Native Vegetation Clearance

75-79 Hannaford Road
Blackwood

Data Report

Clearance under the *Native Vegetation Regulations 2017*

28/01/2026

Prepared by Ecosphere Ecological Solutions

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Document Control

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1 Application Information

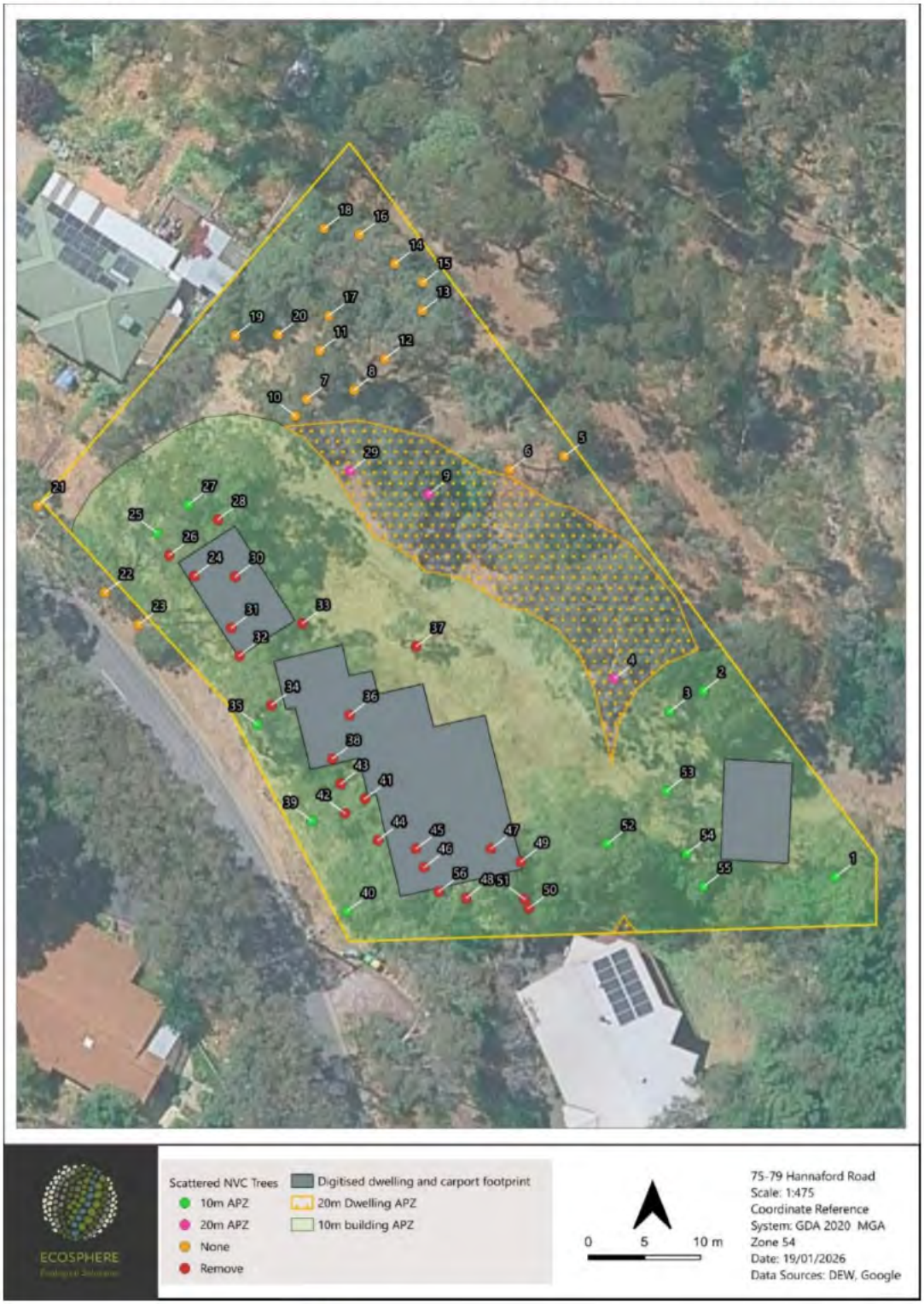
Table 1. Application Details

Applicant:			
Key contact:	GOODHOUSE Pty Ltd Sydenham Road, Norwood		
Landowner:	Liz and David Graetz E: graetzd@adam.com.au P: (Liz) 0422 554 500, (David) 0409 060 511		
Site Address:	75-79 Hannaford Road, Blackwood		
Local Government Area:	City of Mitcham	**Hundred:**	Adelaide
Title ID:	CT 6232/107	**Parcel ID:**	S121400 A50

Table 2. Summary of proposed clearance

Purpose of clearance	Clearance is required for the construction of a house, rainwater tank, effluent irrigation disposal area and a stormwater detention pit.
Native Vegetation Regulation	Regulation 12, Schedule 1; class 33 – New dwelling or building
Description of the vegetation under application	56 scattered trees within allotment over exotic grass and herbaceous species consisting of one *Eucalyptus camaldulensis* (River Red-Gum), 42 *Eucalyptus obliqua* (Messmate Stringybark) and one *Eucalyptus leucoxylon* ssp. *leucoxylon* (South Australian Blue Gum) from good to excellent in health.
Total proposed clearance - area (ha) and number of trees	19 scattered trees are proposed to be cleared to allow for construction of a new dwelling and associated carport and garden shed with up to 38 trees as a potential cumulative impact within the 20m APZ.
Level of clearance	Level 4
Overlay (Planning and Design Code)	Native Vegetation

Map of proposed clearance area (show as a minimum; property boundary and proposed clearance area)



Mitigation hierarchy	The house is located where cut and fill is minimized and to reduce the area of clearance within asset protection zones as much as possible while utilising the existing access track.
SEB Offset proposal	Payment into NV Fund $15,360.42

2 Purpose of Clearance

2.1 Description

The purpose of the clearance is for construction of a dwelling and associated infrastructure. This relates to a previous proposal for a dwelling which has since been reduced in extent. A report prepared by Hayley Merigot was undertaken which assessed all trees within the allotment and the data collected for each trees including location has been used as the basis for this updated tree assessment. For all relevant background material see the Merigot (2023) report.

This clearance proposal includes areas for an additional carport and a garden shed with associated 10m APZ's. In all the area is comprised of dwelling footprint and 2m allowance for construction activities plus a 20m APZ, carport and shed with 10m APZ's and provisions for cut and fill associated with the dwelling construction.

2.2 Background

2.2.1 Interim Biogeographic Regionalisation for Australia

The Interim Biogeographic regionalisation for Australia (IBRA) identifies geographically distinct bioregions based on common climate, geology, landform, native vegetation and species information. The bioregions are further refined into subregions and environmental associations.

The Project area is located within the Flinders Lofty Block bioregion and the Mount Lofty Ranges subregion, which has 15% native vegetation cover, of which 27% is formally protected in reserves or heritage agreements. It is within the Mt Terrible environmental association which has 41% native vegetation cover, of which 41% is formally protected in reserves or heritage agreements

2.2.2 Native Vegetation Information System

The National Vegetation Information System (NVIS) is a comprehensive data system that provides information of the extent and distribution of vegetation in Australian landscapes. The NVIS mapped the vegetation within the Project area as *Eucalyptus microcarpa* mid woodland over *Acacia pycnantha*, *Olea europaea* ssp. *europaea* over *Olearia ramulosa*, *Acacia paradoxa* tall shrubs over *Briza maxima*, *Astroloma humifusum*, *Lomandra densiflora*, *+/-Themeda triandra* low tussock grasses

2.3 General Location

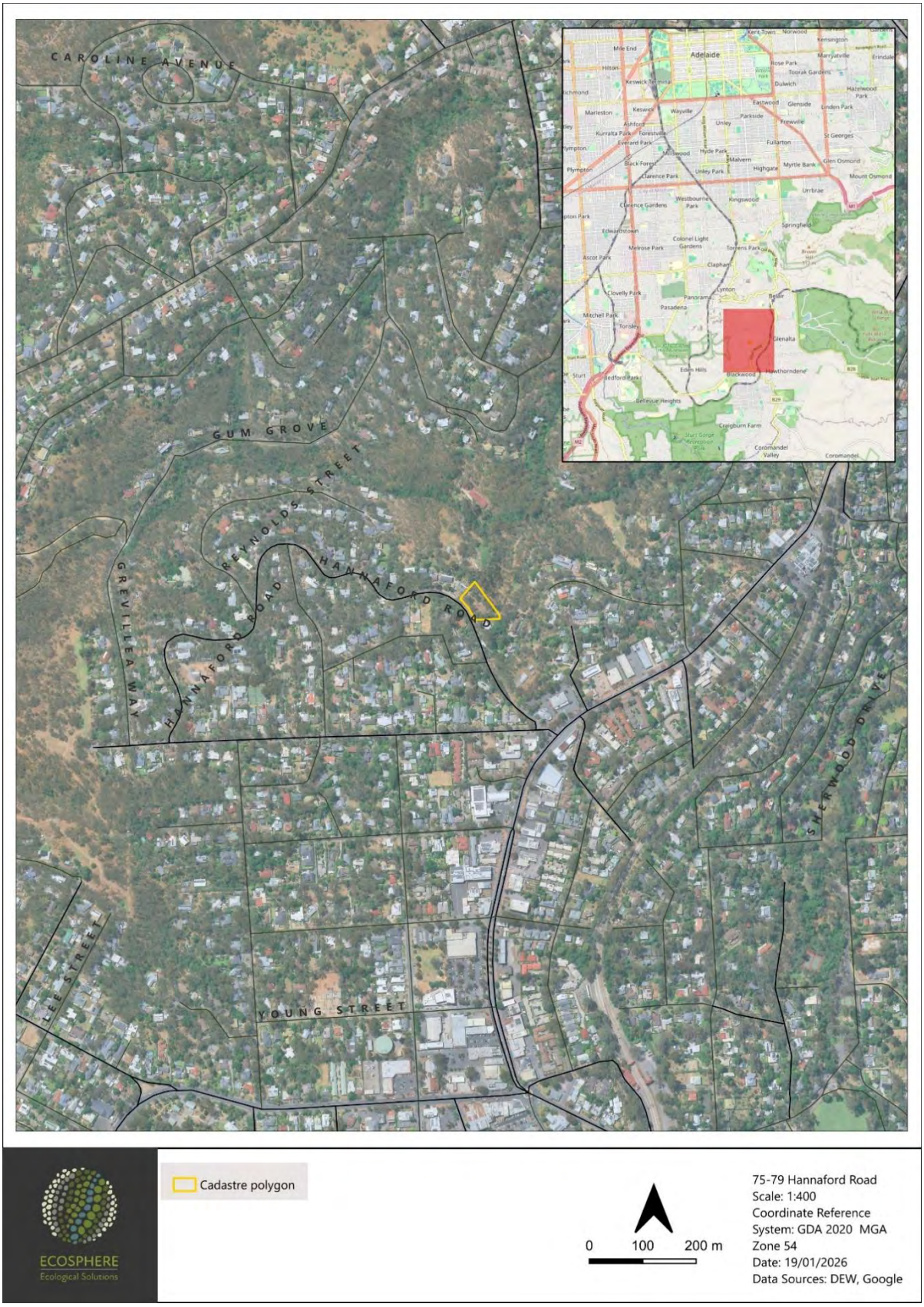


Figure 1. Location of 75-79 Hannaford Road, Blackwood

Figure 2. Cadastral boundary on low side of Hannaford Road with north eastern aspect.

2.4 Details of the Proposal

The proposed dwelling and infrastructure (Figure 3) consist of:

- Residential building
- Carport
- Shed
- Driveway (landscaping and improving accessibility)
- Fire tank

As per CFS requirements, the clearance incorporates a 0 to 20 m clearance buffer area from the building as part of the vegetation management zone. Additionally, as per CFS requirements, a rainwater tank will be installed near the road. The location of the house and infrastructure have been selected to minimise impacts to vegetation. This includes utilising the area of already cleared land for the location of the house, rainwater tanks, driveway and carparking space.

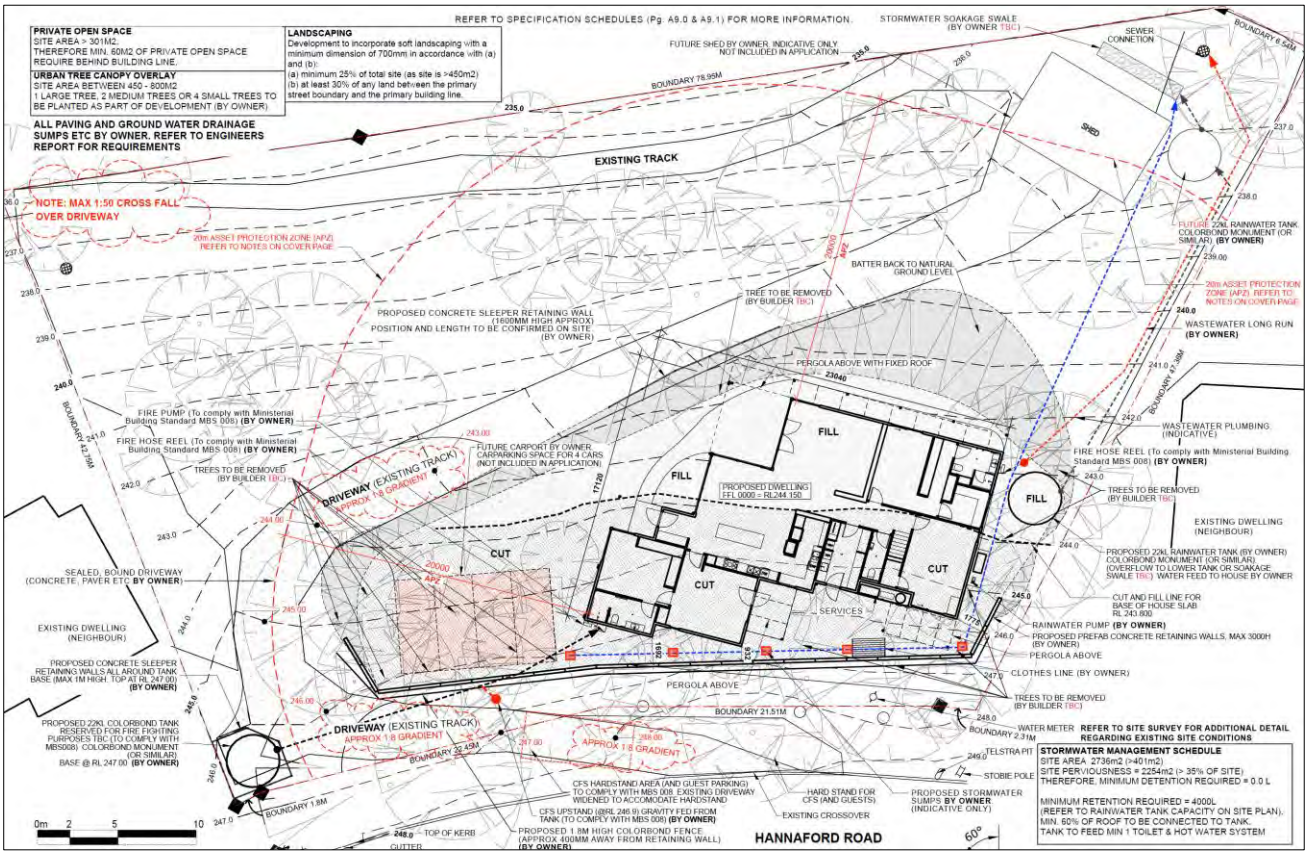


Figure 3. Project drawings showing footprint and planed tree removals.

2.5 Approvals Required or Obtained

Provide details of the following approvals or applications under the follow legislation, where relevant:

- *Native Vegetation Act 1991* (NV Act) (Clearance under the act is the subject of the current proposal)
- *Planning, Development and Infrastructure Act 2016* (PDI Act) (Development approval required for the current project however not under the significant and regulated tree overlay)
- *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act) (Desktop assessment and field survey undertaken to determine if Matters of National environmental Significance (MNES) occur within the Project area)

- *National Parks and Wildlife Act 1972* (NPW Act) (Desktop assessment and field survey undertaken to determine if state level threatened flora and fauna occur within the Project area)

2.6 Native Vegetation Regulation

The Native Vegetation Regulation under which the proposed clearance is suggested to be assessed is:

Schedule 1, Regulation 12; Clause 33 – New dwelling or building

2.7 Development Application Information

Under the PDI Act the site is zoned Hills Neighbourhood (Hn). Overlays that apply include:

- Hazards (Bushfire – Medium Risk)
- Hazards (Flooding – Evidence Required)
- Native Vegetation

Figure 4. Footprints for dwelling (centre), carport (north) and shed (eastern corner).

3 Methods

Ecosphere have not undertaken a field survey and data has been updated from the previous Merigot 2023 report as deemed appropriate from communication with Acting Team Leader Assessment and Compliance at NVC, Michael Scholich. The desktop assessment was updated to current taxonomic and conservation listing changes since the previous assessment however no new threatened species were deemed to become at risk of significant impacts associated with the project.

3.1 Field Survey

Field survey was undertaken by Hayley Merigot on 13 May 2023 using the scattered tree method. For all background information related to scattered tree assessment at this site refer to that report.

4 Assessment Outcomes

4.1 Vegetation Assessment

The description from the Merigot (2023) was described as:

- The property is a sloped block with an existing driveway that curves to the bottom of the property. The vegetation on the property consists of planted introduced and locally native tree species. The native vegetation consisted predominantly of scattered *Eucalyptus obliqua* (Messmate Stringybark). The *E. obliqua* range for smaller saplings to more mature trees. No trees within the Project Area were hollow bearing. The understorey within the Project Area was highly disturbed consisting of exotic grasses and herbs.

4.2 Scattered Trees

Under the new dwelling and associated infrastructure footprints, 38 individual NVC trees are located within the updated building footprints and out to the relevant asset protection zone (APZ) (Table 3 & Figure 5). This was comprised of one *Eucalyptus camaldulensis*, one *Eucalyptus leucoxylon* and 36 *Eucalyptus obliqua*. The loss factor of 1 (removal) to undertake the building project totalled 19 *Eucalyptus obliqua*. The remaining trees will be left within the allotment with the desired outcome for a bushland setting surrounding the house. Seven trees within these areas have died since the previous assessment as a result of the 2025 summer drought period. These were 3, 9, 29, 37, 41, 42 and 56.

Table 3. Scattered trees within footprints and APZ's

ID	Species	No of trees	Height	Diameter	Dieback	Biodiversity score	Loss Factor
1	*Eucalyptus camaldulensis var*	1	10.0	25	5	0.51	10m APZ
2	*Eucalyptus obliqua*	1	8.0	19	15	0.41	10m APZ
3	*Eucalyptus obliqua*	1	13.0	23.5	0	0.64	Dead
4	*Eucalyptus obliqua*	1	6.5	19.5	2	0.37	20m APZ
9	*Eucalyptus leucoxylon ssp*	1	3.0	5	0	0.18	Dead
24	*Eucalyptus obliqua*	1	11.0	31.5	0	1.02	Remove
25	*Eucalyptus obliqua*	1	14.0	27	10	1.09	10m APZ
26	*Eucalyptus obliqua*	1	10.0	26.5	30	0.41	Remove
27	*Eucalyptus obliqua*	1	10.5	28	0	0.61	10m APZ
28	*Eucalyptus obliqua*	1	10.0	28	0	0.59	Remove
29	*Eucalyptus obliqua*	1	0.5	1	0	0.12	Dead
30	*Eucalyptus obliqua*	1	8.5	26	1	0.51	Remove
31	*Eucalyptus obliqua*	1	7.0	21	5	0.40	Remove
32	*Eucalyptus obliqua*	1	8.0	33.5	0	0.59	Remove
33	*Eucalyptus obliqua*	1	8.0	14.5	0	0.36	Remove
34	*Eucalyptus obliqua*	1	8.5	21	5	0.45	Remove
35	*Eucalyptus obliqua*	1	6.5	18.5	15	0.36	10m APZ
36	*Eucalyptus obliqua*	1	6.5	24	10	0.42	Dead
37	*Eucalyptus obliqua*	1	6.0	17.5	10	0.34	Remove

ID	Species	No of trees	Height	Diameter	Dieback	Biodiversity score	Loss Factor
38	*Eucalyptus obliqua*	1	6.5	13	0	0.31	Remove
39	*Eucalyptus obliqua*	1	6.5	32	40	0.37	10m APZ
40	*Eucalyptus obliqua*	1	11.0	44.5	5	1.29	10m APZ
41	*Eucalyptus obliqua*	1	3.5	10	0	0.22	Dead
42	*Eucalyptus obliqua*	1	4.0	7	5	0.21	Dead
43	*Eucalyptus obliqua*	1	7.0	19.5	25	0.27	Remove
44	*Eucalyptus obliqua*	1	7.0	17	5	0.36	Remove
45	*Eucalyptus obliqua*	1	8.5	40	10	1.06	Remove
46	*Eucalyptus obliqua*	1	8.5	26	0	0.51	Remove
47	*Eucalyptus obliqua*	1	10.0	37	10	1.08	Remove
48	*Eucalyptus obliqua*	1	8.0	41.5	10	1.05	Remove
49	*Eucalyptus obliqua*	1	9.0	21.5	0	0.47	Remove
50	*Eucalyptus obliqua*	1	6.5	20	5	0.38	Remove
51	*Eucalyptus obliqua*	1	5.0	3	0	0.20	Remove
52	*Eucalyptus obliqua*	1	6.0	15.5	0	0.32	10m APZ
53	*Eucalyptus obliqua*	1	8.0	17	5	0.39	10m APZ
54	*Eucalyptus obliqua*	1	9.5	22	5	0.49	10m APZ
55	*Eucalyptus obliqua*	1	8.0	27.5	10	0.51	10m APZ
56	*Eucalyptus obliqua*	1	0.9	1	0	0.12	Dead

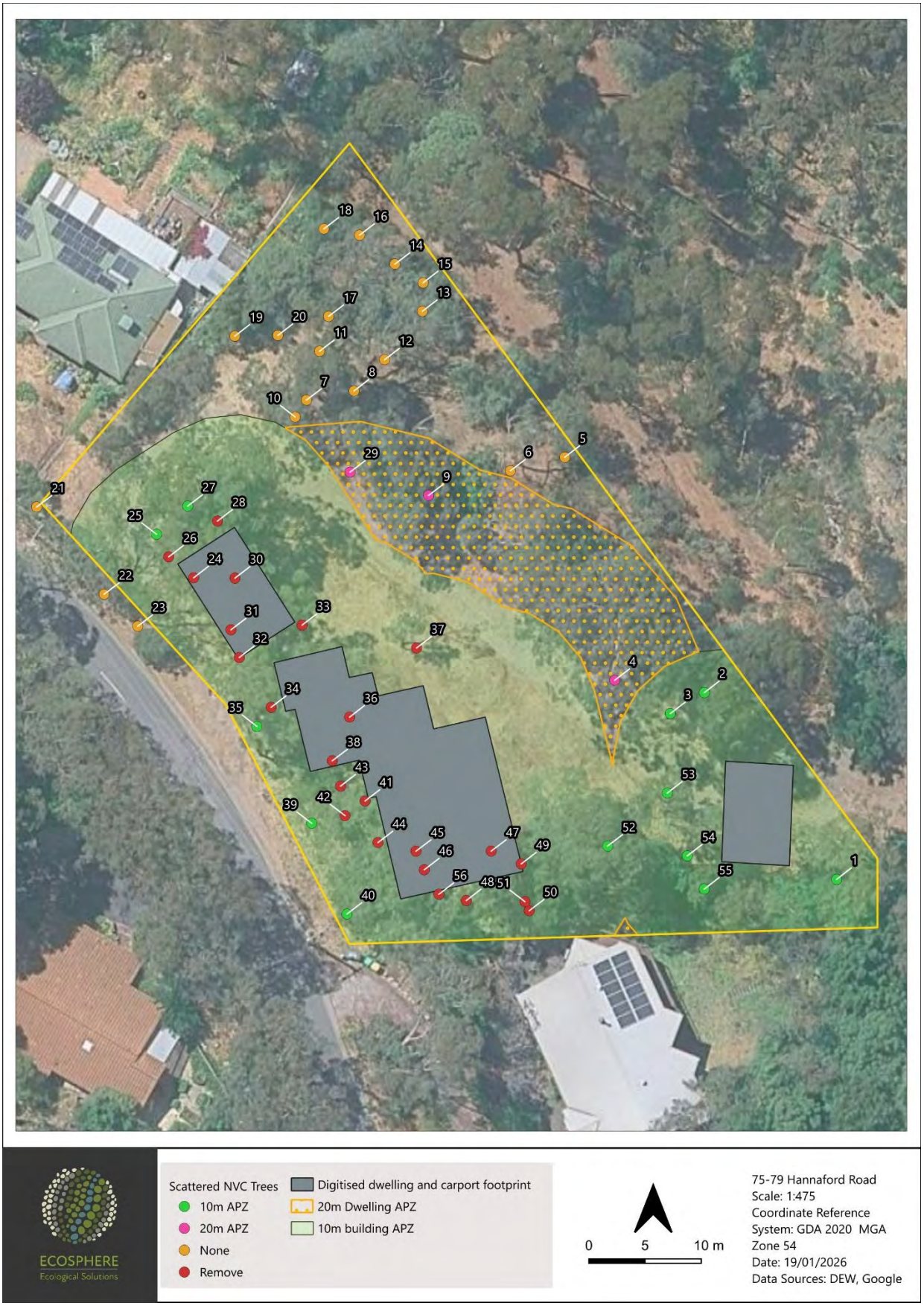


Figure 5. Scattered trees with relevant impact and APZ's

4.3 Threatened Species Assessment

4.3.1 EPBC PMST Search Summary

A total of 43 listed threatened species and 23 migratory species were identified by the EPBC Act PMST report as potentially occurring or having suitable habitat potentially occurring within 5 km of the Project area (DCCEEW 2025) (Table 4). This was made up of 23 bird species, two mammals, 16 plants and one reptile species. The ecological MNES protected under the EPBC Act to this report are discussed in detail below.

Table 4. PMST ecological MNES results summary.

Search Area (5km Buffer)	Matters of National Environmental Significance	Identified within search area
	World Heritage Properties	0
	National Heritage Places	0
	Wetlands of International Importance (RAMSAR)	0
	Great Barrier Reef Marine Park	0
	Commonwealth Marine Area	0
	Listed Threatened Ecological Communities	1
	Listed Threatened Species	43
	Listed Migratory Species	14
	Other Matters Protected by the EPBC	
	Commonwealth Lands	3
	Commonwealth Heritage Places	0
	Listed Marine Species	23
	Whales and Other Cetaceans	0
	Critical Habitats	0
	Commonwealth Reserves Terrestrial	0
	Australian Marine Parks	0
	Habitat Critical to the Survival of Marine Turtles	0
	Extra Information	
	State and Territory Reserves	31
	Regional Forest Agreements	0
	Nationally Important Wetlands	0
	EPBC Act Referrals	12
	Key Ecological Features	0
	Biologically Important Areas	0
	Bioregional Assessments	0
	Geological and Bioregional Assessments	0

4.3.2 Threatened Ecological Communities

One Threatened Ecological Community (TEC) was identified in the PMST as potentially occurring within 5 km of the project area, The TEC is described in detail in Grey Box (*Eucalyptus microcarpa*) Grassy Woodlands and Derived Native Grasslands of South Eastern Australia: A guide to the identification, assessment and management of a nationally threatened ecological community (SEWPAC, 2012).

Although the Project Area is within the known distribution of this TEC, Grey Box does not occur within the Project Area and as such is not considered to be the EPBC Act listed Endangered community.

4.3.3 Nationally Threatened Flora

Seventeen flora species listed as threatened under the EPBC Act were identified in the PMST report as potentially occurring or having suitable habitat within 5 km of the Project area. None of these species were listed by the PMST as 'Known' to occur within the search area, and no species had historical records since 1995, therefore will not be discussed further in this report.

Of the 17 nationally listed threatened flora species identified in the PMST or BDBSA search, 3 were listed as 'known' or 'likely' to occur within 5 km of the Project Area. Based on known distributions, records, and suitability of habitat, three have been assessed as possible to occur within the Project Area:

- *Prasophyllum pallidum (Pale Leek-orchid) (EPBC Act: VU; NPW Act: R);*
- *Prasophyllum pruinosum (Plum Leek-orchid) (EPBC Act: EN; NPW Act: E); and*
- *Veronica derwentiana ssp. homalodonta (Mount Lofty Speedwell) (EPBC Act: CE; NPW Act: E).*

A BDBSA data extract from NatureMaps found an additional 42 State listed species with records within 5 km of the Project Area since 1995. Based on known distributions, records, and suitability of habitat, 14 are assessed as possible to occur within the Project Area:

- *Bothriochloa macra* (Red-leg Grass) (NPW Act: R);
- *Caladenia pusilla* (Pigmy Caladenia) (NPW Act: R);
- *Diuris behrii* (Behr's Cowslip Orchid) (NPW Act: V);
- *Dianella longifolia* var. *grandis* (Pale Flax-lily) (NPW Act: R);
- *Eryngium ovinum* (Blue Devil) (NPW Act: V);
- *Festuca benthamiana* (Bentham's Fescue) (NPW Act: R);
- *Glycine tabacina* (Variable Glycine) (NPW Act: V);
- *Logania saxatilis* (Rock Logania) (NPW Act: R);
- *Rytidosperma laeve* (Smooth Wallaby-grass) (NPW Act: R);
- *Sphaerolobium minus* (Leafless Globe-pea) (NPW Act: R);
- *Thelymitra carnea* (Small Pink Sun-orchid) (NPW Act: R);
- *Thelymitra flexuosa* (Twisted Sun-orchid) (NPW Act: R);
- *Thelymitra grandiflora* (Great Sun-orchid) (NPW Act: R); and
- *Thelymitra ixioides* (Spotted Sun-orchid) (NPW Act: E).

Table 5. EPBC and NPW listed threatened flora species potentially occurring in the Project area identified in the PMST (Source 1) and BDBSA (source 2) database searches updated from Merigot 2023.

Scientific Name	Common Name	EPBC Act	NPW Act	Data source	PMST likelihood/ Date of last record	Species known habitat preferences	Likelihood of use for habitat – Comments
Acacia dodonaeifolia	Hop-bush Wattle		R	2	2017	Endemic to SA and found mainly on southern Eyre Peninsula and southern Mt Lofty Ranges. Grows in woodland and open forest vegetation in hard acidic, yellow duplex, red shallow porous loamy, sandy alkaline yellow duplex soils (SSCC 2018).	**Unlikely** –
Acacia iteaphylla	Flinders Ranges Wattle		R	2	2022	Naturally occurs in the Flinders Ranges, across to the Gawler Ranges, and on the Eyre Peninsula. Naturalised beyond its native range in some parts of south-eastern and southern SA (SSCC 2018).	**Unlikely –**
Allocasuarina robusta	Mount Compass Oak-bush	EN	E	2	2001	Associated with swamps of the Fleurieu Peninsula. Grows in low-lying areas with sandy loam soil, often around the margins of swamps and creeks (Willson and Bignall 2009).	**Unlikely**
Amphibromus archeri	Pointed Swamp Wallaby-grass		R	2	2017	Grows in damp areas such as lagoons, waterholes, and swamps, often on predominantly sandy soils. Found in KI, in the Mount Lofty Ranges and in the southeast of SA (SSCC 2018).	**Unlikely** –
Anogramma leptophylla	Annual Fern		R	2	2005	Common on damp banks and ground amongst grasses or in rocky crevices.	**Unlikely**
Austrostipa densiflora	Fox-tail Spear-grass		R	2	2008	Found in the Flinders Ranges, southern Mount Lofty Ranges and Kangaroo Island, growing in rocky site on sandy, shallow rock or low-fertility soils. Has a distinct dense flower head (SSCC 2018).	**Unlikely**
Austrostipa gibbosa	Swollen Spear-grass		R	2	2021	Occurs in the southern Flinders Ranges, Mount Lofty Ranges and the South-east in SA growing on rich loamy soil along creeks and seasonally wet areas in woodland and grassland (SSCC 2018).	**Unlikely**
Austrostipa multispiculis	Many-flowered Spear-grass		R	2	2021	Endemic to South Australia and found on the Yorke Peninsula, Kangaroo Island and the Mount Lofty Ranges growing on limestone loams and sandy loams in woodland and grassland (SSCC 2018).	**Unlikely**.
Bothriochloa macra	Red-leg Grass		R	2	2013	Mainly found in open grassy woodland communities and is often found in disturbed sites. More common in the SE of SA (SSCC 2018).	**Possible** –

Scientific Name	Common Name	EPBC Act	NPW Act	Data source	PMST likelihood/ Date of last record	Species known habitat preferences	Likelihood of use for habitat – Comments
Caladenia argocalla	White-beauty Spider-orchid	EN	E	1	Known	Endemic to the Mount Lofty Ranges Region of SA. Occurs in intact grassy woodlands often with *E. leucoxylon* (South Australian Blue Gum) and *Allocasuarina verticillata* (Drooping Sheoak). Usually grows on a gentle slope with a southerly	**Unlikely**
Caladenia behrii	Pink-lipped Spider-orchid	EN	E	1, 2	Known / 2001	Occurs on the Fleurieu Peninsula of SA. Grows in fertile, shallow loams, amongst *Eucalyptus goniocalyx / E. fasciculosa* woodland and amongst *E. obliqua / E. microcarpa / E. leucoxylon* woodland. The understorey is usually open and shrubby. Also recorded amongst *E. fasciculosa* & *Xanthorrhoea semiplana*. Generally found in quartzite-derived soils on steep south facing slopes but also on ridge tops and occasionally near creek beds. Often grows alongside bushwalking paths, vehicle tracks or roads due to the openness of these locations (TSSC 2021).	**Unlikely** –
Caladenia gladiolata	Bayonet Spider-orchid	EN	E	1	Likely	Occurs singly or in small groups in shrubby or grassy woodland and forest in well-drained soils dominated by *Eucalyptus leucoxylon, Eucalyptus cladocalyx* or *Eucalyptus fasciculosa*. Only known from a few populations (Quarmby 2010).	**Unlikely**
Caladenia leptochila ssp. *leptochila*	Narrow-lip Spider-orchid		R	2	2017	Found growing in clay or gravelly soils in shrubby forest in the Mount Lofty Ranges (Jones, 2006).	**Unlikely** –
Caladenia pusilla	Pigmy Caladenia		R	2	2016	It is widespread but localised, mostly in damp heathland and woodland near the coast and dry sclerophyll forest inland, often on well-drained sandy soils (Royal Botanic Gardens Victoria 2020).	**Possible**
Caladenia rigida	Stiff White Spider-orchid	EN	E	1	Known	Inhabits ridge tops and hillslopes in grey-brown loam often associated with coarse quartzite gravel or sandstone pebbles. Vegetation is usually an open-forest with a relatively open understorey of low shrubs and sedges (Quarmby 2010).	**Unlikely**
Caladenia tensa	Greencomb Spider-orchid	EN		1	Likely	Aeolian sand deposits in Callitris, *E. leucoxylon* Woodland and *Melaleuca uncinata* mallee in Murray-Darling Depression bioregion. Winter active geophyte, with long narrow leaf emerging, followed by 1-2 flowers (TSSC 2016a).	**Unlikely**

Scientific Name	Common Name	EPBC Act	NPW Act	Data source	PMST likelihood/ Date of last record	Species known habitat preferences	Likelihood of use for habitat – Comments
Cardamine gunnii	Spade-leaf Bitter-cress		V	2	2019	Found primarily in the lower South-east in South Australia, growing in moist habitats. Previously known only from one Native Forest Reserve in lowland redgum swamps (SSCC 2018).	**Unlikely**
Carex gunniana	Mountain Sedge		R	2	2018	It occurs mainly on swampy and damp ground primarily alongside streams and watercourses.	**Unlikely**
Cladium procerum	Leafy Twig-rush		R	2	2014	Found in northern and southern Flinders Ranges, southern Mount Lofty Ranges and lower South-east in South Australia growing in coastal swamps and margins of deep-water creeks (SSCC 2018).	**Unlikely**
Correa glabra var. *leucoclada*	Rock Correa		R	2	2019	Found in the southern Mount Lofty ranges in South Australia, growing in hilly areas along banks of streams in shady spots (SSCC 2018).	**Unlikely**
Dennstaedtia davallioides	Lacy Ground-fern		E	2	1996	Naturalised in SA, located in the SE. Occurs on rainforest margins or moist sites in tall open forest.	**Unlikely**
Dianella longifolia var. *grandis*	Pale Flax-lily		R	2	2022	Occurs under a variety of overstorey Eucalypt species but is a grassy woodland specialist, e.g., Blue Gum, Candlebark, Manna Gum, Stringybark and Grey Box.	**Possible**
Diuris behrii	Behr's Cowslip Orchid		V	2	2022	Found in the southern Flinders Ranges and the Mount Lofty Ranges with a few records from Eyre Peninsula growing in native grassland, open woodland and grassy forest; grows on more fertile soils, especially amongst *Themeda* sp. (Kangaroo Grass) and *Triodia* on gentle slopes and flats (SSCC 2018).	**Possible**
Drosera praefolia	Early Sundew		R	2	1995	Usually occurs in dry exposed sites in compacted clay-sand in low woodland associated with *Eucalyptus fasciculosa, Acacia paradoxa, Allocasuarina verticillata, Xanthorrhoea semiplana*. Often on exposed ridge tops but extending almost to sea level. Commonly occurs with other *Drosera* spp. An isolated population occurs in Mount Bold (Bates 1991).	**Unlikely**
Eryngium ovinum	Blue Devil		V	2	2021	Found in the wetter parts of the Mount Lofty Ranges and a few sites in the lower South-East in South Australia, growing in open woodland on damp clay and sandy soils (SSCC 2018).	**Possible**

Scientific Name	Common Name	EPBC Act	NPW Act	Data source	PMST likelihood/ Date of last record	Species known habitat preferences	Likelihood of use for habitat – Comments
Eucalyptus fasciculosa	Pink Gum		R	2	2022	Grows on moist, well-drained alluvial soils near watercourses but also grows on drier sites at higher altitudes. Tolerates snow and some flooding (Nicolle, 2013).	**Unlikely**
Eucalyptus viminalis ssp. *viminalis*	Manna Gum		R	2	2022	Generally recorded as growing in mallee scrubland but has also been found growing in coastal heathlands, sclerophyll forests and woodlands. It is also found in heathy openings in wet sclerophyll forest and in a swamp at Mt Compass (Nicolle, 2013).	**Unlikely**
Festuca benthamiana	Bentham's Fescue		R	2	2013	Limited information available, distribution widespread but localised in SA. Known from the	**Possible**
Glycine latrobeana	Clover Glycine	VU	V	1	Known	Inhabits native grasslands, dry sclerophyll forests, woodlands and low open woodlands, typically with a grassy ground layer, and growing on undulating plains. Prefers gentle south-west facing ridge slopes and lower south facing river valley slopes (Carter and Sutter 2010).	**Unlikely**
Glycine tabacina	Variable Glycine		V	2	2021	Found in the southern Flinders Ranges, southern Mount Lofty Ranges and the lower South-east in South Australia, growing in *Eucalyptus camaldulensis* woodland, more often in shady or moist gullies on sandy loam soils (SSCC 2018).	**Possible**
Grevillea angustiloba ssp. *wirregaensis*	Dissected Holly-leaf Grevillea		E	2	2017	Primarily found in the SE of South Australia, in heath and mallee woodland.	**Unlikely**
Grevillea aquifolium	Prickly Grevillea		R	2	2011	On calcareous sand in sclerophyllous woodland, and in heath on sands, limestone pavements and sandstone outcrops.	**Unlikely** .
Isoetes drummondii ssp. *drummondii*	Plain Quillwort		R	2	2004	Growing in wet depressions subject to flooding in the winter and spring months.	**Unlikely**
Juncus amabilis			V	2	2013	Found in the southern Mount Lofty Ranges and the South-east in South Australia, growing damp sites.	**Unlikely** –
Juncus australis	Austral Rush		R	2	2009	Found in the southern Mount Lofty Ranges and the South-east in South Australia, growing in wet or seasonally wet situations in grasslands and woodlands (SSCC 2018).	**Unlikely** –
Juncus prismatocarpus	Branching Rush		E	2	2018	Found at Mypolonga and Mount Compass in South Australia, growing along the edges of creeks and rivers near permanent water (SSCC 2018).	**Unlikely**

Scientific Name	Common Name	EPBC Act	NPW Act	Data source	PMST likelihood/ Date of last record	Species known habitat preferences	Likelihood of use for habitat – Comments
Logania saxatilis	Rock Logania		R	2	2020	Occurs in the FR, NL, MU, SL regions of SA. Associated with Grassy Woodlands in the foothills and hills face of the Southern Lofty Ranges.	**Possible**
Luzula ovata	Clustered Wood-rush		R	2	2013	Occurs in the Mount Lofty Ranges and the lower South-east in South Australia, growing in swampy areas (SSCC 2018).	**Unlikely** –
Microtis rara	Sweet Onion-orchid		R	2	2016	Uncommon plant occurring in small groups around permanent swamp margins often in deeply shaded places and flowering more freely after bushfires.	**Unlikely** –
Olearia pannosa ssp. *pannosa*	Silver Daisy-bush	VU	V	1	Likely	Endemic to SA, scattered throughout agricultural areas. Occurring in sandy flat areas and in hilly rocky areas in woodland or mallee, including overlapping with Peppermint Box Grassy Woodland of SA (DOE 2013).	**Unlikely** –
Prasophyllum pallidum	Pale Leek-orchid	VU	R	1, 2	Known / 2017	Pale Leek-orchid is known singly or in groups in better soils of woodland and grassy open forest. Recorded in woodlands and forests dominated by *Eucalyptus leucoxylon, E. goniocalyx, E. fasciculosa,* *E. microcarpa, Callitris gracilis/Eucalyptus fasciculosa*, and *Allocasuarina verticillata* (Bates 2009).	**Possible** –
Prasophyllum pruinosum	Plum Leek-orchid	EN	E	1, 2	Known / 2017	It has been recorded in the Adelaide and MLR region from eight geographically isolated and distinct locations, which extend from the Barossa Valley to Belair NP. Preferred habitat includes open woodland and grassy forest, in the open or in the	**Possible** –
Pterostylis arenicola	Sandhill Greenhood	VU	V	2	2012	Occurs within mallee communities that are usually dominated by *Eucalyptus porosa, Eucalyptus diversifolia, Acacia pycnantha*, and *Allocasuarina verticillata*, with understorey typically composed of open shrub, heath, sedge and grass (DEWHA 2008).	**Unlikely**
Pterostylis cucullata ssp. *sylvicola*	Leafy Greenhood	VU	E	1, 2	Known / 2016	There are two subspecies of *Pterostylis cucullata.* One is a coastal ssp. that occurs in stabilised coastal sand dunes, on open ground but under a scrub layer. The other ssp. is a montane variety which occurs on riverbanks or protected alluvial flood plains (TSSC 2016b).	**Unlikely**
Pterostylis curta	Blunt Greenhood		R	2	2018	Often in moist shaded areas on heavy to well-drained soils mostly in open forest and wet sclerophyll forests and coastal scrub.	**Unlikely** – .

Scientific Name	Common Name	EPBC Act	NPW Act	Data source	PMST likelihood/ Date of last record	Species known habitat preferences	Likelihood of use for habitat – Comments
Pterostylis foliata	Slender Greenhood		R	2	2018	Occurs in small groups in sheltered, shaded spots in open forest often with *Eucalyptus fasciculosa* and colonising *Pinus radiata* plantations. Widespread but uncommon in the Adelaide hills (eFlora 2007).	**Unlikely** – .
Ptilotus angustifolius	Narrow-leaf Yellow-tails		E	2	2017	Endemic to South Australia and found near Quorn, north-east of Port Augusta, south to Victor Harbor, growing on rocky slopes or hills, occurring with *Eucalyptus microcarpa* (SSCC 2018).	**Unlikely** –
Rytidosperma laeve	Smooth Wallaby-grass		R	2	2013	Ecologically variable, from alpine moorland to open grassland or light woodland, often in seasonally damp habitats (Sharp and Simon 2002).	**Possible**
Sphaerolobium minus	Leafless Globe-pea		R	2	2019	Scattered mainly across higher rainfall parts of SA and southern Victoria, occurring in sclerophyll forests, woodlands and heathlands Royal Botanic Gardens Victoria 2020).	**Possible**
Stellaria angustifolia ssp. *tenella*	Swamp Starwort		R	2	2013	Found on Kangaroo Island, southern Mount Lofty Ranges and the lower South-east in South Australia, growing in in moist areas around swamps, rivers, lakes or dams often found growing in muddy or grassy areas after water has receded (SSCC 2018).	**Unlikely** –
Thelymitra carnea	Small Pink Sun-orchid		R	2	2017	Widespread and relatively common, solitary or in small colonies, occurring in a variety of habitats, from margins of swampy heaths to open-forests of drier areas (Royal Botanic Gardens Victoria 2020).	**Possible** –
Thelymitra flexuosa	twisted Sun-orchid		R	2	2016	Occurs singly or as small clumps of plants in soil which is very wet in winter, in open forest or heathland in higher rainfall districts (eFlora 2007).	**Possible** – .
Thelymitra grandiflora	Great Sun-orchid		R	2	2020	Occurs singly or as small clumps of plants in forest clearings, woodland and scrub in well drained gravelly clay soils which may be laterite or podsol's, or mixed with sand, extending to dry rocky ridges in better soils (Bates 2009).	**Possible** – .
Thelymitra ixioides	Spotted Sun-orchid		E	2	2013	Found in the southern Mount Lofty Ranges and the lower South-east in South Australia, growing in woodland or swampy ground (SSCC 2018).	**Possible** –
Thelymitra matthewsii	Spiral Sun-orchid	VU	E	1	Likely	Favours open forests and woodlands in well-drained sand and clay loams. It is a post-disturbance coloniser that is usually found in open areas around old quarries and gravel pits, on road verges, disused tracks and animal trails. In SA, it is	**Unlikely** –.

Conservation status: EPBC Act; CR = Critically Endangered, EN = Endangered, VU = Vulnerable. NPW Act: E = Endangered, V = Vulnerable, R = Rare.

4.3.4 Threatened Fauna

Of the 43 nationally listed threatened fauna and migratory species identified in the PMST or BDBSA search, 23 were listed as 'known' or 'likely' to occur within 5 km of the Project Area. Based on known distribution, records, and suitability of habitat, one was assessed as likely to occur within the Project Area:

- *Pteropus poliocephalus* (Grey-headed Flying-fox) (EPBC Act: VU; NPW Act: R).

Additionally, based on known distributions, records, and suitability of habitat, two are assessed as possible to occur within the Project Area:

- *Isoodon obesulus obesulus* (Southern Brown Bandicoot) (EPBC Act: EN; NPW Act: V); and
- *Zoothera lunulata halmaturina* (South Australian Bassian Thrush) (EPBC Act: EN; NPW Act: R).

A BDBSA data extract from NatureMaps found an additional 16 State listed species with records within 5 km of the Project Area since 1995. Based on known distributions, records, and suitability of habitat, 3 are considered likely to occur within the Project Area:

- *Falco peregrinus macropus (Peregrine Falcon) (NPW Act: R);*
- *Petroica boodang boodang (Scarlet Robin) (NPW Act: R); and*
- *Zanda funerea whiteae (Yellow-tailed Black Cockatoo) (NPW Act: V).*

Additionally, based on known distributions, records, and suitability of habitat, five State listed species are assessed as possible to occur within the Project Area:

- *Antechinus flavipes (Yellow-footed Antechinus) (NPW Act: V);*
- *Coturnix ypsilophora australis (Brown Quail) (NPW Act: V);*
- *Falcunculus frontatus frontatus (Eastern Shriketit) (NPW Act: R);*
- *Lophoictinia isura (Square-tailed Kite) (NPW Act: E); and*
- *Trichosurus vulpecula (Common Brushtail Possum) (NPW Act: R).*

Only species listed as known or likely to occur in the PMST search or those with BDBSA records since 1995 within

5 km of the Project Area are discussed further and assessed for potential occurrence within the Project Area (Table 7).

Table 6. EPBC and NPW listed threatened fauna and migratory species identified in the PMST (Source 1) and BDBSA (Source 2) database searches.

Scientific Name	Common Name	EPBC Act	NPW Act	Data source	likelihood/ Date of last record	Species known habitat preferences	Likelihood of use for habitat – Comments
AMPHIBIA							
Pseudophryne bibronii	Brown Toadlet		R	2	2010	In SA, it occurs in the SE, KI, MLR and FR regions. Found in damp areas with cover provided by logs and stones. Occupies forests, heathlands and grasslands. Occasionally utilizes small temporary dams and vegetated roadside drainage lines and ditches which are characterized by leaf litter and grassy debris (Wilson and Bignall 2009).	**Unlikely**
AVES							
Actitis hypoleucos	Common Sandpiper	Mi (W)	R	1	Likely	Varied coastal and interior wetlands: narrow muddy edges of billabongs, river pools, mangroves, among rocks reefs and rocky beaches (Morcombe 2021).	**Unlikely**
Aphelocephala leucopsis	Southern Whiteface	VU		1	Likely	Occurs in open woodland and shrubland habitat with an understorey of grasses and / or low shrubs. Suitable habitat is usually dominated by *Acacia* spp. or *Eucalyptus* spp. on ranges, foothills, lowlands and plains (DCCEEW 2023b).	**Unlikely**
Apus pacificus	Fork-tailed Swift	Mi (Ma)		1	Likely	Widespread but almost exclusively aerial. Mostly occur over inland plains and dry or open habitats.	**Unlikely**
Botaurus poiciloptilus	Australasian Bittern	EN	E	1	Known	Freshwater wetlands and rarely in estuaries or tidal wetlands, favouring wetlands dominated by sedges, rushes and reeds growing over a muddy or peaty substrate.	**Unlikely**.
Calidris ferruginea	Curlew Sandpiper	CE Mi (W)	E	1	Likely	Curlew Sandpipers mainly occur on intertidal mudflats in sheltered coastal areas, such as estuaries, bays, inlets and lagoons. They occur in both fresh and brackish waters (DOE 2015).	**Unlikely**.
Corcorax melanorhampho s whiteae	White-winged Chough		R	2	2023	Prefers drier forests, woodlands of *Eucalyptus* sp., crops and pastures (Pizzey and Knight 2021).	**Unlikely** –
Coturnix ypsilophora australis	Brown Quail		V	2	2017	Prefers dense grasslands, often on the edges of open forests, and bracken (Birdlife Australia 2023).	**Possible** –
Falco hypoleucos	Grey Falcon	VU	R	1, 2	Known / 2003	This species is mainly found where annual rainfall is less than 500 mm and is essentially confined to the arid and semi-arid zones at all times. The species frequents timbered lowland plains, particularly acacia shrublands that are crossed by tree-lined water courses (Schoenjahn 2018).	**Unlikely**.
Falco peregrinus macropus	Peregrine Falcon		R	2	2020	Found everywhere from woodlands to open grasslands and coastal cliffs – though less frequently	**Likely**

Scientific Name	Common Name	EPBC Act	NPW Act	Data source	likelihood/ Date of last record	Species known habitat preferences	Likelihood of use for habitat – Comments
Falcunculus frontatus frontatus	Eastern Shriketit		R	2	2008	Eucalyptus woodlands and forest, within a wide range of woodland/forest communities. Prefers dense grasslands, often on the edges of open forests, and bracken (Birdlife Australia 2023).	**Possible**
Gallinago hardwickii	Latham's Snipe	Mi (W)	R	1	Likely	This is a wetland species that occurs on shallow water with tussocks and other green or dead growth (Pizzey and Knight 2021).	**Unlikely**
Gerygone olivacea olivacea	White-throated Gerygone		R	2	2002	Prefers tress and saplings in open forests and woodlands, lightly timbered hills and scrub regrowth. Sometimes found in trees along watercourses (Pizzey and Knight 2021).	**Unlikely**
Grantiella picta	Painted Honeyeater	VU	R	1	Likely	Forest, woodland, dry scrub, often with abundant mistletoe. Dependent on mistletoe berries (DAWE 2021a).	**Unlikely**
Hirundapus caudacutus	White-throated Needletail	VU Mi (T)		1	Known	Almost exclusively aerial in Australia, recorded most commonly above wooded areas (Pizzey and Knight 2021).	**Unlikely**
Hylacola pyrrhopygia parkeri	Chestnut-rumped Heathwren	EN	E	1	Known	Inhabits heaths of coastal, mountain and hinterland areas, dense undergrowth of forests and woodlands. Found in South-eastern Australia. In SA occurs in the SE, Adelaide Mount Lofty Ranges and Northern Yorke districts (Wilson and Bignall 2009).	**Unlikely**.
Lathamus discolor	Swift Parrot	CE	E	2	1995	Swift Parrots are found in dry sclerophyll forests and woodlands, suburban parks and gardens, and flowering fruit trees. In Tasmania, where they breed, they are often among Tasmanian Blue Gum (*Eucalyptus globulus*). Infrequently sighted in the Mount Lofty Ranges in the past but not for a number of years (Birdlife Australia 2023).	**Unlikely**
Leipoa ocellata	Malleefowl	VU	V	1	Likely	Inhabits semi-arid regions of southern Australia. Occupies shrublands and low woodlands that are dominated by mallee vegetation. It also occurs in other habitat types including eucalypt or native pine Callitris woodlands, acacia shrublands, Broombush vegetation or coastal heathlands (Benshemesh 2007).	**Unlikely**.
Lophoictinia isura	Square-tailed Kite		E	2	2019	The Square-tailed Kite ranges along coastal and subcoastal areas from south-western to northern Australia, Queensland, NSW and Victoria. Found in a variety of timbered habitats including dry woodlands	**Possible** –
Melanodryas cucullata cucullata	South-eastern Hooded Robin	EN	R	1	Likely	Prefers dry eucalypt and acacia woodlands and shrublands with an open understorey, some grassy areas and a complex ground layer. They avoid woodlands with tall trees or dense tree cover but sometimes occur in tall, dense heaths with scattered open areas. Sub-populations in SA are recorded from the Barossa, Monarto,	**Unlikely**

Scientific Name	Common Name	EPBC Act	NPW Act	Data source	likelihood/ Date of last record	Species known habitat preferences	Likelihood of use for habitat – Comments
						Onkaparinga River, Ashbourne, Port Willunga areas as well as isolated records from elsewhere in the hills and Fleurieu. Requires large remnants (>50 ha) with open areas, young eucalypts or shrubs for nesting and numerous perches for foraging (DCCEEW 2023c).	
Myiagra cyanoleuca	Satin Flycatcher	Mi (T)	E	1	Likely	Known inhabitant of forest, woodland, mangroves and coastal heath scrub. Prefers dense, wet gullies of heavy eucalypt forest in breeding season (Morcombe 2021).	**Unlikely**
Myiagra inquieta	Restless Flycatcher		R	2	2008	Found throughout northern and eastern mainland Australia, as well as in south-western Australia. The Restless Flycatcher is found in open forests and woodlands and is frequently seen in farmland (Birdlife Australia 2023).	**Unlikely**
Neophema chrysostoma	Blue-winged Parrot	VU	V	1	Likely	Blue-winged parrots inhabit a range of habitats from coastal, sub-coastal and inland areas, through to semi-arid zones. They tend to favour grasslands and grassy woodlands and are often found near wetlands both near the coast and in semi-arid zones (DCCEEW 2023d).	**Unlikely** .
Oriolus sagittatus sagittatus	Olive-backed Oriole		R	2	2004	Occurs in SE SA and is a vagrant visitor to the rest of the state where it lives in forests, woodlands and rainforests, as well as well-treed urban areas, particularly parks and golf courses (Pizzey and Knight 2021).	**Unlikely**
Pandion haliaetus	Osprey	Mi (W)		1	Likely	Prefers coastal and terrestrial wetlands and require a range of habitats from coastal cliffs, estuaries, mangroves and large lakes for foraging (DAWE2020).	**Unlikely**
Petroica boodang boodang	Scarlet Robin		R	2	2018	This species occurs in foothill forests, woodlands and watercourses. In autumn-winter, they occur in more open habitats such as river red gum woodlands, golf courses, parks, orchards and gardens (Birdlife Australia 2023).	**Likely** –.
Rostratula australis	Australian Painted Snipe	EN	E	1	Likely	Generally, inhabits shallow terrestrial freshwater (occasionally brackish) wetlands, including temporary and permanent lakes, swamps and claypans. They also use inundated or waterlogged	**Unlikely**
Stagonopleura bella samueli	Western Beautiful Firetail	EN	R	1	Likely	Resides in a wide range of Eucalypt dominated vegetation communities that have a grassy understorey, including woodland, forest and mallee. Only small pockets of this species have been observed near the coast (Birdlife Australia 2023).	**Unlikely**.
Stagonopleura guttata	Diamond Firetail	VU	V	1	Known	Endemic to Australia, occurring mainly on the inland slopes of the Great Dividing Range and in the AMLR/Eyre Peninsula region of SA.	**Unlikely**

Scientific Name	Common Name	EPBC Act	NPW Act	Data source	likelihood/ Date of last record	Species known habitat preferences	Likelihood of use for habitat – Comments
						Reside in a wide range of Eucalypt dominated vegetation communities that have a grassy understorey, including woodland, forest and mallee. Most occur on the inland slopes of the Great Dividing Ranges, with only small pockets near the coast (DCCEEW 2023e).	
Tringa nebularia	Common Greenshank	Mi (W)		1	Likely	Found in a wide variety of inland wetlands and sheltered coastal habitats of varying salinity. It occurs in sheltered coastal habitats, typically with large mudflats and saltmarsh, mangroves or seagrass (Pizzey and Knight 2021).	**Unlikely**.
Zanda funerea whiteae	Yellow-tailed Black Cockatoo		V	2	2021	Eucalyptus forests and woodlands. Plantations of Eucalyptus and introduced Pinus sp. (Pizzey and Knight 2021).	**Likely**.
Zoothera lunulata halmaturina	South Australian Bassian Thrush	EN	R	1, 2	Known / 2013	Damp, densely forested areas and gullies are favoured by the Bassian Thrush, usually with a thick canopy overhead and leaf-litter below (DAWE 2022).	**Possible**
MAMMALIA							
Antechinus flavipes	Yellow-footed Antechinus		V	2	2023	The Yellow-footed Antechinus occupies a variety of habitats, including dry arid scrubland and sclerophyll forest. Generally occurs in leaf litter, fallen logs and areas of denser understorey (Menkhorst and Knight 2010).	**Possible**
Isoodon obesulus obesulus	Southern Brown Bandicoot	EN	V	1, 2	Known / 2023	This species prefers dense ground cover, tall grass and low shrubbery. They live near swamps and rivers as well as in thick scrub in drier areas. They make their nests on the ground and in logs. The nests consist of sticks, leaves, grass, and soil (TSSC 2016c).	**Possible**
Ornithorhynchus anatinus	Platypus		E	2	2017	Found in freshwater systems and relies on the banks of water bodies for the establishment of resting and nesting areas (Grant and Temple-Smith 2010).	**Unlikely**
Pteropus poliocephalus	Grey-headed Flying-fox	VU	R	1, 2	Likely / 2020	Grey-headed Flying-foxes forage up to 40 km from their roost at Botanic Park each night. Food plants	**Likely**
Trichosurus vulpecula	Common Brushtail Possum		R	2	2020	Utilises various woodland habitats and suburban environs. Feeds on flowers, fruit, buds and leaves of native vegetation. Requires hollows (within dead or alive tree) or on ground for daytime nesting (Strahan & van Dyck 2008).	**Possible**.
REPTILIA							
Egernia cunninghami	Cunningham's Skink		E	2	2017	Occurs in forests and rock outcrops where they bask on top of outcrops and will scurry between rock ledges to shelter (Cogger 2014).	**Unlikely**

Scientific Name	Common Name	EPBC Act	NPW Act	Data source	likelihood/ Date of last record	Species known habitat preferences	Likelihood of use for habitat – Comments
Varanus rosenbergi	Heath Goanna		V	2	2007	Habitat across southern Australia includes coastal heaths, humid woodlands, and wet and dry sclerophyll forests (Cogger 2014).	**Unlikely**

Conservation status: Aus: Australia (EPBC Act). SA: South Australia (NPW Act). Conservation Codes: CE: Critically Endangered. EN/E: Endangered. VU/V: Vulnerable. R: Rare. ssp.: the conservation status applies at the sub-species level. Mi: listed as Migratory under the EPBC Act.

PMST result: Likelihood of species or species habitat to occur within 5 km of the Project Area. Source of Information:

1: PMST (DCCEEW 2023a) – 5 km buffer applied to Project Area.

2: BDBSA search (DEW 2023) – 5 km buffer applied to Project Area.

4.4 Cumulative Impact

No additional areas outside of the allocated asset protection zones are anticipated to be affected by the construction of this development. While there may be some minor effects such as runoff, dust, or other temporary disturbances, these are expected to be minimal and unlikely to result in any long-term impacts on the vegetation in the surrounding area.

Direct impacts of the proposal include the complete removal of native vegetation 19 scattered *Eucalyptus obliqua* (Messmate Stringybark).

A 20 m fire prevention buffer around the dwelling contributes to the cumulative impact of the Project due to Regulation 9(1) clause 17 Fire prevention and control which has the potential to impact up to 35 trees in total however this would in part require additional notification and justification for removal for tree 4.

Potential indirect impacts of the proposal include: - Dust generation during construction, which may impact surrounding vegetation; and - - Noise generation, both during construction and from traffic, which may impact fauna species in the area.

4.5 Address the Mitigation Hierarchy

When exercising a power or making a decision under Division 5 of the Native Vegetation Regulations 2017, the NVC must have regard to the mitigation hierarchy. The NVC will also consider, with the aim to minimize, impacts on biological diversity, soil, water and other natural resources, threatened species or ecological communities under the EPBC Act or listed species under the NP&W Act.

a) Avoidance – outline measures taken to avoid clearance of native vegetation

The applicant has chosen the location of the house to utilise the existing cleared area and driveway access. The layout of the house has been designed to reduce the extent of the building across the site with the benefit of retaining vegetation.

CFS have stated to the applicants that they are required at minimum to clear within 2 m of the new dwelling and reduce and maintain existing vegetation such that when considered overall a maximum coverage of 30% is attained. The applicant only plans to clear native vegetation as required by CFS. The 19 trees to be removed on the building plans is likely to achieve the recommended canopy cover with any additional clearance to achieve this to be undertaken by removal of planted amenity trees only.

b) Minimization – if clearance cannot be avoided, outline measures taken to minimize the extent, duration and intensity of impacts of the clearance on biodiversity to the fullest possible extent (whether the impact is direct, indirect or cumulative).

The sewer connection point is at the western corner of the block. Trenching to this connection point is to be down the existing track so as to minimise any disturbance to the Native Vegetation. Stormwater overflow from the house tank (minimal overflow expected as the whole of house is plumbed to this tank) will terminate into a rock filled swale running along contours as per the site plan. Trenching to this swale can be minimal and positioned so as not to interfere with Native Vegetation. Sewerage, stormwater requirements and rainwater tanks will all be located within the 20 m fire prevention buffer.

The existing track will require an upstand or swale on the outer side to manage potential erosion and negative impacts on Native Vegetation.

c) Rehabilitation or restoration – outline measures taken to rehabilitate ecosystems that have been degraded, and to restore ecosystems that have been degraded, or destroyed by the impact of clearance that cannot be avoided or further minimized, such as allowing for the re-establishment of the vegetation.

The applicant is keen to 'live in the bush' and will engage in a restorative approach to site landscaping. They will use endemic plant species to help retain the newly imposed levels as well as minimise stormwater run-off and maintain this vegetation as per CFS recommendation.

d) Offset – any adverse impact on native vegetation that cannot be avoided or further minimized should be offset by the achievement of a significant environmental benefit that outweighs that impact.

The SEB will be met through a payment into the NV Fund. The total payment is $15,360.00.

4.6 Principles of clearance

Principle of clearance	Considerations
Principle 1a - it comprises a high level of diversity of plant species	Relevant information No remnant bushland was present within the Project Area. The vegetation in the Project Area consists of native remnant scattered trees. A total of 30 flora species were observed in the Project Area, which included eight native and 22 introduced species. None of these species were listed as threatened under the EPBC Act or NPW Act. A total of 19 scattered *Eucalyptus obliqua* (Messmate Stringybark) Threatened Flora Score – 0
	Assessment against the principles Not At Variance –
	Moderating factors that may be considered by the NVC N/A
Principle 1b - significance as a habitat for wildlife	Relevant information A number of EPBC Act and NPW Act listed fauna species were assessed as likely or possibly to occur in the Project Area based on known distributions, and suitability of habitat and / or presence of recent records within 5km of the Project Area: • *Pteropus poliocephalus* (Grey-headed Flying-fox) (EPBC Act: VU; NPW Act: R). • *Isoodon obesulus obesulus* (Southern Brown Bandicoot) (EPBC Act: EN; NPW Act: V); and • *Zoothera lunulata halmaturina* (South Australian Bassian Thrush) (EPBC Act: EN; NPW Act: R). • *Falco peregrinus macropus* (Peregrine Falcon) (NPW Act: R); • *Petroica boodang boodang* (Scarlet Robin) (NPW Act: R); and • *Zanda funerea whiteae* (Yellow-tailed Black Cockatoo) (NPW Act: V). • *Antechinus flavipes* (Yellow-footed Antechinus) (NPW Act: V); • *Coturnix ypsilophora australis* (Brown Quail) (NPW Act: V); • *Falcunculus frontatus frontatus* (Eastern Shriketit) (NPW Act: R); • *Lophoictinia isura* (Square-tailed Kite) (NPW Act: E); and • *Trichosurus vulpecula* (Common Brushtail Possum) (NPW Act: R). There was a total of six fauna species observed during the field survey, all of which were birds. Trees; Fauna Habitat Score – 1.8 (all trees) Biodiversity Score – 0.12 - 2.02
	Assessment against the principles Seriously at Variance

Principle of clearance	Considerations
	Moderating factors that may be considered by the NVC The removal of 43 scattered trees is unlikely to adversely affect habitat critical to the survival of wildlife, in particular threatened species. Of the EPBC Act listed threatened species assessed as potentially occurring within the Project Area, two areas typically occur in and use dense understorey, Southern Brown Bandicoot and South Australian Bassian Thrush. The Project Area does not contain dense understorey habitat, consisting predominantly of exotic grasses. As such, the clearance of vegetation for this dwelling is unlikely to lead to a long-term decrease in the size of populations, reduce the area of occupancy or fragment populations of threatened fauna species. Although there are nearby records of Grey-headed Flying Foxes and this area may be used for perching and foraging, it is approximately 11 km from the nearest camp. As such, clearance is unlikely to negatively impact on critical habitat or affect the size of the population, area of occupancy, or contribute to the decline of this species. For the EPBC Act listed species. The vegetation within the Project Area is not critical habitat as it is not preferred habitat and as such these species are unlikely to be adversely impacted by this clearance. Principle of clearance Considerations Additionally, the vegetation proposed to be removed is unlikely to be considered critical habitat for the state listed species listed above for the following reasons: - There is no understorey present (for the Yellow-footed Antechinus and Brown Quail); - there is an absence of hollows within the Project Area (i.e., for the Common Brushtail Possum and Yellow-tailed Black Cockatoo); - The species listed are not typically scattered trees using species; and - Habitat is not preferred (I.e., for the Peregrine Falcon and Square-tail Kite). As such, this minimises impacts to these species so that they will not be adversely impacted by the proposed clearance. Therefore, the proposed clearance is unlikely to lead to a long-term decrease in the size of populations or area of occupancy of threatened species. Additionally, the proposed clearance is unlikely to fragment existing populations or modify or destroy critical habitat for these species. Therefore, it is considered that the moderating factors could be applied.

Principle of clearance	Considerations
Principle 1c - plants of a rare, vulnerable or endangered species	Relevant information Based on known distributions, records, and suitability of habitat, three EPBC Act listed threatened species have been assessed as possible to occur within the Project Area: • *Prasophyllum pallidum* (Pale Leek-orchid) (EPBC Act: VU; NPW Act: R); • *Prasophyllum pruinosum* (Plum Leek-orchid) (EPBC Act: EN; NPW Act: E); and • *Veronica derwentiana* ssp. *homalodonta* (Mount Lofty Speedwell) (EPBC Act: CE; NPW Act: E). A BDBSA data extract from NatureMaps found an additional 42 State listed species with records within 5 km of the Project Area since 1995. Based on known distributions, records, and suitability of habitat, 14 are assessed as possible to occur within the Project Area: • *Bothriochloa macra* (Red-leg Grass) (NPW Act: R); • *Caladenia pusilla* (Pigmy Caladenia) (NPW Act: R); • *Diuris behrii* (Behr's Cowslip Orchid) (NPW Act: V); • *Dianella longifolia* var. *grandis* (Pale Flax-lily) (NPW Act: R); • *Eryngium ovinum* (Blue Devil) (NPW Act: V); • *Festuca benthamiana* (Bentham's Fescue) (NPW Act: R); • *Glycine tabacina* (Variable Glycine) (NPW Act: V); • *Logania saxatilis* (Rock Logania) (NPW Act: R); • *Rytidosperma laeve* (Smooth Wallaby-grass) (NPW Act: R); • *Sphaerolobium minus* (Leafless Globe-pea) (NPW Act: R); • *Thelymitra carnea* (Small Pink Sun-orchid) (NPW Act: R); • *Thelymitra flexuosa* (Twisted Sun-orchid) (NPW Act: R); • *Thelymitra grandiflora* (Great Sun-orchid) (NPW Act: R); and Principle of clearance Considerations • *Thelymitra ixioides* (Spotted Sun-orchid) (NPW Act: E). No threatened species were observed within the Project Area. The understorey vegetation within the Project Area is highly disturbed with few native species present. Although the survey was not undertaken during spring so orchids would not have been evident, the highly disturbed nature of the site suggests the orchid species are unlikely to be present. Threatened Flora Score(s) – 0 (all trees)
	Assessment against the principles Not At Variance –
	Moderating factors that may be considered by the NVC N/A
Principle 1d - the vegetation comprises the whole or part of a plant community that is Rare, Vulnerable or endangered:	Relevant information No threatened communities under the EPBC Act or threatened ecosystems under the DEW Provisional list of threatened ecosystems are considered present within the clearance area. Threatened Community Score - 1
	Assessment against the principles Not at Variance
	Moderating factors that may be considered by the NVC N/A
Principle 1e - it is significant as a remnant of vegetation in an area which has been extensively cleared.	Relevant information Mt Terrible IBRA Association remnancy – 15% Mount Lofty Ranges IBRA Subregion remnancy – 41% The majority of scattered trees in the Project Area were established and ranged from good to excellent in health. Total Biodiversity Score – 19.91
	Assessment against the principles Not At Variance

Principle of clearance	Considerations
	Moderating factors that may be considered by the NVC Moderating factors that may be considered by the NVC Native vegetation in the Mt Terrible IBRA Association has been extensively cleared in some areas. Given the surrounding area is dominated by housing and urban development, scattered trees in the Project Area represent some of the vegetation that has been cleared in this area. However, species within the Project Area have not been selectively removed within the Mt Terrible IBRA Association and as such are not underrepresented in the vegetation that remains. In the surrounding area there are native scattered trees that will remain to provide suitable habitat for fauna
Principle 1f - it is growing in, or in association with, a wetland environment.	Relevant information Discuss if any of the vegetation is associated with a wetland: • The Project area is not associated with a wetland environment.
	Assessment against the principles At Variance –
	Moderating factors that may be considered by the NVC N/A
Principle 1g - it contributes significantly to the amenity of the area in which it is growing or is situated.	Relevant information No remnant bushland was present within the Project Area. The vegetation consists of native remnant scattered trees. As such, any vegetation within the area would contribute to the amenity of the area.
	N/A
	Moderating factors that may be considered by the NVC Given the urban setting of the Project and as there are native scattered trees that will remain in the general area, the amenity of the area will not drastically be modified.

Principles of Clearance (h-m) will be considered by comments provided by the local NRM Board or relevant Minister. The Data Report should contain information on these principles where relevant and where sufficient information or expertise is available.

4.7 Risk Assessment

Determine the level of risk associated with the application

Total clearance	No. of trees	19
	Area (ha)	-
	Total biodiversity Score	10.44
Seriously at variance with principle 1(b), 1(c) or 1 (d)		1(b)
Risk assessment outcome		Level 4

5 Clearance Summary

5.1 Scattered Trees Summary Table

Tree or Cluster ID	Number of trees	Fauna Habitat score	Threatened flora score	Biodiversity score	Loss factor	SEB Points required	SEB Payment	Admin Fee
1	1	1.8	0	0	0	0.00	$0.00	$0.00
2	1	1.8	0	0	0	0.00	$0.00	$0.00
3	1	1.8	0	0	0	0.00	$0.00	$0.00
4	1	1.8	0	0	0	0.00	$0.00	$0.00
9	1	1.8	0	0	0	0.00	$0.00	$0.00
24	1	1.8	0	1.02	1	1.12	$1,416.75	$77.92
25	1	1.8	0	0	0	0.00	$0.00	$0.00
26	1	1.8	0	0.41	1	0.45	$569.23	$31.31
27	1	1.8	0	0	0	0.00	$0.00	$0.00
28	1	1.8	0	0.59	1	0.65	$822.22	$45.22
29	1	1.8	0	0	0	0.00	$0.00	$0.00
30	1	1.8	0	0.51	1	0.56	$708.38	$38.96
31	1	1.8	0	0.4	1	0.44	$556.58	$30.61
32	1	1.8	0	0.59	1	0.65	$822.22	$45.22
33	1	1.8	0	0.36	1	0.40	$505.98	$27.83
34	1	1.8	0	0.45	1	0.50	$632.48	$34.79
35	1	1.8	0	0	0	0.00	$0.00	$0.00
36	1	1.8	0	0.42	1	0.46	$581.88	$32.00
37	1	1.8	0	0	0	0.00	$0.00	$0.00
38	1	1.8	0	0.31	1	0.34	$430.08	$23.65
39	1	1.8	0	0	0	0.00	$0.00	$0.00
40	1	1.8	0	0	0	0.00	$0.00	$0.00
41	1	1.8	0	0	0	0.00	$0.00	$0.00
42	1	1.8	0	0	0	0.00	$0.00	$0.00
43	1	1.8	0	0.27	1	0.30	$379.49	$20.87
44	1	1.8	0	0.36	1	0.40	$505.98	$27.83
45	1	1.8	0	1.06	1	1.17	$1,480.00	$81.40
46	1	1.8	0	0.51	1	0.56	$708.38	$38.96
47	1	1.8	0	1.08	1	1.19	$1,505.30	$82.79
48	1	1.8	0	1.05	1	1.16	$1,467.35	$80.70
49	1	1.8	0	0.47	1	0.52	$657.78	$36.18
50	1	1.8	0	0.38	1	0.42	$531.28	$29.22
51	1	1.8	0	0.2	1	0.22	$278.29	$15.31
52	1	1.8	0	0	0	0.00	$0.00	$0.00
53	1	1.8	0	0	0	0.00	$0.00	$0.00
54	1	1.8	0	0	0	0.00	$0.00	$0.00
55	1	1.8	0	0	0	0.00	$0.00	$0.00
56	1	1.8	0	0	0	0.00	$0.00	$0.00
Total	**38**			**10.44**	**19**	11.51	$14,559.65	$800.77

5.2 Totals Summary Table

	Total Biodiversity score	Total SEB points required	SEB Payment	Admin Fee	Total Payment
Application	10.44	11.51	$14,559.65	$800.77	$15,360

Economies of Scale Factor	0.5
Rainfall (mm)	697

6 Significant Environmental Benefit

A Significant Environmental Benefit (SEB) is required for approval to clear under Division 5 of the *Native Vegetation Regulations 2017*. The NVC must be satisfied that as a result of the loss of vegetation from the clearance that an SEB will result in a positive impact on the environment that is over and above the negative impact of the clearance.

ACHIEVING AN SEB

Indicate how the SEB will be achieved by ticking the appropriate box and providing the associated information:

☐ Establish a new SEB Area on land owned by the proponent.

☐ Use SEB Credit that the proponent has established. Provide the SEB Credit Ref. No. _____

☐ Apply to have SEB Credit assigned from another person or body. The application form needs to be submitted with this Data Report.

☐ Apply to have an SEB to be delivered by a Third Party. The application form needs to be submitted with this Data Report.

☐ Pay into the Native Vegetation Fund.

PAYMENT SEB

If a proponent proposes to achieve the SEB by paying into the Native Vegetation Fund, summary information must be provided on the amount required to be paid and the manner of payment:

SEB offset through payment into NV fund of $14,559.65 plus an administration fee of $800.77 totalling $15,360.42.

7 References

Department of Climate Change, Energy, the Environment and Water (DCCEEW) (2026) Protected Matters Search Tool. Accessed: 20th Janaury2026. Available at: http://www.environment.gov.au/epbc/protected-matters-search-tool

Department for Environment and Water (DEW) (2026) BDBSA Supertable overview. Accessed: 20th January 2026. Available at: https://www.environment.sa.gov.au/topics/science/information-and-data/biological-databases-of-south-australia

Merigot, Hayley (2023) Native Vegetation Clearance, 75-79 Hannaford Road, Blackwood, Data Report Clearance under the Native Vegetation Regulations 2017, 15/06/2023.

NatureMaps (2026) EnviroData SA. Government of South Australia, Department of Environment and Water (DEW). Available at: http://spatialwebapps.environment.sa.gov.au/naturemaps/?locale=en-us&viewer=naturemaps

Native Vegetation Council (2024) Bushland Assessment Manual. Government of South Australia, Department for Environment and Water, Adelaide.

8 Appendices

8.1 PMST Results

Department of Climate Change, Energy, the Environment and Water

Protected Matters Search Tool

Report Generated - 2:42PM - 20 January 2026

Matters of National Environment Significance	Count
World Heritage Properties	0
National Heritage Places	0
Wetlands of International Importance (Ramsar Wetlands)	0
Great Barrier Reef Marine Park	0
Commonwealth Marine Area	0
Listed Threatened Ecological Communities	1
Listed Threatened Species	43
Listed Migratory Species	14

Other Matters Protected by the EPBC Act	Count
Commonwealth Lands	3
Commonwealth Heritage Places	0
Listed Marine Species	23
Whales and Other Cetaceans	0
Critical Habitats	0
Commonwealth Reserves Terrestrial	0
Australian Marine Parks	0
Habitat Critical to the Survival of Marine Turtles	0

Extra Information	Count
State and Territory Reserves	31
Regional Forest Agreements	0
Nationally Important Wetlands	0
EPBC Act Referrals	12
Key Ecological Features	0
Biologically Important Areas	0
Bioregional Assessments	0
Geological and Bioregional Assessments	0

This report provides general guidance on matters of national environmental significance and other matters protected by the EPBC Act in the area you have selected and is accurate at the time of generation.
Please see the caveat for interpretation of information provided here.
Consider carefully the age of information for decision making.

Report Metadata | Caveat

Listed Threatened Species [Resource Information]

Species ID	Scientific Name	Common Name	Class	Simple	Threatened Category	Migratory Status
529	*Aphelocephala leucopsis*	Southern Whiteface	Bird	Likely	Vulnerable	
1001	*Botaurus poiciloptilus*	Australasian Bittern	Bird	Known	Endangered	
874	*Calidris acuminata*	Sharp-tailed Sandpiper	Bird	May	Vulnerable	Migratory
855	*Calidris canutus*	Red Knot, Knot	Bird	May	Vulnerable	Migratory
856	*Calidris ferruginea*	Curlew Sandpiper	Bird	Likely	Critically Endangered	Migratory
877	*Charadrius leschenaultii*	Greater Sand Plover,	Bird	May	Vulnerable	Migratory
67099	*Cinclosoma punctatum anachoreta*	Mt Lofty Ranges	Bird	May	Critically Endangered	
929	*Falco hypoleucos*	Grey Falcon	Bird	Known	Vulnerable	
863	*Gallinago hardwickii*	Latham's Snipe,	Bird	Likely	Vulnerable	Migratory
470	*Grantiella picta*	Painted Honeyeater	Bird	Likely	Vulnerable	
682	*Hirundapus caudacutus*	White-throated	Bird	Known	Vulnerable	Migratory
67071	*Hylacola pyrrhopygia parkeri*	Chestnut-rumped	Bird	Known	Endangered (listed as	
934	*Leipoa ocellata*	Malleefowl	Bird	Likely	Vulnerable	
67093	*Melanodryas cucullata cucullata*	South-eastern Hooded	Bird	Likely	Endangered	
726	*Neophema chrysostoma*	Blue-winged Parrot	Bird	Likely	Vulnerable	
847	*Numenius madagascariensis*	Eastern Curlew, Far	Bird	May	Critically Endangered	Migratory
59612	*Polytelis anthopeplus monarchoides*	Regent Parrot (eastern)	Bird	May	Vulnerable	
77037	*Rostratula australis*	Australian Painted	Bird	Likely	Endangered	
80202	*Stagonopleura bella samueli*	Western Beautiful	Bird	Likely	Endangered	
59398	*Stagonopleura guttata*	Diamond Firetail	Bird	Known	Vulnerable	
82950	*Sternula nereis nereis*	Australian Fairy Tern	Bird	May	Vulnerable	
832	*Tringa nebularia*	Common Greenshank,	Bird	Likely	Endangered	Migratory
67121	*Zoothera lunulata halmaturina*	South Australian	Bird	Known	Endangered	
68050	*Isoodon obesulus obesulus*	Southern Brown	Mammal	Known	Endangered	
186	*Pteropus poliocephalus*	Grey-headed Flying-fox	Mammal	Likely	Vulnerable	
54991	*Caladenia argocalla*	White-beauty Spider-	Plant	Known	Endangered	
11161	*Caladenia behrii*	Pink-lipped Spider-	Plant	Known	Endangered	
5505	*Caladenia concolor*	Crimson Spider-orchid,	Plant	May	Vulnerable	
55000	*Caladenia conferta*	Coast Spider-orchid	Plant	May	Endangered	
8079	*Caladenia gladiolata*	Bayonet Spider-orchid,	Plant	Likely	Endangered	
13419	*Caladenia rigida*	Stiff White Spider-	Plant	Known	Endangered	
24390	*Caladenia tensa*	Greencomb Spider-	Plant	Likely	Endangered	
3684	*Euphrasia collina subsp. osbornii*	Osborn's Eyebright	Plant	May	Endangered	
13910	*Glycine latrobeana*	Clover Glycine, Purple	Plant	Known	Vulnerable	
12348	*Olearia pannosa subsp. pannosa*	Silver Daisy-bush, Silver-	Plant	Likely	Vulnerable	
20351	*Prasophyllum pallidum*	Pale Leek-orchid	Plant	Known	Vulnerable	
11821	*Prasophyllum pruinosum*	Plum Leek-orchid	Plant	Known	Endangered	
15459	*Pterostylis cucullata*	Leafy Greenhood	Plant	Known	Vulnerable	
16333	*Senecio macrocarpus*	Large-fruit Fireweed,	Plant	May	Vulnerable	
56344	*Swainsona pyrophila*	Yellow Swainson-pea	Plant	May	Vulnerable	
4168	*Thelymitra matthewsii*	Spiral Sun-orchid	Plant	Likely	Endangered	
82836	*Veronica derwentiana subsp. homalodonta*	Mount Lofty Speedwell	Plant	Likely	Critically Endangered	
1666	*Aprasia pseudopulchella*	Flinders Ranges Worm-	Reptile	Likely	Vulnerable	

Listed Migratory Species [Resource Information]

Species ID	Scientific Name	Common Name	Class	Presence Rank	Threatened Category	Migratory Status	Migratory Category
863	*Gallinago hardwickii*	Latham's Snipe,	Bird	Likely	Vulnerable	Migratory	Migratory Wetlands
847	*Numenius*	Eastern Curlew, Far	Bird	May	Critically Endangered	Migratory	Migratory Wetlands
678	*Apus pacificus*	Fork-tailed Swift	Bird	Likely		Migratory	Migratory Marine Birds
874	*Calidris acuminata*	Sharp-tailed Sandpiper	Bird	May	Vulnerable	Migratory	Migratory Wetlands
877	*Charadrius*	Greater Sand Plover,	Bird	May	Vulnerable	Migratory	Migratory Wetlands
59309	*Actitis hypoleucos*	Common Sandpiper	Bird	Likely		Migratory	Migratory Wetlands
855	*Calidris canutus*	Red Knot, Knot	Bird	May	Vulnerable	Migratory	Migratory Wetlands
856	*Calidris ferruginea*	Curlew Sandpiper	Bird	Likely	Critically Endangered	Migratory	Migratory Wetlands
832	*Tringa nebularia*	Common Greenshank,	Bird	Likely	Endangered	Migratory	Migratory Wetlands
858	*Calidris melanotos*	Pectoral Sandpiper	Bird	May		Migratory	Migratory Wetlands
952	*Pandion haliaetus*	Osprey	Bird	Likely		Migratory	Migratory Wetlands
682	*Hirundapus*	White-throated	Bird	Known	Vulnerable	Migratory	Migratory Terrestrial
644	*Motacilla flava*	Yellow Wagtail	Bird	May		Migratory	Migratory Terrestrial
642	*Motacilla cinerea*	Grey Wagtail	Bird	May		Migratory	Migratory Terrestrial