

Native Vegetation Clearance

Petaluma Winery

254 Pfeiffer Road, Woodside

Data Report

Clearance under the *Native Vegetation Regulations 2017*

5 December 2022

Prepared by JS Ayre & Associates

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1. Application information

Application Details

Applicant:	Petaluma Winery		
Key contact:	Woolcock Construction		
Landowner:	Petaluma		
Site Address:	254 Pfeiffer Road, Woodside, 5244		
Local Government Area:	Adelaide Hills Council	Hundred:	Onkaparinga
Title ID:	CT 6171/710	Parcel ID	F156727 A92

Summary of proposed clearance

Purpose of clearance	Clearance required for the construction of a new building
Native Vegetation Regulation	Regulation 12, Schedule 1; clause 33, New Dwelling or Building
Description of the vegetation under application	<u>Size, type and general condition</u> – River Red Gum (<i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>) - 28 small, 7 medium and 2 large in fair to good health and one medium tree in poor health.
Total proposed clearance - area (ha) and number of trees	38 scattered trees are proposed to be cleared.
Level of clearance	Level 4
Overlay (P and D Code)	Native Vegetation Overlay and State Significant Native Vegetation Overlay

Map of proposed clearance area



Mitigation hierarchy	Several alternate locations were dismissed due either more significant impact on vegetation; or an unviable amount of fill required. The chosen site is most feasible in terms of construction, access and proximity to existing infrastructure.
SEB Offset proposal	Payment of \$39,276.68

2. Purpose of clearance

2.1 Description

The proponent intends to build a new warehouse on the site, to the southeast of existing buildings. The trees assessed are impacted by the proposal and clearance is required for the construction of the building and ancillary infrastructure.

2.2 Background

The site of the new warehouse exists within the Petaluma viticulture property located at 254 Pfeiffer Road, Woodside amidst the agricultural landscape of the Adelaide Hills. The property comprises areas of planted grape vines, a cellar door and restaurant, associated infrastructure and production facilities, and a large dam within a parcel of mostly cleared land with remnant scattered trees.

The site has functioned as a winery since 1976. Surrounding land use is viticulture, horticulture and agriculture (primarily grazing). An adjacent parcel to the south appears to be remnant native vegetation of approximately 20ha and noted on Naturemaps as *Eucalyptus leucoxylon* Woodland. Future stages of the development are not currently proposed.

2.3 General location maps



Figure 1. Site map

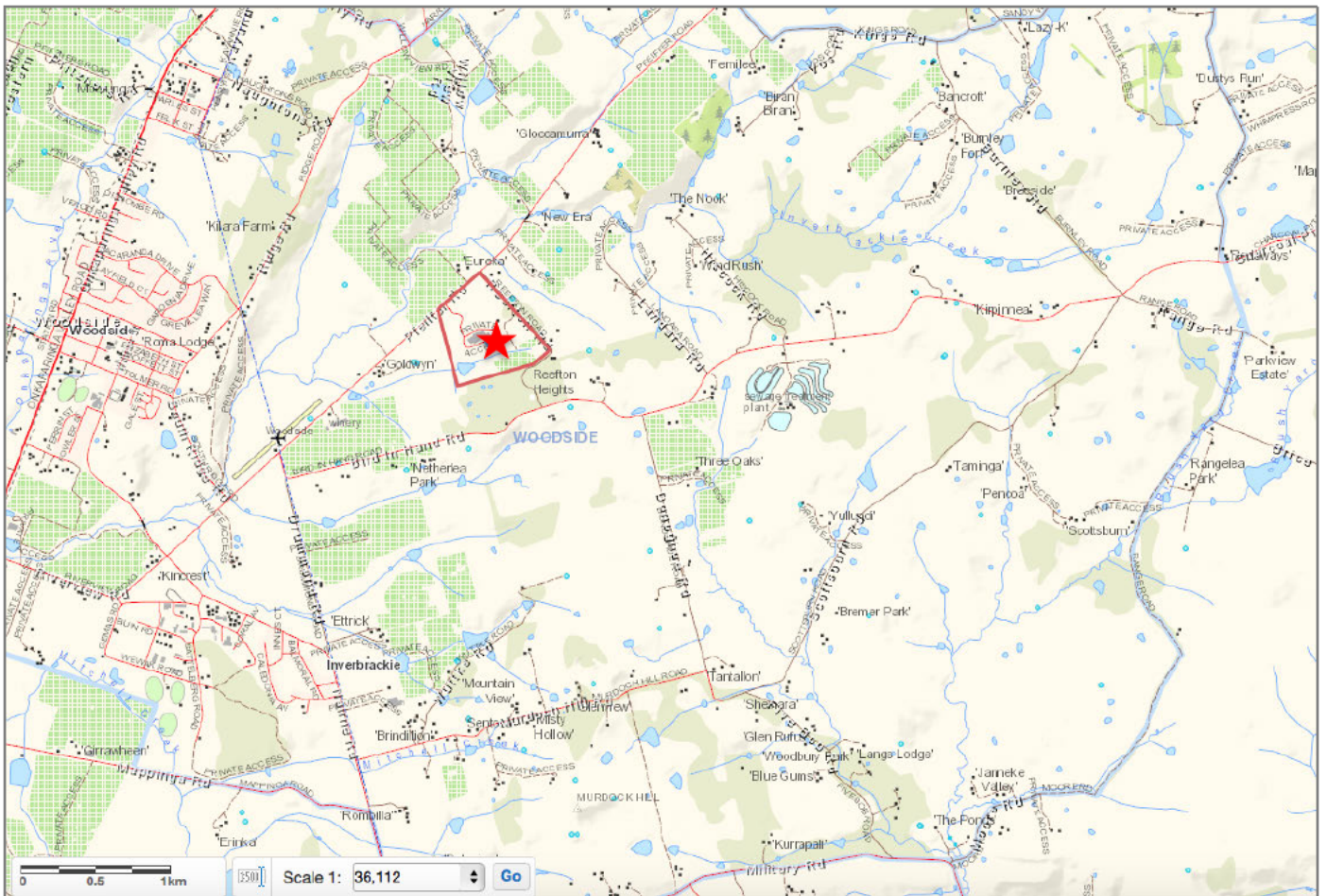
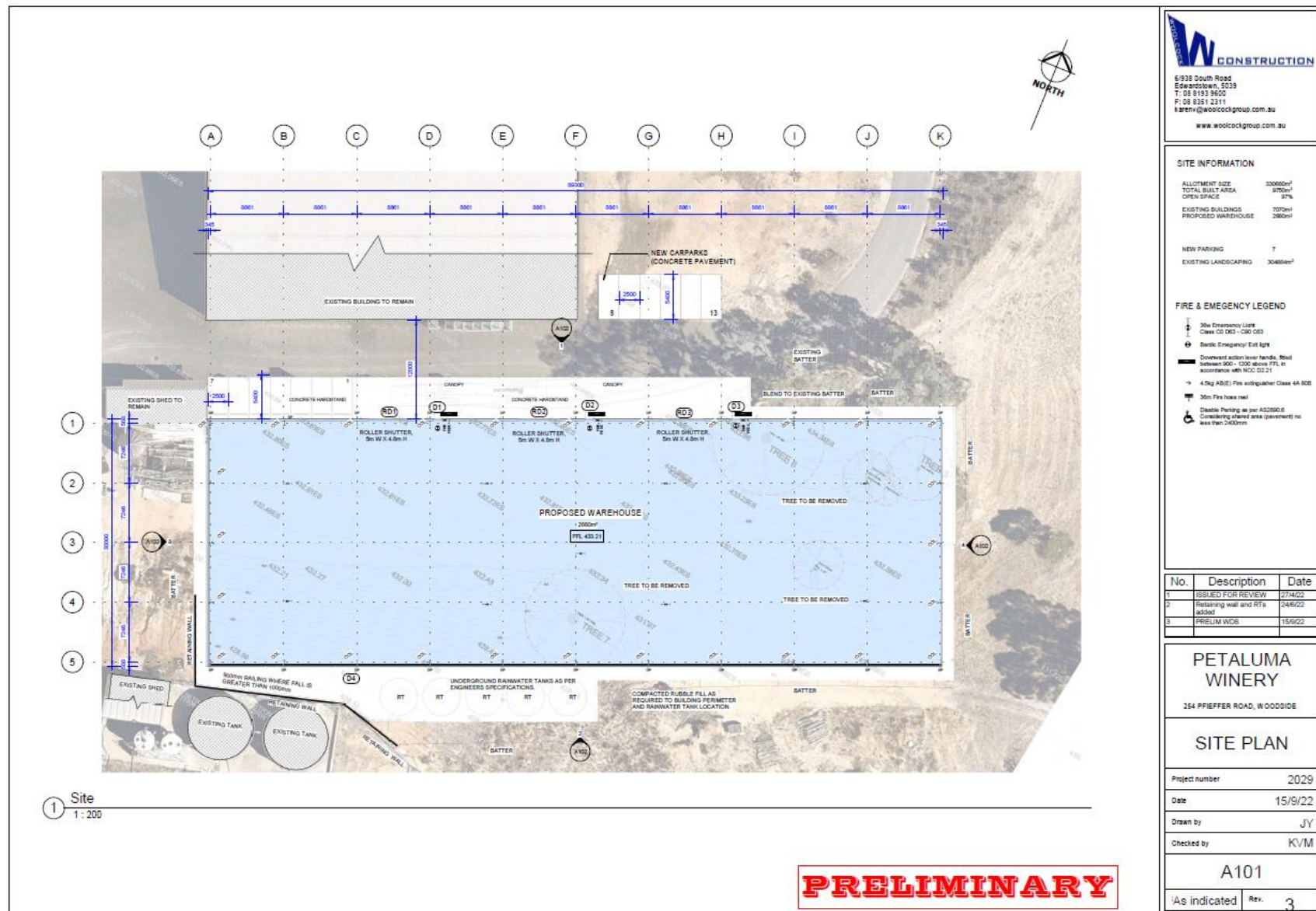


Figure 2. Location map

2.4 Details of the proposal

The proponent plans to build a new warehouse on the site as per the concept plans at Figure 3. The site is fill, grading steeply to natural levels by the two storage tanks and aeration pond south of the proposed warehouse. The 38 trees assessed are impacted because they are within the footprint of the new building; are within potential cut and/or fill excavation; or within 10m of the new building.



2.5 Approvals required or obtained

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

- Native Vegetation Act 1991 - this report is in part fulfillment of the requirements of this Act
- Planning, Development and Infrastructure Act 2016 (this application is concurrent with development approval application)
- Environment Protection and Biodiversity Conservation Act 1999 (impacts on MNES) – N/A
- National Parks and Wildlife Act 1972 – N/A
- Landscapes SA 2019 – N/A
- Aboriginal Heritage Act 1988 – the site is within a previously disturbed landscape and unlikely to contain any sites or objects of significance. If such are found during works, appropriate advice will be sought prior to further disturbance.

2.6 Native Vegetation Regulation

Regulation 12, Schedule 1; clause 33, House or Buildings

2.7 Development Application information

The proponent intends to submit a development application; however Council has requested further information regarding native vegetation on the site. Development Application No. to be advised in due course.

Zone – Productive Rural Landscape; Overlay – Native Vegetation Overlay and State Significant Native Vegetation Overlay.

3. Method

3.1 Flora assessment

Following a review of background information and databases, a 1.75 hour field survey was undertaken on 25th October 2022 by Jackie Ayre. The scope of works was outlined by the client prior to the field survey and informed by research using NatureMaps and Google Earth. The survey involved a general assessment of the scattered trees on the site, including identification of possible habitat for species of conservation significance.

An online search was undertaken for Environment Protection and Biodiversity Conservation (EPBC) Act “Matters of Environmental Significance” and an interrogation of the Atlas of Living Australia (AoLA) and the BDBSA databases was completed as background to the field assessment. Two threatened plant species were recorded in the database search. None were found on site nor are likely to be present.

3.2 Fauna assessment

A review of databases including the EPBC Act “Matters of Environmental Significance”, AoLA and BDBSA was undertaken prior to the site visit to establish fauna species known, or considered likely, to occur at the site. All observations, calls and evidence of presence were recorded as field notes. Bird species were recorded when heard calling, or when observed within, adjacent to, or flying over the site. Evidence of fauna species presence was searched for and recorded when observed. If hollows were found, closer inspection with binoculars was undertaken. Six listed species were recorded within 5km since 1995, see Part 4.2 and Appendix 1 for further details.

Fauna observed onsite were Adelaide Rosella, Galah, Magpie, Magpie-lark, Little Raven, Welcome Swallow, Willie Wagtail. Kangaroo tracks were also noted.

4. Assessment Outcomes

4.1 Vegetation Assessment

General description of the vegetation, the site and matters of significance

- *Landform, geography and soils*
Described as low hills and rises with mainly acid to neutral, sandy to sandy loam texture contrast soil.
- *Landform feature of significance (rivers, creeks, rocky outcrops, etc.)*
Inverbrackie Creek runs at 250 to 650 m northeast to southwest from the Pfeiffer Road frontage of the site.
- *General overview of the vegetation under application as a whole*
The site contains scattered trees as remnants of Eucalyptus Forest/Woodland.
- *General description of the vegetation relating to type and condition*
Remnant vegetation is represented by scattered trees amidst a predominantly cleared viticulture property amidst a broader agricultural landscape.
- *Provide a description of the landscape context for the vegetation*
The scattered trees in this assessment occur as isolated individuals within a predominantly cleared agricultural landscape with some remnant native vegetation associations present in isolated pockets and along watercourses and creek lines. There are three heritage agreements located within 5 km of the site, with the most extensive being adjacent the southern property boundary, with others located approximately 1.5 km to the northwest and 3.7 km to the southeast. Charleston Conservation Park lies 5 km northeast and Kenneth Stirling Conservation Park lies 10 km to the west.

Details of the scattered trees proposed to be impacted

Tree ID - 1	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 20	
Height (m) - 2	
Hollows - none visible	
Diameter (cm) - 5	
Canopy dieback (%) - 0	
Total Biodiversity Score - 4.09	Photo 1. Tree 1, taken facing southeast
A group of up to 20 juvenile River Red Gums, self-sown from adults nearby. In good condition with no hollows, limited current habitat for threatened species. Removal required for excavation of site, or under Regulation 8(1) within 10m of a building. Loss factor 1.	

Tree ID - 2	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 16	
Hollows - none visible	
Diameter (cm) - 45	
Canopy dieback (%) - 5	
Total Biodiversity Score - 2.28	
Photo 2. Tree 2, taken facing west	
Medium, multi-stemmed River Red Gum in good condition with no hollows, potential habitat for threatened species. Removal required for construction of the building. Loss factor 1.	

Tree ID - 3	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 16	
Hollows - none visible	
Diameter (cm) - 30	
Canopy dieback (%) - 10	
Total Biodiversity Score - 1.28	Photo 3. Tree 3, taken facing northwest
Medium River Red Gum in good condition with no hollows, potential habitat for threatened species. Removal required for construction of the building. Loss factor 1.	

Tree ID - 4	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 18	
Hollows - none visible	
Diameter (cm) - 65	
Canopy dieback (%) - 10	
Total Biodiversity Score - 3.61	Photo 4. Tree 4, taken facing northwest Medium, multi-stemmed River Red Gum in good condition with no hollows, potential habitat for threatened species. Removal required for construction of the building. Loss factor 1.

Tree ID - 5	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 14	
Hollows - none visible	
Diameter (cm) - 30	
Canopy dieback (%) - 20	
Total Biodiversity Score - 1.07	
Photo 5. Tree 5, taken facing northwest	
Medium River Red Gum in good condition with no hollows, potential habitat for threatened species. Removal required for construction of the building. Loss factor 1.	

Tree ID - 6	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 2	
Height (m) - 16	
Hollows - none visible	
Diameter (cm) - 40	
Canopy dieback (%) - 30	
Total Biodiversity Score - 2.7	Photo 6. Tree 6, taken facing east Two medium River Red Gums in fair condition with no hollows, potential habitat for threatened species. Removal required for construction of the building. Loss factor 1.

Tree ID - 7	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 12	
Hollows - none visible	
Diameter (cm) - 40	
Canopy dieback (%) - 50	
Total Biodiversity Score - 0.62	
Photo 7. Tree 7, taken facing northwest	
Medium River Red Gum in poor condition with no hollows, two dead stems. Limited potential habitat for threatened species. Removal required for construction of the building. Loss factor 1.	

Tree ID - 8	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 16	
Hollows - none visible	
Diameter (cm) - 40	
Canopy dieback (%) - 10	
Total Biodiversity Score - 2.1	
Photo 8. Tree 8, taken facing northeast	
Medium River Red Gum in good condition with no hollows, potential habitat for threatened species. Removal required for construction of the building. Loss factor 1.	

Tree ID - 9	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 22	
Hollows - none visible	
Diameter (cm) - 160	
Canopy dieback (%) - 20	
Total Biodiversity Score - 7.39	
Photo 9. Tree 9, taken facing northeast	
Large River Red Gum in good condition with no hollows, potential habitat for threatened species. Removal required for construction of the building. Loss factor 1.	

Tree ID - 10	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 20	
Hollows - 1 small, 3 medium, 2 large	
Diameter (cm) - 120	
Canopy dieback (%) - 10	
Total Biodiversity Score - 7.85	Photo 10. Tree 10, taken facing west
Large River Red Gum in good condition with 1 small, 3 medium and 2 large hollows, habitat for threatened species. Located near a drainage outlet, potentially benefitting from extra water. Removal required for construction of the building. Loss factor 1.	

Tree ID - 11	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 4	
Hollows - none visible	
Diameter (cm) - 10	
Canopy dieback (%) - 0	
Total Biodiversity Score - 0.28	Photo 11. Tree 11, taken facing south
Juvenile River Red Gum in good condition with no hollows, limited current habitat for threatened species. Removal required for construction of the building. Loss factor 1.	

Tree ID - 12	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 2.5	
Hollows - none visible	
Diameter (cm) - 5	
Canopy dieback (%) - 0	
Total Biodiversity Score - 0.21	
Photo 12. Tree 12, taken facing south	
Juvenile River Red Gum in good condition with no hollows, limited current habitat for threatened species. Removal required for construction of the building. Loss factor 1.	

Tree ID - 13	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 3.5	
Hollows - none visible	
Diameter (cm) - 4	
Canopy dieback (%) - 0	
Total Biodiversity Score - 0.22	Photo 13. Tree 13, taken facing south
Juvenile River Red Gum in good condition with no hollows, limited current habitat for threatened species. Removal required for construction of the building. Loss factor 1.	

Tree ID - 14	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 2.5	
Hollows - none visible	
Diameter (cm) - 4	
Canopy dieback (%) - 0	
Total Biodiversity Score - 0.21	
Photo 14. Tree 14, taken facing southeast	
Juvenile River Red Gum in good condition with no hollows, limited current habitat for threatened species. Removal required for construction of the building. Loss factor 1.	

Tree ID - 15	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 1.8	
Hollows - none visible	
Diameter (cm) - 2	
Canopy dieback (%) - 0	
Total Biodiversity Score - 0.18	
Photo 15. Tree 15, taken facing southwest	
Juvenile River Red Gum in good condition with no hollows, limited current habitat for threatened species. Removal required for construction of the building. Loss factor 1.	

Tree ID - 16	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 5	
Hollows - none visible	
Diameter (cm) - 10	
Canopy dieback (%) - 0	
Total Biodiversity Score - 0.3	Photo 16. Tree 16, taken facing southeast
Juvenile River Red Gum in good condition with no hollows, limited current habitat for threatened species. Removal required for excavation/retention of site, or under Regulation 8(1) within 10m of a building. Loss factor 1.	

Tree ID - 17	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 5	
Hollows - none visible	
Diameter (cm) - 15	
Canopy dieback (%) - 0	
Total Biodiversity Score - 0.35	Photo 17. Tree 17, taken facing southeast
Juvenile River Red Gum in good condition with no hollows, limited current habitat for threatened species. Removal required for construction of the building. Loss factor 1.	

Tree ID - 18	
Tree spp: <i>Eucalyptus camaldulensis</i> var <i>camaldulensis</i>	
Number of trees - 1	
Height (m) - 4	
Hollows - none visible	
Diameter (cm) - 10	
Canopy dieback (%) - 0	
Total Biodiversity Score - 0.28	Photo 18. Tree 18, taken facing southeast Juvenile River Red Gum in good condition with no hollows, potential habitat for threatened species. Removal required for construction of the building. Loss factor 1.

Site map showing areas of proposed impact



Figure 4. Showing location of scattered trees assessed

4.2 Threatened Species assessment

Species observed on site, or recorded within 5km of the application area since 1995, or the vegetation is considered to provide suitable habitat

Species (common name)	NP&W Act	EPBC Act	Data source	Date of last record	Species known habitat preferences	Likelihood of use for habitat – Comments
<i>Biziura lobata menziesi</i> (Musk Duck)	R		3	2007	Favour deep water where they dive for crustaceans, aquatic insects, fish, and amphibians, together with a small quantity of vegetation	Possible – preferred habitat not on site
<i>Corcorax melanorhamphos</i> (White-winged Chough)	R		3	2020	Found in open forests and woodlands. They tend to prefer the wetter areas, with lots of leaf-litter, for feeding, and available mud for nest building	Likely – habitat on site and wetter areas nearby with watercourse and many dams in area
<i>Spatula rhynchotis</i> (Australasian Shoveler)	R		3	2007	Found in all kinds of wetlands, preferring large undisturbed heavily vegetated freshwater swamps.	Possible – preferred habitat not on site
<i>Stictonetta naevosa</i> (Freckled Duck)	V		3	2003	Prefers permanent freshwater swamps and creeks with heavy growth of cumbungi (bullrushes), lignum or tea-tree.	Possible – preferred habitat not on site
<i>Pteropus poliocephalus</i> (Grey-headed Flying Fox)	R	VU	3	2019	Feeds in remnant native vegetation patches as well as in urban areas.	Likely – habitat on site
<i>Trichosurus vulpecula</i> (Common Brushtail Possum)	R		3	2022	Found in Eucalyptus and Sheoak woodlands, making their nests (also known as dens) in tree hollows or other dark confined spaces such as hollow logs, dense vegetation.	Likely – habitat on site
Source; 1- BDBSA, 2 - AoLA, 3 – NatureMaps 4 – Observed/recorded in the field, 5 - Protected matters search tool, 6 – others NP&W Act; E= Endangered, V = Vulnerable, R= Rare EPBC Act; Ex = Extinct, CR = Critically endangered, EN = Endangered; VU = Vulnerable						

Criteria for the likelihood of occurrence of species within the Study area.

Likelihood	Criteria
Highly Likely/Known	Recorded in the last 10 years, the species does not have highly specific niche requirements, the habitat is present and falls within the known range of the species distribution or; The species was recorded as part of field surveys.
Likely	Recorded within the previous 20 years, the area falls within the known distribution of the species and the area provides habitat or feeding resources for the species.
Possible	Recorded within the previous 20 years, the area falls inside the known distribution of the species, but the area provide limited habitat or feeding resources for the species. Recorded within 20 -40 years, survey effort is considered adequate, habitat and feeding resources present, and species of similar habitat needs have been recorded in the area.
Unlikely	Recorded within the previous 20 years, but the area provide no habitat or feeding resources for the species, including perching, roosting or nesting opportunities, corridor for movement or shelter. Recorded within 20 -40 years; however, suitable habitat does not occur, and species of similar habitat requirements have not been recorded in the area. No records despite adequate survey effort.

4.3 Cumulative impact

This report covers all remnant vegetation to be impacted by this proposal including building footprints, access, associated infrastructure and Regulation 8(1) clearance within 10m of a building. There are no anticipated subsequent or future stages for this proposal. There is potential for some impact from construction activities on surrounding vegetation, such as dust, but these are considered to be low level, manageable with a water cart, and likely to be of short duration.

4.4 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

Several alternate sites were assessed but discounted due to the greater impact on vegetation, or the unviability amount of fill material required, potentially compromising the project's feasibility. The chosen site is the most effective in terms of construction, access and proximity to existing infrastructure.

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).

Alternate sites had greater potential impact on vegetation – this site is flat and the most suitable for the location of the warehouse.

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.

Clearance is permanent. Revegetation on site is not feasible and a payment into the native vegetation fund will be made in accordance with the required SEB offset.

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.

An SEB offset payment will be made in accordance with the offset requirements.

4.5 Principles of Clearance (Schedule 1, Native Vegetation Act 1991)

The Native Vegetation Council will consider Principles 1(b), 1(c) and 1(d) when assigning a level of Risk under Regulation 16 of the Native Vegetation Regulations. The Native Vegetation Council will consider all the Principles of clearance of the Act as relevant, when considering an application referred under the *Planning, Development and Infrastructure Act 2016*.

Principle of clearance	Considerations
Principle 1a - it comprises a high level of diversity of plant species	<u>Relevant information</u> The assessment is of scattered trees. One remnant species was noted – River Red Gum. Patches; N/A Bushland Plant Diversity Score – N/A <u>Assessment against the principles</u> <u>Seriously at Variance</u> N/A <u>At Variance</u> – NA <u>Moderating factors that may be considered by the NVC</u> N/A
Principle 1b - significance as a habitat for wildlife	<u>Relevant information</u> See Appendix 1 for fauna species list. Six species were listed and assessed for potential to use the vegetation. None were observed during the site assessment. Three were considered likely and six possible, to find habitat on the site. <i>Detail if the vegetation supports a high diversity of animal species, a corridor for movements between other areas of native vegetation, or a habitat refuge, especially in heavily cleared areas.</i> The vegetation is scattered across mostly cleared land and provides inadequate density to function well as corridors between remnant patches. A substantial remnant patch under heritage agreement is located adjacent the southern property boundary. Trees: Fauna Habitat Score – 1.8 Biodiversity Score – ranging from 0.18 (Tree 15) to 7.85 (Tree 10) <u>Assessment against the principles</u> <u>Seriously at Variance</u> All scattered trees assessed are SAV <u>At Variance</u> – N/A <u>Moderating factors that may be considered by the NVC</u> <i>Impact significance</i> – the clearance is unlikely to lead to decline, fragmentation, reduced occupancy, or interfere with recovery of, a threatened species. <i>Non-essential habitat</i> – the impact is confined to non-essential habitat.
Principle 1c - plants of a rare, vulnerable or	<u>Relevant information</u> Two threatened flora species were historically recorded. None were found on site nor are likely to be present. Threatened Flora Score(s) - 0

endangered species	<u>Assessment against the principles</u> <u>Seriously at Variance</u> N/A
	<u>At Variance –</u> N/A
	<u>Moderating factors that may be considered by the NVC</u> N/A
Principle 1d - the vegetation comprises the whole or part of a plant community that is Rare, Vulnerable or endangered:	<u>Relevant information</u> <i>Identify any threatened communities or threatened ecosystems present?</i> None found.
	Threatened Community Score – N/A
	<u>Assessment against the principles</u> <u>Seriously at Variance</u> N/A
	<u>Moderating factors that may be considered by the NVC</u> N/A
Principle 1e - it is significant as a remnant of vegetation in an area which has been extensively cleared.	<u>Relevant information</u> <i>Provide remnancy figures for IBRA Association – Eden Valley 6% and IBRA Subregion – Fleurieu, 12%</i> <i>Discuss the health and likely longevity of remnants – the remnant vegetation is represented by scattered trees only, no understorey species are present. They are generally healthy and most, if otherwise undisturbed, would remain that way for decades. Their location within the expanding agricultural and associated tourism area of the Adelaide Hills indicates that their future may not be secure.</i>
	Total Biodiversity Score – 35.02
	<u>Assessment against the principles</u> <u>Seriously at Variance</u> At the local level, clearance is SAV
	<u>At Variance</u> At the sub-regional level, clearance is AV
	<u>Moderating factors that may be considered by the NVC</u> <i>Impact significance – clearance is not likely to have a significant impact on a remnant</i> <i>Quality of remnant – the remnant vegetation is scattered trees only, constituting poor quality remnant without understorey species.</i>
Principle 1f - it is growing in, or in association with, a wetland environment.	<u>Relevant information</u> The vegetation is not associated with a wetland.
	<u>Assessment against the principles</u> <u>Seriously at Variance</u> N/A
	<u>At Variance –</u> N/A
	<u>Moderating factors that may be considered by the NVC</u>
	<u>Relevant information</u>

Principle 1g - it contributes significantly to the amenity of the area in which it is growing or is situated.	The trees are located on private land at the rear of the property and cannot be seen from public land. <i>Provide details of cultural or historical values</i> - none evident <i>Discuss possible effect on landscape character</i> – in the context of the broader property landscape and the large area of remnant vegetation adjacent, the removal of these trees alone will not significantly impact the visual character of the landscape.
	N/A
	<u>Moderating factors that may be considered by the NVC</u> N/A

4.6 Risk Assessment

Determine the level of risk associated with the application

Total clearance	No. of trees	38
	Area (ha)	-
	Total biodiversity Score	35.02
Seriously at variance with principle 1(b), 1(c) or 1 (d)		1(b).
Risk assessment outcome		Level 4

5. Clearance summary

Scattered trees Summary table

Tree or Cluster ID	Number of trees	Fauna Habitat score	Threatened flora score	Tree or Cluster ID Biodiversity score	Loss factor	SEB Points required	SEB Payment	Admin Fee
1	20	1.8	0	4.09	1	4.30	\$4,348.72	\$239.18
2	1	1.8	0	2.28	1	2.40	\$2,425.45	\$133.40
3	1	1.8	0	1.28	1	1.35	\$1,363.57	\$75.00
4	1	1.8	0	3.61	1	3.79	\$3,836.71	\$211.02
5	1	1.8	0	1.07	1	1.12	\$1,135.49	\$62.45
6	2	1.8	0	2.70	1	2.84	\$2,873.16	\$158.02
7	1	1.8	0	0.62	1	0.65	\$660.84	\$36.35
8	1	1.8	0	2.10	1	2.20	\$2,228.19	\$122.55
9	1	1.8	0	7.39	1	7.76	\$7,859.81	\$432.29
10	1	1.8	0	7.85	1	8.24	\$8,341.53	\$458.78
11	1	1.8	0	0.28	1	0.29	\$296.95	\$16.33
12	1	1.8	0	0.21	1	0.22	\$226.19	\$12.44
13	1	1.8	0	0.22	1	0.23	\$236.51	\$13.01
14	1	1.8	0	0.21	1	0.22	\$218.71	\$12.03
15	1	1.8	0	0.18	1	0.19	\$192.85	\$10.61
16	1	1.8	0	0.30	1	0.31	\$318.73	\$17.53
17	1	1.8	0	0.35	1	0.36	\$368.70	\$20.28
18	1	1.8	0	0.28	1	0.29	\$296.95	\$16.33
Total	38			35.02		36.77	\$37,229.08	\$2,047.60

Totals summary table

	Total Biodiversity score	Total SEB points required	SEB Payment	Admin Fee	Total Payment
Application	35.02	36.77	\$37,229.08	\$2,047.60	\$39,276.68

Economies of Scale Factor	0.5
Rainfall (mm)	757

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:

☒ 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:

- Payment amount required (including admin. fee) **\$39,726.68**

7. Appendices

Appendix 1. Flora and Fauna Species Lists

FAMILY NAME	SPECIES	COMMON NAME	NATIONAL I	STATE RATING
COMPOSITAE	<i>Taraxacum cygnorum</i>	Dandelion	VU	
ORCHIDACEAE	<i>Diuris sulphurea</i>	Tiger Orchid		R

CLASS NAME	SPECIES	COMMON NAME	NATIONAL	STATE RATING
AVES	<i>Biziura lobata menziesi</i>	Musk Duck		R
AVES	<i>Corcorax melanorhamphos</i>	White-winged Chough		R
AVES	<i>Spatula rhynchotis</i>	Australasian Shoveler		R
AVES	<i>Stictonetta naevosa</i>	Freckled Duck		V
MAMMALIA	<i>Pteropus poliocephalus</i>	Grey-headed Flying-fox	VU	R
MAMMALIA	<i>Trichosurus vulpecula</i>	Common Brushtail Possum		R

Appendix 2. Scattered Tree Vegetation Assessment Scoresheet

SEB Required for Scattered Trees				(Version - 22 Oct 2021)			
Landscapes Region	H&F			Total Biodiversity Score	35.02		
Mean Annual Rainfall (mm)	757			Total SEB Points required	36.77		
Economies of Scale factor	0.5			Payment \$ (GST exclusive)	\$37,229.08		
				Admin fee (GST inclusive)	\$2,047.60		
IBRA Association	Eden Valley			Total SEB \$ required	\$39,276.68		
Tree Species	Number of Trees (total)	Number of trees (proposed removed)	Number of trees (proposed pruning)	Total SEB Points required	Payment in NV Fund (GST Exclusive)	Administration fee (GST Inclusive)	Total
Eucalyptus camaldulensis	38	38	0	36.77	\$37,229.08	\$2,047.60	\$39,276.68
	0	0	0	0.00	\$0.00	\$0.00	\$0.00



Pfeiffer Rd,
Woodside Scattered