'epbcmonitoring@dcceew.gov.au' < <a href="mailto:epbcmonitoring@dcceew.gov.au">epbcmonitoring@dcceew.gov.au</a> Cc: 'postapproval@dcceew.gov.au' < <a href="mailto:epbcmonitoring@dcceew.gov.au">epbcmonitoring@dcceew.gov.au</a>

Subject: FW: EPBC 2018-8347 Ripley Valley PDA Providence East and South Qld

#### Good Morning,

In accordance with Condition 13a of the approval conditions for EPBC 2018/8347 Ripley Valley PDA Providence East and South Qld, the Avonvale and Cherry Gully Offset Area (183 ha) was legally secured via voluntary declaration on 21 December 2022.

The following evidence has been provided in accordance with condition 13b:

- 1. Offset attributes excel file
- 2. Supporting evidence from the Queensland Department of Resources zip
- 3. Shapefiles zip

Should you have any questions, please don't hesitate to contact me.

Thanks,

Laura Thorley Senior Environmental Scientist Saunders Havill Group

direct line (07) 3251 9432 mobile 0435 841 252 email <a href="mailto:laurathorley@saundershavill.com">laurathorley@saundershavill.com</a>
phone 1300 123 SHG web <a href="mailto:www.saundershavill.com">www.saundershavill.com</a> head office 9 Thompson St Bowen Hills Q 4006