

22 May 2026

Chief Executive Officer
Mareeba Shire Council
65 Rankin Street
MAREEBA QLD 4880

Attention – Brian Millard

Dear Brian,

Reconfiguration of a Lot (1 Lot into 2 Lots)
- **18 Coconut Grove Kuranda**

Application is lodged seeking a Development Permit for Reconfiguring a Lot (1 Lot into 2 Lots) over land located at 18 Coconut Gove Kuranda.

In support of the application, please find attached:-

- Completed DA Form 1 & Owner's Consent;
- Plan of subdivision;
- Vegetation Management Report & Response to SDAP code;
- Flora Survey Report & Protected Plant Clearing Permit;
- State of Compliance – Planning Scheme Codes; and
- Planning report providing assessment of the proposed development.

The application fee of \$1,241.00 is applicable to the proposal and will be paid upon receiving an invoice.

The following submission sets out details of the site and the proposed development along with the assessment of the proposal against the Planning Scheme.

Site

The land to be reconfigured is 18 Coconut Grove Kuranda being formally described as Lot 99 on SP184838 with a site area of 5.533 Ha. The site is an irregular shaped allotment with road frontage of approximately 20m to Coconut Grove.

The site sits behinds a row of rural residential allotments fronting Coconut Grove. It is understood this site forms the remaining balance parcel from which the surrounding rural residential development was created. It is also understood that the land had previous

approval to subdivide into several rural residential allotments; however this approval has since lapsed.

The site is currently vacant with constructed vehicle access from Coconut Grove to two suitable building locations. Clearing will be required to develop a house and associated services on each of the proposed allotments.

The land is contained within the Rural Residential zone although the land is not contained within the adjoining Rural Residential - Precinct A designation which provides for rural residential living on allotments with 4000m² or greater.



Locality Plan (Source - Qld Globe)

Proposal

The purpose of the application seeks to reconfigure the existing lot to create an additional rural residential allotment with each allotment having a building envelope to accommodate future development.

Key elements of the subdivision include:

- Utilisation of the existing cleared access track and identified building envelope areas;

- The creation a reciprocal access easement over the alignment of the existing access to minimise disturbance on the environment and to limit the development footprint;
- Limiting development to the identified building envelopes; and
- The areas to accommodate future development are appropriately setback from the seasonal creek that dissects the site in an east-west direction.

The characteristics of the proposal are outlined below:-

Proposed Lot No.	Size - Area (Ha)	Street Frontage	Other Comments
1	1.69Ha	20m frontage via a reciprocal access easement.	The building envelopment for Lot 1 is located on the northern side of the seasonal creek on land which has moderate slope. Additional clearing will be required to accommodate a house and associated services. Services will be contained within each respective allotment.
2	3.85Ha	20m frontage via a reciprocal access easement.	Similar to the comments on Lot 1 – the building envelope for Lot 2 is located on the northern side of the seasonal creek on an area and is of a moderate slope. Additional clearing will be required to accommodate a future house and associated services.

The plan of subdivision is contained at Attachment 2.

Each allotment will be accessed via the existing cleared access track which has a width of approximately 3 – 3 metres. The Applicant is not seeking to undertake additional clearing to widen the existing access.

The Applicant engaged the services of Trend Environmental Consultants to undertake site investigation and survey for rare and threatened plants under the Nature Conservation Act 1992 for the purpose of constructing a dwelling and secondary residence on the site and submitted to DETSI for approval. Approval subsequently issued by DETSI on 12 November 2025 by issuing a Protected Plant Clearing Permit. A copy of the report and permit is attached as supporting information.

The plans of development reflect the area which could be cleared under the permit issued by DETSI and undertaken as exempt clearing work as it was for residential purposes.

LEGISLATIVE FRAMEWORK

Assessable Development

The development proposed by this application is “assessable development” pursuant to section 43 of the *Planning Act 2016*.

Assessment Manager

The Assessment Manager for this development application is Mareeba Shire Council as determined by Schedule 8 of the *Planning Regulation 2017*.

Level of Assessment

The reconfiguration of land in the Rural zone but not located within a particular Rural residential zone precinct is identified as impact assessable development in accordance with Part 5, Section 5.6 of the Planning Scheme as it relates to Rural residential zoned land.

Referral Agencies

The application triggers referral to SARA in accordance with Schedule 10 Part 3 Division 4 Table 2 Item 1 of the Planning Regulation 2017.

The Vegetation Management Report for the site and an assessment against the applicable SDAP code is attached.

PLANNING CONTEXT

The planning context of the site is summarised as follows:

Regional Plan	Rural Living Area
Local Plan	None Applicable
Zone	Rural Residential (not within a Precinct)
Overlays	Environmental Significance Overlay MSES – Waterway - Waterway Buffer - Wildlife Habitat
	Hill & Slope Overlay

With regard to the State Planning Policy & the Regional Plan, it is submitted that the Planning Scheme for Mareeba Shire Council adequately reflects those requirements to the extent applicable to the proposed development and therefore an assessment against the Planning Scheme will appropriately respond to any State Planning Policy matters.

PLANNING SCHEME

Strategic Framework

The proposed development is identified as impact assessable development and therefore regard is to be given to the entire Planning Scheme including the Strategic Framework.

A review of the Strategic Frameworks has been undertaken and of the five Themes identified in the framework, two of the Themes are applicable to the development being Settlement pattern and built environment and Natural resources and natural environment.

Following the review of these two applicable Themes it is suggested that the response to the assessment benchmarks within the applicable codes, namely the Hill & Slopes Overlay code and the Environmental Significance Overlay code adequately address these Themes as it relates to this particular allotment and the nature of the development proposed. It is noted that the land is contained within the Rural residential zone and that further development could take place provided such development is undertaken in a respectful and sensitive manner.

The proposed development is consistent with the applicable Themes in the Strategic Framework.

Applicable Codes

The following codes are considered applicable to the development:-

- Rural zone code;
- Reconfiguring a lot code;
- Environmental significance overlay code;
- Landscaping code;
- Parking & access code;
- Works, services and infrastructure code.

An assessment against the assessment benchmarks of the applicable codes forms Attachment 4. In response to the Landscape code and Parking and access code, the following advice is provided.

Landscaping code

A review of the Landscaping code has been undertaken with respect to the proposed development and from the review; the proposed development meets the development outcomes sought by the code.

The site is heavily vegetated and screened from Coconut Grove. Once the development is complete there will be no noticeable change to the property when viewed Coconut Grove nor will the development impact on the amenity or character of the area. A detailed assessment against the Landscape code does not form part of Attachment 5.

Parking & Access code

Each allotment will be development for a house and therefore each house will be provided with 2 car parking spaces at the time of construction. While applicable to the reconfiguration of land, the parking and access code has little relevance to the proposed development. As a consequence, a detailed assessment against the Parking and access code is not necessary.

Conclusion

This report provides a description of the site, the nature and reasons for the proposed development and demonstrates compliance with Council's requirements and expectations with respect to the reconfiguration of land within the Rural residential zone.

The reconfiguration of the site as proposed is a logical approach to the subdivision of the land having regard to the constraints and characteristics of the site and is consistent with the purpose of the Rural residential zone.

Please don't hesitate to contact the undersigned should Council have any queries.

Yours Sincerely



Neil Beck
Town Planner

0477006782

Attachments

1. DA Form 1 & Owner's Consent
2. Proposed Plan of Subdivision
3. Vegetation Management Report & Response to SDAP code
4. Flora Survey Report – Trend Environmental Consultants & Protected Plant Clearing Permit dated 12 November 2025
5. Planning Scheme Codes – Statement of Compliance

ATTACHMENT 1 – DA FORM 1 & OWNER’S CONSENT

DA Form 1 – Development application details

Approved form (version 1.6 effective 2 August 2024) made under section 282 of the Planning Act 2016.

This form **must** be used to make a development application **involving code assessment or impact assessment**, except when applying for development involving only building work.

For a development application involving **building work only**, use *DA Form 2 – Building work details*.

For a development application involving **building work associated with any other type of assessable development (i.e. material change of use, operational work or reconfiguring a lot)**, use this form (*DA Form 1*) and parts 4 to 6 of *DA Form 2 – Building work details*.

Unless stated otherwise, all parts of this form **must** be completed in full and all required supporting information **must** accompany the development application.

One or more additional pages may be attached as a schedule to this development application if there is insufficient space on the form to include all the necessary information.

Note: All terms used in this form have the meaning given under the Planning Act 2016, the Planning Regulation 2017, or the Development Assessment Rules (DA Rules).

PART 1 – APPLICANT DETAILS

1) Applicant details	
Applicant name(s) (individual or company full name)	BRETT STEVENSON
Contact name (only applicable for companies)	C/- NEIL BECK
Postal address (P.O. Box or street address)	32 YARUN CLOSE
Suburb	WONGA BEACH
State	QLD
Postcode	4873
Country	AUSTRALIA
Contact number	0477006782
Email address (non-mandatory)	NEILRB11@OUTLOOK.COM
Mobile number (non-mandatory)	0477006782
Fax number (non-mandatory)	-
Applicant's reference number(s) (if applicable)	-

1.1) Home-based business

Personal details to remain private in accordance with section 264(6) of *Planning Act 2016*

2) Owner's consent

2.1) Is written consent of the owner required for this development application?

- Yes – the written consent of the owner(s) is attached to this development application
 No – proceed to 3)

PART 2 – LOCATION DETAILS

3) Location of the premises (complete 3.1) or 3.2), and 3.3) as applicable)

Note: Provide details below and attach a site plan for any or all premises part of the development application. For further information, see DA Forms Guide: Relevant plans.

3.1) Street address and lot on plan

- Street address **AND** lot on plan (all lots must be listed), **or**
 Street address **AND** lot on plan for an adjoining or adjacent property of the premises (appropriate for development in water but adjoining or adjacent to land e.g. jetty, pontoon. All lots must be listed).

a)	Unit No.	Street No.	Street Name and Type	Suburb
		18	COCONUT GROVE	KURANDA
	Postcode	Lot No.	Plan Type and Number (e.g. RP, SP)	Local Government Area(s)
		99	Sp184838	MAREEBA SHIRE COUNCIL
b)	Unit No.	Street No.	Street Name and Type	Suburb
	Postcode	Lot No.	Plan Type and Number (e.g. RP, SP)	Local Government Area(s)

3.2) Coordinates of premises (appropriate for development in remote areas, over part of a lot or in water not adjoining or adjacent to land e.g. channel dredging in Moreton Bay)

Note: Place each set of coordinates in a separate row.

- Coordinates of premises by longitude and latitude

Longitude(s)	Latitude(s)	Datum	Local Government Area(s) (if applicable)
		<input type="checkbox"/> WGS84 <input type="checkbox"/> GDA94 <input type="checkbox"/> Other: <input type="text"/>	

- Coordinates of premises by easting and northing

Easting(s)	Northing(s)	Zone Ref.	Datum	Local Government Area(s) (if applicable)
		<input type="checkbox"/> 54 <input type="checkbox"/> 55 <input type="checkbox"/> 56	<input type="checkbox"/> WGS84 <input type="checkbox"/> GDA94 <input type="checkbox"/> Other: <input type="text"/>	

3.3) Additional premises

- Additional premises are relevant to this development application and the details of these premises have been attached in a schedule to this development application
 Not required

4) Identify any of the following that apply to the premises and provide any relevant details

- In or adjacent to a water body or watercourse or in or above an aquifer

Name of water body, watercourse or aquifer:

- On strategic port land under the *Transport Infrastructure Act 1994*

Lot on plan description of strategic port land:

Name of port authority for the lot:

- In a tidal area

Name of local government for the tidal area (if applicable):

Name of port authority for tidal area (if applicable)

<input type="checkbox"/> On airport land under the <i>Airport Assets (Restructuring and Disposal) Act 2008</i>
Name of airport: <input type="text"/>
<input type="checkbox"/> Listed on the Environmental Management Register (EMR) under the <i>Environmental Protection Act 1994</i>
EMR site identification: <input type="text"/>
<input type="checkbox"/> Listed on the Contaminated Land Register (CLR) under the <i>Environmental Protection Act 1994</i>
CLR site identification: <input type="text"/>

5) Are there any existing easements over the premises?

Note: Easement uses vary throughout Queensland and are to be identified correctly and accurately. For further information on easements and how they may affect the proposed development, see [DA Forms Guide](#).

- Yes – All easement locations, types and dimensions are included in plans submitted with this development application
- No

PART 3 – DEVELOPMENT DETAILS

Section 1 – Aspects of development

6.1) Provide details about the first development aspect

a) What is the type of development? *(tick only one box)*

- Material change of use Reconfiguring a lot Operational work Building work

b) What is the approval type? *(tick only one box)*

- Development permit Preliminary approval Preliminary approval that includes a variation approval

c) What is the level of assessment?

- Code assessment Impact assessment *(requires public notification)*

d) Provide a brief description of the proposal *(e.g. 6 unit apartment building defined as multi-unit dwelling, reconfiguration of 1 lot into 3 lots):*

RECONFIGURING A LOT – 1 LOT INTO 2 LOTS

e) Relevant plans

Note: *Relevant plans are required to be submitted for all aspects of this development application. For further information, see [DA Forms guide: Relevant plans](#).*

- Relevant plans of the proposed development are attached to the development application

6.2) Provide details about the second development aspect

a) What is the type of development? *(tick only one box)*

- Material change of use Reconfiguring a lot Operational work Building work

b) What is the approval type? *(tick only one box)*

- Development permit Preliminary approval Preliminary approval that includes a variation approval

c) What is the level of assessment?

- Code assessment Impact assessment *(requires public notification)*

d) Provide a brief description of the proposal *(e.g. 6 unit apartment building defined as multi-unit dwelling, reconfiguration of 1 lot into 3 lots):*

e) Relevant plans

Note: *Relevant plans are required to be submitted for all aspects of this development application. For further information, see [DA Forms Guide: Relevant plans](#).*

- Relevant plans of the proposed development are attached to the development application

6.3) Additional aspects of development

- Additional aspects of development are relevant to this development application and the details for these aspects that would be required under Part 3 Section 1 of this form have been attached to this development application
- Not required

6.4) Is the application for State facilitated development?

- Yes - Has a notice of declaration been given by the Minister?
- No

Section 2 – Further development details**7) Does the proposed development application involve any of the following?**

- | | |
|------------------------|--|
| Material change of use | <input type="checkbox"/> Yes – complete division 1 if assessable against a local planning instrument |
| Reconfiguring a lot | <input checked="" type="checkbox"/> Yes – complete division 2 |
| Operational work | <input type="checkbox"/> Yes – complete division 3 |
| Building work | <input type="checkbox"/> Yes – complete <i>DA Form 2 – Building work details</i> |

Division 1 – Material change of use

Note: This division is only required to be completed if any part of the development application involves a material change of use assessable against a local planning instrument.

8.1) Describe the proposed material change of use

Provide a general description of the proposed use	Provide the planning scheme definition <i>(include each definition in a new row)</i>	Number of dwelling units <i>(if applicable)</i>	Gross floor area (m ²) <i>(if applicable)</i>

8.2) Does the proposed use involve the use of existing buildings on the premises?

- Yes
- No

8.3) Does the proposed development relate to temporary accepted development under the Planning Regulation?

<input type="checkbox"/> Yes – provide details below or include details in a schedule to this development application	
<input type="checkbox"/> No	
Provide a general description of the temporary accepted development	Specify the stated period dates under the Planning Regulation

Division 2 – Reconfiguring a lot

Note: This division is only required to be completed if any part of the development application involves reconfiguring a lot.

9.1) What is the total number of existing lots making up the premises?

ONE

9.2) What is the nature of the lot reconfiguration? *(tick all applicable boxes)*

- | | |
|--|---|
| <input checked="" type="checkbox"/> Subdivision <i>(complete 10)</i> | <input type="checkbox"/> Dividing land into parts by agreement <i>(complete 11)</i> |
| <input type="checkbox"/> Boundary realignment <i>(complete 12)</i> | <input type="checkbox"/> Creating or changing an easement giving access to a lot from a constructed road <i>(complete 13)</i> |

14.3) What is the monetary value of the proposed operational work? (include GST, materials and labour)

\$

PART 4 – ASSESSMENT MANAGER DETAILS

15) Identify the assessment manager(s) who will be assessing this development application

MAREEBA SHIRE COUNCIL

16) Has the local government agreed to apply a superseded planning scheme for this development application?

- Yes – a copy of the decision notice is attached to this development application
- The local government is taken to have agreed to the superseded planning scheme request – relevant documents attached
- No

PART 5 – REFERRAL DETAILS

17) Does this development application include any aspects that have any referral requirements?

Note: A development application will require referral if prescribed by the Planning Regulation 2017.

- No, there are no referral requirements relevant to any development aspects identified in this development application – proceed to Part 6

Matters requiring referral to the **Chief Executive of the Planning Act 2016:**

- Clearing native vegetation
- Contaminated land (*unexploded ordnance*)
- Environmentally relevant activities (ERA) (*only if the ERA has not been devolved to a local government*)
- Fisheries – aquaculture
- Fisheries – declared fish habitat area
- Fisheries – marine plants
- Fisheries – waterway barrier works
- Hazardous chemical facilities
- Heritage places – Queensland heritage place (*on or near a Queensland heritage place*)
- Infrastructure-related referrals – designated premises
- Infrastructure-related referrals – state transport infrastructure
- Infrastructure-related referrals – State transport corridor and future State transport corridor
- Infrastructure-related referrals – State-controlled transport tunnels and future state-controlled transport tunnels
- Infrastructure-related referrals – near a state-controlled road intersection
- Koala habitat in SEQ region – interfering with koala habitat in koala habitat areas outside koala priority areas
- Koala habitat in SEQ region – key resource areas
- Ports – Brisbane core port land – near a State transport corridor or future State transport corridor
- Ports – Brisbane core port land – environmentally relevant activity (ERA)
- Ports – Brisbane core port land – tidal works or work in a coastal management district
- Ports – Brisbane core port land – hazardous chemical facility
- Ports – Brisbane core port land – taking or interfering with water
- Ports – Brisbane core port land – referable dams
- Ports – Brisbane core port land – fisheries
- Ports – Land within Port of Brisbane's port limits (*below high-water mark*)
- SEQ development area
- SEQ regional landscape and rural production area or SEQ rural living area – tourist activity or sport and recreation activity
- SEQ regional landscape and rural production area or SEQ rural living area – community activity
- SEQ regional landscape and rural production area or SEQ rural living area – indoor recreation
- SEQ regional landscape and rural production area or SEQ rural living area – urban activity
- SEQ regional landscape and rural production area or SEQ rural living area – combined use
- SEQ northern inter-urban break – tourist activity or sport and recreation activity

- SEQ northern inter-urban break – community activity
- SEQ northern inter-urban break – indoor recreation
- SEQ northern inter-urban break – urban activity
- SEQ northern inter-urban break – combined use
- Tidal works or works in a coastal management district
- Reconfiguring a lot in a coastal management district or for a canal
- Erosion prone area in a coastal management district
- Urban design
- Water-related development – taking or interfering with water
- Water-related development – removing quarry material *(from a watercourse or lake)*
- Water-related development – referable dams
- Water-related development – levees *(category 3 levees only)*
- Wetland protection area

Matters requiring referral to the local government:

- Airport land
- Environmentally relevant activities (ERA) *(only if the ERA has been devolved to local government)*
- Heritage places – Local heritage places

Matters requiring referral to the Chief Executive of the distribution entity or transmission entity:

- Infrastructure-related referrals – Electricity infrastructure

Matters requiring referral to:

- The **Chief Executive of the holder of the licence**, if not an individual
- The **holder of the licence**, if the holder of the licence is an individual
- Infrastructure-related referrals – Oil and gas infrastructure

Matters requiring referral to the Brisbane City Council:

- Ports – Brisbane core port land

Matters requiring referral to the Minister responsible for administering the Transport Infrastructure Act 1994:

- Ports – Brisbane core port land *(where inconsistent with the Brisbane port LUP for transport reasons)*
- Ports – Strategic port land

Matters requiring referral to the relevant port operator, if applicant is not port operator:

- Ports – Land within Port of Brisbane’s port limits *(below high-water mark)*

Matters requiring referral to the Chief Executive of the relevant port authority:

- Ports – Land within limits of another port *(below high-water mark)*

Matters requiring referral to the Gold Coast Waterways Authority:

- Tidal works or work in a coastal management district *(in Gold Coast waters)*

Matters requiring referral to the Queensland Fire and Emergency Service:

- Tidal works or work in a coastal management district *(involving a marina (more than six vessel berths))*

18) Has any referral agency provided a referral response for this development application?

- Yes – referral response(s) received and listed below are attached to this development application
- No

Referral requirement	Referral agency	Date of referral response

Identify and describe any changes made to the proposed development application that was the subject of the referral response and this development application, or include details in a schedule to this development application *(if applicable)*.

PART 6 – INFORMATION REQUEST

19) Information request under the DA Rules

I agree to receive an information request if determined necessary for this development application

I do not agree to accept an information request for this development application

Note: By not agreeing to accept an information request I, the applicant, acknowledge:

- that this development application will be assessed and decided based on the information provided when making this development application and the assessment manager and any referral agencies relevant to the development application are not obligated under the DA Rules to accept any additional information provided by the applicant for the development application unless agreed to by the relevant parties
- Part 3 under Chapter 1 of the DA Rules will still apply if the application is an application listed under section 11.3 of the DA Rules or
- Part 2 under Chapter 2 of the DA Rules will still apply if the application is for state facilitated development

Further advice about information requests is contained in the [DA Forms Guide](#).

PART 7 – FURTHER DETAILS

20) Are there any associated development applications or current approvals? (e.g. a preliminary approval)

Yes – provide details below or include details in a schedule to this development application

No

List of approval/development application references	Reference number	Date	Assessment manager
<input type="checkbox"/> Approval <input type="checkbox"/> Development application			
<input type="checkbox"/> Approval <input type="checkbox"/> Development application			

21) Has the portable long service leave levy been paid? (only applicable to development applications involving building work or operational work)

Yes – a copy of the receipted QLeave form is attached to this development application

No – I, the applicant will provide evidence that the portable long service leave levy has been paid before the assessment manager decides the development application. I acknowledge that the assessment manager may give a development approval only if I provide evidence that the portable long service leave levy has been paid

Not applicable (e.g. building and construction work is less than \$150,000 excluding GST)

Amount paid	Date paid (dd/mm/yy)	QLeave levy number (A, B or E)
\$		

22) Is this development application in response to a show cause notice or required as a result of an enforcement notice?

Yes – show cause or enforcement notice is attached

No

23) Further legislative requirements

Environmentally relevant activities

23.1) Is this development application also taken to be an application for an environmental authority for an **Environmentally Relevant Activity (ERA)** under section 115 of the *Environmental Protection Act 1994*?

- Yes – the required attachment (form ESR/2015/1791) for an application for an environmental authority accompanies this development application, and details are provided in the table below
- No

Note: Application for an environmental authority can be found by searching "ESR/2015/1791" as a search term at www.qld.gov.au. An ERA requires an environmental authority to operate. See www.business.qld.gov.au for further information.

Proposed ERA number:		Proposed ERA threshold:	
Proposed ERA name:			

- Multiple ERAs are applicable to this development application and the details have been attached in a schedule to this development application.

Hazardous chemical facilities

23.2) Is this development application for a **hazardous chemical facility**?

- Yes – *Form 536: Notification of a facility exceeding 10% of schedule 15 threshold* is attached to this development application
- No

Note: See www.business.qld.gov.au for further information about hazardous chemical notifications.

Clearing native vegetation

23.3) Does this development application involve **clearing native vegetation** that requires written confirmation that the chief executive of the *Vegetation Management Act 1999* is satisfied the clearing is for a relevant purpose under section 22A of the *Vegetation Management Act 1999*?

- Yes – this development application includes written confirmation from the chief executive of the *Vegetation Management Act 1999* (s22A determination)
- No

Note: 1. Where a development application for operational work or material change of use requires a s22A determination and this is not included, the development application is prohibited development.
2. See <https://www.qld.gov.au/environment/land/vegetation/applying> for further information on how to obtain a s22A determination.

Environmental offsets

23.4) Is this development application taken to be a prescribed activity that may have a significant residual impact on a **prescribed environmental matter** under the *Environmental Offsets Act 2014*?

- Yes – I acknowledge that an environmental offset must be provided for any prescribed activity assessed as having a significant residual impact on a prescribed environmental matter
- No

Note: The environmental offset section of the Queensland Government's website can be accessed at www.qld.gov.au for further information on environmental offsets.

Koala habitat in SEQ Region

23.5) Does this development application involve a material change of use, reconfiguring a lot or operational work which is assessable development under Schedule 10, Part 10 of the Planning Regulation 2017?

- Yes – the development application involves premises in the koala habitat area in the koala priority area
- Yes – the development application involves premises in the koala habitat area outside the koala priority area
- No

Note: If a koala habitat area determination has been obtained for this premises and is current over the land, it should be provided as part of this development application. See koala habitat area guidance materials at www.desi.qld.gov.au for further information.

Water resources

23.6) Does this development application involve **taking or interfering with underground water through an artesian or subartesian bore, taking or interfering with water in a watercourse, lake or spring, or taking overland flow water under the *Water Act 2000***?

Yes – the relevant template is completed and attached to this development application and I acknowledge that a relevant authorisation or licence under the *Water Act 2000* may be required prior to commencing development

No

Note: Contact the Department of Resources at www.resources.qld.gov.au for further information.

DA templates are available from planning.statedevelopment.qld.gov.au. If the development application involves:

- Taking or interfering with underground water through an artesian or subartesian bore: complete DA Form 1 Template 1
- Taking or interfering with water in a watercourse, lake or spring: complete DA Form 1 Template 2
- Taking overland flow water: complete DA Form 1 Template 3.

Waterway barrier works

23.7) Does this application involve **waterway barrier works**?

Yes – the relevant template is completed and attached to this development application

No

DA templates are available from planning.statedevelopment.qld.gov.au. For a development application involving waterway barrier works, complete DA Form 1 Template 4.

Marine activities

23.8) Does this development application involve **aquaculture, works within a declared fish habitat area or removal, disturbance or destruction of marine plants**?

Yes – an associated resource allocation authority is attached to this development application, if required under the *Fisheries Act 1994*

No

Note: See guidance materials at www.daf.qld.gov.au for further information.

Quarry materials from a watercourse or lake

23.9) Does this development application involve the **removal of quarry materials from a watercourse or lake under the *Water Act 2000***?

Yes – I acknowledge that a quarry material allocation notice must be obtained prior to commencing development

No

Note: Contact the Department of Resources at www.resources.qld.gov.au and www.business.qld.gov.au for further information.

Quarry materials from land under tidal waters

23.10) Does this development application involve the **removal of quarry materials from land under tidal water under the *Coastal Protection and Management Act 1995***?

Yes – I acknowledge that a quarry material allocation notice must be obtained prior to commencing development

No

Note: Contact the Department of Environment, Science and Innovation at www.desi.qld.gov.au for further information.

Referable dams

23.11) Does this development application involve a **referable dam** required to be failure impact assessed under section 343 of the *Water Supply (Safety and Reliability) Act 2008* (the *Water Supply Act*)?

Yes – the 'Notice Accepting a Failure Impact Assessment' from the chief executive administering the *Water Supply Act* is attached to this development application

No

Note: See guidance materials at www.resources.qld.gov.au for further information.

Tidal work or development within a coastal management district

23.12) Does this development application involve **tidal work or development in a coastal management district**?

- Yes – the following is included with this development application:
- Evidence the proposal meets the code for assessable development that is prescribed tidal work (*only required if application involves prescribed tidal work*)
 - A certificate of title

No

Note: See guidance materials at www.desi.qld.gov.au for further information.

Queensland and local heritage places

23.13) Does this development application propose development on or adjoining a place entered in the **Queensland heritage register** or on a place entered in a local government's **Local Heritage Register**?

Yes – details of the heritage place are provided in the table below

No

Note: See guidance materials at www.desi.qld.gov.au for information requirements regarding development of Queensland heritage places.

For a heritage place that has cultural heritage significance as a local heritage place and a Queensland heritage place, provisions are in place under the Planning Act 2016 that limit a local categorising instrument from including an assessment benchmark about the effect or impact of, development on the stated cultural heritage significance of that place. See guidance materials at www.planning.statedevelopment.qld.gov.au for information regarding assessment of Queensland heritage places.

Name of the heritage place:

Place ID:

Decision under section 62 of the Transport Infrastructure Act 1994

23.14) Does this development application involve new or changed access to a state-controlled road?

Yes – this application will be taken to be an application for a decision under section 62 of the *Transport Infrastructure Act 1994* (subject to the conditions in section 75 of the *Transport Infrastructure Act 1994* being satisfied)

No

Walkable neighbourhoods assessment benchmarks under Schedule 12A of the Planning Regulation

23.15) Does this development application involve reconfiguring a lot into 2 or more lots in certain residential zones (except rural residential zones), where at least one road is created or extended?

Yes – Schedule 12A is applicable to the development application and the assessment benchmarks contained in schedule 12A have been considered

No

Note: See guidance materials at www.planning.statedevelopment.qld.gov.au for further information.

PART 8 – CHECKLIST AND APPLICANT DECLARATION

24) Development application checklist

I have identified the assessment manager in question 15 and all relevant referral requirement(s) in question 17

Yes

Note: See the *Planning Regulation 2017* for referral requirements

If building work is associated with the proposed development, Parts 4 to 6 of [DA Form 2 – Building work details](#) have been completed and attached to this development application

Yes

Not applicable

Supporting information addressing any applicable assessment benchmarks is with the development application

Note: This is a mandatory requirement and includes any relevant templates under question 23, a planning report and any technical reports required by the relevant categorising instruments (e.g. local government planning schemes, State Planning Policy, State Development Assessment Provisions). For further information, see [DA Forms Guide: Planning Report Template](#).

Yes

Relevant plans of the development are attached to this development application

Note: Relevant plans are required to be submitted for all aspects of this development application. For further information, see [DA Forms Guide: Relevant plans](#).

Yes

The portable long service leave levy for QLeave has been paid, or will be paid before a development permit is issued (see 21)

Yes

Not applicable

25) Applicant declaration

- By making this development application, I declare that all information in this development application is true and correct
- Where an email address is provided in Part 1 of this form, I consent to receive future electronic communications from the assessment manager and any referral agency for the development application where written information is required or permitted pursuant to sections 11 and 12 of the *Electronic Transactions Act 2001*

Note: It is unlawful to intentionally provide false or misleading information.

Privacy – Personal information collected in this form will be used by the assessment manager and/or chosen assessment manager, any relevant referral agency and/or building certifier (including any professional advisers which may be engaged by those entities) while processing, assessing and deciding the development application. All information relating to this development application may be available for inspection and purchase, and/or published on the assessment manager’s and/or referral agency’s website.

Personal information will not be disclosed for a purpose unrelated to the *Planning Act 2016*, Planning Regulation 2017 and the DA Rules except where:

- such disclosure is in accordance with the provisions about public access to documents contained in the *Planning Act 2016* and the Planning Regulation 2017, and the access rules made under the *Planning Act 2016* and Planning Regulation 2017; or
- required by other legislation (including the *Right to Information Act 2009*); or
- otherwise required by law.

This information may be stored in relevant databases. The information collected will be retained as required by the *Public Records Act 2002*.

PART 9 – FOR COMPLETION OF THE ASSESSMENT MANAGER – FOR OFFICE USE ONLY

Date received: Reference number(s):

Notification of engagement of alternative assessment manager

Prescribed assessment manager	
Name of chosen assessment manager	
Date chosen assessment manager engaged	
Contact number of chosen assessment manager	
Relevant licence number(s) of chosen assessment manager	

QLeave notification and payment

Note: For completion by assessment manager if applicable

Description of the work	
QLeave project number	
Amount paid (\$)	Date paid (dd/mm/yy)
Date receipted form sighted by assessment manager	
Name of officer who sighted the form	

Individual owner's consent for making a development application under the *Planning Act 2016*

I Brett Stevenson as sole director of Basky Pty Ltd (ACN 107 972 163) ATF Basky Investment Trust (ABN 29 192 073 095)

as owner of the premises identified as follows:

Lot 99 on SP184838 located at 18 Coconut Grove Kuranda

consent to the making of a development application under the *Planning Act 2016* by:

Neil Beck

on the premises described above for:

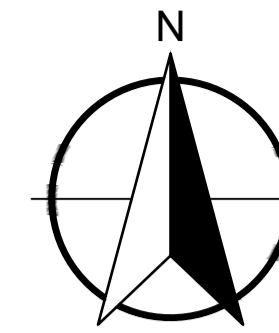
Reconfiguring a Lot (1 Lot into 2 Lots & Access Easement)



Brett Stevenson, Director

Dated 18 / 05 / 2026

ATTACHMENT 2 – PROPOSED PLANS OF SUBDIVISION

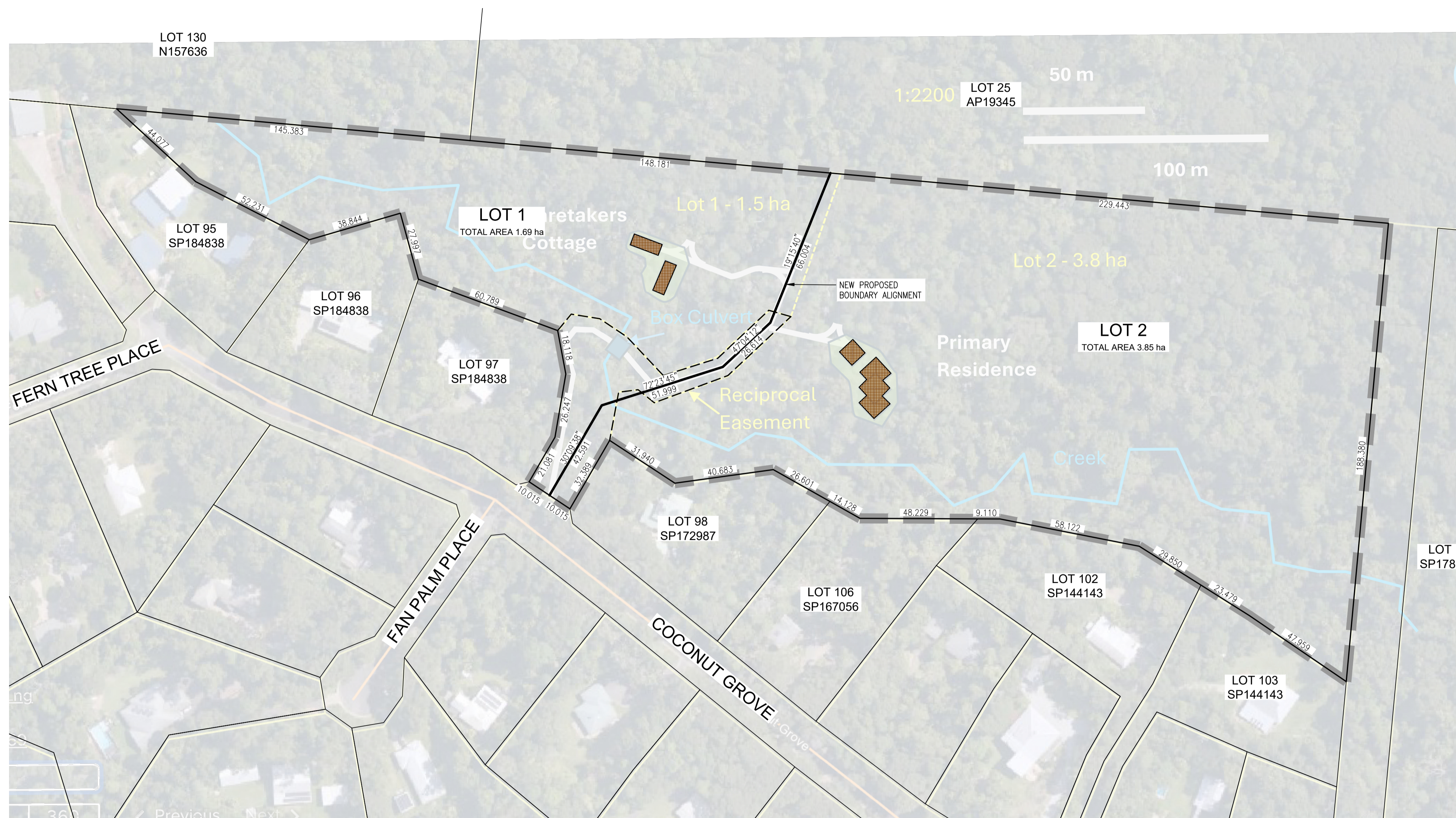


LEGEND

- SITE BOUNDARY
- PROPOSED BUILDING

NOTES

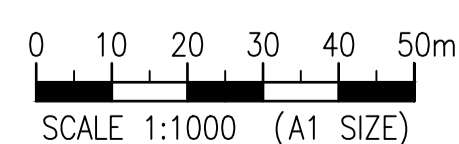
1. LAYOUT IS BASED ON DCDB INFORMATION AND QLD GLOBE AERIAL IMAGERY.



LAYOUT PLAN
SCALE 1:1000

FOR DISCUSSION

TEC File: T:\1839 Coconut Close RAL 1 into 2\Drawings\1839-SKETCH-001(B)-002-(B)-003(D).dwg
Printed: 18 May 2026, 10:06 AM (Liam)



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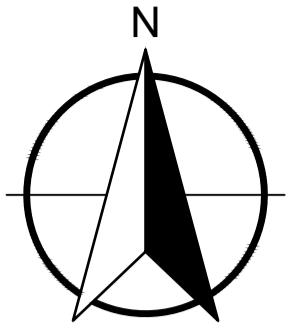
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Email: admin@trinityengineering.com.au

Client		BRETT STEVENSON		
Project		COCONUT GROVE RAL 1 INTO 2		
Title		SUBDIVISION OF LOT 99, SP184838 (INTO 2 LOTS) LAYOUT PLAN		
JOB No.	Scale (A1 size)	Date	Drawing No.	Revision
1839	1:1000	18 MAY 2026	SKETCH 1839-1	B



LEGEND

- 358 EXISTING SURFACE CONTOUR (1m INTERVAL)
- SITE BOUNDARY
- EXISTING/EXISTING PERMITTED CLEARING PER VEGETATION CLEARING LAWS

NOTES

1. LAYOUT IS BASED ON DCDB INFORMATION AND QLD GLOBE AERIAL IMAGERY.
2. EXISTING/EXISTING PERMITTED CLEARING AREA TOTAL = 15256m²



LAYOUT PLAN
SCALE 1:1000

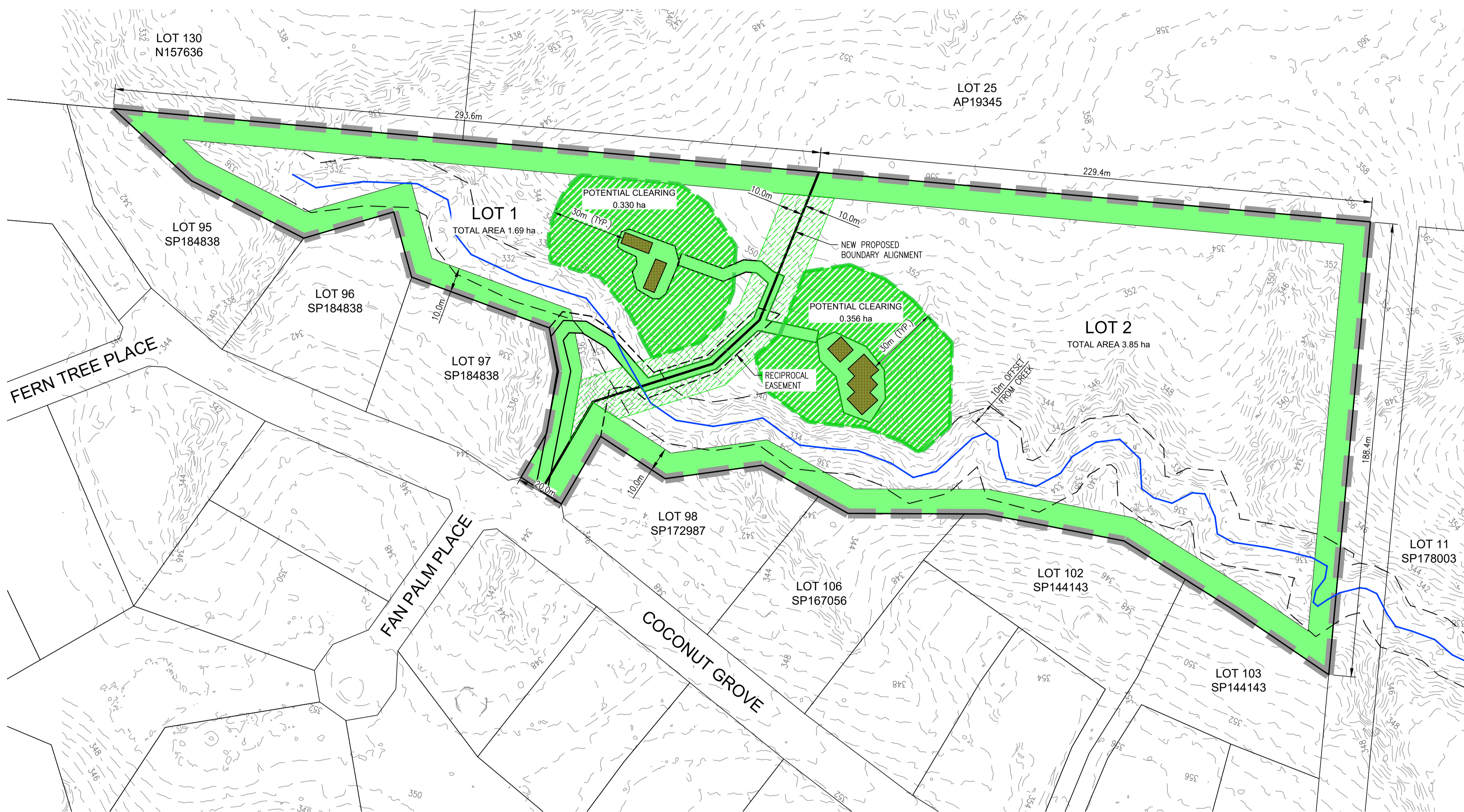
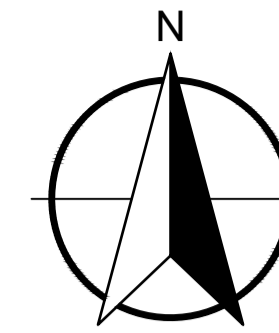
FOR DISCUSSION

TEC File: T:\1839 Coconut Close RAL 1 into 2\Drawings\1839-SKETCH-001(B)-002(B)-003(D).dwg

Printed: 18 May 2026, 10:08 AM (Liam)

TEC External References: TEC-TITLE-SKETCH-A1_b.dwg ;

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LEGEND

- 358 ——— EXISTING SURFACE CONTOUR (1m INTERVAL)
- ASSUMED TOP OF BANK
- ASSUMED CREEK FLOW PATH
- SITE BOUNDARY
- EXISTING/EXISTING PERMITTED CLEARING PER VEGETATION CLEARING LAWS
- NEW POTENTIAL CLEARING PERMISSION CREATED BY PROPOSED DEVELOPMENT
- NEW POTENTIAL BOUNDARY CLEARING PERMISSION CREATED BY NEW BOUNDARY ALIGNMENT
- PROPOSED BUILDING

NOTES

1. LAYOUT IS BASED ON DCDB INFORMATION AND QLD GLOBE AERIAL IMAGERY.
2. EXISTING/EXISTING PERMITTED CLEARING AREA TOTAL = 15256m²
3. NEW POTENTIAL BOUNDARY CLEARING AREA TOTAL = 2226m²

LAYOUT PLAN
SCALE 1:1000

FOR DISCUSSION

TEC File: T:\1839 Coconut Close RAL 1 into 2\Drawings\1839-SKETCH-001(B)-002-(B)-003(D).dwg

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**ATTACHMENT 3 – VEGETATION MANAGEMENT REPORT &
RESPONSE TO SDAP CODE**



Vegetation management report

For Lot: 99 Plan: SP184838

10/12/2025

This publication has been compiled by Operations Support, Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development.

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Recent changes

Updated mapping

Updated vegetation mapping was released on 22 November 2023 and includes the most recent Queensland Herbarium scientific updates to the Regulated Vegetation Management Map, regional ecosystems, essential habitat, wetland and high-value regrowth mapping.

The Department of the Environment, Tourism, Science and Innovation have also updated their koala protection mapping to align with the Queensland Herbarium scientific updates.

The latest version (v10) of the Protected Plants Flora Survey Trigger Map (trigger map) was released on 6 September 2023.

Overview

Based on the lot on plan details you have supplied, this report provides the following detailed information:

Property details - information about the specified Lot on Plan, lot size, local government area, bioregion(s), subregion(s) and catchment(s);

Vegetation management framework - an explanation of the application of the framework and contact details for the Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development who administer the framework;

Vegetation management framework details for the specified Lot on Plan including:

- the vegetation management categories on the property;
- the vegetation management regional ecosystems on the property;
- vegetation management watercourses or drainage features on the property;
- vegetation management wetlands on the property;
- vegetation management essential habitat on the property;
- whether any area management plans are associated with the property;
- whether the property is coastal or non-coastal; and
- whether the property is mapped as Agricultural Land Class A or B;

Protected plant framework - an explanation of the application of the framework and contact details for the Department of the Environment, Tourism, Science and Innovation who administer the framework, including:

- high risk areas on the protected plant flora survey trigger map for the property;

Koala protection framework - an explanation of the application of the framework and contact details for the Department of the Environment, Tourism, Science and Innovation who administer the framework; and

Koala protection framework details for the specified Lot on Plan including:

- the koala district the property is located in;
- koala priority areas on the property;
- core and locally refined koala habitat areas on the property;
- whether the lot is located in an identified koala broad-hectare area; and
- koala habitat regional ecosystems on the property for core koala habitat areas.

This information will assist you to determine your options for managing vegetation under:

- the vegetation management framework, which may include:

- exempt clearing work;
- accepted development vegetation clearing code;
- an area management plan;
- a development approval;

- the protected plant framework, which may include:

- the need to undertake a flora survey;
- exempt clearing;
- a protected plant clearing permit;

- the koala protection framework, which may include:

- exempted development;
- a development approval;
- the need to undertake clearing sequentially and in the presence of a koala spotter.

Other laws

The clearing of native vegetation is regulated by both Queensland and Australian legislation, and some local governments also regulate native vegetation clearing. You may need to obtain an approval or permit under another Act, such as the Commonwealth Government's *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act). Section 8 of this guide provides contact details of other agencies you should confirm requirements with, before commencing vegetation clearing.

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1. Property details

1.1 Tenure and title area

All of the lot, plan, tenure and title area information associated with property Lot: 99 Plan: SP184838 are listed in Table 1.

Table 1: Lot, plan, tenure and title area information for the property

Lot	Plan	Tenure	Property title area (sq metres)
99	SP184838	Freehold	55,330

The tenure of the land may affect whether clearing is considered exempt clearing work or may be carried out under an accepted development vegetation clearing code.

Does the property Lot: 99 Plan: SP184838 have a freehold tenure and is in the Wet Tropics of Queensland World Heritage Area?

No, this property is not located in the Wet Tropics of Queensland World Heritage Area.

1.2 Property location

Table 2 provides a summary of the locations for property Lot: 99 Plan: SP184838, in relation to natural and administrative boundaries.

Table 2: Property location details

Local Government(s)	Catchment(s)	Bioregion(s)	Subregion(s)
Mareeba Shire	Barron	Wet Tropics	Macalister

2. Vegetation management framework (administered by the Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development)

The *Vegetation Management Act 1999* (VMA), the *Vegetation Management Regulation 2023*, the *Planning Act 2016* and the *Planning Regulation 2017*, in conjunction with associated policies and codes, form the Vegetation Management Framework.

The VMA does not apply to all land tenures or vegetation types. State forests, national parks, forest reserves and some tenures under the *Forestry Act 1959* and *Nature Conservation Act 1992* are not regulated by the VMA. Managing or clearing vegetation on these tenures may require approvals under these laws.

The following native vegetation is not regulated under the VMA but may require permit(s) under other laws:

- grass or non-woody herbage;
- a plant within a grassland regional ecosystem identified in the Vegetation Management Regional Ecosystem Description Database (VM REDD) as having a grassland structure; and
- a mangrove.

2.1 Exempt clearing work

Exempt clearing work is an activity for which you do not need to notify the Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development or obtain an approval under the vegetation management framework. Exempt clearing work was previously known as exemptions.

In areas that are mapped as Category X (white in colour) on the regulated vegetation management map (see section 4.1), and where the land tenure is freehold, indigenous land and leasehold land for agriculture and grazing purposes, the clearing of vegetation is considered exempt clearing work and does not require notification or development approval under the vegetation management framework. For all other land tenures, contact the Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development before commencing clearing to ensure that the proposed activity is exempt clearing work.

A range of routine property management activities are considered exempt clearing work. A list of exempt clearing work is available at

<https://www.qld.gov.au/environment/land/management/vegetation/clearing-approvals/exemptions/>.

Exempt clearing work may be affected if the proposed clearing area is subject to development approval conditions, a covenant, an environmental offset, an exchange area, a restoration notice, or an area mapped as Category A. Exempt clearing work may require approval under other Commonwealth, State or Local Government laws, or local government planning schemes. Contact the Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development prior to clearing in any of these areas.

2.2 Accepted development vegetation clearing codes

Some clearing activities can be undertaken under an accepted development vegetation clearing code. The codes can be downloaded at

<https://www.qld.gov.au/environment/land/management/vegetation/clearing-approvals/codes/>

If you intend to clear vegetation under an accepted development vegetation clearing code, you must notify the Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development before commencing. The information in this report will assist you to complete the online notification form.

You can complete the online form at

<https://vegetation-apps.dnrm.qld.gov.au>

2.3 Area management plans

Area Management Plans (AMP) provide an alternative approval system for vegetation clearing under the vegetation management framework. They list the purposes and clearing conditions that have been approved for the areas covered by the plan. It is not necessary to use an AMP, even when an AMP applies to your property.

On 8 March 2020, AMPs ended for fodder harvesting, managing thickened vegetation and managing encroachment. New notifications cannot be made for these AMPs. You will need to consider options for fodder harvesting, managing thickened vegetation or encroachment under a relevant accepted development vegetation clearing code or apply for a development approval.

New notifications can be made for all other AMPs. These will continue to apply until their nominated end date.

If an Area Management Plan applies to your property for which you can make a new notification, it will be listed in Section 3.6 of this report. Before clearing under one of these AMPs, you must first notify the Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development and then follow the conditions and requirements listed in the AMP.

<https://www.qld.gov.au/environment/land/management/vegetation/clearing-approvals/area-management-plans>

2.4 Development approvals

If under the vegetation management framework your proposed clearing is not exempt clearing work, or is not permitted under an accepted development vegetation clearing code, or an AMP, you may be able to apply for a development approval. Information on how to apply for a development approval is available at

<https://www.qld.gov.au/environment/land/management/vegetation/clearing-approvals/development>

2.5. Contact information for the Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development

For further information on the vegetation management framework:

Phone 135VEG (135 834)

Email vegetation@nrmmrrd.qld.gov.au

Visit <https://www.nrmmrrd.qld.gov.au/?contact=vegetation> to submit an online enquiry.

3. Vegetation management framework for Lot: 99 Plan: SP184838

3.1 Vegetation categories

The vegetation categories on your property are shown on the regulated vegetation management map in section 4.1 of this report. A summary of vegetation categories on the subject lot are listed in Table 3. Descriptions for these categories are shown in Table 4.

Table 3: Vegetation categories for subject property

Vegetation category	Area (ha)
Category B	5.53

Table 4: Description of vegetation categories

Category	Colour on Map	Description	Requirements / options under the vegetation management framework
A	red	Compliance areas, environmental offset areas and voluntary declaration areas	Special conditions apply to Category A areas. Before clearing, contact the Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development to confirm any requirements in a Category A area.
B	dark blue	Remnant vegetation areas	Exempt clearing work, or notification and compliance with accepted development vegetation clearing codes, area management plans or development approval.
C	light blue	High-value regrowth areas	Exempt clearing work, or notification and compliance with managing Category C regrowth vegetation accepted development vegetation clearing code.
R	yellow	Regrowth within 50m of a watercourse or drainage feature in the Great Barrier Reef catchment areas	Exempt clearing work, or notification and compliance with managing Category R regrowth accepted development vegetation clearing code or area management plans.
X	white	Clearing on freehold land, indigenous land and leasehold land for agriculture and grazing purposes is considered exempt clearing work under the vegetation management framework. Contact the Department to clarify whether a development approval is required for other State land tenures.	No permit or notification required on freehold land, indigenous land and leasehold land for agriculture and grazing. A development approval may be required for some State land tenures.

Property Map of Assessable Vegetation (PMAV)

There is no Property Map of Assessable Vegetation (PMAV) present on this property.

3.2 Regional ecosystems

The endangered, of concern and least concern regional ecosystems on your property are shown on the vegetation management supporting map in section 4.2 and are listed in Table 5.

A description of regional ecosystems can be accessed online at <https://www.qld.gov.au/environment/plants-animals/plants/ecosystems/descriptions/>

Table 5: Regional ecosystems present on subject property

Regional Ecosystem	VMA Status	Category	Area (Ha)	Short Description	Structure Category
7.11.1	Least concern	B	5.53	Simple to complex mesophyll to notophyll vine forest on moderately to poorly drained metamorphics (excluding amphibolites) of moderate fertility of the moist and wet lowlands, foothills and uplands	Dense

Please note:

1. All area and area derived figures included in this table have been calculated via reprojecting relevant spatial features to Albers equal-area conic projection (central meridian = 146, datum Geocentric Datum of Australia 1994). As a result, area figures may differ slightly if calculated for the same features using a different co-ordinate system.
2. If Table 5 contains a Category 'plant', please be aware that this refers to 'plantations' such as forestry, and these areas are considered non-remnant under the VMA.

The VMA status of the regional ecosystem (whether it is endangered, of concern or least concern) also determines if any of the following are applicable:

- exempt clearing work;
- accepted development vegetation clearing codes;
- performance outcomes in State Code 16 of the State Development Assessment Provisions (SDAP).

3.3 Watercourses

Vegetation management watercourses and drainage features for this property are shown on the vegetation management supporting map in section 4.2.

3.4 Wetlands

There are no vegetation management wetlands present on this property.

3.5 Essential habitat

Under the VMA, essential habitat for protected wildlife is native wildlife prescribed under the *Nature Conservation Act 1992* (NCA) as critically endangered, endangered, vulnerable or near-threatened wildlife.

Essential habitat for protected wildlife includes suitable habitat on the lot, or where a species has been known to occur up to 1.1 kilometres from a lot on which there is assessable vegetation. These important habitat areas are protected under the VMA.

Any essential habitat on this property will be shown as blue hatching on the vegetation supporting map in section 4.2.

If essential habitat is identified on the lot, information about the protected wildlife species is provided in Table 6 below. The numeric labels on the vegetation management supporting map can be cross referenced with Table 6 to outline the essential habitat factors for that particular species. There may be essential habitat for more than one species on each lot, and areas of Category A, Category B and Category C can be mapped as Essential Habitat.

Essential habitat is compiled from a combination of species habitat models and buffered species records. Regional ecosystem is a mandatory essential habitat factor, unless otherwise stated. Essential habitat, for protected wildlife, means an area of vegetation shown on the Regulated Vegetation Management Map -

- 1) that has at least 3 essential habitat factors for the protected wildlife that must include any essential habitat factors that are stated as mandatory for the protected wildlife in the essential habitat database. Essential habitat factors are comprised of - regional ecosystem (mandatory for most species), vegetation community, altitude, soils, position in landscape; or

2) in which the protected wildlife, at any stage of its life cycle, is located.

If there is no essential habitat mapping shown on the vegetation management supporting map for this lot, and there is no table in the sections below, it confirms that there is no essential habitat on the lot.

Category A and/or Category B and/or Category C

Table 6: Essential habitat in Category A and/or Category B and/or Category C

Label	Scientific Name	Common Name	NCA Status	Vegetation Community	Altitude	Soils	Position in Landscape
1087	<i>Casuarium casuarium johnsonii</i> (southern population)	southern cassowary (southern population)	E	Dense lowland and highland tropical rainforest, closed gallery forest, eucalypt forest with vine forest elements, swamp forest and adjacent melaleuca swamps, littoral scrub, eucalypt woodland and mangroves; often using a habitat mosaic; will cross open eucalypt, canefields and dry ridges between rainforest patches.	Sea level to 1500m.		
610	<i>Litoria serrata</i>	tapping green eyed frog	V	Near rocky creeks but also on overhanging vegetation (especially 1-2m) and forest floor, in wet forest/tropical rainforest/monsoon vine forest including notophyll (simple evergreen & araucarian).	Sea level to 1300m.		Near/in streams.
921	<i>Dendrolagus lumholtzi</i>	Lumholtz's tree-kangaroo	NT	Cool, wet rainforest (complex notophyll, both mature and regrowth) and occasionally adjacent wet sclerophyll forest.	Sea level to 1530m.		
986	<i>Pteropus conspicillatus</i>	spectacled flying-fox	E	Rainforest and gallery forest (e.g. complex notophyll vine forest/dry rainforest), wet and dry sclerophyll (eucalypt forest/woodland), and Melaleuca quinquenervia woodland and mangrove; camps in or <7km from rainforest; mean annual rainfall at camp location >1400mm p.a.	Sea level - 1000m.		
1165	<i>Cyclopsitta diophthalma macleayana</i>	Macleay's fig-parrot	V	Upper canopy of lowland and upland rainforest (including gallery forest, semi-deciduous vine forest & secondary regrowth) and adjacent open eucalypt or melaleuca forest with figs usually present; mostly in large forest tracts and rare in fragments. Nest in short tunnel excavated 1-15m above ground into trunk of standing dead, decaying tree (e.g. <i>Lophostemon</i> , <i>Ficus</i> , <i>Alphitonia</i> , <i>Castanospermum</i>) within or at edge of rainforest or in eucalypt/melaleuca up to 2km from rainforest.	Sea level to 700m.		
31630	<i>Litoria myola</i>	Kuranda treefrog	CE	Near rocky creeks but also on overhanging vegetation (especially 1-2m) and forest floor, in wet forest/tropical rainforest/monsoon vine forest including mesophyll.	300-400m		Near/in streams.

Label	Regional Ecosystem (mandatory unless otherwise specified)
1087	3.8.2, 7.1.1, 7.1.2, 7.1.3, 7.1.4, 7.1.5, 7.2.1, 7.2.2, 7.2.3, 7.2.4, 7.2.5, 7.2.6, 7.2.7, 7.2.8, 7.2.9, 7.2.10, 7.2.11, 7.3.1, 7.3.2, 7.3.3, 7.3.4, 7.3.5, 7.3.6, 7.3.7, 7.3.8, 7.3.9, 7.3.10, 7.3.12, 7.3.13, 7.3.17, 7.3.19, 7.3.20, 7.3.21, 7.3.23, 7.3.25, 7.3.28, 7.3.29, 7.3.30, 7.3.31, 7.3.34, 7.3.35, 7.3.36, 7.3.37, 7.3.38, 7.3.39, 7.3.40, 7.3.42, 7.3.45, 7.3.46, 7.3.47, 7.3.49, 7.8.1, 7.8.2, 7.8.3, 7.8.4, 7.8.11, 7.8.12, 7.8.13, 7.8.14, 7.8.15, 7.8.16, 7.8.17, 7.8.18, 7.8.19, 7.11.1, 7.11.2, 7.11.3, 7.11.5, 7.11.6, 7.11.7, 7.11.8, 7.11.10, 7.11.12, 7.11.13, 7.11.14, 7.11.16, 7.11.18, 7.11.19, 7.11.23, 7.11.24, 7.11.25, 7.11.27, 7.11.28, 7.11.29, 7.11.30, 7.11.31, 7.11.32, 7.11.34, 7.11.36, 7.11.38, 7.11.39, 7.11.40, 7.11.42, 7.11.44, 7.11.46, 7.11.47, 7.11.49, 7.12.1, 7.12.2, 7.12.4, 7.12.5, 7.12.6, 7.12.7, 7.12.9, 7.12.10, 7.12.11, 7.12.12, 7.12.13, 7.12.16, 7.12.17, 7.12.19, 7.12.20, 7.12.21, 7.12.22, 7.12.23, 7.12.24, 7.12.25, 7.12.26, 7.12.27, 7.12.29, 7.12.33, 7.12.37, 7.12.38, 7.12.39, 7.12.40, 7.12.41, 7.12.43, 7.12.44, 7.12.45, 7.12.47, 7.12.48, 7.12.49, 7.12.50, 7.12.53, 7.12.59, 7.12.61, 7.12.66, 7.12.67, 7.12.68
610	3.8.2, 7.2.1, 7.2.2, 7.2.3, 7.2.4, 7.2.5, 7.2.6, 7.2.7, 7.2.8, 7.2.9, 7.2.10, 7.2.11, 7.3.3, 7.3.4, 7.3.5, 7.3.6, 7.3.7, 7.3.8, 7.3.9, 7.3.10, 7.3.12, 7.3.13, 7.3.16, 7.3.17, 7.3.19, 7.3.20, 7.3.21, 7.3.23, 7.3.25, 7.3.34, 7.3.35, 7.3.36, 7.3.37, 7.3.38, 7.3.40, 7.3.42, 7.3.43, 7.3.44, 7.3.45, 7.3.46, 7.3.47, 7.3.49, 7.3.50, 7.5.1, 7.5.2, 7.5.4, 7.8.1, 7.8.2, 7.8.3, 7.8.4, 7.8.7, 7.8.8, 7.8.11, 7.8.12, 7.8.13, 7.8.14, 7.8.15, 7.8.16, 7.8.17, 7.8.18, 7.8.19, 7.11.1, 7.11.2, 7.11.3, 7.11.5, 7.11.6, 7.11.7, 7.11.8, 7.11.10, 7.11.12, 7.11.13, 7.11.14, 7.11.16, 7.11.18, 7.11.19, 7.11.23, 7.11.24, 7.11.25, 7.11.26, 7.11.27, 7.11.28, 7.11.29, 7.11.30, 7.11.31, 7.11.32, 7.11.33, 7.11.38, 7.11.40, 7.11.43, 7.11.44, 7.11.45, 7.11.46, 7.11.47, 7.11.49, 7.11.51, 7.12.1, 7.12.2, 7.12.4, 7.12.5, 7.12.6, 7.12.7, 7.12.9, 7.12.10, 7.12.11, 7.12.12, 7.12.13, 7.12.16, 7.12.17, 7.12.19, 7.12.20, 7.12.21, 7.12.22, 7.12.23, 7.12.24, 7.12.25, 7.12.26, 7.12.27, 7.12.29, 7.12.33, 7.12.37, 7.12.38, 7.12.39, 7.12.40, 7.12.42, 7.12.43, 7.12.44, 7.12.45, 7.12.46, 7.12.47, 7.12.48, 7.12.49, 7.12.50, 7.12.53, 7.12.54, 7.12.59, 7.12.61, 7.12.66, 7.12.68
921	3.8.2, 7.1.1, 7.1.4, 7.2.1, 7.2.2, 7.2.3, 7.2.4, 7.2.5, 7.2.6, 7.2.7, 7.2.8, 7.2.9, 7.2.10, 7.2.11, 7.3.3, 7.3.4, 7.3.5, 7.3.6, 7.3.7, 7.3.8, 7.3.9, 7.3.10, 7.3.12, 7.3.13, 7.3.16, 7.3.17, 7.3.19, 7.3.20, 7.3.21, 7.3.23, 7.3.25, 7.3.34, 7.3.35, 7.3.36, 7.3.37, 7.3.38, 7.3.40, 7.3.42, 7.3.43, 7.3.44, 7.3.45, 7.3.46, 7.3.47, 7.3.49, 7.3.50, 7.5.1, 7.5.2, 7.5.4, 7.8.1, 7.8.2, 7.8.3, 7.8.4, 7.8.7, 7.8.8, 7.8.11, 7.8.12, 7.8.13, 7.8.14, 7.8.15, 7.8.16, 7.8.17, 7.8.18, 7.8.19, 7.11.1, 7.11.2, 7.11.3, 7.11.5, 7.11.6, 7.11.7, 7.11.8, 7.11.10, 7.11.12, 7.11.13, 7.11.14, 7.11.16, 7.11.18, 7.11.19, 7.11.23, 7.11.24, 7.11.25, 7.11.26, 7.11.27, 7.11.28, 7.11.29, 7.11.30, 7.11.31, 7.11.32, 7.11.33, 7.11.38, 7.11.40, 7.11.43, 7.11.44, 7.11.45, 7.11.46, 7.11.47, 7.11.49, 7.11.51, 7.12.1, 7.12.2, 7.12.4, 7.12.5, 7.12.6, 7.12.7, 7.12.9, 7.12.10, 7.12.11, 7.12.12, 7.12.13, 7.12.16, 7.12.17, 7.12.19, 7.12.20, 7.12.21, 7.12.22, 7.12.23, 7.12.24, 7.12.25, 7.12.26, 7.12.27, 7.12.29, 7.12.33, 7.12.37, 7.12.38, 7.12.39, 7.12.40, 7.12.42, 7.12.43, 7.12.44, 7.12.45, 7.12.46, 7.12.47, 7.12.48, 7.12.49, 7.12.50, 7.12.53, 7.12.59, 7.12.61, 7.12.66, 7.12.68
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1165	3.8.2, 7.2.1, 7.2.2, 7.2.3, 7.2.4, 7.2.5, 7.2.6, 7.2.7, 7.2.8, 7.2.9, 7.2.10, 7.2.11, 7.3.3, 7.3.4, 7.3.5, 7.3.6, 7.3.7, 7.3.8, 7.3.9, 7.3.10, 7.3.12, 7.3.13, 7.3.16, 7.3.17, 7.3.19, 7.3.20, 7.3.21, 7.3.23, 7.3.25, 7.3.34, 7.3.35, 7.3.36, 7.3.37, 7.3.38, 7.3.40, 7.3.42, 7.3.43, 7.3.44, 7.3.45, 7.3.46, 7.3.47, 7.3.49, 7.3.50, 7.5.1, 7.5.2, 7.5.4, 7.8.1, 7.8.2, 7.8.3, 7.8.4, 7.8.7, 7.8.8, 7.8.11, 7.8.12, 7.8.13, 7.8.14, 7.8.15, 7.8.16, 7.8.17, 7.8.18, 7.8.19, 7.11.1, 7.11.2, 7.11.3, 7.11.5, 7.11.6, 7.11.7, 7.11.8, 7.11.10, 7.11.12, 7.11.13, 7.11.14, 7.11.16, 7.11.18, 7.11.19, 7.11.23, 7.11.24, 7.11.25, 7.11.26, 7.11.27, 7.11.28, 7.11.29, 7.11.30, 7.11.31, 7.11.32, 7.11.33, 7.11.38, 7.11.40, 7.11.43, 7.11.44, 7.11.45, 7.11.46, 7.11.47, 7.11.49, 7.11.51, 7.12.1, 7.12.2, 7.12.4, 7.12.5, 7.12.6, 7.12.7, 7.12.9, 7.12.10, 7.12.11, 7.12.12, 7.12.13, 7.12.16, 7.12.17, 7.12.19, 7.12.20, 7.12.21, 7.12.22, 7.12.23, 7.12.24, 7.12.25, 7.12.26, 7.12.27, 7.12.29, 7.12.33, 7.12.37, 7.12.38, 7.12.39, 7.12.40, 7.12.42, 7.12.43, 7.12.44, 7.12.45, 7.12.46, 7.12.47, 7.12.48, 7.12.49, 7.12.50, 7.12.53, 7.12.59, 7.12.61, 7.12.66, 7.12.68
31630	3.8.2, 7.2.1, 7.2.2, 7.2.3, 7.2.4, 7.2.5, 7.2.6, 7.2.7, 7.2.8, 7.2.9, 7.2.10, 7.2.11, 7.3.3, 7.3.4, 7.3.5, 7.3.6, 7.3.7, 7.3.8, 7.3.9, 7.3.10, 7.3.12, 7.3.13, 7.3.16, 7.3.17, 7.3.19, 7.3.20, 7.3.21, 7.3.23, 7.3.25, 7.3.34, 7.3.35, 7.3.36, 7.3.37, 7.3.38, 7.3.40, 7.3.42, 7.3.43, 7.3.44, 7.3.45, 7.3.46, 7.3.47, 7.3.49, 7.3.50, 7.5.1, 7.5.2, 7.5.4, 7.8.1, 7.8.2, 7.8.3, 7.8.4, 7.8.7, 7.8.8, 7.8.11, 7.8.12, 7.8.13, 7.8.14, 7.8.15, 7.8.16, 7.8.17, 7.8.18, 7.8.19, 7.11.1, 7.11.2, 7.11.3, 7.11.5, 7.11.6, 7.11.7, 7.11.8, 7.11.10, 7.11.12, 7.11.13, 7.11.14, 7.11.16, 7.11.18, 7.11.19, 7.11.23, 7.11.24, 7.11.25, 7.11.26, 7.11.27, 7.11.28, 7.11.29, 7.11.30, 7.11.31, 7.11.32, 7.11.33, 7.11.38, 7.11.40, 7.11.43, 7.11.44, 7.11.45, 7.11.46, 7.11.47, 7.11.49, 7.11.51, 7.12.1, 7.12.2, 7.12.4, 7.12.5, 7.12.6, 7.12.7, 7.12.9, 7.12.10, 7.12.11, 7.12.12, 7.12.13, 7.12.16, 7.12.17, 7.12.19, 7.12.20, 7.12.21, 7.12.22, 7.12.23, 7.12.24, 7.12.25, 7.12.26, 7.12.27, 7.12.29, 7.12.33, 7.12.37, 7.12.38, 7.12.39, 7.12.40, 7.12.42, 7.12.43, 7.12.44, 7.12.45, 7.12.46, 7.12.47, 7.12.48, 7.12.49, 7.12.50, 7.12.53, 7.12.54, 7.12.59, 7.12.61, 7.12.66, 7.12.68

3.6 Area Management Plan(s)

Nil

3.7 Coastal or non-coastal

For the purposes of the accepted development vegetation clearing codes and State Code 16 of the State Development Assessment Provisions (SDAP), this property is regarded as*

Coastal

*See also Map 4.3

3.8 Agricultural Land Class A or B

The following can be used to identify Agricultural Land Class A or B areas under the "Managing regulated regrowth vegetation" accepted development vegetation clearing code:

Does this lot contain land that is mapped as Agricultural Land Class A or B in the State Planning Interactive Mapping System?

No Class A

No Class B

Note - This confirms Agricultural Land Classes as per the State Planning Interactive Mapping System only. This response does not include Agricultural Land Classes identified under local government planning schemes. For further information, check the Planning Scheme for your local government area.

See Map 4.4 to identify the location and extent of Class A and/or Class B Agricultural land on Lot: 99 Plan: SP184838.

4. Vegetation management framework maps

Vegetation management maps included in this report may also be requested individually at:

<https://www.qld.gov.au/environment/land/management/vegetation/maps/map-request>

Regulated vegetation management map

The regulated vegetation management map shows vegetation categories needed to determine clearing requirements. These maps are updated monthly to show new [property maps of assessable vegetation \(PMAV\)](#).

Vegetation management supporting map

The vegetation management supporting map provides information on regional ecosystems, wetlands, watercourses and essential habitat.

Coastal/non-coastal map

The coastal/non-coastal map confirms whether the lot, or which parts of the lot, are considered coastal or non-coastal for the purposes of the accepted development vegetation clearing codes and State Code 16 of the State Development Assessment Provisions (SDAP).

Agricultural Land Class A or B as per State Planning Policy: State Interest for Agriculture

The Agricultural Land Class map confirms the location and extent of land mapped as Agricultural Land Classes A or B as identified on the State Planning Interactive Mapping System. Please note that this map does not include areas identified as Agricultural Land Class A or B in local government planning schemes. This map can be used to identify Agricultural Land Class A or B areas under the "Managing regulated regrowth vegetation" accepted development vegetation clearing code.

4.1 Regulated vegetation management map



Regulated Vegetation Management Map



- Category A area (Vegetation offsets/compliance notices/VDecs)
- Category B area (Remnant vegetation)
- Category C area (High-value regrowth vegetation)
- Category R area (Reef regrowth watercourse vegetation)
- Category X area (Exempt clearing work on Freehold, Indigenous and Leasehold land)
- Water
- Other land parcel boundaries
- Selected Lot and Plan

Disclaimer:

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Additional information required for the assessment of vegetation values is provided in the accompanying "Vegetation Management Supporting map". For further information go to the web site: www.nrmrmd.qld.gov.au or contact the Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development.

Digital data for the regulated vegetation management map is available from the Queensland Spatial Portal at <http://www.spatial.information.qld.gov.au/>

Land parcel boundaries are provided as locational aid only.

This map is updated on a monthly basis to ensure new PMAVs are included as they are approved.

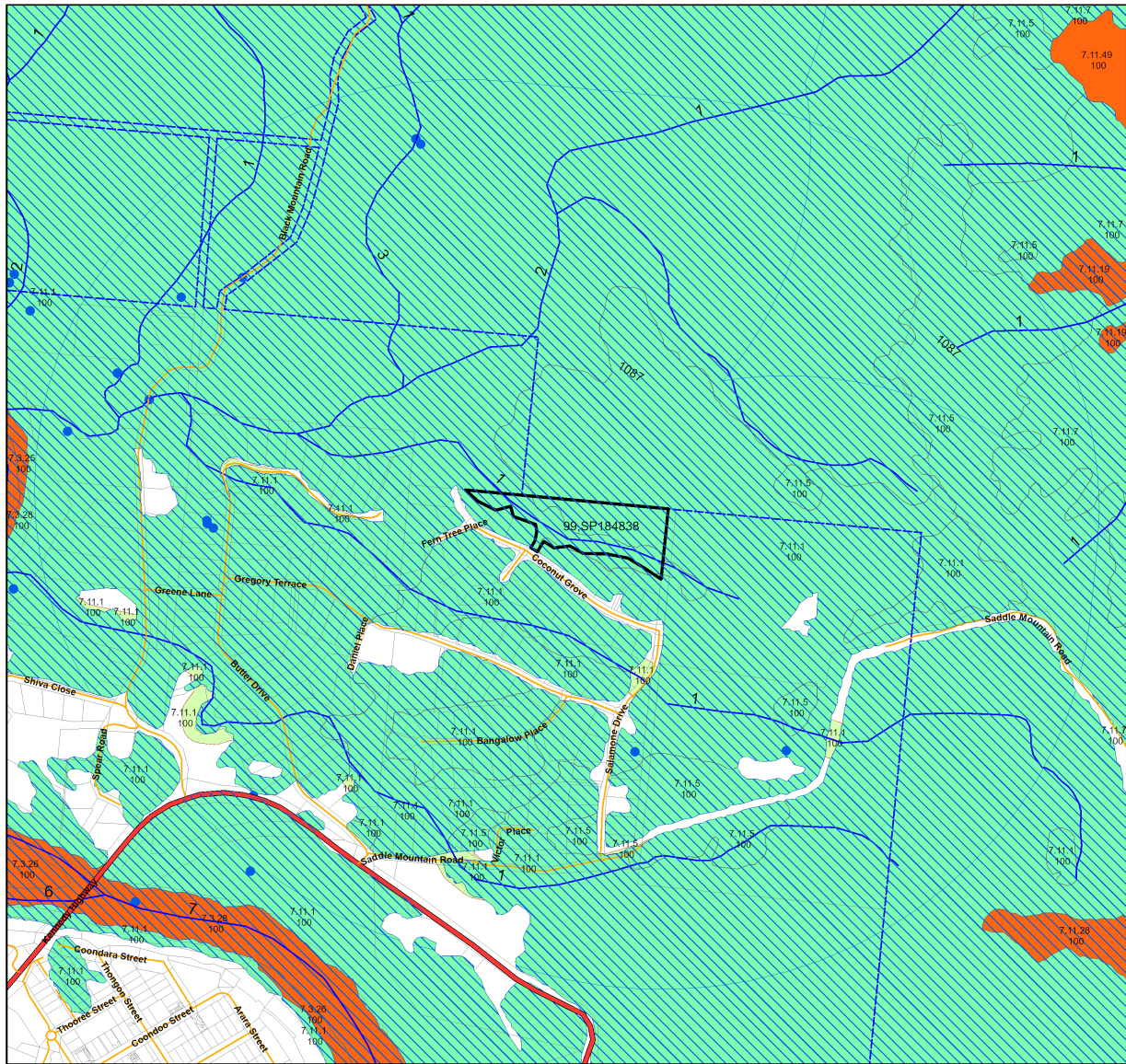


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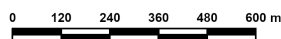
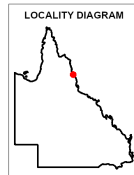
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4.2 Vegetation management supporting map



Vegetation Management Supporting Map

- Category A or B area containing endangered regional ecosystems
- Category A or B area containing of concern regional ecosystems
- Category A or B area that is a least concern regional ecosystem
- Category C or R area containing endangered regional ecosystems
- Category C or R area containing of concern regional ecosystems
- Category C or R area that is a least concern regional ecosystem
- Category X area
- Water
- Wetland on the vegetation management wetlands map
- Essential habitat on the essential habitat map
- Essential habitat species record
- Watercourses and drainage features on the vegetation management watercourse and drainage features map (Stream order shown as black number against stream where available)
- Highway
- Connector
- Street/Local Road
- National Parks, State Forest and other reserves
- Other land parcel boundaries
- Selected Lot and Plan



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Labels for Essential Habitat are centred on the area of enquiry.

Regional ecosystem linework has been compiled at a scale of 1:100 000, except in designated areas where a compilation scale of 1:50 000 is available. Linework should be used as a guide only. The positional accuracy of RE data mapped at a scale of 1:100 000 is +/- 100 metres.

Disclaimer:
While every care is taken to ensure the accuracy of this product, the Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development makes no representations or warranties about its accuracy, reliability, completeness or suitability for any particular purpose and disclaims all responsibility and all liability (including without limitation, liability in negligence) for all expenses, losses, damages (including indirect or consequential damage) and costs which you might incur as a result of the product being inaccurate or incomplete in any way and for any reason.

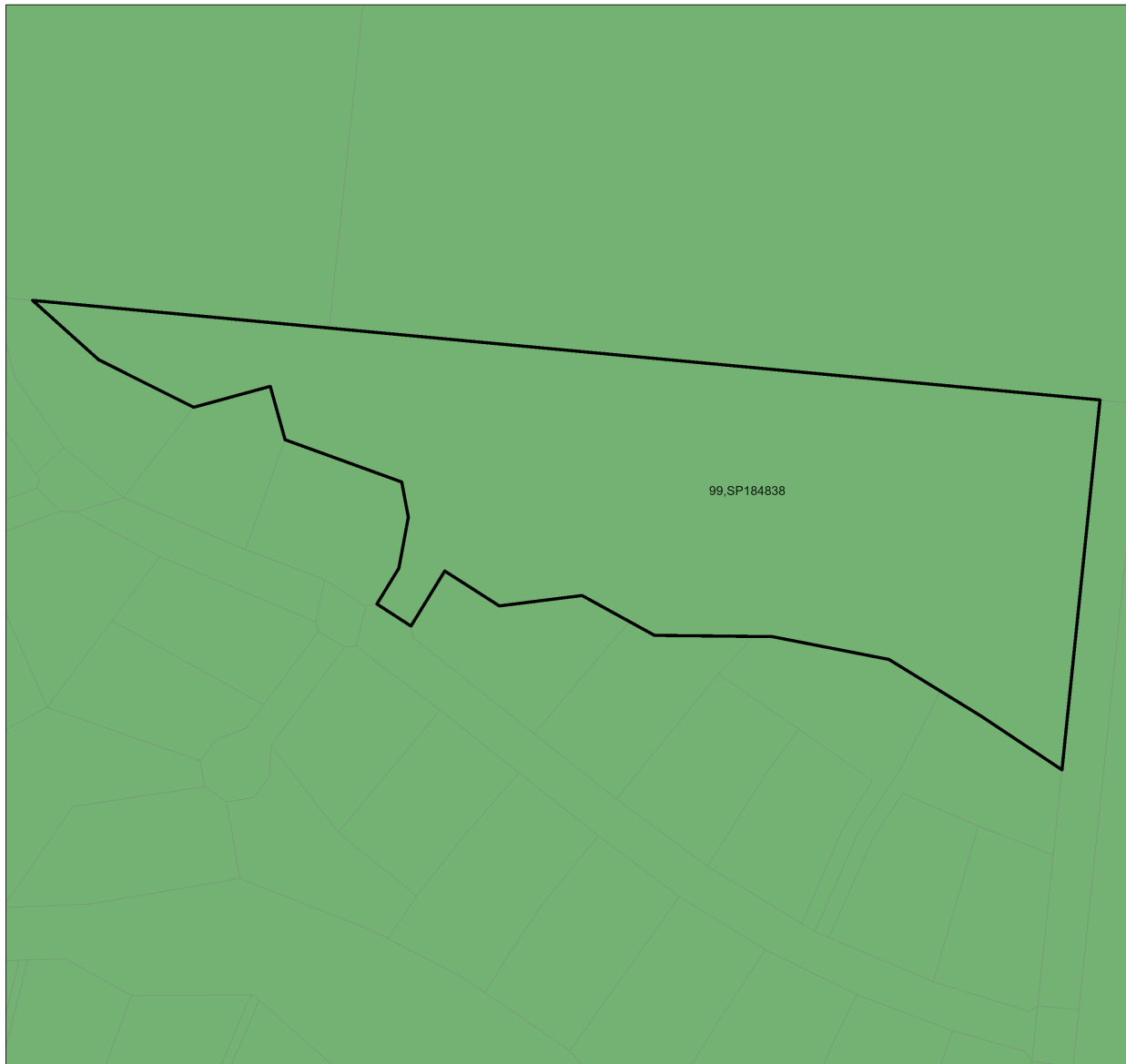
Additional information may be required for the purposes of land clearing or assessment of a regional ecosystem map or PMAV applications. For further information go to the web site: www.nrm.qld.gov.au or contact the Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development.

Digital data for the vegetation management watercourse and drainage feature map, vegetation management wetlands map, essential habitat map and the vegetation management remnant and regional ecosystem map are available from the Queensland Spatial Portal at <http://www.spatial.information.qld.gov.au/>





Land parcel boundaries are provided as locational aid only.



4.3 Coastal/non-coastal map



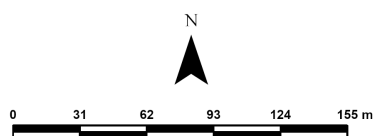
Coastal/Non Coastal Map

-  Coastal
-  Non Coastal
-  Other land parcel boundaries
-  Selected Lot and Plan



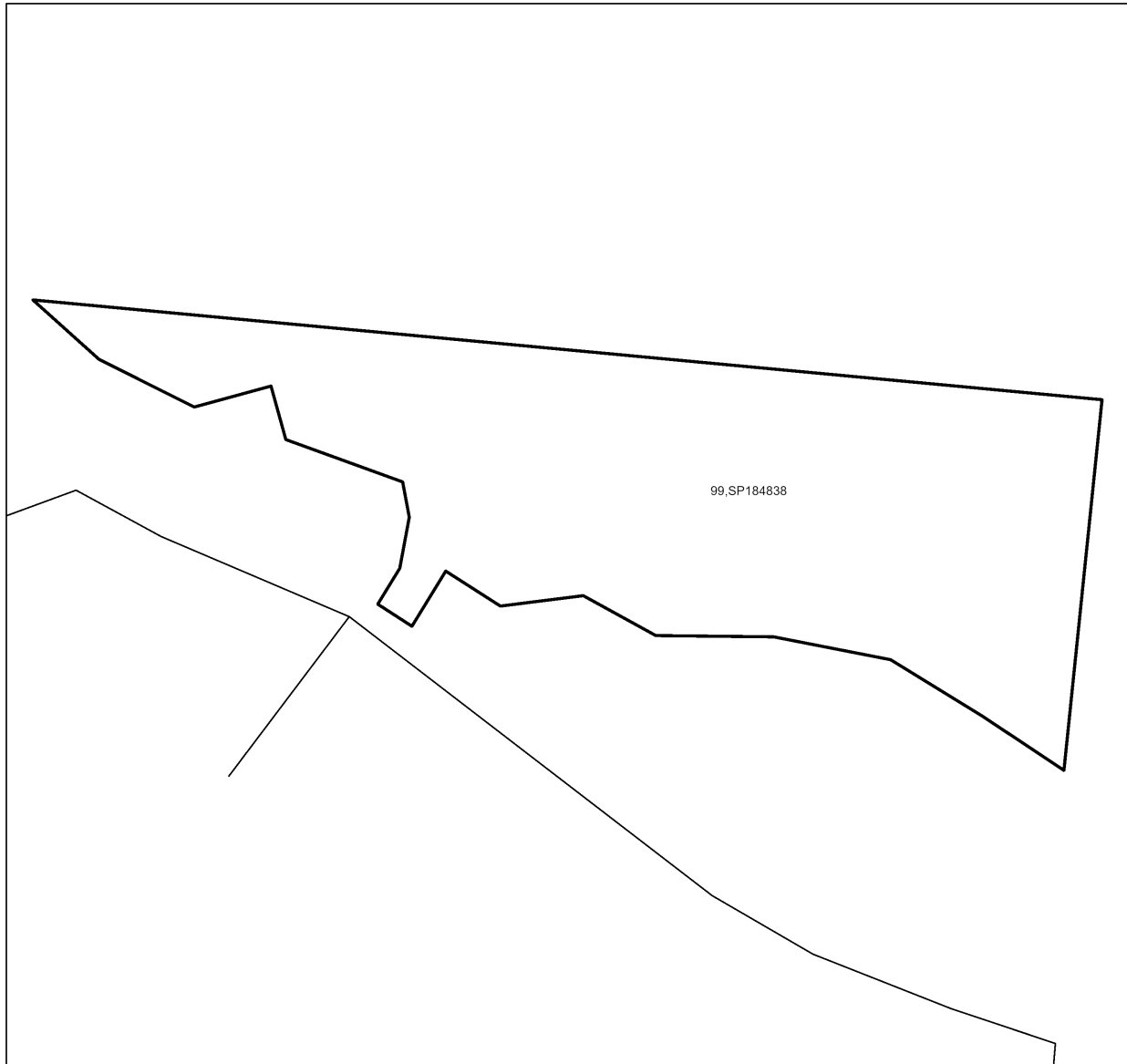
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Land parcel boundaries shown are provided as a locational aid only.



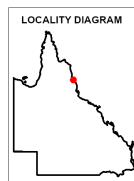
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4.4 Agricultural Land Class A or B as per State Planning Policy: State Interest for Agriculture



Agricultural Land Class A or B as per State Planning Policy: State Interest for Agriculture

- Towns
- Rivers and creeks
- Freeways / motorways; Highways
- Secondary roads; Streets
- Agricultural land class A or B
- A
- B
- Not class A or B
- ▭ Selected Lot and Plan



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5. Protected plants framework (administered by the Department of the Environment, Tourism, Science and Innovation (DETSI))

In Queensland, all plants that are native to Australia are protected plants under the [Nature Conservation Act 1992](#) (NCA). The NCA regulates the clearing of protected plants 'in the wild' (see [Operational policy: When a protected plant in Queensland is considered to be 'in the wild'](#)) that are listed as critically endangered, endangered, vulnerable or near threatened under the Act.

Please note that the protected plant clearing framework applies irrespective of the classification of the vegetation under the *Vegetation Management Act 1999* and any approval or exemptions given under another Act, for example, the *Vegetation Management Act 1999* or *Planning Regulation 2017*.

5.1 Clearing in high risk areas on the flora survey trigger map

The flora survey trigger map identifies high-risk areas for threatened and near threatened plants. These are areas where threatened or near threatened plants are known to exist or are likely to exist based on the habitat present. The flora survey trigger map for this property is provided in section 5.5.

If you are proposing to clear an area shown as high risk on the flora survey trigger map, a flora survey of the clearing impact area must be undertaken by a suitably qualified person in accordance with the [Flora survey guidelines](#). The main objective of a flora survey is to locate any threatened or near threatened plants that may be present in the clearing impact area.

If the flora survey identifies that threatened or near threatened plants are not present within the clearing impact area or clearing within 100m of Endangered, Vulnerable, Near-Threatened (EVNT) plants can be avoided, the clearing activity is exempt from a permit. An [exempt clearing notification form](#) must be submitted to the Department of the Environment, Tourism, Science and Innovation, with a copy of the flora survey report, at least one week prior to clearing.

If the flora survey identifies that threatened or near threatened plants are present in, or within 100m of, the area to be cleared, a clearing permit is required before any clearing is undertaken. The flora survey report, as well as an impact management report, must be submitted with the [clearing permit application form](#).

5.2 Clearing outside high risk areas on the flora survey trigger map

In an area other than a high risk area, a clearing permit is only required where a person is, or becomes aware that threatened or near threatened plants are present in, or within 100m of, the area to be cleared. You must keep a copy of the flora survey trigger map for the area subject to clearing for five years from the day the clearing starts. If you do not clear within the 12 month period that the flora survey trigger map was printed, you need to print and check a new flora survey trigger map.

5.3 Exemptions

Many activities are 'exempt' under the protected plant clearing framework, which means that clearing of native plants that are in the wild can be undertaken for these activities with no need for a flora survey or a protected plant clearing permit. The Information sheet - General exemptions for the take of protected plants provides some of these exemptions.

Some exemptions under the NCA are the same as exempt clearing work (formerly known as exemptions) under the *Vegetation Management Act 1999* (i.e. listed in Schedule 21 of the Planning Regulations 2017) while some are different.

5.4 Contact information for DETSI

For further information on the protected plants framework:

Phone 1300 130 372 (and select option four)

Email palm@detsi.qld.gov.au

Visit <https://www.qld.gov.au/environment/plants-animals/plants/protected-plants>

5.5 Protected plants flora survey trigger map

This map included may also be requested individually at: <https://apps.des.qld.gov.au/map-request/flora-survey-trigger/>.

Updates to the data informing the flora survey trigger map

The flora survey trigger map will be reviewed, and updated if necessary, at least every 12 months to ensure the map reflects the most up-to-date and accurate data available.

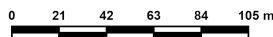
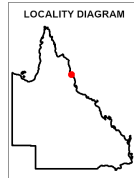
Species information

Please note that flora survey trigger maps do not identify species associated with 'high risk areas'. While some species information may be publicly available, for example via the [Queensland Spatial Catalogue](#), the Department of the Environment, Tourism, Science and Innovation does not provide species information on request. Regardless of whether species information is available for a particular high risk area, clearing plants in a high risk area may require a flora survey and/or clearing permit. Please see the Department of the Environment, Tourism, Science and Innovation webpage on the [clearing of protected plants](#) for more information.



Protected Plants Flora Survey Trigger Map

- High risk area
- Other land parcel boundaries
- Freeways / motorways / highways
- Secondary roads / streets
- Selected Lot and Plan



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This map shows areas where particular provisions of the Nature Conservation Act 1992 apply to the clearing of protected plants.

Land parcel boundaries are provided as locational aid only.

This map is produced at a scale relevant to the size of the area selected and should be printed as A4 size in portrait orientation.

For further information or assistance with interpretation of this product, please contact the Department of the Environment, Tourism, Science and Innovation at palm@detsi.qld.gov.au

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6. Koala protection framework (administered by the Department of the Environment, Tourism, Science and Innovation (DETSI))

The koala (*Phascolarctos cinereus*) is listed in Queensland as endangered by the Queensland Government under *Nature Conservation Act 1992* and by the Australian Government under the *Environment Protection and Biodiversity Conservation Act 1999*.

The Queensland Government's koala protection framework is comprised of the *Nature Conservation Act 1992*, the *Nature Conservation (Animals) Regulation 2020*, the *Nature Conservation (Koala) Conservation Plan 2017*, the *Planning Act 2016* and the *Planning Regulation 2017*.

6.1 Koala mapping

6.1.1 Koala districts

The parts of Queensland where koalas are known to occur has been divided into three koala districts - koala district A, koala district B and koala district C. Each koala district is made up of areas with comparable koala populations (e.g. density, extent and significance of threatening processes affecting the population) which require similar management regimes.

Section 7.1 identifies which koala district your property is located in.

6.1.2 Koala habitat areas

Koala habitat areas are areas of vegetation that have been determined to contain koala habitat that is essential for the conservation of a viable koala population in the wild based on the combination of habitat suitability and biophysical variables with known relationships to koala habitat (e.g. landcover, soil, terrain, climate and ground water). In order to protect this important koala habitat, clearing controls have been introduced into the *Planning Regulation 2017* for development in koala habitat areas.

Please note that koala habitat areas only exist in koala district A which is the South East Queensland "Shaping SEQ" Regional Plan area. These areas include the local government areas of Brisbane, Gold Coast, Logan, Lockyer Valley, Ipswich, Moreton Bay, Noosa, Redland, Scenic Rim, Somerset, Sunshine Coast and Toowoomba (urban extent).

There are two different categories of koala habitat area (core koala habitat area and locally refined koala habitat), which have been determined using two different methodologies. These methodologies are described in the document [Spatial modelling in South East Queensland](#).

Section 7.2 shows any koala habitat area that exists on your property.

Under the *Nature Conservation (Koala) Conservation Plan 2017*, an owner of land (or a person acting on the owner's behalf with written consent) can request to make, amend or revoke a koala habitat area determination if they believe, on reasonable grounds, that the existing determination for all or part of their property is incorrect.

More information on requests to make, amend or revoke a koala habitat area determination can be found in the document [Guideline - Requests to make, amend or revoke a koala habitat area determination](#).

The koala habitat area map will be updated at least annually to include any koala habitat areas that have been made, amended or revoked.

Changes to the koala habitat area map which occur between annual updates because of a request to make, amend or revoke a koala habitat area determination can be viewed on the register of approved requests to make, amend or revoke a koala habitat area available at:

<https://environment.des.qld.gov.au/wildlife/animals/living-with/koalas/mapping/koalamaps>. The register includes the lot on plan for the change, the date the decision was made and the map issued to the landholder that shows areas determined to be koala habitat areas.

6.1.3 Koala priority areas

Koala priority areas are large, connected areas that have been determined to have the highest likelihood of achieving conservation outcomes for koalas based on the combination of habitat suitability, biophysical variables with known relationships to koala habitat (e.g. landcover, soil, terrain, climate and ground water) and a koala conservation cost benefit analysis.

Conservation efforts will be prioritised in these areas to ensure the conservation of viable koala populations in the wild including a focus on management (e.g. habitat protection, habitat restoration and threat mitigation) and monitoring. This includes a prohibition on clearing in koala habitat areas that are in koala priority areas under the *Planning Regulation 2017* (subject to some exemptions).

Please note that koala priority areas only exist in koala district A which is the South East Queensland "Shaping SEQ" Regional Plan area. These areas include the local government areas of Brisbane, Gold Coast, Logan, Lockyer Valley, Ipswich, Moreton Bay, Noosa, Redland, Scenic Rim, Somerset, Sunshine Coast and Toowoomba (urban extent).

Section 7.2 identifies if your property is in a koala priority area.

6.1.4 Identified koala broad-hectare areas

There are seven identified koala broad-hectare areas in SEQ. These are areas of koala habitat that are located in areas committed to meet development targets in the SEQ Regional Plan to accommodate SEQ's growing population including bring-forward Greenfield sites under the Queensland Housing Affordability Strategy and declared master planned areas under the repealed *Sustainable Planning Act 2009* and the repealed *Integrated Planning Act 1997*.

Specific assessment benchmarks apply to development applications for development proposed in identified koala broad-hectare areas to ensure koala conservation measures are incorporated into the proposed development.

Section 7.2 identifies if your property is in an identified koala broad-hectare area.

6.2 Koala habitat planning controls

On 7 February 2020, the Queensland Government introduced new planning controls to the Planning Regulation 2017 to strengthen the protection of koala habitat in South East Queensland (i.e. koala district A).

More information on these planning controls can be found here:

<https://environment.des.qld.gov.au/wildlife/animals/living-with/koalas/mapping/legislation-policy>.

As a high-level summary, the koala habitat planning controls make:

- development that involves interfering with koala habitat (defined below) in an area that is both a koala priority area and a koala habitat area, prohibited development (i.e. development for which a development application cannot be made);
- development that involves interfering with koala habitat (defined below) in an area that is a koala habitat area but is not a koala priority area, assessable development (i.e. development for which development approval is required); and
- development that is for extractive industries where the development involves interfering with koala habitat (defined below) in an area that is both a koala habitat area and a key resource area, assessable development (i.e. development for which development approval is required).

Interfering with koala habitat means:

1. Removing, cutting down, ringbarking, pushing over, poisoning or destroying in anyway, including by burning, flooding or draining native vegetation in a koala habitat area; but
2. Does not include destroying standing vegetation stock or lopping a tree.

However, these planning controls do not apply if the development is exempted development as defined in Schedule 24 of the [Planning Regulation 2017](#). More information on exempted development can be found here:

<https://environment.des.qld.gov.au/wildlife/animals/living-with/koalas/mapping/legislation-policy>.

There are also assessment benchmarks that apply to development applications for:

- building works, operational works, material change of use or reconfiguration of a lot where:

- the local government planning scheme makes the development assessable;
- the premises includes an area that is both a koala priority area and a koala habitat area; and
- the development does not involve interfering with koala habitat (defined above); and

- development in identified koala broad-hectare areas.

The [Guideline - Assessment Benchmarks in relation to Koala Habitat in South East Queensland assessment benchmarks](#) outlines these assessment benchmarks, the intent of these assessment benchmarks and advice on how proposed development may meet these assessment benchmarks.

6.3 Koala Conservation Plan clearing requirements

Section 10 and 11 of the [Nature Conservation \(Koala\) Conservation Plan 2017](#) prescribes requirements that must be met when clearing koala habitat in koala district A and koala district B.

These clearing requirements are independent to the koala habitat planning controls introduced into the Planning Regulation 2017, which means they must be complied with irrespective of any approvals or exemptions offered under other legislation.

Unlike the clearing controls prescribed in the Planning Regulation 2017 that are to protect koala habitat, the clearing requirements prescribed in the Nature Conservation (Koala) Conservation Plan 2017 are in place to prevent the injury or death of koalas when koala habitat is being cleared.

6.4 Contact information for DETSI

For further information on the koala protection framework:

Phone 13 QGOV (13 74 68)

Email koala.assessment@detsi.qld.gov.au

Visit <https://environment.desi.qld.gov.au/wildlife/animals/living-with/koalas/mapping>

7. Koala protection framework details for Lot: 99 Plan: SP184838

7.1 Koala districts

Koala District C

7.2 Koala priority area, koala habitat area and identified koala broad-hectare map



Koala priority area, koala habitat area and identified koala broad-hectare area map

- Koala habitat area (core)
- Koala habitat area (locally refined)
- Koala priority area
- Identified koala broad-hectare area
- Cadastral Boundaries
- Towns
- Major rivers/creeks
- Highway
- Connector
- Street/Local Road
- Queensland
- Selected Lot and Plan

The koala habitat mapping within South East Queensland uses regional ecosystem linework compiled at a scale varying from 1:25,000 to 1:100,000. Linework should be used as a guide only. The positional accuracy of regional ecosystem data mapped at a scale of 1:100,000 is +/- 100 metres.

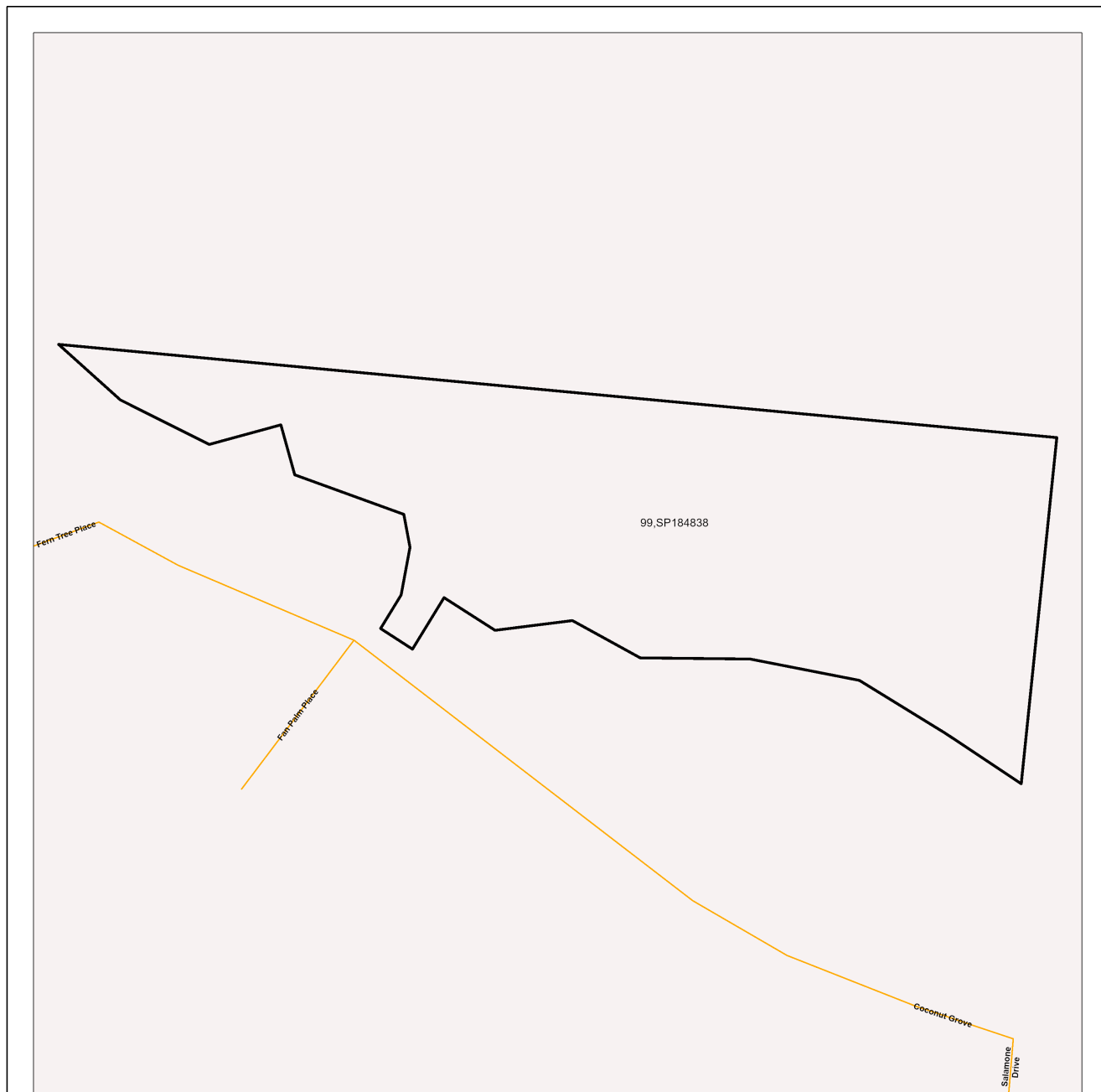


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The koala conservation plan maps will be updated at least annually to include any koala habitat areas that have been made, amended or revoked.

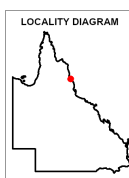
In order to ensure that the most recent map for an area of interest can be accessed, prior to the annual update, a register of changes made to koala habitat areas as a result of the map amendment process will be available at: <https://environment.desi.qld.gov.au/wildlife/animals/living-with/koalas/mapping/>. The register will include lot on plan for the change, the date the decision was made and the map issued to the landholder which shows areas determined to be koala habitat areas.

7.3 Koala habitat regional ecosystems for core koala habitat areas



Koala habitat regional ecosystems for core koala habitat areas

- Koala habitat area (core)
- Towns
- Highway
- Connector
- Street/Local Road
- Major rivers/creeks
- Queensland
- Selected Lot and Plan



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8. Other relevant legislation contacts list

Activity	Legislation	Agency	Contact details
Interference with overland flow	<i>Water Act 2000</i>	Department of Local Government, Water and Volunteers	Ph: 13 QGOV (13 74 68) www.dlgwv.qld.gov.au
Earthworks, significant disturbance	<i>Soil Conservation Act 1986</i>	Queensland Department of Natural Resources and Mines, Manufacturing, and Regional and Rural Development	Ph: 13 QGOV (13 74 68) www.nrmrdd.qld.gov.au
Fire Permits	<i>Fire and Emergency Services Act 1990</i>	Queensland Fire Department	Ph: 13 QGOV (13 74 68) www.fire.qld.gov.au
Indigenous Cultural Heritage	<i>Aboriginal Cultural Heritage Act 2003</i> <i>Torres Strait Islander Cultural Heritage Act 2003</i>	Queensland Department of Women, Aboriginal and Torres Strait Islander Partnerships and Multiculturalism	Ph: 13 QGOV (13 74 68) www.tatsipca.qld.gov.au
Mining and environmentally relevant activities Infrastructure development (coastal) Heritage issues	<i>Environmental Protection Act 1994</i> <i>Coastal Protection and Management Act 1995</i> <i>Queensland Heritage Act 1992</i>	Queensland Department of the Environment, Tourism, Science and Innovation	Ph: 13 QGOV (13 74 68) www.detsi.qld.gov.au
Protected plants and protected areas	<i>Nature Conservation Act 1992</i> <i>Planning Act 2016</i>	Queensland Department of the Environment, Tourism, Science and Innovation	Ph: 1300 130 372 (option 4) palm@detsi.qld.gov.au www.detsi.qld.gov.au
Koala mapping and regulations	<i>Nature Conservation Act 1992</i>	Queensland Department of the Environment, Tourism, Science and Innovation	Ph: 13 QGOV (13 74 68) Koala.assessment@detsi.qld.gov.au
Interference with fish passage in a watercourse, mangroves Forestry activities	<i>Fisheries Act 1994</i> <i>Forestry Act 1959</i>	Queensland Department of Primary Industries	Ph: 13 QGOV (13 74 68) www.dpi.qld.gov.au
Matters of National Environmental Significance including listed threatened species and ecological communities	<i>Environment Protection and Biodiversity Conservation Act 1999</i>	Department of Climate Change, Energy, the Environment and Water (Australian Government)	Ph: 1800 803 772 www.dceew.gov.au
Development and planning processes	<i>Planning Act 2016</i> <i>State Development and Public Works Organisation Act 1971</i>	Queensland Department of State Development, Infrastructure and Planning	Ph: 13 QGOV (13 74 68) www.planning.qld.gov.au
Coordinated projects	<i>Planning Act 2016</i> <i>State Development and Public Works Organisation Act 1971</i>	Office of the Coordinator-General	Ph: 13 QGOV (13 74 68) www.statedevelopment.qld.gov.au/coordinator-general
Wet Tropics World Heritage Area	<i>Wet Tropics World Heritage Protection and Management Act 1993</i>	Queensland Wet Tropics Management Authority	Ph: (07) 4241 0500 www.wettropics.gov.au
Requirements on State controlled road	<i>Transport Infrastructure Act 1994</i>	Queensland Department of Transport and Main Roads	Ph: 13 QGOV (13 74 68) https://www.tmr.qld.gov.au
Local government requirements	<i>Local Government Act 2009</i> <i>Planning Act 2016</i>	Your relevant local government office	Local Government Contact Directory

State code 16: Native vegetation clearing

State Development Assessment Provisions guideline - State Code 16: Clearing native vegetation. This guideline provides direction on how to address State Code 16 below.

Please note: It is only necessary to provide a response to the performance outcomes relevant to the clearing purpose(s). Table 16.1 below specifies which tables of performance outcomes are relevant for each clearing purpose. Tables that are not relevant to your clearing purpose can be left blank or deleted.

As an example, only Table 16.2 and Table 16.15 are relevant for a development application for operational works that involves managing thickened vegetation. The remaining tables may be deleted.

Table 16.1: Relevant code provisions for each type of development

Clearing purpose	Relevant provisions
Material change of use and / or reconfiguring a lot and / or operational work	
Public safety, relevant infrastructure activities and / or consequential development of IPA approval	Table 16.2 and Table 16.3
Extractive industry	Table 16.2 and Table 16.4
Coordinated project (agriculture)	Table 16.2 and Table 16.5
Coordinated project (extractive industry)	Table 16.2 and Table 16.6
Coordinated project (all other purposes)	Table 16.2 and Table 16.7
Material change of use and / or reconfiguring a lot for all other purposes	Table 16.2 and Table 16.8
Material change of use and / or reconfiguring a lot for which there will be no clearing as a result of the material change of use or reconfiguring a lot	Table 16.9
Material change of use and / or reconfiguring a lot for which clearing is limited to clearing that could be done as exempt clearing work for the purpose of the development prior to the material change of use or reconfiguring a lot application being approved	Table 16.2 and Table 16.10
Operational work	
Necessary environmental clearing	Table 16.2 and Table 16.11
Control non-native plants or declared pests	Table 16.2 and Table 16.12
Encroachment	Table 16.2 and Table 16.13
Fodder harvesting	Table 16.2 and Table 16.14
Managing thickened vegetation	Table 16.2 and Table 16.15

Table 16.2: General

Performance outcomes	Acceptable outcomes	Response
PO1 Clearing of vegetation is consistent with any notice requiring compliance on the land subject to the development application, unless a better environmental outcome can be achieved.	No acceptable outcome is prescribed.	No Notice requiring compliance has been issued in respect of the land.
PO2 Clearing of vegetation is consistent with vegetation management requirements for particular regulated areas unless a better environmental outcome can be achieved.	No acceptable outcome is prescribed.	The regional ecosystem type is Remnant Vegetation Category B "Least Concern". Vegetation Management Report is attached as supporting information.
PO3 Clearing of vegetation in a legally secured offset area : 1. is consistent with the offset delivery plan; or 2. is consistent with an agreement for the offset area on the land subject to the development application; or 3. only occurs if an additional offset is provided.	No acceptable outcome is prescribed.	Not Applicable

Table 16.3: Public safety, relevant infrastructure activities and / or consequential development of IPA approval

Performance outcomes	Acceptable outcomes	Response
Clearing avoids and minimises impacts		
PO4 Clearing of vegetation and adverse impacts of clearing vegetation do not occur unless the application has demonstrated that the clearing and the adverse impacts of clearing have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	No acceptable outcome is prescribed.	
Clearing associated with wetlands		
PO5 Clearing of vegetation within a natural wetland and/or within 100 metres of the defining bank of a natural wetland maintains the composition, structure and function of any regional ecosystem associated with any natural wetland to protect all of the following: 1. bank stability by protecting against bank erosion;	AO5.1 Clearing does not occur in a natural wetland or within 100 metres of the defining bank of any natural wetland . OR AO5.2 Clearing within 100 metres of the defining	

Performance outcomes	Acceptable outcomes	Response
2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	bank of any natural wetland: 1. does not occur within 10 metres of the defining bank of any natural wetland ; and 2. does not exceed widths in reference table 1 in this code.	
PO6 Where clearing of vegetation in a regional ecosystem associated with a natural wetland does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact .	No acceptable outcome is prescribed.	
Clearing associated with watercourses and drainage features		
PO7 Clearing of vegetation within a watercourse and/or drainage feature and/or within the relevant distance (listed in reference table 2) of a watercourse and/or drainage feature , maintains the composition, structure and function of the regional ecosystem associated with the watercourse and/or drainage feature to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	AO7.1 Clearing does not occur in any of the following areas: 1. inside the defining bank of a watercourse or drainage feature ; and 2. within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code. OR AO7.2 Clearing within any watercourse or drainage feature , or within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code: 1. does not exceed the widths in reference table 1 of this code; and 2. does not occur within 10 metres of the defining bank , unless clearing is required into or across the watercourse or drainage feature .	
PO8 Where clearing of vegetation in a regional ecosystem associated with a watercourse and/or drainage feature does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact .	No acceptable outcome is prescribed.	
Connectivity		

Performance outcomes	Acceptable outcomes	Response
<p>PO9 Regional ecosystems on the subject land and any adjacent land retain sufficient vegetation to:</p> <ol style="list-style-type: none"> 1. maintain ecological processes; and 2. ensure the regional ecosystem remains in the landscape despite threatening processes. 	<p>AO9.1 Clearing occurs in accordance with reference table 3 in this code.</p>	
Soil erosion if the local government is not the assessment manager for the development application		
<p>PO10 Clearing of vegetation does not result in accelerated soil erosion within or outside the land the subject of the development application.</p>	<p>AO10.1 Clearing only occurs if an erosion and sediment control plan is developed and implemented to prevent increased soil erosion and instability resulting from the clearing.</p>	
Salinity		
<p>PO11 Clearing of vegetation within 100 metres of a salinity expression area does not contribute to or accelerate land degradation through either of the following:</p> <ol style="list-style-type: none"> 1. waterlogging; 2. the salinisation of groundwater, surface water or soil. 	<p>AO11.1 Clearing does not occur within 100 metres of a salinity expression area.</p>	
Conserving least concern regional ecosystems - Minimising clearing of areas temporarily required to enable construction of the infrastructure		
<p>PO12 Clearing of vegetation for temporary use areas to construct necessary infrastructure, such as temporary use roads or access tracks, maintains the composition, structure and function of least concern regional ecosystems.</p>	<p>AO12.1 Clearing for temporary use areas to construct necessary infrastructure does not occur in a least concern regional ecosystem.</p> <p>OR</p> <p>AO12.2 Total clearing for temporary use areas to construct necessary infrastructure in any regional ecosystem combined does not exceed the widths prescribed in table reference table 1 of this code.</p> <p>OR</p> <p>AO12.3 Total clearing for temporary use areas to construct necessary infrastructure in any regional ecosystem combined does not exceed areas prescribed in table reference table 1 of this code.</p>	

Performance outcomes	Acceptable outcomes	Response
<p>PO13 Where clearing of vegetation in a regional ecosystem for temporary use areas to construct necessary infrastructure does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, the cleared area is rehabilitated.</p>	<p>No acceptable outcome is prescribed.</p>	
<p>Conserving endangered and of concern regional ecosystems</p>		
<p>PO14 Clearing of vegetation maintains the composition, structure and function of endangered regional ecosystems and/or of concern regional ecosystems.</p>	<p>AO14.1 Clearing does not occur in an endangered regional ecosystem or an of concern regional ecosystem.</p> <p>OR</p> <p>AO14.2 Total clearing of endangered regional ecosystems and of concern regional ecosystems combined does not exceed the widths prescribed in table reference table 1 of this code.</p> <p>OR</p> <p>AO14.3 Total clearing of endangered regional ecosystems and of concern regional ecosystems combined does not exceed areas prescribed in table reference table 1 of this code.</p>	
<p>PO15 Where clearing of vegetation in an endangered regional ecosystem or an of concern regional ecosystems does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, the cleared area:</p> <ol style="list-style-type: none"> 1. is rehabilitated; or 2. where the cleared area cannot reasonably be rehabilitated, an offset is provided for any acceptable significant residual impact. 	<p>No acceptable outcome is prescribed.</p>	
<p>Essential habitat excluding essential habitat for <i>Phascolarctos cinereus</i> (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017</p>		
<p>PO16 Clearing of vegetation in a regional</p>	<p>AO16.1 Clearing does not occur in essential</p>	

Performance outcomes	Acceptable outcomes	Response
ecosystem that is an area of essential habitat maintains the composition, structure and function of the regional ecosystem for each protected wildlife species individually.	habitat. OR AO16.2 Clearing in essential habitat does not exceed the widths prescribed in reference table 1 of this code. OR AO16.3 Clearing in essential habitat does not exceed the areas prescribed in table reference table 1 of this code.	
PO17 Where clearing of vegetation in a regional ecosystem that is an area of essential habitat does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact for each protected wildlife species individually.	No acceptable outcome is prescribed.	
Acid sulfate soils if the local government is not the assessment manager for the development application		
PO18 Clearing of vegetation does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides; 2. mobilisation of acid or metals.	AO18.1 Clearing does not occur in land zone 1, land zone 2 or land zone 3. OR AO18.2 Clearing in land zone 1, land zone 2 or land zone 3 in areas below the five metre Australian Height Datum only occurs where: 1. mechanical clearing does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.	

Table 16.4: Extractive industry

State Development Assessment Provisions v3.3

State code 16: Native vegetation clearing

Performance outcomes	Acceptable outcomes	Response
Clearing avoids and minimises impacts		
<p>PO19 Clearing of vegetation and adverse impacts of clearing vegetation do not occur unless the application has demonstrated that the clearing and the adverse impacts of clearing have been:</p> <ol style="list-style-type: none"> 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided. 	No acceptable outcome is prescribed.	
Clearing associated with wetlands		
<p>PO20 Clearing of vegetation within a natural wetland and/or within 100 metres of the defining bank of a natural wetland maintains the composition, structure and function of any regional ecosystem associated with any natural wetland to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>AO20.1 Clearing does not occur in a natural wetland or within 100 metres of the defining bank of any natural wetland.</p> <p>OR</p> <p>AO20.2 Clearing within 100 metres of the defining bank of any natural wetland:</p> <ol style="list-style-type: none"> 1. does not occur within 10 metres of the defining bank of any natural wetland; and 2. does not exceed widths in table reference table 1 in this code. 	
<p>PO21 Where clearing of vegetation in a regional ecosystem associated with a natural wetland does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact.</p>	No acceptable outcome is prescribed.	
Clearing associated with watercourses and drainage features		
<p>PO22 Clearing of vegetation within a watercourse and /or drainage feature and/or within the relevant distance (listed in reference table 2) of a watercourse and/or drainage feature, maintains the composition, structure and function of the regional ecosystem associated with the watercourse and/or drainage feature to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 	<p>AO22.1 Clearing does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of a watercourse or drainage feature; and 2. within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code. <p>OR</p> <p>AO22.2 Clearing within any watercourse or</p>	

State Development Assessment Provisions v3.3

State code 16: Native vegetation clearing

Performance outcomes	Acceptable outcomes	Response
4. terrestrial habitat.	drainage feature , or within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code: 1. does not exceed the widths in table reference table 1 of this code; and 2. does not occur within 10 metres of the defining bank , unless clearing is required into or across the watercourse or drainage feature .	
PO23 Where clearing of vegetation in a regional ecosystem associated with a watercourse and/or drainage feature does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact .	No acceptable outcome is prescribed.	
Connectivity		
PO24 Regional ecosystems on the subject land and any adjacent land retain sufficient vegetation to maintain: 1. ecological processes ; and 2. ensure the regional ecosystem remains in the landscape despite threatening processes .	AO24.1 Clearing occurs in accordance with reference table 3 in this code.	
Soil erosion if the local government is not the assessment manager for the development application		
PO25 Clearing does not result in accelerated soil erosion within or outside the land the subject of the development application.	AO25.1 Clearing only occurs if an erosion and sediment control plan is developed and implemented to prevent soil erosion and instability resulting from the clearing .	
Salinity		
PO26 Clearing within 100 metres of a salinity expression area does not contribute to or accelerate land degradation through either of the following: 1. waterlogging ; 2. the salinisation of groundwater , surface water or soil.	AO26.1 Clearing does not occur within 100 metres of a salinity expression area .	
Conserving endangered and of concern regional ecosystems		
PO27 Clearing of vegetation maintains the composition, structure and function of endangered regional ecosystems and/or of concern regional ecosystems .	AO27.1 Clearing does not occur in an endangered regional ecosystem or an of concern regional ecosystem .	

Performance outcomes	Acceptable outcomes	Response
	<p>OR</p> <p>AO27.2 Total clearing of endangered regional ecosystems and of concern regional ecosystems combined does not exceed the widths prescribed in table reference table 1 of this code.</p> <p>OR</p> <p>AO27.3 Total clearing of endangered regional ecosystems and of concern regional ecosystems combined does not exceed areas prescribed in table reference table 1 of this code.</p>	
<p>PO28 Where clearing of vegetation in an endangered regional ecosystem or an of concern regional ecosystems does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, the cleared area:</p> <ol style="list-style-type: none"> 1. is rehabilitated; or 2. where the cleared area cannot be rehabilitated, an offset is provided for any acceptable significant residual impact. 	<p>No acceptable outcome is prescribed.</p>	
<p>Essential habitat excluding essential habitat for <i>Phascolarctos cinereus</i> (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017</p>		
<p>PO29 Clearing of vegetation in a regional ecosystem that is an area of essential habitat maintains the composition, structure and function of the regional ecosystem for each protected wildlife species individually.</p>	<p>AO29.1 Clearing does not occur in essential habitat.</p> <p>OR</p> <p>AO29.2 Clearing in essential habitat does not exceed the widths prescribed in table reference table 1 of this code.</p> <p>OR</p> <p>AO29.3 Clearing in essential habitat does not exceed the areas prescribed in table reference table 1 of this code.</p>	

Performance outcomes	Acceptable outcomes	Response
PO30 Where clearing of vegetation in a regional ecosystem that is an area of essential habitat does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact for each protected wildlife species individually.	No acceptable outcome is prescribed.	
Acid sulfate soils if the local government is not the assessment manager for the development application		
PO31 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides 2. mobilisation of acid or metals.	AO31.1 Clearing does not occur in land zone 1, land zone 2 or land zone 3 . OR AO31.2 Clearing in land zone 1, land zone 2 or land zone 3 in areas below the five metre Australian Height Datum only occurs where: 1. mechanical clearing does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.	
Staged clearing		
PO32 Clearing of vegetation : 1. is staged in line with operational needs that restrict clearing to the current operational area; and 2. only occurs in the area from which material will be extracted, and any reasonably associated built infrastructure , within the term of the development approval; and 3. does not occur without required permits.	No acceptable outcome is prescribed.	

Table 16.5: Coordinated project (agriculture)

Performance outcomes	Acceptable outcomes	Response
Clearing avoids and minimises impacts		
PO33 Clearing of vegetation and adverse impacts	No acceptable outcome is prescribed.	

State Development Assessment Provisions v3.3

State code 16: Native vegetation clearing

Performance outcomes	Acceptable outcomes	Response
<p>of clearing vegetation do not occur unless the application has demonstrated that the clearing and the adverse impacts of clearing have been:</p> <ol style="list-style-type: none"> 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided. 		
Clearing associated with wetlands		
<p>PO34 Clearing of vegetation within a natural wetland and/or within 100 metres of the defining bank of a natural wetland maintains the composition, structure and function of any regional ecosystem associated with any natural wetland to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>AO34.1 Clearing does not occur in a natural wetland or within 100 metres of the defining bank of any natural wetland.</p> <p>OR</p> <p>AO34.2 Clearing within 100 metres of the defining bank of any natural wetland:</p> <ol style="list-style-type: none"> 1. does not occur within 10 metres of the defining bank of any natural wetland; and 2. does not exceed widths in table reference table 1 in this code. 	
<p>PO35 Where clearing of vegetation in a regional ecosystem associated with a natural wetland does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact.</p>	<p>No acceptable outcome is prescribed.</p>	
Clearing associated with watercourses and drainage features		
<p>PO36 Clearing of vegetation within a watercourse and /or drainage feature and/or within the relevant distance (listed in reference table 2) of a watercourse and/or drainage feature, maintains the composition, structure and function of the regional ecosystem associated with the watercourse and/or drainage feature to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>AO36.1 Clearing does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of a watercourse or drainage feature; and 2. within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code. <p>OR</p> <p>AO36.2 Clearing within any watercourse or drainage feature, or within the relevant distance of the defining bank of any watercourse or drainage</p>	

Performance outcomes	Acceptable outcomes	Response
	feature in reference table 2 of this code: <ol style="list-style-type: none"> does not exceed the widths in table reference table 1 of this code; and does not occur within 10 metres of the defining bank, unless clearing is required into or across the watercourse or drainage feature. 	
PO37 Where clearing of vegetation in a regional ecosystem associated with a watercourse and/or drainage feature does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact .	No acceptable outcome is prescribed.	
Connectivity		
PO38 Regional ecosystems on the subject land and any adjacent land retain sufficient vegetation to: <ol style="list-style-type: none"> maintain ecological processes; and ensure the regional ecosystem remains in the landscape despite threatening processes. 	AO38.1 Clearing occurs in accordance reference table 3 of this code.	
PO39 Where: <ol style="list-style-type: none"> clearing of vegetation in a regional ecosystem does not maintain ecological processes; and the regional ecosystem does not remain in the landscape despite threatening processes; and the clearing cannot be avoided; and the clearing has been mitigated an offset is provided for any acceptable significant residual impact .	No acceptable outcome is prescribed.	
Soil erosion if the local government is not the assessment manager for the development application		
PO40 Clearing does not result in accelerated soil erosion within or outside the land the subject of the development application.	AO40.1 Clearing only occurs if an erosion and sediment control plan is developed and implemented to prevent soil erosion and instability resulting from the clearing .	
Salinity		
PO41 Clearing within 100 metres of a salinity expression area does not contribute to or accelerate land degradation through either of the following: <ol style="list-style-type: none"> waterlogging; the salinisation of groundwater, surface water 	AO41.1 Clearing does not occur within 100 metres of a salinity expression area .	

Performance outcomes	Acceptable outcomes	Response
or soil.		
Conserving endangered and of concern regional ecosystems		
<p>PO42 Clearing of vegetation maintains the composition, structure and function of endangered regional ecosystems and/or of concern regional ecosystems.</p>	<p>AO42.1 Clearing does not occur in an endangered regional ecosystem or an of concern regional ecosystem.</p> <p>OR</p> <p>AO42.2 Total clearing of endangered regional ecosystems and of concern regional ecosystems combined does not exceed the widths prescribed in table reference table 1 of this code.</p> <p>OR</p> <p>AO42.3 Total clearing of endangered regional ecosystems and of concern regional ecosystems combined does not exceed areas prescribed in table reference table 1 of this code.</p>	
<p>PO43 Where clearing of vegetation in an endangered regional ecosystem or an of concern regional ecosystems does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, the cleared area:</p> <ol style="list-style-type: none"> 1. is rehabilitated; or 2. where the cleared area cannot be rehabilitated, an offset is provided for any acceptable significant residual impact. 	<p>No acceptable outcome is prescribed.</p>	
Essential habitat excluding essential habitat for <i>Phascolarctos cinereus</i> (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017		
<p>PO44 Clearing of vegetation in a regional ecosystem that is an area of essential habitat maintains the composition, structure and function of the regional ecosystem for each protected wildlife species individually.</p>	<p>AO44.1 Clearing does not occur in essential habitat.</p> <p>OR</p> <p>AO44.2 Clearing in essential habitat does not exceed the widths prescribed in table reference table 1 of this code.</p>	

Performance outcomes	Acceptable outcomes	Response
	<p>OR</p> <p>AO44.3 Clearing in essential habitat does not exceed the areas prescribed in table reference table 1 of this code.</p>	
PO45 Where clearing of vegetation in a regional ecosystem that is an area of essential habitat does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact for each protected wildlife species individually.	No acceptable outcome is prescribed.	
Acid sulfate soils if the local government is not the assessment manager for the development application		
PO46 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides; 2. mobilisation of acid or metals.	<p>AO46.1 Clearing does not occur in land zone 1, land zone 2 or land zone 3.</p> <p>OR</p> <p>AO46.2 Clearing in land zone 1, land zone 2 or land zone 3 in areas below the five metre Australian Height Datum only occurs where: 1. mechanical clearing does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.</p>	
Clearing for agriculture		
PO47 Clearing of vegetation only occurs where the land is suitable for agriculture having regard to topography, climate and soil attributes.	No acceptable outcome is prescribed.	
PO48 For applications for irrigated crops, the owner of the land has, or may have, access to enough water for establishing, cultivating and harvesting the crops to which the clearing of vegetation relates.	No acceptable outcome is prescribed.	

Table 16.6: Coordinated project (extractive industry)

State Development Assessment Provisions v3.3

State code 16: Native vegetation clearing

Performance outcomes	Acceptable outcomes	Response
Clearing avoids and minimises impacts		
PO49 Clearing of vegetation and adverse impacts of clearing vegetation do not occur unless the application has demonstrated that the clearing and the adverse impacts of clearing have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	No acceptable outcome is prescribed.	
Clearing associated with wetlands		
PO50 Clearing of vegetation within a natural wetland and/or within 100 metres of the defining bank of a natural wetland maintains the composition, structure and function of any regional ecosystem associated with any natural wetland to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	AO50.1 Clearing does not occur in a natural wetland or within 100 metres of the defining bank of any natural wetland . OR AO50.2 Clearing within 100 metres of the defining bank of any natural wetland : 1. does not occur within 10 metres of the defining bank of any natural wetland ; and 2. does not exceed widths in reference table 1 in this code.	
PO51 Where clearing of vegetation in a regional ecosystem associated with a natural wetland does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact .	No acceptable outcome is prescribed.	
Clearing associated with watercourses and drainage features		
PO52 Clearing of vegetation within a watercourse and /or drainage feature and/or within the relevant distance (listed in reference table 2) of a watercourse and/or drainage feature , maintains the composition, structure and function of the regional ecosystem associated with the watercourse and/or drainage feature to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat;	AO52.1 Clearing does not occur in any of the following areas: 1. inside the defining bank of a watercourse or drainage feature ; and 2. within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code. OR AO52.2 Clearing within any watercourse or	

Performance outcomes	Acceptable outcomes	Response
4. terrestrial habitat.	drainage feature , or within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code: 1. does not exceed the widths in reference table 1 of this code; and 2. does not occur within 10 metres of the defining bank , unless clearing is required into or across the watercourse or drainage feature .	
PO53 Where clearing of vegetation in a regional ecosystem associated with a watercourse and/or drainage feature does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact .	No acceptable outcome is prescribed.	
Connectivity		
PO54 Regional ecosystems on the subject land and any adjacent land retain sufficient vegetation to: 1. maintain ecological processes ; and 2. ensure the regional ecosystem remains in the landscape despite threatening processes .	AO54.1 Clearing occurs in accordance with reference table 3 of this code.	
PO55 Where: 1. clearing of vegetation in a regional ecosystem does not maintain ecological processes ; and 2. the regional ecosystem ; and 3. the clearing cannot be avoided; and 4. the clearing has been mitigated an offset is provided for any acceptable significant residual impact .	No acceptable outcome is prescribed.	
Soil erosion if the local government is not the assessment manager for the development application		
PO56 Clearing does not result in accelerated soil erosion within or outside the land the subject of the development application.	AO56.1 Clearing only occurs if an erosion and sediment control plan is developed and implemented to prevent soil erosion and instability resulting from the clearing .	
Salinity		
PO57 Clearing within 100 metres of a salinity expression area does not contribute to or accelerate land degradation through either of the following: 1. waterlogging ;	AO57.1 Clearing does not occur within 100 metres of a salinity expression area .	

Performance outcomes	Acceptable outcomes	Response
2. the salinisation of groundwater , surface water or soil.		
Conserving endangered and of concern regional ecosystems		
PO58 Clearing of vegetation maintains the composition, structure and function of endangered regional ecosystems and/or of concern regional ecosystems .	<p>AO58.1 Clearing does not occur in an endangered regional ecosystem or an of concern regional ecosystem.</p> <p>OR</p> <p>AO58.2 Total clearing of endangered regional ecosystems and of concern regional ecosystems combined does not exceed the widths prescribed in reference table 1 of this code.</p> <p>OR</p> <p>AO58.3 Total clearing of endangered regional ecosystems and of concern regional ecosystems combined does not exceed areas prescribed in reference table 1 of this code.</p>	
PO59 Where clearing of vegetation in an endangered regional ecosystem or an of concern regional ecosystems does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, the cleared area: 1. is rehabilitated ; or 2. where the cleared area cannot be rehabilitated , an offset is provided for any acceptable significant residual impact .	No acceptable outcome is prescribed.	
Essential habitat excluding essential habitat for <i>Phascolarctos cinereus</i> (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017		
PO60 Clearing of vegetation in a regional ecosystem that is an area of essential habitat maintains the composition, structure and function of the regional ecosystem for each protected wildlife species individually.	<p>AO60.1 Clearing does not occur in essential habitat.</p> <p>OR</p> <p>AO60.2 Clearing in essential habitat does not exceed the widths prescribed in reference table 1 of</p>	

Performance outcomes	Acceptable outcomes	Response
	<p>this code.</p> <p>OR</p> <p>AO60.3 Clearing in essential habitat does not exceed the areas prescribed in reference table 1 of this code.</p>	
<p>PO61 Where clearing of vegetation in a regional ecosystem that is an area of essential habitat does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact for each protected wildlife species individually.</p>	<p>No acceptable outcome is prescribed.</p>	
<p>Acid sulfate soils if the local government is not the assessment manager for the development application</p>		
<p>PO62 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following:</p> <ol style="list-style-type: none"> 1. aeration of horizons containing iron sulphides; 2. mobilisation of acid or metals. 	<p>AO62.1 Clearing does not occur in land zone 1, land zone 2 or land zone 3.</p> <p>OR</p> <p>AO62.2 Clearing in land zone 1, land zone 2 or land zone 3 in areas below the five metre Australian Height Datum only occurs where:</p> <ol style="list-style-type: none"> 1. mechanical clearing does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual. 	
<p>Staged clearing</p>		
<p>PO63 Clearing:</p> <ol style="list-style-type: none"> 1. is staged in line with operational needs that restrict clearing to the current operational area; and 2. only occurs in the area from which material will be extracted, and any reasonably associated built infrastructure, within the term of the development approval; and 3. does not occur without required permits. 	<p>No acceptable outcome is prescribed.</p>	

Table 16.7: Coordinated project (all other purposes)

Performance outcomes	Acceptable outcomes	Response
Clearing avoids and minimises impacts		
<p>PO64 Clearing of vegetation and adverse impacts of clearing vegetation do not occur unless the application has demonstrated that the clearing and the adverse impacts of clearing have been:</p> <ol style="list-style-type: none"> 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided. 	No acceptable outcome is prescribed.	
Clearing associated with wetlands		
<p>PO65 Clearing of vegetation within a natural wetland and/or within 100 metres of the defining bank of a natural wetland maintains the composition, structure and function of any regional ecosystem associated with any natural wetland to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>AO65.1 Clearing does not occur in a natural wetland or within 100 metres of the defining bank of any natural wetland.</p> <p>OR</p> <p>AO65.2 Clearing within 100 metres of the defining bank of any natural wetland:</p> <ol style="list-style-type: none"> 1. does not occur within 10 metres of the defining bank of any natural wetland; and 2. does not exceed widths in table reference table 1 in this code. 	
<p>PO66 Where clearing of vegetation in a regional ecosystem associated with a natural wetland does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact.</p>	No acceptable outcome is prescribed.	
Clearing associated with watercourses and drainage features		
<p>PO67 Clearing of vegetation within a watercourse and/or drainage feature and/or within the relevant distance (listed in reference table 2) of a watercourse and/or drainage feature, maintains the composition, structure and function of the regional ecosystem associated with the watercourse and/or drainage feature to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 	<p>AO67.1 Clearing does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of a watercourse or drainage feature; and 2. within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code. 	

Performance outcomes	Acceptable outcomes	Response
2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	OR AO67.2 Clearing within any watercourse or drainage feature , or within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code: 1. does not exceed the widths in table reference table 1 of this code; and 2. does not occur within 10 metres of the defining bank , unless clearing is required into or across the watercourse or drainage feature .	
PO68 Where clearing of vegetation in a regional ecosystem associated with a watercourse and/or drainage feature does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact .	No acceptable outcome is prescribed.	
Connectivity		
PO69 Regional ecosystems on the subject land and any adjacent land retain sufficient vegetation to: 1. maintain ecological processes ; and 2. ensure the regional ecosystem remains in the landscape despite threatening processes .	AO69.1 Clearing occurs in accordance with reference table 3 of this code.	
PO70 Where: 1. clearing of vegetation in a regional ecosystem does not maintain ecological processes ; and 2. the regional ecosystem ; and 3. the clearing cannot be avoided; and 4. the clearing has been mitigated an offset is provided for any acceptable significant residual impact .	No acceptable outcome is prescribed.	
Soil erosion if the local government is not the assessment manager for the development application		
PO71 Clearing does not result in accelerated soil erosion within or outside the land the subject of the development application.	AO71.1 Clearing only occurs if an erosion and sediment control plan is developed and implemented to prevent soil erosion and instability resulting from the clearing .	
Salinity		
PO72 Clearing within 100 metres of a salinity	AO72.1 Clearing does not occur within 100 metres	

Performance outcomes	Acceptable outcomes	Response
<p>expression area does not contribute to or accelerate land degradation through either of the following:</p> <ol style="list-style-type: none"> 1. waterlogging; 2. the salinisation of groundwater, surface water or soil. 	<p>of a salinity expression area.</p>	
<p>Conserving least concern regional ecosystems - Minimising clearing of areas temporarily required to enable construction of the infrastructure</p>		
<p>PO73 Clearing of vegetation for temporary use areas to construct necessary infrastructure, such as temporary use roads or access tracks, maintains the composition, structure and function of least concern regional ecosystems.</p>	<p>AO73.1 Clearing for temporary use areas to construct necessary infrastructure does not occur in a least concern regional ecosystem.</p> <p>OR</p> <p>AO73.2 Total clearing for temporary use areas to construct necessary infrastructure in any regional ecosystem combined does not exceed the widths prescribed in table reference table 1 of this code.</p> <p>OR</p> <p>AO73.3 Total clearing for temporary use areas to construct necessary infrastructure in any regional ecosystem combined does not exceed areas prescribed in table reference table 1 of this code.</p>	
<p>PO74 Where clearing of vegetation in a regional ecosystem for temporary use areas to construct necessary infrastructure does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, the cleared area is rehabilitated.</p>	<p>No acceptable outcome is prescribed.</p>	
<p>Conserving endangered and of concern regional ecosystems</p>		
<p>PO75 Clearing of vegetation maintains the composition, structure and function of endangered regional ecosystems and/or of concern regional ecosystems.</p>	<p>AO75.1 Clearing does not occur in an endangered regional ecosystem or an of concern regional ecosystem.</p> <p>OR</p> <p>AO75.2 Total clearing of endangered regional ecosystems and of concern regional ecosystems combined does not exceed the widths</p>	

Performance outcomes	Acceptable outcomes	Response
	<p>prescribed in table reference table 1 of this code.</p> <p>OR</p> <p>AO75.3 Total clearing of endangered regional ecosystems and of concern regional ecosystems combined does not exceed areas prescribed in reference table 1 of this code.</p>	
<p>PO76 Where clearing of vegetation in an endangered regional ecosystem or an of concern regional ecosystems does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, the cleared area:</p> <ol style="list-style-type: none"> 1. is rehabilitated; or 2. where the cleared area cannot be rehabilitated, an offset is provided for any acceptable significant residual impact. 	<p>No acceptable outcome is prescribed.</p>	
<p>Essential habitat excluding essential habitat for <i>Phascolarctos cinereus</i> (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017</p>		
<p>PO77 Clearing of vegetation in a regional ecosystem that is an area of essential habitat maintains the composition, structure and function of the regional ecosystem for each protected wildlife species individually.</p>	<p>AO77.1 Clearing does not occur in essential habitat.</p> <p>OR</p> <p>AO77.2 Clearing in essential habitat does not exceed the widths prescribed in reference table 1 of this code.</p> <p>OR</p> <p>AO77.3 Clearing in essential habitat does not exceed the areas prescribed in reference table 1 of this code.</p>	
<p>PO78 Where clearing of vegetation in a regional ecosystem that is an area of essential habitat does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, an offset is provided for any</p>	<p>No acceptable outcome is prescribed.</p>	

Performance outcomes	Acceptable outcomes	Response
acceptable significant residual impact for each protected wildlife species individually.		
Acid sulfate soils if the local government is not the assessment manager for the development application		
PO79 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides 2. mobilisation of acid or metals.	AO79.1 Clearing does not occur in land zone 1, land zone 2 or land zone 3 . OR AO79.2 Clearing in land zone 1, land zone 2 or land zone 3 in areas below the five metre Australian Height Datum only occurs where: 1. mechanical clearing does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.	

Table 16.8: Material change of use and / or reconfiguring a lot for all other purposes

Performance outcomes	Acceptable outcomes	Response
Clearing avoids and minimises impacts		
PO80 Clearing of vegetation and adverse impacts of clearing vegetation do not occur unless the application has demonstrated that the clearing and the adverse impacts of clearing have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	No acceptable outcome is prescribed.	Complies with the performance outcome with regard to reasonably minimising vegetation clearing having regard to the following: - Layout of the development utilising the existing cleared access and locates the boundary down the middle of the access to the extent possible to not create additional clearing exemptions; - The development to take place on the land is limited to nominated building envelopes which are modest in size and appropriately setback from the waterway.
Clearing associated with wetlands		
PO81 Clearing of vegetation within a natural wetland and/or within 100 metres of the defining bank of a natural wetland maintains the composition,	AO81.1 Clearing does not occur in a natural wetland or within 100 metres of the defining bank of any natural wetland .	Not Applicable.

Performance outcomes	Acceptable outcomes	Response
<p>structure and function of any regional ecosystem associated with any natural wetland to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>OR</p> <p>AO81.2 Clearing within 100 metres of the defining bank of any natural wetland:</p> <ol style="list-style-type: none"> 1. does not occur within 10 metres of the defining bank of any natural wetland; and 2. does not exceed widths in reference table 1 in this code. 	
<p>PO82 Where clearing of vegetation in a regional ecosystem associated with a natural wetland does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact.</p>	<p>No acceptable outcome is prescribed.</p>	<p>Not Applicable</p>
Clearing associated with watercourses and drainage features		
<p>PO83 Clearing of vegetation within a watercourse and /or drainage feature and/or within the relevant distance (listed in reference table 2) of a watercourse and/or drainage feature, maintains the composition, structure and function of the regional ecosystem associated with the watercourse and/or drainage feature to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>AO83.1 Clearing does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of a watercourse or drainage feature; and 2. within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code. <p>OR</p> <p>AO83.2 Clearing within any watercourse or drainage feature, or within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code:</p> <ol style="list-style-type: none"> 1. does not exceed the widths in table reference table 1 of this code; and 2. does not occur within 10 metres of the defining bank, unless clearing is required into or across the watercourse or drainage feature. 	<p>Complies – the development nominates a setback of 10m from the top of bank from the seasonal creek.</p> <p>While the plan of subdivision nominates the extent of potential clearing from the nominated building envelope, there is no intention to clear these areas.</p>
<p>PO84 Where clearing of vegetation in a regional ecosystem associated with a watercourse and/or drainage feature does not maintain the composition, structure and function of the regional ecosystem,</p>	<p>No acceptable outcome is prescribed.</p>	<p>Not Applicable</p>

Performance outcomes	Acceptable outcomes	Response
and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact .		
Connectivity		
PO85 Regional ecosystems on the subject land and any adjacent land, retain sufficient vegetation to maintain: <ol style="list-style-type: none"> 1. ecological processes; and 2. ensure the regional ecosystem remains in the landscape despite threatening processes. 	AO85.1 Clearing occurs in accordance with reference table 3 in this code.	Complies with Performance Outcome. The proposal involves minimal disturbance and makes use of areas already cleared. The allotments adjoining the subject land to the north is a large National Park allotment. Other surrounding lots while being in freehold are large, vegetated allotments that provide suitable connectivity. The development will not have an impact on ecological processes.
Soil erosion if the local government is not the assessment manager for the development application		
PO86 Clearing does not result in accelerated soil erosion within or outside the land the subject of the development application.	AO86.1 Clearing only occurs if an erosion and sediment control plan is developed and implemented to prevent soil erosion and instability resulting from the clearing .	Will comply with the assessment benchmark. A soil and sediment erosion control measures will be developed and implemented at the time clearing works are undertaken. It is requested that this element form a condition of the concurrence agency's response.
Salinity		
PO87 Clearing within 100 metres of a salinity expression area does not contribute to or accelerate land degradation through either of the following: <ol style="list-style-type: none"> 1. waterlogging; 2. the salinisation of groundwater, surface water or soil. 	AO87.1 Clearing does not occur within 100 metres of a salinity expression area .	Not Applicable
Conserving endangered and of concern regional ecosystems		
PO88 Clearing of vegetation maintains the composition, structure and function of endangered regional ecosystems and/or of concern regional ecosystems .	AO88.1 Clearing does not occur in an endangered regional ecosystem or an of concern regional ecosystem . OR AO88.2 Total clearing of endangered regional ecosystems and of concern regional ecosystems combined does not exceed the widths prescribed in reference table 1 of this code. OR	Not Applicable. The regional ecosystem if "Least Concern".

Performance outcomes	Acceptable outcomes	Response
	<p>AO88.3 Total clearing of endangered regional ecosystems and of concern regional ecosystems combined does not exceed areas prescribed in reference table 1 of this code.</p>	
<p>PO89 Where clearing of vegetation in an endangered regional ecosystem or an of concern regional ecosystems does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, the cleared area:</p> <ol style="list-style-type: none"> 1. is rehabilitated; or 2. where the cleared area cannot be rehabilitated, an offset is provided for any acceptable significant residual impact. 	<p>No acceptable outcome is prescribed.</p>	<p>Not Applicable</p>
<p>Essential habitat excluding essential habitat for <i>Phascolarctos cinereus</i> (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017</p>		
<p>PO90 Clearing of vegetation in a regional ecosystem that is an area of essential habitat maintains the composition, structure and function of the regional ecosystem for each protected wildlife species individually.</p>	<p>AO90.1 Clearing does not occur in essential habitat.</p> <p>OR</p> <p>AO90.2 Clearing in essential habitat does not exceed the widths prescribed in reference table 1 of this code.</p> <p>OR</p> <p>AO90.3 Clearing in essential habitat does not exceed the areas prescribed in reference table 1 of this code.</p>	<p>Complies with the Performance Outcome. The area of clearing facilitated by the development even though the clearing is not proposed is 6860m² being 1860m² greater than the 5000m² permitted by Table 1 of the code. Refer to the plan of subdivision which identifies the area of clearing provided by the new boundary and the clearing that can take place from the proposed structures.</p> <p>It is important to note that a dwelling and secondary dwelling could be constructed on the land now and the vegetation clearing exemptions would be secured and would not be included in the above calculation had the subdivision application been pursued after construction.</p> <p>The Applicant has also undertaken and investigation with respect to rare and threatened flora species and obtained a permit from DETSI regarding the proposed vegetation disturbance of those areas within the nominated building envelope. A copy of the filed survey and investigation</p>

Performance outcomes	Acceptable outcomes	Response
		prepared by Trend Environmental Consultants and Permit issued by DETSI is attached as supporting information.
PO91 Where clearing of vegetation in a regional ecosystem that is an area of essential habitat does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, an offset is provided for any acceptable significant residual impact for each protected wildlife species individually.	No acceptable outcome is prescribed.	Not Applicable
Acid sulfate soils if the local government is not the assessment manager for the development application		
PO92 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides; 2. mobilisation of acid or metals.	AO92.1 Clearing does not occur in land zone 1, land zone 2 or land zone 3 . OR AO92.2 Clearing in land zone 1, land zone 2 or land zone 3 in areas below the five metre Australian Height Datum only occurs where: 1. mechanical clearing does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the Queensland Acid Sulfate Soil Technical Manual.	N/A

Table 16.9: Material change of use and / or reconfiguring a lot for which there will be no clearing as a result of the material change of use or reconfiguring a lot

Performance outcomes	Acceptable outcomes	Response
PO93 Clearing as a result of a material change of use or clearing as a result of reconfiguring a lot does not occur.	No acceptable outcome is prescribed.	

Table 16.10: Material change of use and / or reconfiguring a lot for which clearing is limited to clearing that could be done as exempt clearing work for the purpose of the development prior to the material change of use or reconfiguring a lot application being approved

Performance outcomes	Acceptable outcomes	Response
Clearing avoids and minimises impacts		
PO94 Clearing of vegetation and adverse impacts of clearing vegetation do not occur unless the application has demonstrated that the clearing and the adverse impacts of clearing have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	No acceptable outcome is prescribed.	
Clearing that could already be done under an exemption		
PO95 Clearing of vegetation does not occur unless it is clearing that could be done as exempt clearing work for the purpose of the development prior to the material change of use or reconfiguring a lot application being approved.	No acceptable outcome is prescribed.	

Table 16.11: Necessary environmental clearing

Performance outcomes	Acceptable outcomes	Response
Clearing avoids and minimises impacts		
PO96 Clearing of vegetation and adverse impacts of clearing vegetation do not occur unless the application has demonstrated that the clearing and the adverse impacts of clearing have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	No acceptable outcome is prescribed.	
Clearing associated with wetlands (Land Restoration and Natural Disaster Preparation)		
PO97 Clearing of vegetation within a natural wetland and/or within 100 metres of the defining bank of a natural wetland maintains the composition, structure and function of any regional ecosystem associated with any natural wetland to protect all of the following:	AO97.1 Clearing does not occur in any of the following areas: 1. inside the defining bank of any natural wetland ; and 2. within 100 metres of the defining bank of any natural wetland .	

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Performance outcomes	Acceptable outcomes	Response
<ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>OR</p> <p>AO97.2 Clearing within 100 metres of the defining bank of any natural wetland only occurs where:</p> <ol style="list-style-type: none"> 1. clearing does not exceed 0.5 hectares; and 2. clearing retains all mature trees and habitat trees; and 3. clearing that is for flood preparation complies with all of the following: <ol style="list-style-type: none"> a. clearing is undertaken by felling only; and: b. clearing does not exceed 100 square metres; and c. clearing does not occur outside the defining banks of a natural wetland. <p>OR</p> <p>AO97.3 Clearing to provide necessary access to undertake necessary environmental clearing only occurs where clearing:</p> <ol style="list-style-type: none"> 1. does not exceed 10 metres in width; and 2. retains all mature trees and habitat trees; and 3. the access track: <ol style="list-style-type: none"> a. runs parallel to a natural wetland and clearing is not within 10 metres of the defining bank of a natural wetland; or b. is required to provide access across the wetland. 	
<p>PO98 Where clearing of vegetation in a regional ecosystem associated with a natural wetland does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, the cleared area is rehabilitated.</p>	<p>No acceptable outcome is prescribed.</p>	
Clearing associated with wetlands (natural channel diversion and contaminants removal)		
<p>PO99 Clearing of vegetation within a natural wetland and/or within 100 metres of the defining bank of a natural wetland maintains the composition,</p>	<p>AO99.1 Clearing does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of any natural 	

Performance outcomes	Acceptable outcomes	Response
<p>structure and function of any regional ecosystem associated with any natural wetland to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>wetland; and</p> <ol style="list-style-type: none"> 2. within 100 metres of the defining bank of any natural wetland. <p>OR</p> <p>AO99.2 Clearing within 100 metres of the defining bank of any natural wetland only occurs where:</p> <ol style="list-style-type: none"> 1. clearing does not exceed 0.5 hectares; and 2. clearing retains all mature trees and habitat trees. <p>OR</p> <p>AO99.3 Clearing to provide necessary access to undertake necessary environmental clearing only occurs where clearing:</p> <ol style="list-style-type: none"> 1. does not exceed 10 metres in width; and 2. retains all mature trees and habitat trees; and 3. the access track: <ol style="list-style-type: none"> a. runs parallel to a natural wetland and clearing is not within 10 metres of the defining bank of a natural wetland; or b. is required to provide access across the wetland. 	
<p>PO100 Where clearing of vegetation in a regional ecosystem associated with a natural wetland does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, the cleared area:</p> <ol style="list-style-type: none"> 1. is rehabilitated; or 2. where the cleared area cannot reasonably be rehabilitated, an offset is provided for any acceptable significant residual impact. 	<p>No acceptable outcome is prescribed.</p>	
Clearing associated with watercourses and drainage features (Land Restoration and Natural Disaster Preparation)		
<p>PO101 Clearing of vegetation within a watercourse and/or drainage feature and/or within the relevant distance (listed in reference table 2) of a watercourse and/or drainage feature maintains the</p>	<p>AO101.1 Clearing does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of a watercourse or drainage feature; and 	

Performance outcomes	Acceptable outcomes	Response
<p>composition, structure and function of any regional ecosystem associated with any watercourse and/or drainage feature to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<ol style="list-style-type: none"> 2. within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code. <p>OR</p> <p>AO101.2 Clearing in any watercourse or drainage feature, or within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code only occurs where:</p> <ol style="list-style-type: none"> 1. clearing does not exceed 0.5 hectares; and 2. clearing retains all mature trees and habitat trees; and 3. clearing that is for flood preparation complies with all of the following: <ol style="list-style-type: none"> a. clearing is undertaken by felling only; and b. clearing does not exceed 100 square metres; and c. clearing does not occur outside of the defining bank of any watercourse or drainage feature. <p>OR</p> <p>AO101.3 Clearing to provide necessary access to undertake necessary environmental clearing only occurs where clearing:</p> <ol style="list-style-type: none"> 1. does not exceed 10 metres in width; and 2. retains all mature trees and habitat trees; and 3. the access track: <ol style="list-style-type: none"> a. runs parallel to a watercourse or drainage feature and clearing is not within 10 metres of the defining bank of a watercourse or drainage feature; or b. is required to provide access across the watercourse or drainage feature. 	
<p>PO102 Where clearing of vegetation in a regional ecosystem associated with a watercourse and/or</p>	<p>No acceptable outcome is prescribed.</p>	

Performance outcomes	Acceptable outcomes	Response
<p>drainage feature does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, the cleared area is rehabilitated.</p>		
Clearing associated with watercourses and drainage features (natural channel diversion and contaminants removal)		
<p>PO103 Clearing of vegetation within a watercourse and/or drainage feature and/or within the relevant distance (listed in reference table 2) of a watercourse and/or drainage feature maintains the composition, structure and function of any regional ecosystem associated with any watercourse or drainage feature to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>AO103.1 Clearing does not occur within any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of a watercourse or drainage feature; and 2. within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code. <p>OR</p> <p>AO103.2 Clearing in any watercourse or drainage feature, or within the relevant distance of the defining bank of any watercourse or drainage feature in reference table 2 of this code only occurs where:</p> <ol style="list-style-type: none"> 1. clearing does not exceed 0.5 hectares; and 2. clearing retains all mature trees and habitat trees. <p>OR</p> <p>AO103.3 Clearing to provide necessary access to undertake necessary environmental clearing only occurs where:</p> <ol style="list-style-type: none"> 1. clearing does not exceed 10 metres in width; and 2. clearing retains all mature trees and habitat trees; and 3. the access track: <ol style="list-style-type: none"> a. runs parallel to a watercourse or drainage feature and clearing is not within 10 metres of the defining bank of a watercourse or drainage feature; or b. is required to provide access across the 	

Performance outcomes	Acceptable outcomes	Response
	watercourse or drainage feature.	
<p>PO104 Where clearing of vegetation in a regional ecosystem associated with a watercourse and/or drainage feature does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided and has been mitigated, the cleared area:</p> <ol style="list-style-type: none"> 1. is rehabilitated; or 2. where the cleared area cannot reasonably be rehabilitated, an offset is provided for any acceptable significant residual impact. 	No acceptable outcome is prescribed.	
Connectivity (land restoration and natural disaster preparation)		
<p>PO105 Regional ecosystems on the subject land and any adjacent land retain sufficient vegetation to:</p> <ol style="list-style-type: none"> 1. maintain ecological processes; and 2. ensure the regional ecosystem remains in the landscape despite threatening processes. 	AO105.1 Clearing occurs in accordance with reference table 3 of this code.	
<p>PO106 Where:</p> <ol style="list-style-type: none"> 1. clearing of vegetation in a regional ecosystem does not maintain ecological processes; and 2. the regional ecosystem does not remain in the landscape despite threatening processes; and 3. the clearing cannot be avoided; and 4. the clearing has been mitigated; <p>the cleared area is rehabilitated.</p>	No acceptable outcome is prescribed.	
Connectivity (natural channel diversion and contaminants removal)		
<p>PO107 Regional ecosystems on the subject land and any adjacent land retain sufficient vegetation to:</p> <ol style="list-style-type: none"> 1. maintain ecological processes; and 2. ensure the regional ecosystem remains in the landscape despite threatening processes. 	AO107.1 Clearing occurs in accordance with reference table 3 of this code.	
<p>PO108 Where:</p> <ol style="list-style-type: none"> 1. clearing of vegetation in a regional ecosystem does not maintain ecological processes; and 2. the regional ecosystem does not remain in the landscape despite threatening processes; and 	No acceptable outcome is prescribed.	

Performance outcomes	Acceptable outcomes	Response
3. the clearing cannot be avoided; and 4. the clearing has been mitigated; the cleared area: <ol style="list-style-type: none"> is rehabilitated; or where the cleared area cannot reasonably be rehabilitated, an offset is provided for any acceptable significant residual impact. 		
Soil erosion if the local government is not the assessment manager for the development application		
PO109 Clearing does not result in accelerated soil erosion within or outside the land the subject of the development application.	AO109.1 Clearing only occurs if an erosion and sediment control plan is developed and implemented to prevent soil erosion and instability resulting from the clearing .	
Salinity		
PO110 Clearing within 100 metres of a salinity expression area does not contribute to or accelerate land degradation through either of the following: <ol style="list-style-type: none"> waterlogging; the salinisation of groundwater, surface water or soil. 	AO110.1 Clearing does not occur within 100 metres of a salinity expression area .	
Essential habitat (land restoration and natural disaster preparation) excluding essential habitat for <i>Phascolarctos cinereus</i> (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017		
PO111 Clearing of vegetation in a regional ecosystem that is an area of essential habitat maintains the composition, structure and function of the regional ecosystem for each protected wildlife species individually.	AO111.1 Clearing does not occur in essential habitat . OR AO111.2 Clearing in essential habitat does not exceed the widths prescribed in reference table 1 of this code. OR AO111.3 Clearing in essential habitat does not exceed the areas prescribed in reference table 1 of this code.	
PO112 Where clearing of vegetation in a regional ecosystem that is an area of essential habitat does not maintain the composition, structure and function of the regional ecosystem for each protected	No acceptable outcome is prescribed.	

Performance outcomes	Acceptable outcomes	Response
wildlife species individually, and cannot be avoided and has been mitigated, the cleared area is rehabilitated .		
Essential habitat (natural channel diversion and contaminants removal) excluding essential habitat for <i>Phascolarctos cinereus</i> (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017		
PO113 Clearing of vegetation in a regional ecosystem that is an area of essential habitat maintains the composition, structure and function of the regional ecosystem for each protected wildlife species individually.	AO113.1 Clearing does not occur in essential habitat . OR AO113.2 Clearing in essential habitat does not exceed the widths prescribed in reference table 1 of this code. OR AO113.3 Clearing in essential habitat does not exceed the areas prescribed in reference table 1 of this code.	
PO114 Where clearing of vegetation in a regional ecosystem that is an area of essential habitat does not maintain the composition, structure and function of the regional ecosystem for each protected wildlife species individually, and cannot be avoided and has been mitigated, the cleared area: 1. is rehabilitated ; or 2. where the cleared area cannot reasonably be rehabilitated , an offset is provided for any acceptable significant residual impact for each protected wildlife species individually.	No acceptable outcome is prescribed.	
Acid sulfate soils if the local government is not the assessment manager for the development application		
PO115 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following: 1. aeration of horizons containing iron sulphides; 2. mobilisation of acid or metals.	AO115.1 Clearing does not occur in land zone 1, land zone 2 or land zone 3 . OR AO115.2 Clearing in land zone 1, land zone 2 or land zone 3 in areas below the five metre Australian Height Datum only occurs where:	

Performance outcomes	Acceptable outcomes	Response
	<ol style="list-style-type: none"> 1. mechanical clearing does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual. 	
Maintaining the composition, structure and function of the regional ecosystem (land restoration and natural disaster preparation)		
PO116 Clearing of vegetation maintains the composition, structure and function of the regional ecosystem .	AO116.1 Clearing retains all of the following: <ol style="list-style-type: none"> 1. habitat trees; 2. mature trees; and 3. the natural floristic composition and range of sizes across the application area. <p>OR</p> AO116.2 Clearing is for the purpose of natural disaster preparation and does not exceed the widths prescribed in reference table 1 of this code. <p>OR</p> AO116.3 Clearing is for the purpose of natural disaster preparation and does not exceed the areas prescribed in reference table 1 of this code.	
PO117 Where clearing of vegetation in a regional ecosystem does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, the cleared area is rehabilitated .	No acceptable outcome is prescribed.	
Maintaining the composition, structure and function of the regional ecosystem (natural channel diversion and contaminants removal)		
PO118 Clearing of vegetation maintains the composition, structure and function of the regional ecosystem .	AO118.1 Clearing retains all of the following: <ol style="list-style-type: none"> 1. habitat trees; 2. mature trees; and 3. the natural floristic composition and range of sizes across the application area. 	
PO119 Where clearing of vegetation in a regional ecosystem does not maintain the composition, structure and function of the regional ecosystem , and cannot be avoided and has been mitigated, the	No acceptable outcome is prescribed.	

Performance outcomes	Acceptable outcomes	Response
cleared area: 1. is rehabilitated ; or 2. where the cleared area cannot reasonably be rehabilitated , an offset is provided for any acceptable significant residual impact .		
Duration of clearing, preventing land degradation, and maintaining biodiversity, ecological processes and regional ecosystems (Land Restoration, Natural Disaster Preparation and Contaminates Removal)		
PO120 Clearing occurs only during a period that: 1. will not contribute to land degradation ; and 2. ensures the ongoing maintenance of ecological processes and biodiversity ; and 3. maintains the regional ecosystem .	No acceptable outcome is prescribed.	

Table 16.12: Control non-native plants or declared pests

Performance outcomes	Acceptable outcomes	Response
Clearing avoids and minimises impacts		
PO121 Clearing of vegetation and adverse impacts of clearing vegetation do not occur unless the application has demonstrated that the clearing and the adverse impacts of clearing have been: 1. reasonably avoided; or 2. reasonably minimised where it cannot be reasonably avoided.	No acceptable outcome is prescribed.	
Clearing associated with wetlands		
PO122 Clearing of vegetation within a natural wetland and/or within 100 metres of the defining bank of a natural wetland maintains the composition, structure and function of any regional ecosystem associated with a natural wetland to protect all of the following: 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat.	AO122.1 Mechanical clearing does not occur in any of the following areas, unless it is required to provide necessary access to control non-native plants or declared pests : 1. inside the defining bank of any natural wetland ; and 2. within 20 metres of the defining bank of any natural wetland . AND AO122.2 Clearing to provide necessary access to control non-native plants or declared pests only occurs where:	

Performance outcomes	Acceptable outcomes	Response
	<p>1. clearing does not exceed five metres in width; and</p> <p>2. clearing retains all mature trees and habitat trees; and</p> <p>3. the access track:</p> <p style="padding-left: 20px;">a. runs parallel to a natural wetland and clearing is not within 10 metres of the defining bank of a natural wetland; or</p> <p style="padding-left: 20px;">b. is required to provide access across the wetland.</p> <p>AND</p> <p>AO122.3 Chemical clearing retains:</p> <p>1. all mature trees; and</p> <p>2. all habitat trees; and</p> <p>3. at least 50 per cent of immature trees in each 50 metre by 50 metre area.</p> <p>AND</p> <p>AO122.4 Root absorbed broad spectrum herbicides are not applied within whichever is the greater distance from the defining bank of a natural wetland:</p> <p>1. 100 metres; or</p> <p>2. the distance specified on the approved product label; or</p> <p>3. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority.</p> <p>AND</p> <p>AO122.5 Aerial application of a foliar herbicide does not occur within whichever is the greater distance from the defining bank of a natural wetland;</p>	

Performance outcomes	Acceptable outcomes	Response
	<ol style="list-style-type: none"> 1. 50 metres; or 2. the distance specified for wetlands on the approved product label; or 3. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority. 	
Clearing associated with watercourses or drainage features		
<p>PO123 Clearing of vegetation within a watercourse and/or drainage feature and/or within the relevant distance (listed in reference table 2) of a watercourse and/or drainage feature maintains the composition, structure and function of any regional ecosystem associated with any watercourse and/or drainage feature to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>AO123.1 Mechanical clearing does not occur in any of the following areas, unless it is required to provide necessary access to control non-native plants or declared pests:</p> <ol style="list-style-type: none"> 1. inside the defining bank of any watercourse or drainage feature; and 2. within 10 metres of the defining bank of a watercourse or drainage feature that is a stream order 1 or 2 watercourse or drainage feature; and 3. within 15 metres of the defining bank of a watercourse or drainage feature that is a stream order 3 or 4 watercourse or drainage feature; and 4. within 20 metres of the defining bank of a watercourse or drainage feature that is a stream order 5 or more watercourse or drainage feature. <p>AND</p> <p>AO123.2 Clearing to provide necessary access to control non-native plants or declared pests only occurs where:</p> <ol style="list-style-type: none"> 1. clearing does not exceed five metres in width; and 2. clearing retains all habitat trees and mature trees; and 3. the access track: <ol style="list-style-type: none"> a. runs parallel to the watercourse or drainage feature and is not within 10 metres of the defining bank of the 	

Performance outcomes	Acceptable outcomes	Response
	<p>watercourse or drainage feature; or</p> <p>b. is required to provide access across the watercourse or drainage feature.</p> <p>AND</p> <p>AO123.3 Chemical clearing retains all of the following:</p> <ol style="list-style-type: none"> 1. mature trees; and 2. habitat trees; and 3. at least 50 per cent of immature trees in any 50 metre by 50 metre area. <p>AND</p> <p>AO123.4 Root absorbed broad spectrum herbicides are not applied within whichever is the greater distance from the defining bank of a watercourse or drainage feature:</p> <ol style="list-style-type: none"> 1. 100 metres; or 2. any distance specified on the approved product label; or 3. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority. <p>AND</p> <p>AO123.5 Aerial application of a foliar herbicide does not occur within whichever is the greater distance from the defining bank of a watercourse or drainage feature:</p> <ol style="list-style-type: none"> 1. 50 metres; or 2. any distance specified on the approved product label; or 3. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority. 	
Soil erosion		

Performance outcomes	Acceptable outcomes	Response
<p>PO124 Clearing of vegetation does not result in accelerated soil erosion within or outside the land subject of the development application.</p>	<p>AO124.1 Clearing only occurs where recognised best practice methods are employed to:</p> <ol style="list-style-type: none"> 1. prevent soil erosion and instability resulting from the clearing; and 2. stabilise soil erosion and instability which would result from clearing; and 3. prevent increased sediment run-off entering a wetland, watercourse or drainage feature as a result of the clearing. <p>AND</p> <p>AO124.2 Mechanical clearing:</p> <ol style="list-style-type: none"> 1. does not occur on a slope greater than 15 percent; and 2. in each 50 by 50 metre area (0.25 hectares), retains 50 per cent of the ground cover and does not disturb more than 50 per cent of the ground cover. <p>AND</p> <p>AO124.3 New access tracks required to provide necessary access to control a non-native plant or declared pests do not exceed five metres in width or de-stabilise the banks of any watercourse or drainage feature as a result of crossing, construction or use.</p>	
Acid sulfate soils if the local government is not the assessment manager for the development application		
<p>PO125 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following:</p> <ol style="list-style-type: none"> 1. aeration of horizons containing iron sulphides; 2. mobilisation of acid or metals. 	<p>AO125.1 Clearing does not occur in land zone 1, land zone 2 or land zone 3.</p> <p>OR</p> <p>AO125.2 Clearing in land zone 1, land zone 2 or land zone 3 in areas below the five metre Australian Height Datum only occurs where:</p> <ol style="list-style-type: none"> 1. mechanical clearing does not disturb the soil to a depth greater than 30 centimetres; and 	

Performance outcomes	Acceptable outcomes	Response
	2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual.	
Conserving remnant vegetation that is a regional ecosystem		
PO126 Clearing activities: <ol style="list-style-type: none"> 1. maintain the natural floristic composition and range of sizes of each species of the regional ecosystem evenly spaced across the application area; and 2. retain all habitat trees and mature trees. 	AO126.1 Mechanical clearing: <ol style="list-style-type: none"> 1. only occurs within 1.5 metres from the edge of the canopy of individual non-native plants, unless the clearing is required to provide necessary access to control a non-native plant or declared pest; and 2. does not occur using two machines linked by chain or cable; and 3. retains all habitat trees and mature trees. <p>AND</p> AO126.2 Clearing to provide necessary access to control non-native plants or declared pests does not exceed five metres in width. <p>AND</p> AO126.3 Any regional ecosystem burn is undertaken in accordance with the fire guideline for the regional ecosystem , as outlined in the Regional Ecosystem Description Database (REDD). <p>AND</p> AO126.4 Chemical clearing retains all of the following: <ol style="list-style-type: none"> 1. mature trees; and 2. habitat trees; and 3. at least 50 per cent of immature trees in each 50 metre by 50 metre area. <p>AND</p>	

Performance outcomes	Acceptable outcomes	Response
	<p>AO126.5 Aerial application of a root-absorbed broad spectrum herbicides does not occur.</p> <p>AND</p> <p>AO126.6 Root-absorbed broad spectrum herbicides are not applied within whichever distance is the greater from a mature tree or a habitat tree;</p> <ol style="list-style-type: none"> 30 metres; or the distance specified on the approved product label; or the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority. 	
Duration of clearing, preventing land degradation, and maintaining biodiversity, ecological processes and regional ecosystems		
<p>PO127 Clearing occurs only during a period that:</p> <ol style="list-style-type: none"> will not contribute to land degradation; and ensures the ongoing maintenance of ecological processes and biodiversity; and maintains the regional ecosystem. 	No acceptable outcome is prescribed.	

Table 16.13: Encroachment

Performance outcomes	Acceptable outcomes	Response
Clearing associated with wetlands		
<p>PO128 Clearing of vegetation within a natural wetland and/or within 100 metres of the defining bank of a natural wetland maintains the composition, structure and function of any regional ecosystem associated with a natural wetland to protect all of the following:</p> <ol style="list-style-type: none"> bank stability by protecting against bank erosion; water quality by filtering sediments, nutrients and other pollutants; aquatic habitat; terrestrial habitat. 	<p>AO128.1 Mechanical clearing does not occur in any of the following areas:</p> <ol style="list-style-type: none"> inside the defining bank of any natural wetland; and within 20 metres of the defining bank of any natural wetland. <p>AND</p> <p>AO128.2 Root absorbed broad spectrum herbicides are not applied within whichever is the greater distance from the defining bank of a natural wetland:</p>	

Performance outcomes	Acceptable outcomes	Response
	<ol style="list-style-type: none"> 1. 100 metres; or 2. the distance specified on the approved product label; or 3. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority. 	
Clearing associated with watercourses or drainage features		
<p>PO129 Clearing of encroachment maintains:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; and 2. water quality by filtering sediments, nutrients and other pollutants; and 3. aquatic habitat; and 4. terrestrial habitat. 	<p>AO129.1 Mechanical clearing does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of any watercourse or drainage feature; and 2. within 10 metres of the defining bank of a watercourse or drainage feature that is a stream order 1 or 2 watercourse or drainage feature; and 3. within 15 metres of the defining bank of a watercourse or drainage feature that is a stream order 3 or 4 watercourse or drainage feature; and 4. within 20 metres of the defining bank of a watercourse or drainage feature that is a stream order 5 or more watercourse or drainage feature. <p>AND</p> <p>AO129.2 Root-absorbed broad spectrum herbicides are not applied within whichever is the greater distance from the defining bank of a watercourse or drainage feature:</p> <ol style="list-style-type: none"> 1. 100 metres; or 2. any distance specified on the approved product label; or 3. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority. 	
Soil erosion		
<p>PO130 Clearing does not result in accelerated soil erosion within or outside the land subject of the</p>	<p>AO130.1 Clearing only occurs where recognised best practice methods are employed to:</p>	

Performance outcomes	Acceptable outcomes	Response
development application.	<ol style="list-style-type: none"> 1. prevent soil erosion and instability resulting from the clearing; and 2. stabilise soil erosion and instability which would result from clearing; and 3. prevent increased sediment run-off entering a wetland, watercourse or drainage feature as a result of the clearing. <p>AND</p> <p>AO130.2 Mechanical clearing does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. within 50 metres of an area of soil erosion and instability; and 2. slopes greater than five per cent. 	
Salinity		
<p>PO131 Clearing within 100 metres of a salinity expression area does not contribute to or accelerate land degradation through either of the following:</p> <ol style="list-style-type: none"> 1. waterlogging; 2. the salinisation of groundwater, surface water or soil. 	<p>AO131.1 Clearing does not occur within 100 metres of a salinity expression area.</p>	
Acid sulfate soils if the local government is not the assessment manager for the development application		
<p>PO132 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following:</p> <ol style="list-style-type: none"> 1. aeration of horizons containing iron sulphides; or 2. mobilisation of acid or metals. 	<p>AO132.1 Clearing does not occur in land zone 1, land zone 2 or land zone 3.</p> <p>OR</p> <p>AO132.2 Clearing in land zone 1, land zone 2 or land zone 3 in areas below the five metre Australian Height Datum only occurs where:</p> <ol style="list-style-type: none"> 1. mechanical clearing does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual. 	
Clearing limited to specific regional ecosystems		
<p>PO133 Clearing of encroachment does not occur,</p>	<p>No acceptable outcome is prescribed.</p>	

Performance outcomes	Acceptable outcomes	Response
other than in the regional ecosystems listed in reference table 5 of this code.		
Conserving vegetation		
<p>PO134 Clearing activities:</p> <ol style="list-style-type: none"> 1. result in the restoration of the regional ecosystem; and 2. retain all habitat trees; and 3. retain all groves; and 4. retain species which make up the natural floristic composition of the regional ecosystem, distributed in a natural pattern. 	<p>AO134.1 Clearing retains all of the following:</p> <ol style="list-style-type: none"> 1. all mature trees; and 2. all habitat trees; and 3. all woody vegetation within a grove, unless it is undertaken by a regional ecosystem burn. <p>AND</p> <p>AO134.2 Any regional ecosystem burn is undertaken in accordance with the fire guideline for the regional ecosystem, as outlined in the Regional Ecosystem Description Database (REDD).</p> <p>AND</p> <p>AO134.3 Clearing does not result in debris being stacked or pushed against a mature tree or a habitat tree.</p> <p>AND</p> <p>AO134.4 Mechanical clearing does not occur within 10 metres of a mature tree or a habitat tree.</p> <p>AND</p> <p>AO134.5 Aerial application of a herbicide does not occur.</p> <p>AND</p> <p>AO134.6 Chemical clearing does not occur within five metres of a mature tree or a habitat tree.</p> <p>AND</p>	

Performance outcomes	Acceptable outcomes	Response
	<p>AO134.7 Root-absorbed broad spectrum herbicides are not applied in any of the following areas:</p> <ol style="list-style-type: none"> 1. regional ecosystems 11.4.11 and 11.8.11; and 2. within whichever is the greater distance from a mature tree or a habitat tree: <ol style="list-style-type: none"> a. 10 metres; or b. the distance specified by the approved product label; or c. the distance specified in the safety and use conditions prescribed by the Australian Pesticides and Veterinary Medicines Authority; and 3. within whichever is the greater distance from a grove: <ol style="list-style-type: none"> a. 30 metres; or b. the distance specified by the approved product label; or c. the distance specified in the safety and use conditions issued by the Australian Pesticides and Veterinary Medicines Authority. 	
Duration of clearing, preventing land degradation, and maintaining biodiversity, ecological processes and regional ecosystems		
<p>PO135 Clearing occurs only during a period that:</p> <ol style="list-style-type: none"> 1. will not contribute to land degradation; and 2. ensures the ongoing maintenance of ecological processes and biodiversity; and 3. maintains the regional ecosystem. 	No acceptable outcome is prescribed.	

Table 16.14: Fodder harvesting

Performance outcomes	Acceptable outcomes	Response
Clearing associated with wetlands		
<p>PO136 Clearing of vegetation within a natural wetland and/or within 100 metres of the defining bank of a natural wetland maintains the composition,</p>	<p>AO136.1 Mechanical clearing does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of any natural 	

Performance outcomes	Acceptable outcomes	Response
<p>structure and function of any regional ecosystem associated with a natural wetland to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>wetland; and</p> <ol style="list-style-type: none"> 2. within 20 metres of the defining bank of any natural wetland. <p>AND</p> <p>AO136.2 Mechanical clearing that is strip harvesting or block harvesting does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of any natural wetland; and 2. within 100 metres of the defining bank of any natural wetland. 	
Clearing associated with watercourses or drainage features		
<p>PO137 Clearing of vegetation within a watercourse and/or drainage feature and/or within the relevant distance (listed in reference table 2) of a watercourse and/or drainage feature maintains the composition, structure and function of any regional ecosystem associated with any watercourse and/or drainage feature to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>AO137.1 Mechanical clearing does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of any watercourse or drainage feature; and 2. within 20 metres of the defining bank of any watercourse or drainage feature. <p>AND</p> <p>AO137.2 Mechanical clearing that is strip harvesting or block harvesting does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of any watercourse or drainage feature; and 2. within 100 metres of the defining bank of any watercourse or drainage feature. 	
Soil erosion		
<p>PO138 Clearing does not result in accelerated soil erosion within or outside the land subject of the development application.</p>	<p>AO138.1 Clearing only occurs where recognised best practice methods are employed to:</p> <ol style="list-style-type: none"> 1. prevent soil erosion and instability resulting from the clearing; and 2. stabilise soil erosion and instability which would result from clearing; and 3. prevent increased sediment run-off entering a wetland, watercourse or drainage feature as 	

Performance outcomes	Acceptable outcomes	Response
	<p>a result of the clearing.</p> <p>AND</p> <p>AO138.2 Mechanical clearing does not occur on a slope greater than five percent.</p> <p>OR</p> <p>AO138.3 Mechanical clearing does not occur within 50 metres of an area of soil erosion and instability.</p>	
Salinity		
<p>PO139 Clearing within 100 metres of a salinity expression area does not contribute to or accelerate land degradation through either of the following:</p> <ol style="list-style-type: none"> waterlogging; the salinisation of groundwater, surface water or soil. 	<p>AO139.1 Clearing does not occur within 100 metres of a salinity expression area.</p>	
Essential habitat excluding essential habitat for <i>Phascolarctos cinereus</i> (koalas) if development is assessable under Schedule 10, Part 10 of the Planning Regulation 2017		
<p>PO140 Clearing of vegetation in a regional ecosystem that is an area of essential habitat maintains the composition, structure and function of the regional ecosystem for each protected wildlife species individually.</p>	<p>AO140.1 Clearing does not occur in essential habitat.</p> <p>OR</p> <p>AO140.2 Clearing in essential habitat does not exceed the widths prescribed in reference table 1 of this code.</p> <p>OR</p> <p>AO140.3 Clearing in essential habitat does not exceed the areas prescribed in reference table 1 of this code.</p>	
<p>PO141 Where clearing of vegetation in a regional ecosystem that is an area of essential habitat does not maintain the composition, structure and function of the regional ecosystem, and cannot be avoided</p>	<p>No acceptable outcome is prescribed.</p>	

Performance outcomes	Acceptable outcomes	Response
and has been mitigated, an offset is provided for any acceptable significant residual impact for each protected wildlife species individually.		
Limits to clearing for fodder harvesting		
PO142 Clearing is limited to: 1. the extent necessary to provide fodder for stock; and 2. areas where the stock is located, and the stock have sufficient water.	No acceptable outcome is prescribed.	
PO143 Clearing must only occur: 1. in regional ecosystems listed in reference table 6 or reference table 7 of this code; and 2. in accordance with the harvesting method limitations for the regional ecosystem listed in reference table 6 or reference table 7 of this code.	No acceptable outcome is prescribed.	
PO144 Clearing consists predominantly of fodder species .	No acceptable outcome is prescribed.	
Conserving vegetation		
PO145 Clearing is carried out in a way that conserves: 1. remnant vegetation in perpetuity; and 2. the regional ecosystem in which the vegetation is situated.	AO145.1 Clearing does not result in the removal of non- fodder species with a height of four metres or more. AND AO145.2 Selective harvesting: 1. retains all non- fodder species except where the damage is an unavoidable consequence of clearing the selected fodder tree; and 2. when using a chainsaw in regional ecosystems listed in reference table 6 of this code, retains at least one fodder tree for every fodder tree cleared ; and 3. in least concern regional ecosystems listed in reference table 7 of this code, retains at least one fodder tree for each fodder tree cleared ; and 4. in of concern regional ecosystems listed in reference table 7 of this code, retains at least two fodder trees for each fodder tree cleared .	

Performance outcomes	Acceptable outcomes	Response
	<p>AND</p> <p>AO145.3 Strip harvesting and block harvesting:</p> <ol style="list-style-type: none"> 1. where fodder harvesting has previously occurred in an area of a lot, only occurs if all of the following apply: <ol style="list-style-type: none"> a. the vegetation has not been cleared in the last 10 years; and b. the average height of the fodder trees is at least 70 per cent of the height of the tallest stands of fodder species in the regional ecosystem; and c. the fodder trees that were previously harvested have now attained an average height of at least 4 metres; and 2. aligns clearing along the contour where practical; and 3. does not occur in patches of regional ecosystems that are less than 10 hectares in area or less than 500 metres wide. <p>AND</p> <p>AO145.4 Strip harvesting:</p> <ol style="list-style-type: none"> 1. does not result in any strip harvesting area exceeding 50 metres in width; and 2. results in all strip retention areas: <ol style="list-style-type: none"> a. being preserved along the length of strip harvest areas to a width of at least 1.5 times that of the adjacent strip harvest area; and b. containing fodder species with an average height of at least four metres; and 3. does not result in clearing for machinery access between strip harvest areas exceeding 15 metres in width. <p>AND</p>	

Performance outcomes	Acceptable outcomes	Response
	AO145.5 Block harvesting: <ol style="list-style-type: none"> 1. does not result in any block harvest area exceeding one hectare; and 2. results in block retention areas: <ol style="list-style-type: none"> a. being preserved between block harvest areas in accordance with the widths specified in reference table 8 of this code; and b. containing fodder species with an average height of at least four metres; and 3. does not result in clearing for machinery access between block harvest areas exceeding 10 metres in width. 	
Cleared vegetation		
PO146 Fodder harvesting is carried out in a way that results in the woody biomass of the cleared vegetation remaining where it is cleared .	No acceptable outcome is prescribed.	
Conserving the fodder resource		
PO147 Fodder harvesting is carried out in a way that will conserve the fodder resource.	AO147.1 Clearing does not occur: <ol style="list-style-type: none"> 1. in an area that has been cleared in the previous 10-year period; and 2. more than once in the same area of a lot; and 3. in more than 50 per cent of the area of the regional ecosystem listed in reference table 6 and reference table 7 of this code on the lot; and 4. in areas required to be retained under this code, a development approval or any accepted development vegetation clearing code. 	
Duration of clearing, preventing land degradation, and maintaining biodiversity, ecological processes and regional ecosystems		
PO148 Clearing occurs only during a period that: <ol style="list-style-type: none"> 1. will not contribute to land degradation; and 2. ensures the ongoing maintenance of ecological processes and biodiversity; and 3. maintains the regional ecosystem. 	No acceptable outcome is prescribed.	

Table 16.15: Managing thickened vegetation

Performance outcomes	Acceptable outcomes	Response
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State Development Assessment Provisions v3.3

State code 16: Native vegetation clearing

Performance outcomes	Acceptable outcomes	Response
Clearing associated with wetlands		
<p>PO149 Clearing of vegetation within a natural wetland and/or within 100 metres of the defining bank of a natural wetland maintains the composition, structure and function of any regional ecosystem associated with a natural wetland to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>AO149.1 Mechanical clearing does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of a natural wetland; and 2. within 20 metres of the defining bank of a natural wetland. 	
Clearing associated with watercourses or drainage features		
<p>PO150 Clearing of vegetation within a watercourse and/or drainage feature and/or within the relevant distance (listed in reference table 2) of a watercourse and/or drainage feature maintains the composition, structure and function of any regional ecosystem associated with any watercourse and/or drainage feature to protect all of the following:</p> <ol style="list-style-type: none"> 1. bank stability by protecting against bank erosion; 2. water quality by filtering sediments, nutrients and other pollutants; 3. aquatic habitat; 4. terrestrial habitat. 	<p>AO150.1 Mechanical clearing does not occur in any of the following areas:</p> <ol style="list-style-type: none"> 1. inside the defining bank of any watercourse drainage feature; 2. within 10 metres of the defining bank of a watercourse or drainage feature that is a stream order 1 or 2 watercourse or drainage feature; 3. within 15 metres of the defining bank of a watercourse or drainage feature that is a stream order 3 or 4 watercourse or drainage feature; 4. within 20 metres of the defining bank of a watercourse or drainage feature that is a stream order 5 or more watercourse or drainage feature. 	
Soil erosion		
<p>PO151 Clearing does not result in accelerated soil erosion within or outside the land subject of the development application.</p>	<p>AO151.1 Clearing only occurs where recognised best practice methods are employed to:</p> <ol style="list-style-type: none"> 1. prevent soil erosion and instability resulting from the clearing; and 2. stabilise soil erosion and instability which would result from clearing; and 3. prevent increased sediment run-off entering a wetland, watercourse or drainage feature as a result of the clearing. 	

Performance outcomes	Acceptable outcomes	Response
	<p>AND</p> <p>AO151.2 Mechanical clearing does not:</p> <ol style="list-style-type: none"> 1. occur in a regional ecosystem in reference table 4 of this code that states 'mechanical clearing not permitted'; 2. disturb more than 50 per cent of the ground surface or result in any hectare having less than 50 per cent ground cover; 3. occur on a slope greater than five per cent; and 4. occur within 50 metres of an area of soil erosion and instability. 	
Acid sulfate soils if the local government is not the assessment manager for the development application		
<p>PO152 Clearing does not result in, or accelerate, disturbance of acid sulfate soils or changes to the hydrology of the location that will result in either of the following:</p> <ol style="list-style-type: none"> 1. aeration of horizons containing iron sulphides; 2. mobilisation of acid or metals. 	<p>AO152.1 Clearing does not occur in land zone 1, land zone 2 or land zone 3.</p> <p>OR</p> <p>AO152.2 Clearing in land zone 1, land zone 2 or land zone 3 in areas below the five metre Australian Height Datum only occurs where:</p> <ol style="list-style-type: none"> 1. mechanical clearing does not disturb the soil to a depth greater than 30 centimetres; and 2. acid sulfate soils are managed consistent with the soil management guidelines in the Queensland Acid Sulfate Soil Technical Manual. 	
Restoring the regional ecosystem		
<p>PO153 Clearing activities:</p> <ol style="list-style-type: none"> 1. restore the natural floristic composition and range of sizes of each species of the regional ecosystem evenly spaced across the application area; and 2. retain mature trees, habitat trees and tall immature trees and thickets. 	<p>AO153.1 Clearing does not occur in thickets.</p> <p>AND</p> <p>AO153.2 Clearing retains:</p> <ol style="list-style-type: none"> 1. all mature trees and habitat trees; 2. a full range of sizes and species typical of the regional ecosystem in the area; and 3. where the number of mature trees plus habitat trees is less than 20 per hectare, tall immature 	

Performance outcomes	Acceptable outcomes	Response
	<p>trees to total 20 mature trees, habitat trees and tall immature trees per hectare.</p> <p>AND</p> <p>AO153.3 Clearing does not result in debris stacked or pushed against a mature tree, habitat tree or tall immature tree.</p> <p>AND</p> <p>AO153.4 If clearing immature trees, retain immature trees in each 50 metre by 50 metre area to at least the density specified reference table 4 of this code.</p> <p>AND</p> <p>AO153.5 If clearing low shrubs:</p> <ol style="list-style-type: none"> 1. in regional ecosystems where clearing is restricted to low shrubs as specified in reference table 4 of this code – clearing retains all immature trees; 2. in regional ecosystems where clearing is not restricted to low shrubs as specified in reference table 4 of this code – clearing retains at least the number of immature trees specified in reference table 4 of this code; and 3. clearing retains at least 10 per cent of the predominate species that have thickened. <p>AND</p> <p>AO153.6 Mechanical clearing does not occur within 5 metres of the trunk of a mature tree, habitat tree or tall immature tree.</p> <p>AND</p>	

Performance outcomes	Acceptable outcomes	Response
	<p>AO153.7 Clearing is not undertaken by:</p> <ol style="list-style-type: none"> 1. aerial application of any herbicide; and/or 2. application of a root-absorbed broad spectrum herbicide. <p>AND</p> <p>AO153.8 Chemical clearing does not occur within five metres of the trunk of a mature tree, habitat tree or tall immature tree.</p> <p>AND</p> <p>AO153.9 Any regional ecosystem burn is undertaken in accordance with the fire guideline for the regional ecosystem, as outlined in the Regional Ecosystem Description Database (REDD).</p>	
Clearing limited to specific regional ecosystems and specific clearing methods		
<p>PO154 Clearing must be for the purpose of restoring the remnant regional ecosystem and only occur if all of the following apply:</p> <ol style="list-style-type: none"> 1. clearing is in regional ecosystems prescribed in reference table 4 of this code; and 2. clearing is in accordance with the clearing restrictions for the regional ecosystem prescribed in reference table 4 of this code. 	No acceptable outcome is prescribed.	
<p>PO155 Clearing occurs only during a period that:</p> <ol style="list-style-type: none"> 1. will not contribute to land degradation; and 2. ensures the ongoing maintenance of ecological processes and biodiversity; and 3. maintains the regional ecosystem. 	No acceptable outcome is prescribed.	

**ATTACHMENT 4 – FLORA SURVEY REPORT & PROTECTED PLANT
CLEARING PERMIT**



SUPPLEMENTARY FLORA SURVEY REPORT AND IMPACT MANAGEMENT PLAN

18 COCUNUT GROVE, KURANDA QLD 4881 (LOT 99 SP184838)

Trend | Environmental
Consultants

October
2025

Prepared on behalf of
BRETT STEVENSON



Certification

The flora survey was led by Julian Pitcher. Below is his certification that he adhered to the flora survey guideline requirements for the survey.

I certify that:

- a. I am a suitably qualified person in accordance with the flora survey guideline requirements;
- b. I have adhered to all statutory requirements and flora survey guideline requirements;
- c. In the area surveyed I found *Rhodamnia sessiliflora*, which is currently listed as endangered under the *Nature Conservation (Plants) Regulation 2020 (Queensland)*, *Rhodamnia spongiosa* which is currently listed as critically endangered under the *Nature Conservation (Plants) Regulation 2020 (Queensland)*, and *Rhodomyrtus pervagata* which is currently listed as endangered under the *Nature Conservation (Plants) Regulation 2020 (Queensland)*.
- d. No other plants currently listed as extinct, extinct in the wild, critically endangered, endangered, vulnerable or near threatened under the *Nature Conservation (Plants) Regulation 2020 (Queensland)* were found within the clearing impact area.

Julian Pitcher (13 October 2025)

Ecologist

The flora survey report was written by Emily Krunes. Below is her certification that the flora survey report describes an accurate account of the flora survey completed.

I certify that:

- a. I am a suitably qualified person in accordance with the flora survey guideline requirements;
- b. This flora survey report is an accurate and full account of the flora survey completed by Julian Pitcher within the clearing impact area.

Emily Krunes (dated 13 October 2025)

Principal Ecologist and Director

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GUIDELINE REQUIREMENTS

Table 1
Compliance of the
flora survey with
the Flora Survey
Guidelines (DES,
2020)

Guideline Requirements	Reference within Report
Suitably qualified person	
Certification by a suitably qualified person who led and coordinated the survey, including the full name, signature and data of signing.	Page 2
Curriculum vitae of the suitably qualified person, including supporting documentation if necessary	Appendix D
Extent of the area to be surveyed	
A detailed map of the area, showing the area to be cleared, the buffer zone, the properties included and excluded from the survey area	Project area, Clearing Impact Area and modified areas excluded shown in Map 3, Appendix A
Justification for removing any areas from the buffer zone	Section 3.1.4 Justification for the removing any areas from the buffer zone
A GIS shapefile showing the area to be cleared, the clearing impact area and the extent of the on-ground surveys undertaken	GIS shapefiles provided
Flora survey methods and findings	
The lists compiled during desktop assessment of habitat types and the <i>threatened plants or near threatened plants</i> that may occur in each.	Table 4 describes the threatened plants or near threatened plants that may occur, and the suitable habitat types each may occur in.
The flora survey method selected and justification that the method was appropriately comprehensive, considering the lists compiled during desktop assessment.	Section 3.2.1 <i>Flora Survey Methods</i> ; and Section 4.2.8 <i>Survey Limitations</i>
A detailed map or plan of the area showing the habitat types, the location of threatened plants or near threatened plants and possible threatened plants or near threatened plants found.	Habitat Types shown in Map 5, Appendix A The location of threatened plants are shown in Maps 6 and 7 in Appendix A
A copy of the WildNet data entry form that was submitted to WildNet@science.dsita.qld.gov.au, completed in accordance with the WildNet Data Entry Form Guidelines, and including all identified <i>threatened plants or near threatened plants</i>	WildNet data entry form provided in Appendix G but also provided to DETSI upon submission
Details from threatened plants or near threatened plants population/plot surveys for each threatened plants or near threatened plants and possible threatened plants or near threatened plants found	All individuals of threatened plants or near threatened plants GPS located. GPS locations provided in the WildNet data entry form provided in Appendix G
A description of all possible threatened plants or near threatened plants found, including their supporting habitat	Sections 4.2.6 <i>Rhodamnia sessiliflora in the Clearing Impact Area</i> and Section 4.2.7 <i>Rhodomirtus pervagata in the Clearing Impact Area</i> provides details on the threatened plant species recorded and their supporting habitat Map 6, Appendix A provides the supporting habitat for both species
Justification of the timing of the flora survey and detail of any limitations associated with the timing of the survey	Section 3.1.6 <i>Determining Survey Timing</i> ; and Section 4.2.8 <i>Survey Limitations</i>
Justification for any alternative plot size used	N/A
Other	
The dates any clearing is proposed to occur	Clearing for the proposed disturbance is subject to development approval through Mareeba Shire Council. Approval is to be sought following acceptance of the clearing permit application. Approval is expected early 2026 to clearing to occur immediately after.



INTRODUCTION

2.1 BACKGROUND AND PURPOSE OF THE CLEARING ACTIVITY

Trend Environmental was commissioned by Brett Stevenson to undertake a supplementary flora survey within a newly proposed disturbance area for the construction of a primary residence at his property located at 18 Coconut Grove, Kuranda, Queensland 4881 (Lot 99 SP184838; refer to Map 1, Appendix A). The suburb of Kuranda lies approximately 30 kilometres (km) northwest of Cairns, in far north Queensland, within the Mareeba Shire Council local government area.

In March 2025, Trend Environmental submitted a Flora Survey Report and Impact Management Plan (52-1-1 Trend_Coconut Grove_Flora Survey Report v2 03032025.pdf) for a caretaker's cottage on Lot 99 SP184838, to the Department of Environment, Tourism, Science and Innovation (DETSI). On 26 March 2025, DETSI granted Protected Plant Clearing Permit WA0067480 (expiry 25 March 2027), authorising a clearing impact area of 2.90 hectares (ha). The permit approved clearing with nil take of *Rhodamnia sessiliflora* (Iron Malletwood) and *Rhodamnia spongiosa* (Scrub Malletwood), and authorised the clearing of protected plants within the defined area that were not specified in the Flora Survey Report. All clearing was to be undertaken in accordance with the procedures and actions outlined in the approved Flora Survey Report and Impact Management Plan.

This supplementary Flora Survey Report and Impact Management Plan relates specifically to the proposed disturbance for the construction of a primary residence. It is in addition to the clearing previously approved for the caretaker's cottage under the existing Protected Plant Clearing Permit. To differentiate between the respective disturbance areas and the threatened or near-threatened plant species addressed in the earlier application, the following definitions will be applied throughout this report:

Approved Disturbance: The approved disturbance refers to the vegetation clearing and associated activities approved under Protected Plant Clearing Permit WA0067480 (expiry 25 March 2027). This approval encompasses disturbance associated with the caretaker's cottage, including the residential dwelling, shed, associated plot clearing, and maintenance of the existing driveway.

The threatened and near-threatened flora species that were the subject of the application for this approved disturbance include the following, which were recorded within the clearing impact area or immediately adjacent to it at the time of the application:

- Twenty-six (26) individuals of *Rhodamnia sessiliflora*, listed as endangered under the *Nature Conservation Act 1992* (Qld); and
- One (1) individual of *Rhodamnia spongiosa*, listed as critically endangered under the *Nature Conservation Act 1992* (Qld),

Proposed Disturbance: The proposed disturbance relates to a new area of proposed vegetation clearing associated with the construction of a primary residence at 18 Coconut Grove, Kuranda (Lot 99 SP184838). This proposed activity is additional to the disturbance previously approved under Protected Plant Clearing Permit WA0067480 and encompasses the residential dwelling footprint for the primary residence and required driveway extension.

This supplementary Flora Survey and Impact Management Plan has been prepared to assess the potential impacts of the proposed disturbance on protected flora species and to provide appropriate management and mitigation measures. The assessment also serves to distinguish this new area of disturbance from that associated with the previously approved caretaker's cottage, ensuring compliance with the *Nature Conservation Act 1992* (Qld) and alignment with DETSI's protected plant clearing requirements.

2.2 REQUIREMENT FOR A FLORA SURVEY

The proposed disturbance project area intersects with a high-risk area identified on the Protected Plant Flora Survey Trigger Map (shown in Map 2, Appendix A; with a copy of the Flora Survey Trigger Map provided in Appendix B). The vegetation



clearing and earthworks associated with constructing a residential dwelling and driveway extension will result in disturbance to the mapped high-risk area.

Given the presence of the high-risk area on the flora survey trigger map, a flora survey under the *Flora Survey Guidelines - Protected Plants* (Department of Environment, Science and Innovation, 2020), is required to be conducted by a suitably qualified person. Should protected plants be found within the clearing impact area (including the 100m buffer zone) a protected plant clearing permit is to be applied for, to be approved by DETSI before native vegetation clearing commences.

This Flora Survey Report details the flora survey results and includes an Impact Management Plan for the proposed disturbance associated within primary residence due to the presence of endangered, vulnerable or near threatened (EVNT) plants identified during the flora survey. This report has been drafted to support an application for a protected plant clearing permit for the construction of the primary residence and driveway extension.

2.3 LANDHOLDER CONSENT

The applicant, Brett Stevenson, is the owner of Lot 99 SP184838, at 18 Coconut Grove, Kuranda. Brett is currently applying for building approval to construct the proposed primary residence through Mareeba Shire Council. This approval is expected in late 2025 to early 2026.

2.4 PROJECT AREA DESCRIPTION

The property is situated in the rural residential area of Kuranda and is 5.53 hectares (ha) in size. The project area and clearing impact area were verified to contain remnant vine forest vegetation that is characteristic of *Simple to complex mesophyll to notophyll vine forest on moderately to poorly drained metamorphics (excluding amphibolites) of moderate fertility of the moist and wet lowlands, foothills and uplands*.

2.5 TERMINOLOGY

The following terms have been adopted throughout this report, in addition to the approved and proposed disturbance definitions provided in *Section 2.1 Background and purpose of the clearing activity*. These definitions are shown on the various maps where relevant, and can be seen in Figure 1:

Project area (Proposed Disturbance): The proposed disturbance footprint for the primary residence and driveway extension. This is the proposed layout that has been shifted following the flora survey results to avoid impacts to threatened species (see Impact Management Plan in Appendix F, specifically Figure 7).

Clearing impact area: Clearing impact area as defined in the *Flora Survey Guidelines – Protected Plants*.

Threatened species supporting habitat: The 100m buffer area around a threatened species record, defined as the individual's supporting habitat.

30 metre (m) buffer area: The 30 m native vegetated buffer area that will be retained (not cleared for the project proposed disturbance) around most threatened species recorded during the flora survey.

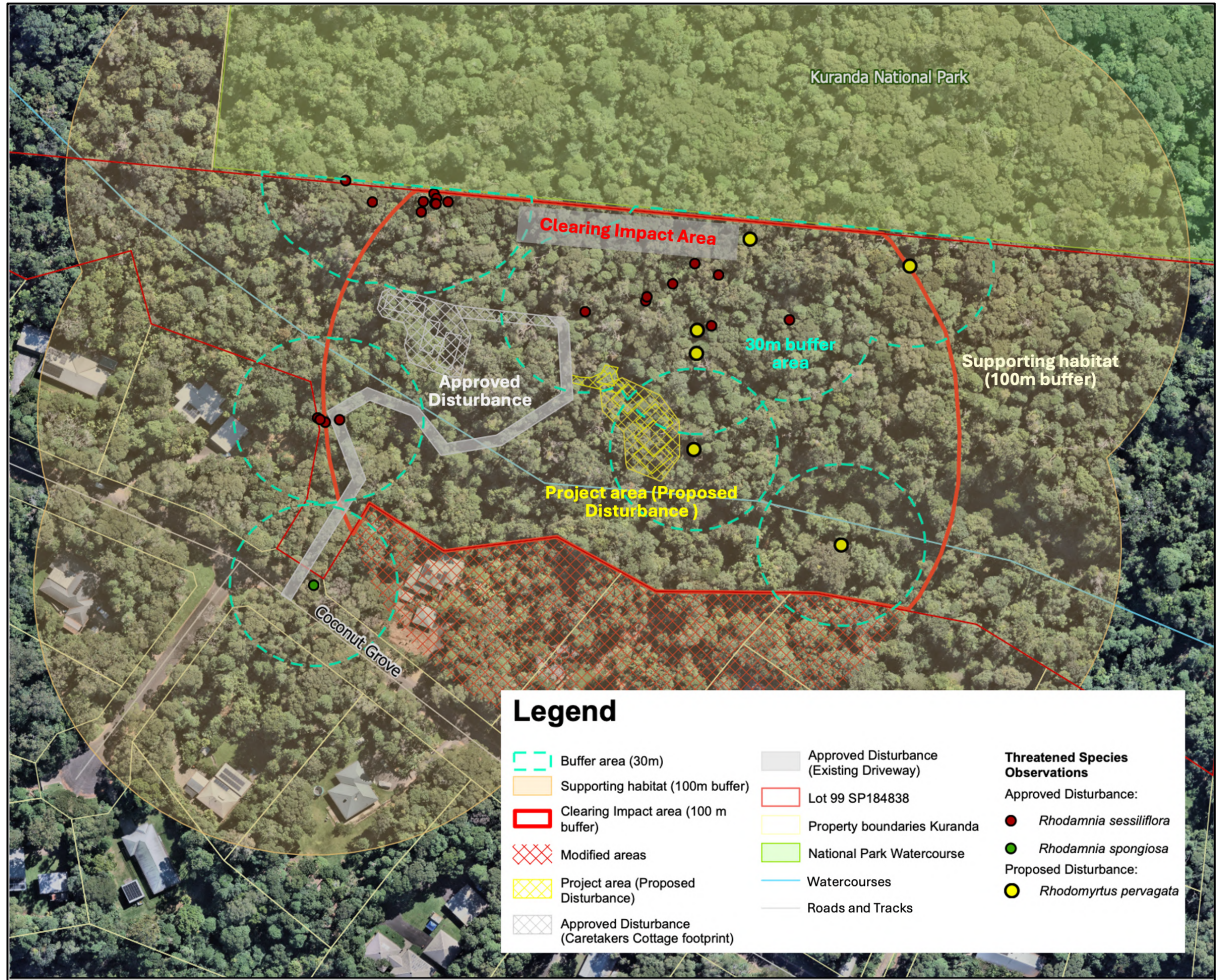


Figure 1
Figure showing terminology used throughout this report

2.6 SURVEY PERSONNEL

The flora survey was completed by Julian Pitcher on 1 September 2025. Julian is a suitably qualified person in accordance with the *Flora Survey Guidelines – Protected Plants* (DES, 2020). Julian has previously had Flora Survey Reports accepted by DETSI which contain his self-assessment against the Suitably Qualified Person criteria. These include:

- Ecological report 2022: Lot 7 Green Forest Rd, Kowrova, Queensland 4881
- Ecological report 2022: Lot 5 271 Oak Forest Rd, Kuranda, Queensland, Australia 4881

Julian has also completed flora surveys for Trend Environmental, including for the following projects in which Protected Plant Clearing Permits were obtained:

- Clearing for a residential development on Lot 99 SP184838, 18 Coconut Grove, Kuranda, Queensland 4881 (WA0067480; granted 26 March 2025).
- Clearing for exploration drilling near Irvinebank, Queensland (WA0064017; granted 7 November 2024).
- Clearing for a residential subdivision on Lot 21 RP862484, in Craignish, Queensland (WA0063050; granted 20 September 2024).

A copy of Julian’s curriculum vitae is provided in Appendix D.

2.7 CLEARING IMPACT AREA DEFINITION

The ‘clearing impact area’ definition is used throughout this report to describe the extent of land to be cleared within the high-risk trigger mapping for protected plants. The *Flora Survey Guidelines – Protected Plants* defines the ‘clearing impact area’ in the same way as in the *Nature Conservation (Plants) Regulation 2020 (Qld)*, which is described below.

1. Clearing impact area means:



- (a) An area to be cleared to the extent it is within a high-risk area; and
 - (b) A buffer zone that is:
 - i. An additional area of 100m in width around the boundary of the area mentioned in paragraph (a); or
 - ii. An additional area of less than 100m in width around the boundary of the area mentioned in paragraph (a) agreed to by the chief executive under subsection (2).
2. The chief executive may agree to a buffer zone for a clearing impact area that is less than 100m in width around the boundary of the area mentioned in subsection 1(a) if the chief executive is satisfied:
- (a) It is not reasonably practicable for a flora survey to be undertaken of a buffer zone that is in an area of 100m in width around the boundary of the area mentioned in subsection 1(a); or
 - (b) A reduction in the width of the buffer zone is consistent with any requirements of the flora survey guidelines.

2.8 OVERVIEW OF RESULTS OF THE FLORA SURVEY

As part of the flora survey that was conducted for the proposed disturbance, two EVNT species were recorded within the clearing impact area:

- Nineteen (19) individuals of *Rhodamnia sessiliflora*, listed as endangered under the *Nature Conservation Act 1992* (Qld); and
- Ten (10) individuals of *Rhodomyrtus pervagata* (Ironwood), listed as endangered under the *Nature Conservation Act 1992* (Qld).

These individuals were scattered throughout the clearing impact area, mostly to the north and east of the proposed disturbance project area (species records shown in Maps 6 and 7, Appendix A).

The 19 individuals of *Rhodamnia sessiliflora* recorded within the clearing impact area for the proposed disturbance, were previously recorded during the flora survey for the approved disturbance, along with seven other individuals of *Rhodamnia sessiliflora* and one individual of *Rhodamnia spongiosa*. The EVNT individuals recorded during the flora survey for the approved disturbance which occur outside of the clearing impact area for the proposed disturbance will not be discussed further as these individuals occur >100 m from the proposed disturbance despite occurring within the Lot. As a result, the subject flora survey and impact management plan will discuss only the 19 individuals of *Rhodamnia sessiliflora* and ten individuals of *Rhodomyrtus pervagata* that were recorded within the clearing impact area of the proposed disturbance project area (species shown in Maps 6 and 7, Appendix A).

Given the location of all the EVNT species and the small size of the property, there is no feasible solution to avoid clearing within 100 m of each individual without abandoning development on the lot, which is zoned for rural residential purposes under the Mareeba Shire Council Planning Scheme. Avoidance and minimisation measures have however been proposed to ensure the protection (no direct clearing) of the 19 *Rhodamnia sessiliflora* and ten *Rhodomyrtus pervagata* recorded within the clearing impact area of the proposed disturbance.

This Flora Survey Report includes an Impact Management Plan (provided in Appendix F) to support the clearing permit (protected plants) application to DETSI in accordance with Section 3.2.1 of the *Nature Conservation (Plants) Regulation 2020 – Protected Plants Assessment Guidelines*. The Impact Management Plan has been prepared to include the following sections:

- Attempts to avoid and minimise impact
- Nature of Impact
- Management of Impact
- Justification of Impact Management
- Survival of Plant in the Wild



METHODOLOGY

3.1 DESKTOP ASSESSMENT

3.1.1 Database Searches

A desktop assessment was undertaken prior to the flora survey, which involved a review of all relevant environmental databases and maps to determine which EVNT species may occur in the clearing impact area. The comprehensive desktop assessment was undertaken by a suitably qualified person. Specifically, the desktop assessment included accessing and reviewing the following information:

- DETSI Flora Survey Trigger Map, updated on 8 October 2025.
- Department of Natural Resources, Mines and Energy (DNRME) vegetation management report, which includes regulated vegetation, regional ecosystem, essential habitat and threatened species records. These maps and information assist in determining whether essential habitat, threatened species records and/or preferred habitats for threatened species potentially exist within the clearing impact area.
- The DETSI WildNet species list to identify any threatened and near threatened plants listed under the *Nature Conservation Act 1992 (Qld)* that have been previously recorded within close proximity to the clearing impact area (i.e., within 20km; updated 9 October 2025).
- The *Environment Protection, Biodiversity Conservation Act 1999 (EPBC Act; Commonwealth; Cth)* Protected Matters Search Tool database, to identify any threatened plant species listed under the *Nature Conservation Act 1992 (Qld)* that have the potential to occur within the clearing impact area or within close proximity (20km buffer). Updated on 19 September 2025.
- The Atlas of Living Australia database to identify known records of threatened and near threatened plants recorded within the vicinity of the clearing impact area.
- Reference material on the target species (e.g., species profiles) to confirm habitat requirements and distinguishing features to assist in field identification.

3.1.2 Likelihood of Occurrence Assessment

A likelihood of occurrence assessment was undertaken to identify all listed threatened or near threatened plant species which may occur in the clearing impact area. This assessment was based on known records of the species within 20km of the clearing impact area and the predicted presence of suitable habitat. Specific information gathered during the desktop assessment was utilised to indicate the presence of habitat features and establish the likelihood of occurrence as follows:

- **Unlikely:** Clearing impact area is not within the species known distribution, is unlikely to contain suitable habitat for the species and/or has not been previously recorded within 20km.
- **May occur:** Clearing impact area is within the species known distribution and is likely to contain suitable habitat, but the species has not recently been recorded within 20km.
- **Likely to occur:** The species has been recorded relatively recently within 20km of the clearing impact area, and the area is likely to contain suitable habitat for the species.
- **Known to occur:** The species was positively recorded during the flora survey or through species database records within the clearing impact area.

The likelihood of occurrence assessment is provided in Appendix C.

3.1.3 Determining Survey Extent of Clearing Impact Area

The clearing impact area was defined as the area to be cleared within the property (to the extent it is within a high-risk area) and a 'buffer zone'. The buffer zone was subject to modified areas and national park areas, which resulted in a reduced buffer zone, as discussed in the next section. The resulting clearing impact area for the proposed disturbance project area is shown in Map 3, Appendix A.



3.1.4 Justification for the removing any areas from the buffer zone

A reduced buffer zone was required for the proposed disturbance due to 'modified areas' that were residential properties connecting to the site. The residential properties that were considered 'modified areas' have dwellings on them, as can be seen in aerial imagery within maps in Appendix A.

The buffer zone was further reduced due to the presence of a National Park that borders the north of the property (considered exempt from requiring a flora survey, under the *Nature Conservation Act 1992*; Qld).

The clearing impact area with reduced buffer zone can be seen in Map 3, Appendix A.

3.1.5 Determining Habitat Types

The *Flora Survey Guidelines – Protected Plants* requires a list of habitat types within the clearing impact area to be created, including a list of all threatened plants of near threatened plants that may occur within these habitat types.

The habitat types within the clearing impact area were determined firstly based on desktop vegetation mapping, broad vegetation group mapping, and aerial imagery which identified remnant status and condition. From a desktop perspective, the habitat type for the clearing impact area was considered to be '*Complex evergreen notophyll vine forests frequently with Araucaria cunninghamii from foothills to ranges*'.

During the flora survey, the regional ecosystems within the clearing impact area were verified and the habitat type determined based of field-verified vegetation. The field-verified habitat type was the same as the desktop, being '*Complex evergreen notophyll vine forests frequently with Araucaria cunninghamii from foothills to ranges*'.

Field-verified regional ecosystem mapping for the clearing impact area is shown in Map 4, Appendix A. Habitat type is shown in Map 5, Appendix A.

3.1.6 Determining Survey Timing

The ideal time for surveying is typically when all threatened plant species considered likely to occur are either flowering or fruiting, to ensure accurate identification. There were 31 EVNT species that were identified as 'may occur', 'likely to occur' or were 'known to occur' within the clearing impact area, based on presence of suitable habitat, database records within 20km, and the recorded threatened species during the approved disturbance flora survey (Table 4). Thirteen of these species had flowering/fruiting periods during September when the flora survey was conducted. The other 18 species could be detected at any time of year if they were to occur (see explanations regarding detectability in Table 4).

Conducting the survey in September was therefore deemed a suitable time to detect the threatened species considered likely to occur within the clearing impact area and for those species unlikely to be flowering or fruiting during the survey, a conservative approach was undertaken, whereby if any individuals of the genus were found present that could not be identified to species level, these would be sent to the Queensland Herbarium for accurate identification. If identification could not be made due to a lack of reproductive material, a follow up survey would be undertaken during a more suitable period (i.e., when flowering/fruiting).

Note, no species within the genus of threatened plants that had their flowering/fruiting period outside of September were recorded during the flora survey that could not be identified to species level, hence it was deemed the survey timing was suitable and a follow-up flora survey was not unnecessary for this project.

3.2 FLORA SURVEY

3.2.1 Flora Survey Methods

Timed Meander Survey

Following the desktop assessment, a flora survey was conducted to confirm the results of the desktop assessment and detect the presence of EVNT species.

The total size of the project area (disturbance area) is 0.076 ha, while the clearing impact area is 2.83 ha. Timed meanders were determined to be the most appropriate survey method for this site. The methodology used for the timed meander search, is provided in *Flora Survey Guidelines – Protected Plants* and described below:



1. Choose a starting point within a habitat type and record the time. The choice of starting point is determined by the suitably qualified person based on their experience.
2. Traverse the habitat type in a random manner to maximise coverage and encounter rate of different species.
3. Record the identities of any threatened plants or near threatened plants (including those considered as 'possible' threatened plants) observed and collect specimens and location data.
4. Record the time every two to five minutes. If the survey is interrupted, do not include this time in the results.
5. Continue searching a habitat type until no new threatened plant or near threatened plant species have been recorded for 30 minutes or when the entire area of habitat type is surveyed, whichever happens sooner.
6. Meanders must be undertaken (at a minimum) at the following rate per area of habitat type:
 - a) <2ha, one meander;
 - b) between 2ha and 10ha, two meanders;
 - c) between 10ha and 100ha, four meanders; and
 - d) >100ha, six meanders.

Prior to conducting the timed meanders, a reconnaissance survey of the clearing impact area was undertaken to verify the habitat types determined during the desktop assessment.

Population Survey

Where a threatened plant or near threatened plant was recorded during the flora survey, the population extent and density was determined, in accordance with the *Flora Survey Guidelines – Protected Plants*.

Population extent is determined by mapping the population within the clearing impact area by traversing the periphery of the population using a GPS device to capture location. Population density is the total number of individuals comprising the population, this can be completed by counted each individual, or if the population is too dense for this to be practical a plot survey is to be conducted.

Plot surveys must follow the Queensland Herbarium's methodology (Neldner, et al., 2023) using a 50m x 10m plot. Within the plot, the following information is to be recorded:

- The GPS location of each plot;
- The number of individuals of the threatened plant or near threatened plant, as well as any other observations such as the age structure (if possible), reproductive state and health;
- A description of the vegetation structure, including noting the regional ecosystem (where relevant);
- The identities and locational data for all other the threatened plants or near threatened plants, and descriptions and locational data for all possible threatened plants or near threatened plants found in the plot;
- The landscape attributes including the landform type, soil type, geology, slope, aspect and altitude; and
- Any specific habitat or micro-habitat features associated with threatened plants or near threatened plants, or a possible threatened plants or near threatened plants.

All individuals of *Rhodamnia sessiliflora* and *Rhodomyrtus pervagata* within the clearing impact area were recorded for direct impact avoidance purposes. The identified protected plant species were present at low densities, and therefore a plot survey was not considered necessary.



RESULTS

4.1 DESKTOP ASSESSMENT

4.1.1 Likelihood of Occurrence

A likelihood of occurrence assessment was undertaken for all EVNT species listed within database searches. The full likelihood of occurrence assessment is provided in Appendix C.

There were 61 EVNT species listed under the *Nature Conservation Act 1992* (Qld) identified as potentially occurring during the desktop assessment. Of these, 31 species were identified as 'may occur', 'likely to occur' or 'known to occur' within the clearing impact area, based on presence of suitable habitat and database records within 20 km of the clearing impact area, or from previous records during the flora survey completed for the approved disturbance within the Lot (Table 4).

4.1.2 Desktop Mapped Vegetation Management Regional Ecosystems

The DNRME Vegetation Management Mapping indicated the presence of Category B (remnant) vegetation occurring within the clearing impact area. This Category B area was represented by one regional ecosystem (RE) protected under the *Vegetation Management Act 1999* (Qld). This RE and its associated broad vegetation group (BVG) is described in Table 2. As part of the flora survey conducted within the clearing impact area, REs were verified which assisted in determining habitat types for the clearing impact area.

Table 2 Desktop mapped Vegetation Management REs	RE	Catgeory ¹	Description	VMA Status ²	BVG	Habitat Type
	7.11.1	B	<i>Simple to complex mesophyll to notophyll vine forest on moderately to poorly drained metamorphics (excluding amphibolites) of moderate fertility of the moist and wet lowlands, foothills and uplands</i>	LC	2a	Complex notophyll vine forest

¹ Regulated vegetation categories: Category B (remnant), Category C (high-value regrowth), Category R (reef regrowth watercourse) and Category X (non-remnant).
² VMA = Vegetation Management Act 1999 (Qld). VMA Status: EN = endangered, OC = Of Concern, LC = Least Concern
 BVG = Broad Vegetation Group

4.2 FLORA SURVEY

4.2.1 Flora Survey Details

The flora survey for the proposed disturbance project area was conducted on the 1 September 2025. The climatic conditions during the flora survey are described below in Table 3, with climate data recorded at Cairns (ID 031011; BoM, 2025) situated 16.2 km from the clearing impact area.

There was nil rainfall that was experienced during the flora survey, with temperatures hot and humid (Table 3).

Table 3 Climatic conditions	Date	Day	Temperature		Rain (mm)
			Min	Max	
	1/09/2025	Monday	19.6	28.4	0



Table 4
Likelihood of
occurrence
results

Family	Scientific Name	Common Name	Status		Likelihood of occurrence	Flowering Period	Detectable during flora survey period	Suitable habitat types
			QLD ¹	CTH ²				
Arecaceae	<i>Archontophoenix myolensis</i>	-	EN	EN	May occur	Flowering occurs from May to July, and mature fruits have been observed from December to March (Dowe & Hodel, 1994).	Yes Potentially not flowering or fruiting in September during flora survey period, however plant would be detectable (i.e., not dormant). If individuals of the genus <i>Argophyllum</i> were recorded that could not be identified to species level, they were to be sent to the Herbarium for identification.	Complex notophyll vine forest
Arecaceae	<i>Linospadix palmerianus</i>	Walking Stick Palm	NT	-	May occur	Flowering and fruiting recorded most months of the year (Falster, Gallagher, et al., 2012b)	Yes Flowering or fruiting during flora survey period, with the species detectable outside of flowering/fruiting period (i.e., not dormant).	
Argophyllaceae	<i>Argophyllum curtum</i>	-	NT	-	Likely to occur	Flowers are recorded for May to August; fruits from June to August (Bean A.R. & Forster, 2018)	Yes Potentially not flowering or fruiting in September during flora survey period, however plant would be detectable (i.e., not dormant). If individuals of the genus <i>Argophyllum</i> were recorded that could not be identified to species level, they were to be sent to the Herbarium for identification.	
Athyriaceae	<i>Diplazium pallidum</i>	-	EN	EN	May occur	N/A	Yes A fern species, likely to be detectable during any month	
Burseraceae	<i>Canarium acutifolium</i> var. <i>acutifolium</i>	-	VU	VU	Likely to occur	Flowers from Oct – Dec. Fruits observed in Nov (Falster, Gallagher, et al., 2012a)	Yes Flowering or fruiting during flora survey period, with the species detectable outside of flowering/fruiting period (i.e., not dormant).	
Combretaceae	<i>Dansiea elliptica</i>	-	NT	-	May occur	Flowering from Jan – May. Fruits May – Oct (Falster, Gallagher R, et al., 2012)	Yes Flowering or fruiting during flora survey period, with the species detectable outside of flowering/fruiting period (i.e., not dormant).	
Cyatheaceae	<i>Sphaeropteris celebica</i>	-	NT	-	May occur	N/A	Yes A tree fern species, likely to be detectable during any month	
Euphorbiaceae	<i>Acalypha lyonsii</i>	-	VU	-	May occur	Flower recorded throughout the year in Jan, Feb, Oct, Nov, and Dec. Fruiting recorded from Jan – Jun (Falster D et al., 2012)	Yes Flowering or fruiting during flora survey period, with the species detectable outside of flowering/fruiting period (i.e., not dormant).	



Table 4
Likelihood of
occurrence
results

Family	Scientific Name	Common Name	Status		Likelihood of occurrence	Flowering Period	Detectable during flora survey period	Suitable habitat types
			QLD ¹	CTH ²				
Euphorbiaceae	<i>Wetria australiensis</i>	-	VU	-	Likely to occur	Flower recorded in Dec and Jan. Fruiting recorded from Dec – Feb (Falster D et al., 2021b)	Yes Potentially not flowering or fruiting in September during flora survey period, however plant would be detectable (i.e., not dormant). If individuals of the genus <i>Argophyllum</i> were recorded that could not be identified to species level, they were to be sent to the Herbarium for identification.	Complex notophyll vine forest
Hymenophyllaceae	<i>Crepidomanes majoriae</i>	-	VU	-	May occur	N/A	Yes A fern species, likely to be detectable during any month	
Hymenophyllaceae	<i>Polyphlebium endlicherianum</i>	Middle Filmy Fern	VU	EN	May occur	N/A	Yes A fern species, likely to be detectable during any month	
Leguminosae	<i>Senegalia albizioides</i>	Climbing Wattle	NT	-	Likely to occur	Flowering recorded from Sep – Nov and Feb. Fruiting recorded from Sep – Nov (Falster D et al., 2021a)	Yes Flowering or fruiting during flora survey period, with the species detectable outside of flowering/fruiting period (i.e., not dormant).	
Lycopodiaceae	<i>Phlegmariurus filiformis</i>	Rat's Tail Tassel-fern	-	EN	May occur	N/A	Yes A tassel fern species, likely to be detectable during any month	
Lycopodiaceae	<i>Phlegmariurus squarrosus</i>	Rock Tassel-fern	CR	CE	Likely to occur	N/A	Yes A tassel fern species, likely to be detectable during any month	
Lycopodiaceae	<i>Phlegmariurus tetrastichooides</i>	Square Tassel Fern	VU	VU	May occur	N/A	Yes A tassel fern species, likely to be detectable during any month	
Menispermaceae	<i>Carronia pedicillata</i>	-	EN	EN	Likely to occur	Flowering recorded from Oct – Nov. Fruiting recorded in Feb (Falster et al., 2021c)	Yes Potentially not flowering or fruiting in September during flora survey period, however plant would be detectable (i.e., not dormant). If individuals of the genus <i>Argophyllum</i> were recorded that could not be identified to species level, they were to be sent to the Herbarium for identification.	



Table 4
Likelihood of
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Family	Scientific Name	Common Name	Status		Likelihood of occurrence	Flowering Period	Detectable during flora survey period	Suitable habitat types
			QLD ¹	CTH ²				
Myrtaceae	<i>Backhousia hughesii</i>	Grey Teak	CR	-	Likely to occur	Flowering recorded from Feb – Jul. Fruiting recorded in Feb (Falster et al., 2021b)	Yes Potentially not flowering or fruiting in September during flora survey period, however plant would be detectable (i.e., not dormant). If individuals of the genus <i>Argophyllum</i> were recorded that could not be identified to species level, they were to be sent to the Herbarium for identification.	Complex notophyll vine forest
Myrtaceae	<i>Rhodamnia sessiliflora</i>	Iron Malletwood	EN	-	Known to occur	Flowering and fruiting recorded most months of the year (Falster et al., 2021e)	Yes Flowering or fruiting during flora survey period, with the species detectable outside of flowering/fruiting period (i.e., not dormant).	
Myrtaceae	<i>Rhodamnia spongiosa</i>	Scrub Malletwood	CR	-	Known to occur	Flowering and fruiting recorded most months of the year (Falster et al., 2021f)	Yes Flowering or fruiting during flora survey period, with the species detectable outside of flowering/fruiting period (i.e., not dormant).	
Myrtaceae	<i>Rhodomyrtus pervagata</i>	Rusty Rhodomyrtus	EN	-	Known to occur	Flowering recorded from Jan – Jun. Fruiting recorded from Jan – Sep (Falster et al., 2021g)	Yes Flowering or fruiting during flora survey period, with the species detectable outside of flowering/fruiting period (i.e., not dormant).	
Orchidaceae	<i>Bryobium dischorensis</i>	Spotted Urchin Orchid	VU	-	May occur	Flowering occurs from October to December (Jones, 2006a)	Yes Potentially not flowering or fruiting in September during flora survey period, however plant would be detectable (i.e., not dormant). If individuals of the genus <i>Argophyllum</i> were recorded that could not be identified to species level, they were to be sent to the Herbarium for identification.	
Orchidaceae	<i>Dendrobium fellowsii</i>	Native Damsel Orchid	VU	-	Likely to occur	Flowering occurs from October to January (Jones, 2006a)	Yes Potentially not flowering or fruiting in September during flora survey period, however plant would be detectable (i.e., not dormant). If individuals of the genus <i>Argophyllum</i> were recorded that could not be identified to species level, they were to be sent to the Herbarium for identification.	
Orchidaceae	<i>Phalaenopsis rosenstromii</i>	Native Moth Orchid	EN	EN	May occur	Flowers from December to April (TSSC, 2016)	Yes Potentially not flowering or fruiting in September during flora survey period, however plant would be detectable (i.e., not dormant). If individuals of the genus <i>Argophyllum</i> were recorded that could not be identified to species level, they were to be sent to the Herbarium for identification.	



Table 4
Likelihood of
occurrence
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Family	Scientific Name	Common Name	Status		Likelihood of occurrence	Flowering Period	Detectable during flora survey period	Suitable habitat types
			QLD ¹	CTH ²				
Orchidaceae	<i>Vappodes lithocola</i>	Dwarf Butterfly Orchid	LC	EN	May occur	Flowers from March – July (ATRO, 2025)	Yes Potentially not flowering or fruiting in September during flora survey period, however plant would be detectable (i.e., not dormant). If individuals of the genus <i>Argophyllum</i> were recorded that could not be identified to species level, they were to be sent to the Herbarium for identification.	Complex notophyll vine forest
Orchidaceae	<i>Dendrobium phalaenopsis</i>	Cooktown Orchid	VU	VU	May occur	Flowers from Feb - Oct, particularly in March through to August, with flowers lasting for two weeks (Barker, 1997)	Yes Flowering and fruiting during flora survey period, with the species detectable outside of flowering/fruiting period (i.e., not dormant).	
Orchidaceae	<i>Zeuxine polygonoides</i>	Velvet Jewel Orchid	VU	VU	May occur	Flowers from June to August (Dockrill, 1992a)	Yes Potentially not flowering or fruiting in September during flora survey period, however plant would be detectable (i.e., not dormant). If individuals of the genus <i>Argophyllum</i> were recorded that could not be identified to species level, they were to be sent to the Herbarium for identification.	
Picrodendraceae	<i>Whyanbeelia terrae-reginae</i>	-	NT	-	Likely to occur	Flowering Jun – Oct. Fruiting recorded in most months of the year (Falster et al., 2021h)	Yes Flowering and fruiting during flora survey period, with the species detectable outside of flowering/fruiting period (i.e., not dormant).	
Proteaceae	<i>Alloxylon flammeum</i>	Queensland Waratah	VU	VU	May occur	Flowering Aug – Oct, followed by fruiting which ripens Feb – Mar (Weston & Crisp, 1991)	Yes Flowering and fruiting during flora survey period, with the species detectable outside of flowering/fruiting period (i.e., not dormant).	
Proteaceae	<i>Macadamia ternifolia</i>	Bopple Nut	VU	VU	May occur	Flowering in the species has been recorded from June to October with fruits from December to March (S. J. Barry & Thomas, 1994)	Yes Flowering and fruiting during flora survey period, with the species detectable outside of flowering/fruiting period (i.e., not dormant).	
Rubiaceae	<i>Randia audasii</i>	Daintree Gardenia	NT	-	Likely to occur	Flowering recorded most months of the year with fruiting recorded from Nov – Jan (Falster et al., 2021d)	Yes Flowering and fruiting during flora survey period, with the species detectable outside of flowering/fruiting period (i.e., not dormant).	



Table 4
Likelihood of
occurrence
results

Family	Scientific Name	Common Name	Status		Likelihood of occurrence	Flowering Period	Detectable during flora survey period	Suitable habitat types
			QLD ¹	CTH ²				
Zingiberaceae	<i>Alpinia hylandii</i>	Slender Ginger	NT	-	May occur	Flowers recorded Dec - Jan, and fruiting recorded Nov - Dec (Falster et al., 2021a)	Yes Potentially not flowering or fruiting in September during flora survey period, however plant would be detectable (i.e., not dormant). If individuals of the genus <i>Argophyllum</i> were recorded that could not be identified to species level, they were to be sent to the Herbarium for identification.	Complex notophyll vine forest

¹ Queensland (Qld) Status (Nature Conservation Act 1992; Qld): EX = Extinct, EW = Extinct in the wild CR = Critically Endangered, EN = Endangered, VU = Vulnerable, NT = Near Threatened.

² Commonwealth (Cth) Status (EPBC Act; Cth): EX = Extinct, EW = Extinct in the wild CE = Critically Endangered, EN = Endangered, VU = Vulnerable, - = not protected under the EPBC Act



4.2.2 Field-verified Regional Ecosystems

The flora survey confirmed the presence of remnant vegetation within the clearing impact area of the proposed disturbance project area. The boundaries and regulated vegetation categories of the RE corresponded with the desktop-mapped RE identified in Table 2, however comprised two vegetation communities: RE 7.11.1a and RE 7.11.1b.

The field-verified vegetation communities within the clearing impact area are described in Table 5 and illustrated on Map 4 (Appendix A). The two communities were differentiated by the presence or absence of *Acacia* spp. in the canopy or as emergents – where *Acacia* spp. are present, the vegetation represents an ecosystem in recovery following disturbance events (e.g. cyclones).

Table 5 Field-verified vegetation communities	RE	Catgeory ¹	Description	VMA Status ²	BVG	Habitat Type
	7.11.1a	B		Mesophyll vine forest. Lowlands and foothills on metamorphics. Very wet and wet rainfall zones.	LC	2a
7.11.1b	B		Mesophyll vine forest recovering from disturbance, with <i>Acacia</i> spp. canopy or emergents. Lowlands and foothills on metamorphics, of the very wet and wet rainfall zones.	LC	2a	

¹ Regulated vegetation categories: Category B (remnant), Category C (high-value regrowth), Category R (reef regrowth watercourse) and Category X (non-remnant).

² VMA = Vegetation Management Act 1999 (Qld). VMA Status: EN = endangered, OC = Of Concern, LC = Least Concern

BVG = Broad Vegetation Group

4.2.3 Habitat Types

The flora survey confirmed the presence of one habitat type. Table 5 describes the verified vegetation communities, the corresponding *Vegetation Management Act 1999*(Qld) status, BVG, and the associated habitat type for these REs. Based on this information, the verified habitat type present within vegetated areas was 'Complex notophyll vine forest'. The verified REs are shown in Map 4, Appendix A, while the habitat type is shown in Map 5, Appendix A. Figure 2 shows the typical Complex notophyll vine forest within the clearing impact area.



Figure 2
RE7.11.1 showing
typical Complex
notophyll vine forest
within the clearing
impact area



4.2.4 Meanders

The total size of the disturbance area (project area) is 0.076 ha, while the clearing impact area is 2.83 ha (clearing impact area shown in Map 3, Appendix A). In accordance with the *Flora Survey Guidelines – Protected Plants*, the minimum number of timed meanders for the clearing impact area would be two (2 - 10ha = two meanders).

The *Guidelines* specify that timed meanders should be undertaken until the entire area has been traversed or until no new species have been identified for 30 minutes. Four x 30 minute meanders were completed throughout the clearing impact area during the flora survey for the proposed disturbance, with an additional four undertaken during the flora survey for the approved disturbance (Map 6, Appendix A). These meanders covered the whole clearing impact area for the proposed disturbance.

4.2.5 Flora Species

The vegetation within the clearing impact area is described as complex notophyll vine forest. A list of plant species recorded during the survey has been provided in Appendix E. A total of 121 plant species, including 117 native and four non-native invasive species, from 59 families were recorded during the flora survey.

Of the flora species recorded within the clearing impact area of the proposed disturbance project area, two species listed as threatened under the *Nature Conservation Act 1992* (Qld) were recorded, *Rhodamnia sessiliflora* (listed endangered under the *Nature Conservation Act 1992*; Qld) and *Rhodomyrtus pervagata* (listed endangered under the *Nature Conservation Act 1992*; Qld). The locations of these threatened flora species are shown in Maps 6 and 7, Appendix A.

The individual of *Rhodamnia spongiosa* (listed critically endangered under the *Nature Conservation Act 1992*; Qld) which was recorded during the flora survey for the approved disturbance occurs at the entrance of the Lot, and is located outside of the clearing impact area of the proposed disturbance. Some individuals of *Rhodamnia sessiliflora* were also recorded during the flora survey for the approved disturbance. For reference, the location of these individuals, even though they occur outside of the clearing impact area for the proposed disturbance, have been shown in Maps 6 and 7, Appendix A.

A total of 29 threatened plant individuals were recorded within the clearing impact area of the proposed disturbance project area, which included 19 individuals of *Rhodamnia sessiliflora* and ten individuals of *Rhodomyrtus pervagata*. These individuals were scattered throughout the clearing impact area as can be seen in Maps 6 and 7 (Appendix A).

4.2.6 *Rhodamnia sessiliflora* in the Clearing Impact Area

The entire clearing impact area was traversed during the flora survey of the proposed disturbance project area, with a large proportion of the clearing impact area also traversed during the flora survey for the approved disturbance. A total of 16 individuals of *Rhodamnia sessiliflora* (listed endangered under the *Nature Conservation Act 1992*; Qld) were recorded within the clearing impact area for the proposed disturbance project area.

The population of *Rhodamnia sessiliflora* was recorded within remnant Complex notophyll vine forest and as such were considered to be 'in the wild' as per the definition provided in *Operational Policy - When a protected plant in Queensland is taken to be 'in the wild'* (Department of Environment, Science and Innovation, 2023). Figure 3 shows photographs of the *Rhodamnia sessiliflora* recorded within the clearing impact area during the flora survey.



Figure 3 Photographs of *Rhodamnia sessiliflora*



4.2.7 *Rhodomyrtus pervagata* in the Clearing Impact Area

Ten individuals of *Rhodomyrtus pervagata* (listed endangered under the *Nature Conservation Act 1992*; Qld) were recorded within the clearing impact area of the proposed disturbance project area.

These individuals were recorded within remnant Complex notophyll vine forest and as such were considered to be 'in the wild' as per the definition provided in *Operational Policy - When a protected plant in Queensland is taken to be 'in the wild'* (Department of Environment, Science and Innovation, 2023). Figure 4 shows photographs of the *Rhodomyrtus pervagata* recorded within the clearing impact area during the flora survey.



Figure 4 Photographs of *Rhodomyrtus pervagata*

4.2.8 Survey Limitations

4.2.8.1 Survey Methods - Meanders

The timed meander survey method detailed in the *Flora Survey Guidelines - Protected Plants* does not require that every part of the clearing impact area be traversed, but rather a representative subsection of the area. As such, there is a possibility that an EVNT species occurs within the clearing impact area that was not observed during the field survey.

Taking this into account, the number of timed meanders completed was more than required for the < 3ha clearing impact area, ensuring that the majority of the clearing impact area was surveyed. This ensured the clearing impact area was traversed to gain an accurate representation of the area and reduce the likelihood that an EVNT species would be missed. As a result, the timed meander survey method, the survey effort undertaken, and the survey timing were deemed appropriate for the purpose of detecting the target EVNT species considered likely to occur within the clearing impact area.

4.2.8.2 Survey Timing

To increase detectability, the flora survey was undertaken in Spring when most species considered 'may occur' or 'likely to occur' were expected to flower or fruit. There were 31 plants species that were considered 'may occur', 'likely to occur' or 'known to occur' within the clearing impact area, based on the presence of suitable habitat, database records within 20 km of the clearing impact area, or from previous records within the Lot from the flora survey completed for the approved disturbance (Table 4). Thirteen of these species had flowering/fruitlet periods during September when the flora survey was conducted. The other 18 species could be detected at any time of year if they were to occur (see explanations regarding detectability in Table 4).

Hence, conducting the survey in September was deemed a suitable time to detect all EVNT species that may occur within the clearing impact area and for those species unlikely to be flowering or fruiting during the survey, a conservative approach was undertaken, whereby if any individuals of the genus were found present that could not be identified to species level, these would be sent to the Queensland Herbarium for accurate identification. If identification could not be made due to a lack of reproductive material, a follow up survey would be undertaken during a more suitable period (i.e., when the species is likely to be flowering/fruitlet). Note, no species within the genus of threatened plants that had their flowering/fruitlet



period outside of September were recorded during the flora survey that could not be identified to species level, hence it was deemed the survey timing was suitable and a follow-up flora survey was not unnecessary for this project.

4.2.9 Impact Management Plan

In accordance with the requirements of the *Protected Plants Assessment Guideline* an Impact Management Plan for the two threatened plant species recorded within the clearing impact area of the proposed disturbance project area during the flora survey has been developed. This Impact Management Plan has been provided in Appendix F and details how the applicant has avoided and mitigated impacts to the individuals of *Rhodamnia sessiliflora* and *Rhodomyrtus pervagata*, including the readjustment of the project area to avoid direct clearing of all individuals.



CONCLUSION

Vegetation clearing and earthworks associated with the proposed construction of a primary residence and driveway extension has avoided direct impacts to all individuals of *Rhodamnia sessiliflora* and *Rhodomyrtus pervagata* recorded during the flora survey. An Impact Management Plan has been provided within Appendix F which describes the attempts the applicant has taken to avoid and minimise impacts, the nature of expected impact, management measures implemented to mitigate the impact, justification of impact management measures and the expected survival of plants in the wild.

The *Protected Plants Assessment Guideline* states that an offset compensates for residual impacts after impact management requirements of the guideline have been met. The clearing activities proposed are not anticipated to adversely impact on the viability of the *Rhodamnia sessiliflora* and *Rhodomyrtus pervagata* populations, considering the avoidance and mitigation measures that have been proposed. Therefore, offsets were not considered applicable for this project.



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- Map 1** Project Location
- Map 2** High-risk areas – Protected Plants
- Map 3** Clearing Impact Area
- Map 4** Field-verified Regional Ecosystems
- Map 5** Habitat Types
- Map 6** Timed Meanders and Observed Threatened Flora
- Map 7** Threatened Flora Supporting Habitat



APPENDIX

A

MAPS



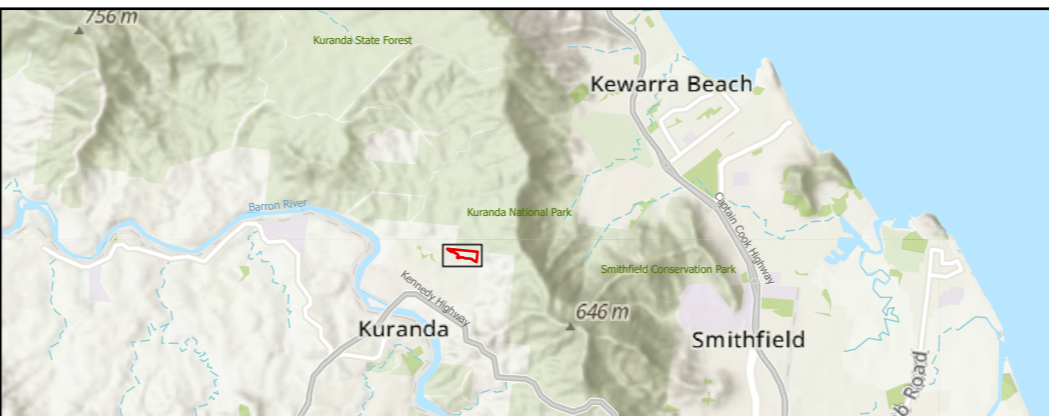
MAP 1

Project Locality Map



Legend

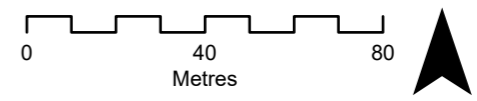
- Project area (Proposed Disturbance)
- Approved Disturbance (Caretakers Cottage Footprint)
- Approved Disturbance (Existing driveway)
- Lot 99 SP184838
- Property boundaries
- Kuranda National Park
- Watercourse
- Roads and Tracks



FLORA SURVEY - 18 COCONUT GROVE, KURANDA QLD 4881 (LOT 99 SP184838)

MAP 1 - PROJECT LOCALITY

Page 1 of 7



Scale: 1:1,698
 Coordinate System: GDA202 MGA Zone 55
 Data Source: QSpatial - Protected areas boundaries, QSpatial - Queensland waterways for waterway barrier works, QSpatial - Property boundaries, QSpatial - Queensland roads and tracks, Client data



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Prepared: SB
 Checked: EK
 Approved: EK

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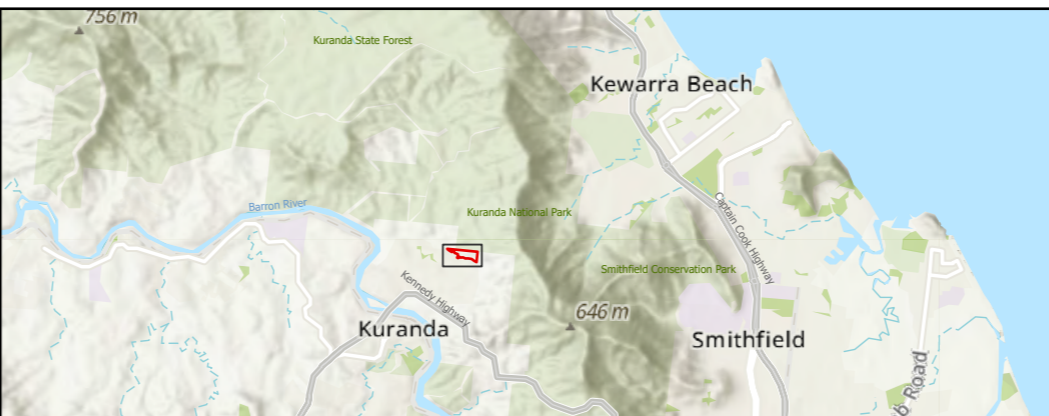
MAP 2

High-risk Areas - Protected Plants



Legend

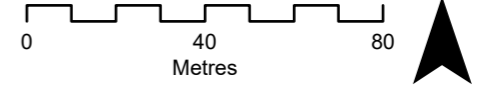
- High risk area - Protected Plants
- Project area (Proposed Disturbance)
- Approved Disturbance (Caretakers Cottage Footprint)
- Approved Disturbance (Existing driveway)
- Lot 99 SP184838
- Property boundaries
- Kuranda National Park
- Watercourse
- Roads and Tracks



FLORA SURVEY - 18 COCONUT GROVE, KURANDA QLD 4881 (LOT 99 SP184838)

MAP 2 - HIGH RISK AREAS - PROTECTED PLANTS

Page 2 of 7



Scale: 1:1,698
 Coordinate System: GDA202 MGA Zone 55
 Data Source: QGlobe - Protected plants trigger map, QSpatial - Protected areas boundaries, QSpatial - Queensland waterways for waterway barrier works, QSpatial - Property boundaries, QSpatial - Queensland roads and tracks, Client data



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MAP 3

Clearing Impact Area



Kuranda National Park

Coconut Grove

Legend

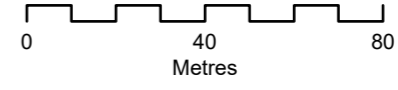
- Clearing Impact area (100 m buffer)
- Lot 99 SP184838
- Property boundaries
- Watercourse
- Roads and Tracks
- Approved Disturbanc (Existing driveway)
- High risk area - Protected Plants
- Kuranda National Park
- Approved Disturbanc (Caretakers Cottage Footprint)
- Project area (Proposed Disturbance)
- Modified areas



FLORA SURVEY - 18 COCONUT GROVE, KURANDA QLD 4881 (LOT 99 SP184838)

MAP 3 - CLEARING IMPACT AREA

Page 3 of 7



Scale: 1:1,698
 Coordinate System: GDA202 MGA Zone 55
 Data Source: QGlobe - Protected plants trigger map, QSpatial - Protected areas boundaries, QSpatial - Queensland waterways for waterway barrier works, QSpatial - Property boundaries, QSpatial - Queensland roads and tracks, Client data



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MAP 4

Field-verified Regional Ecosystems Map



Legend

- Clearing Impact area
 - Lot 99 SP184838
 - Modified areas
 - Property boundaries
 - Project area (Proposed Disturbance)
 - Kuranda National Park
 - Approved Disturbance (Caretakers Cottage Footprint)
 - Watercourse
 - Approved Disturbance (Existing Driveway)
 - Roads and Tracks
- FIELD-VERIFIED REGIONAL ECOSYSTEMS**
- Category A or B containing least concern



FLORA SURVEY - 18 COCONUT GROVE, KURANDA QLD 4881 (LOT 99 SP184838)

MAP 4 - FIELD-VERIFIED REGIONAL ECOSYSTEMS

Page 4 of 7



Scale: 1:1,698
 Coordinate System: GDA202 MGA Zone 55
 Data Source: QGlobe - Protected plants trigger map, QSpatial - Protected areas boundaries, QSpatial - Queensland waterways for waterway barrier works, QSpatial - Property boundaries, QSpatial - Queensland roads and tracks, Client data, Trend - Ecological data



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MAP 5

Habitat Types Map



Legend

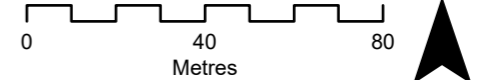
- | | | |
|---|-----------------------|-------------------------------|
| Clearing Impact area | Lot 99 SP184838 | HABITAT TYPE |
| Modified areas | Kuranda National Park | Complex mesophyll vine forest |
| Project area (Proposed Disturbance) | Watercourse | |
| Approved Disturbance (Caretakers Cottage Footprint) | Roads and Tracks | |
| Approved Disturbance (Existing driveway) | Property boundaries | |



FLORA SURVEY - 18 COCONUT GROVE, KURANDA QLD 4881 (LOT 99 SP184838)

MAP 5 - HABITAT TYPES

Page 5 of 7



Scale: 1:1,698
 Coordinate System: GDA202 MGA Zone 55
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MAP 6

Timed Meanders and Observed Threatened Flora Map



Kuranda National Park

Coconut Grove

Legend

- Clearing Impact area
 - Lot 99 SP184838
 - Modified areas
 - Property boundaries
 - Project area (Proposed Disturbance)
 - Kuranda National Park
 - Watercourse
 - Approved Disturbance (Caretakers Cottage Footprint)
 - Roads and Tracks
 - Approved Disturbance (Existing driveway)
 - Habitat Type**
 - Complex mesophyll vine forest
-
- Threatened Species Observations**
 - Approved Disturbance: Flora Survey
 - *Rhodamnia sessiliflora*
 - *Rhodamnia spongiosa*
 - Proposed Disturbance Flora Survey
 - *Rhodomyrtus pervagata*
 - Timed Meanders**
 - - - September 2025
 - - - December 2024



FLORA SURVEY - 18 COCONUT GROVE, KURANDA QLD 4881 (LOT 99 SP184838)

MAP 6 - TIMED MEANDER AND OBSERVED THREATENED FLORA

Page 6 of 7



Scale: 1:1,698
 Coordinate System: GDA202 MGA Zone 55
 Data Source: QGlobe - Protected plants trigger map, QSpatial - Protected areas boundaries, QSpatial - Queensland waterways for waterway barrier works, QSpatial - Property boundaries, QSpatial - Queensland roads and tracks, Client data, Trend - Ecological data



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MAP 7

Threatened Flora Supporting Habitat Map



Legend

- Buffer area (30m)
- Supporting habitat (100m buffer)
- Clearing Impact area (100 m buffer)
- Modified areas
- Project area (Proposed Disturbance)
- Approved Disturbance (Caretakers Cottage footprint)
- Approved Disturbance (Existing Driveway)
- Lot 99 SP184838
- Property boundaries Kuranda
- National Park Watercourse
- Roads and Tracks

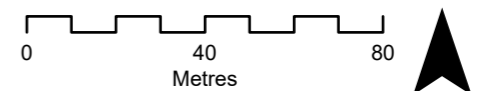
- Threatened Species Observations**
- Approved Disturbance Flora Survey:
- *Rhodamnia sessiliflora*
 - *Rhodamnia spongiosa*
- Proposed Disturbance Flora Survey:
- *Rhodomyrtus pervagata*



FLORA SURVEY - 18 COCONUT GROVE, KURANDA QLD 4881 (LOT 99 SP184838)

MAP 7 - THREATENED FLORA SUPPORTING HABITAT

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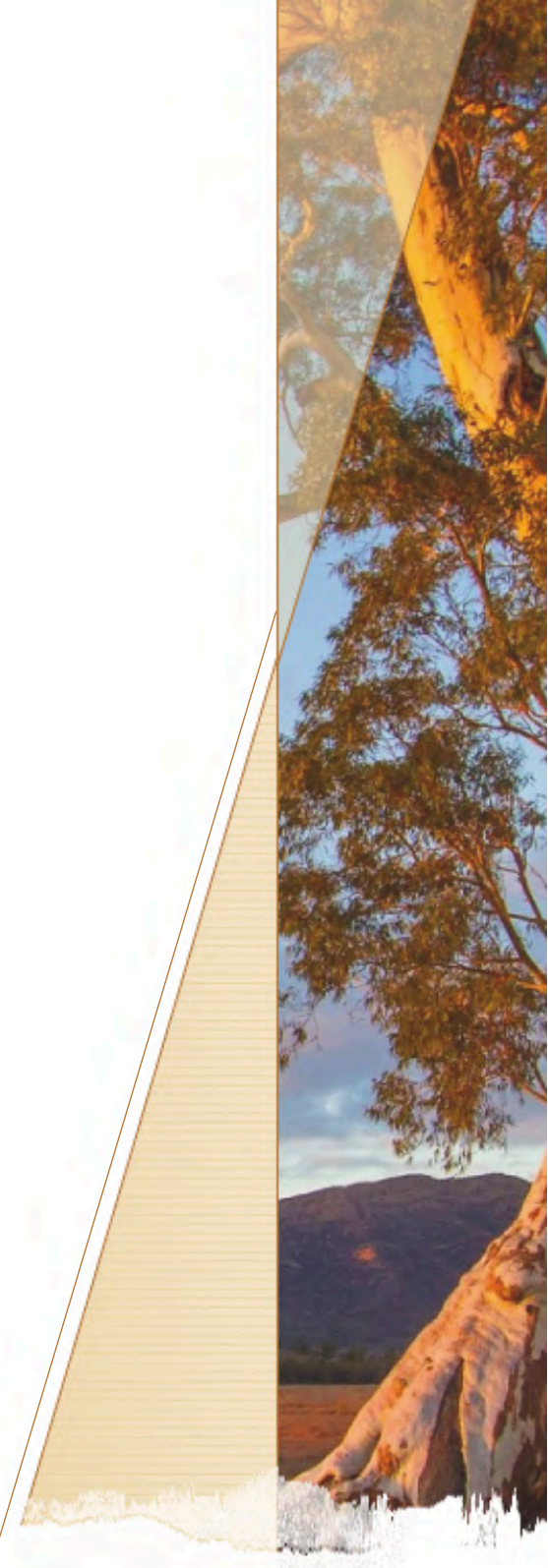
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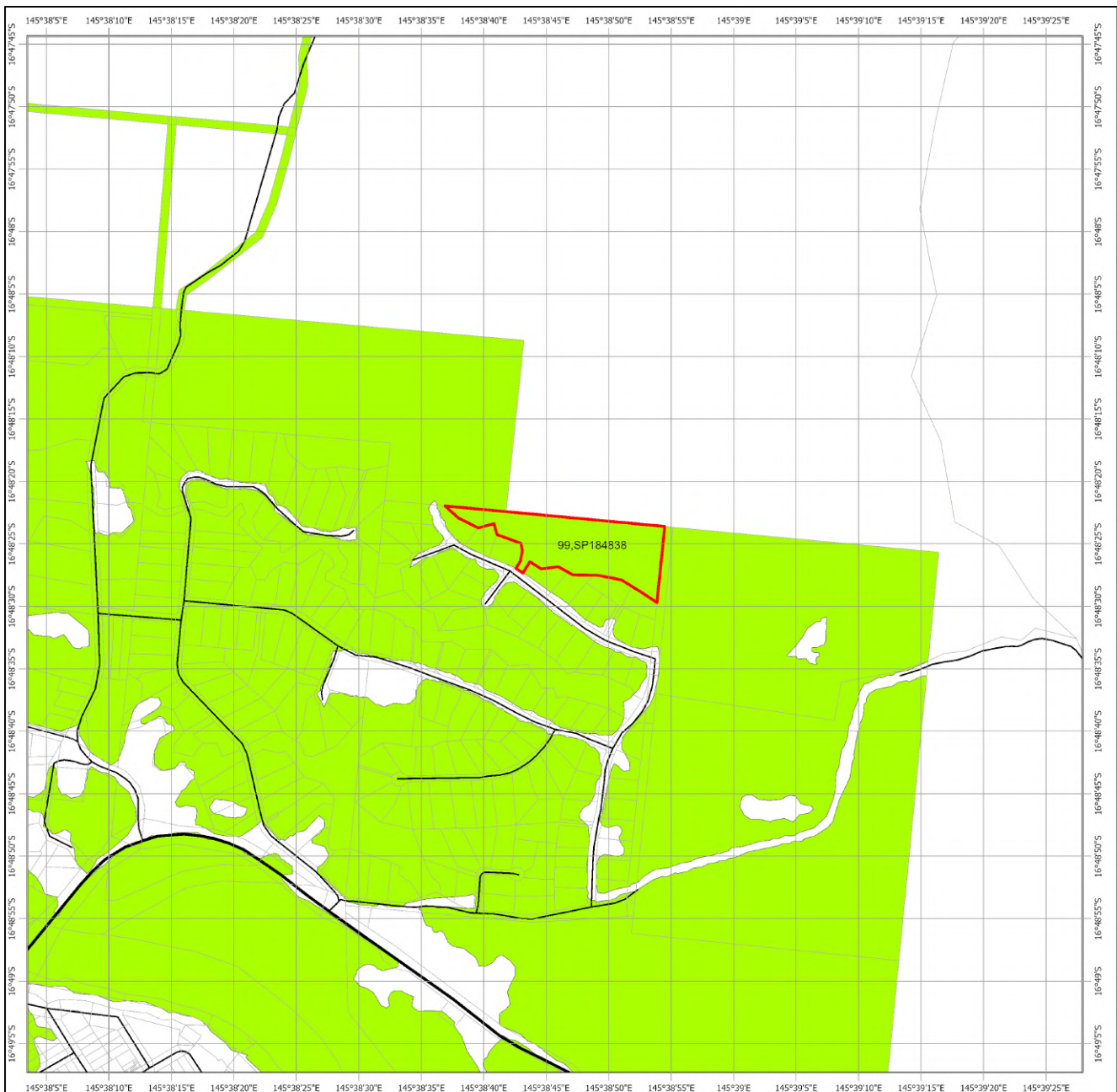
Date: 23 Sep 2025
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APPENDIX

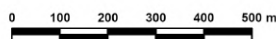
B

FLORA SURVEY TRIGGER MAP



Protected Plants Flora Survey Trigger Map

- High risk area
- Other land parcel boundaries
- Freeways / motorways / highways
- Secondary roads / streets
- Selected Lot and Plan



This product is displayed in:
GDA2020

This map shows areas where particular provisions of the Nature Conservation Act 1992 apply to the clearing of protected plants.

Land parcel boundaries are provided as locational aid only.

This map is produced at a scale relevant to the size of the area selected and should be printed as A4 size in portrait orientation.

For further information or assistance with interpretation of this product, please contact the Department of the Environment, Tourism, Science and Innovation at palm@detsi.qld.gov.au

Disclaimer: While every care is taken to ensure the accuracy of the data used to generate this product, the Queensland Government makes no representations or warranties about its accuracy, reliability, completeness or suitability for any particular purpose and disclaim all responsibility and all liability (including without limitation, liability in negligence) for all expenses, losses, damages (including indirect or consequential damages) and costs which might be incurred as a consequence of reliance on the data, or as a result of the data being inaccurate or incomplete in any way and for any reason.

Protected plants flora survey trigger map

The protected plants flora survey trigger map identifies 'high risk areas' where endangered, vulnerable or near threatened plants are known to exist or are likely to exist. Under the *Nature Conservation Act 1992* (the Act) it is an offence to clear protected plants that are 'in the wild' unless you are authorised or the clearing is exempt, for more information see [section 89](#) of the Act.

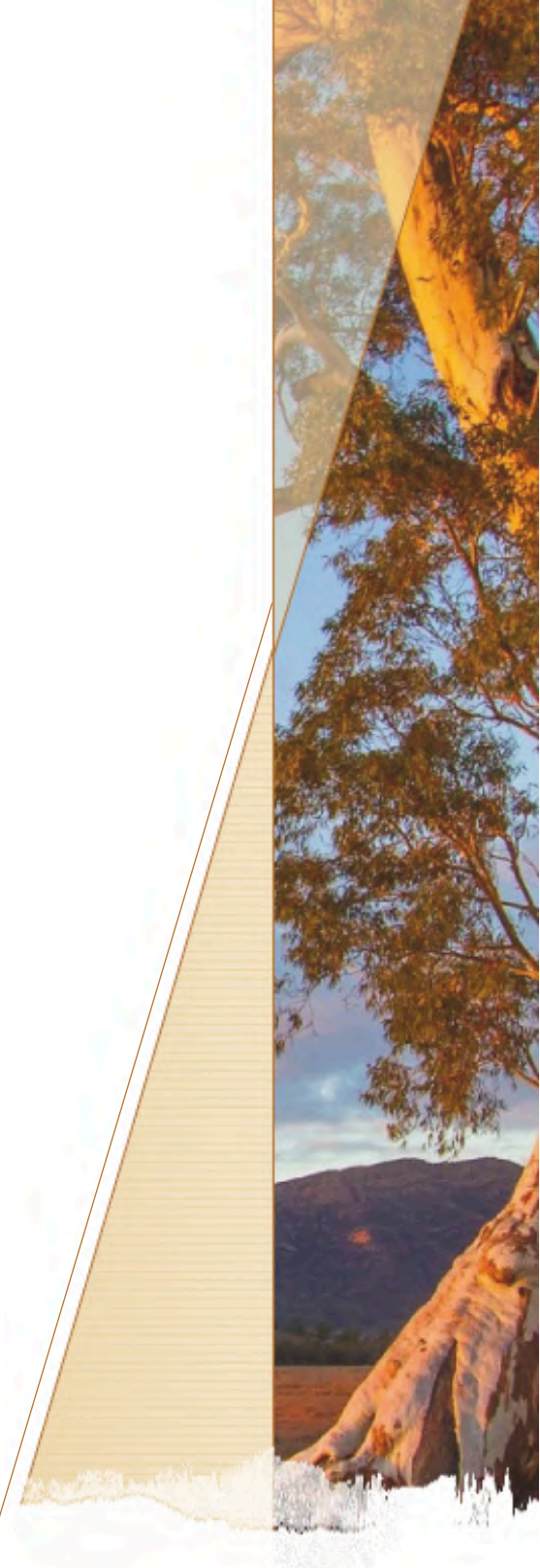
Please see the Department of the Environment, Tourism, Science and Innovation webpage on the [clearing of protected plants](#) for information on what exemptions may apply in your circumstances, whether you may need to undertake a flora survey, and whether you may need a protected plants clearing permit.

Updates to the data informing the flora survey trigger map

The flora survey trigger map will be reviewed, and updated if necessary, at least every 12 months to ensure the map reflects the most up-to-date and accurate data available.

Species information

Please note that flora survey trigger maps do not identify species associated with 'high risk areas'. While some species information may be publicly available, for example via the [Queensland Spatial Catalogue](#), the Department of the Environment, Tourism, Science and Innovation does not provide species information on request. Regardless of whether species information is available for a particular high risk area, clearing plants in a high risk area may require a flora survey and/or clearing permit. Please see the Department of the Environment, Tourism, Science and Innovation webpage on the [clearing of protected plants](#) for more information.



APPENDIX

C

LIKELIHOOD OF OCCURRENCE
ASSESSMENT



Family	Scientific Name	Common Name	Status ¹		Description	Record ²	Likelihood of occurrence	Rational for likelihood ranking
			QLD	CTH				
Apocynaceae	<i>Leichhardtia araujacea</i>	-	CR	CE	A vine species, endemic to the Wet Tropics of northeast Queensland. This species occurs between Townsville and Hope Vale, in lowland gallery forest associated with permanent water (Forster, 1995).	1893	Unlikely to occur	No permanent water and only a historical record within 20km.
Apocynaceae	<i>Vincetoxicum rupicola</i>	-	EN	EN	<i>Vincetoxicum rupicola</i> is a species of vine in the Apocynaceae family, known from five locations in northeast Queensland; two near Herberton, two south of Gordonvale, and one east of Mareeba. It grows among rocks and grass above permanent water (Forster, 1992), in grassy open forests of <i>Allocasuarina torulosa</i> , <i>Corymbia rhodops</i> (also threatened) and <i>Eucalyptus granitica</i> on soils derived from granite (Queensland Herbarium, 2008a).	2012	Unlikely to occur	No suitable habitat Historical species record within 20km
Araliaceae	<i>Polyscias bellendenkerensis</i>	-	VU	VU	Known from northeast Queensland, in mountain rainforest and vine thickets at altitudes of 1100 – 1600m (Elliot & Jones, 1997).	-	Unlikely to occur	Suitable habitat but no records within 20km
Arecaceae	<i>Archontophoenix myolensis</i>	-	EN	EN	This palm species is known from a site at Myola, on the Atherton Tableland in northeast Qld. It occurs along creeks in rainforest at 350–400m on volcanic soils (Dowe & Hodel, 1994).	1976	May occur	Suitable habitat but historical record within 20km
Arecaceae	<i>Linospadix palmerianus</i>	Walking Stick Palm	NT	-	A palm endemic to northeast Queensland, known only from Mt Bartle Frere, the Bellenden Ker Range and the surrounding foothills. Altitudinal range from 300-1600m. The species grows as an understory plant in upland and mountain rainforests (CSIRO, 2020f).	2002	May occur	Suitable habitat but historical record within 20km
Argophyllaceae	<i>Argophyllum curtum</i>	-	NT	-	A shrub endemic to northeast Qld, occurring in the Kuranda to Edmonton area, near Cairns. Altitudinal range from 120-630m. It grows in open forest or on the edges of streams in rainforest on sandy loam from granite alluvium (CSIRO, 2020a).	2025	Likely to occur	Suitable habitat and recent species record within 20km
Athyriaceae	<i>Diplazium cordifolium</i>	-	VU	VU	Species is known from north-east Queensland, found around Cairns, Herberton, and Wooroonooran, and mostly occurs on private land. It is usually found in rainforest, along creek banks. Below 100m altitude, although one population in Palmerston valley grows at 475m altitude (Croft, 1999).	-	Unlikely to occur	Species habitat may occur albeit potentially not suitable altitude. But no species record within 20km



Family	Scientific Name	Common Name	Status ¹		Description	Record ²	Likelihood of occurrence	Rational for likelihood ranking	
			QLD	CTH					
Athyriaceae	<i>Diplazium pallidum</i>	-	EN	EN	This species grows in lowland rainforest, particularly near streams, but is not found growing in creeks. It is found on basalt soils (DEWHA, 2008b). This species occurs in the Wet Tropics of northeast Queensland.	2003	May occur	Suitable historical record within 20km	habitat but record within
Burseraceae	<i>Canarium acutifolium</i> var. <i>acutifolium</i>	-	VU	VU	This species has been identified within mesophyll vine forest along creeks at altitudes of 5 to 200 m (DEWHA, 2008a). This species occurs between Tully and Mossman in north Queensland.	2024	Likely to occur	Suitable recent record within 20km	habitat and species record within
Combretaceae	<i>Dansiea elliptica</i>	-	NT	-	<i>Dansiea elliptica</i> has been recorded from three localities in the Wet Tropics of north-east Queensland and five localities in central Queensland. It is found in Dinden and Wooroonooran National Park in northern Queensland and Rundle State Forest and Deep Water National park in central Queensland (Forster, 2007). The species occurs in lowland dry rainforest and vine thicket (notophyll vine forests, semi evergreen vine thickets) on substrates derived from greywacke (southern populations) or rhyolite and basalt (northern populations; (Pollock, 1996).	1964	May occur	Suitable historical record within 20km	habitat but record within
Combretaceae	<i>Macropteranthes montana</i>	-	VU	VU	<i>Macropteranthes montana</i> is known from Hutchinson (Cape Tribulation), Mount Mulligan, Chillagoe, Dimbulah, Petford, Irvinebank, Elizabeth Creek Gorge, Bulleringa National Park and southwest as far as the northern Newcastle Range. It occurs in shallow soils in low woodland or vine thicket (DEWHA, 2008d).	-	Unlikely to occur	No suitable habitat and no records within 20km	
Cyatheaceae	<i>Sphaeropteris celebica</i>	-	NT	-	An uncommon tree fern that occurs between Black Mountain and Paluma in northeast Queensland. The species occurs in montane rainforest, usually on steep banks (Field et al., 2022).	1999	May occur	Suitable historical record within 20km	habitat but record within
Cycadaceae	<i>Cycas platyphylla</i>	-	VU	VU	<i>Cycas platyphylla</i> is known from the Petford district, west of the Atherton Tablelands. There are three smaller quite disjunct populations recorded from Taravale, Wandovale, and at White Mountains, north of Torrens Creek. It occurs in sparse <i>Eucalyptus sideroxylon</i> woodland, often on rocky slopes in shallow red stony loams (Jones, 2002).	-	Unlikely to occur	No suitable habitat and no records within 20km	



Family	Scientific Name	Common Name	Status ¹		Description	Record ²	Likelihood of occurrence	Rational for likelihood ranking
			QLD	CTH				
Cyperaceae	<i>Eleocharis retroflexa</i>	-	VU	VU	A sedge species known from Queensland and the Northern Territory. In Queensland, it has been recorded in Eubenangee Swamp and Blackfellows Creek near Cairns (TSSC 2008e). Occurs in shallow water on margins of seasonal swamps.	2009	Unlikely to occur	No suitable habitat Historical species record within 20km
Dryopteridaceae	<i>Elaphoglossum callifolium</i>	Hart's-Tongue Fern	NT	-	A lithophytic and occasionally epiphytic species that occurs in northeast Qld in high altitude rainforest between the Windsor Tableland and Eungella. Usually at altitudes above 800m (CSIRO, 2020e).	2001	Unlikely to occur	Site only 350m ASL and only historical records
Euphorbiaceae	<i>Acalypha lyonsii</i>	-	VU	-	Species is endemic to north-eastern Queensland. Known only from two populations near Cairns. Grows in lowland rain forest (Falster D et al., 2012)	2003	May occur	Suitable habitat but historical record within 20km
Euphorbiaceae	<i>Wetria australiensis</i>	-	VU	-	Occurs in northeast Queensland. Known only from a few collections in Cairns. Grows as an understorey plant in seasonal lowland rainforest (CSIRO 2020b)	2024	Likely to occur	Suitable habitat and recent species record within 20km
Grammitidaceae	<i>Tomophyllum walleri</i>	-	VU	VU	An epiphyte endemic to north-eastern Queensland, where it occurs at high elevations in the Wet Tropics. Grows on tree trunks in complex notophyll vine forest above 100m altitude (Queensland Environmental Protection Agency, 2008).	-	Unlikely to occur	Suitable habitat but species not recorded within 20km
Hymenophyllaceae	<i>Crepidomanes majoriae</i>	-	VU	-	A lithophytic or epiphytic species in mesic mid to upper montane tropical vine forest. It is endemic to northeast Qld between Lamb Range and Mt Spec (CSIRO, 2020d).	1948	May occur	Suitable habitat but historical record within 20km
Hymenophyllaceae	<i>Polyphlebium endlicherianum</i>	Middle Filmy Fern	VU	EN	Grows on damp rocks and tree trunks, in tropical rainforest, near streams. Occurs in northeast Queensland and on Norfolk Island (ATH, 2022).	1989	May occur	Suitable habitat but historical record within 20km
Lamiaceae	<i>Coleus gratus</i>	-	VU	VU	This species is known from only four locations, from south of Cairns and east of the Great Dividing Range in north Queensland. All locations are in national parks, with an extent of occurrence of less than 100 km ² . It inhabits rock outcrops of granite or basalt in either wet Eucalypt forest or vine forest (CSIRO, 2020c).	-	Unlikely to occur	Suitable habitat but species not recorded within 20km



Family	Scientific Name	Common Name	Status ¹		Description	Record ²	Likelihood of occurrence	Rational for likelihood ranking
			QLD	CTH				
Lamiaceae	<i>Prostanthera clotteniana</i>	-	EN	CE	This species occurs in the Herberton-Dinden-Ravenshoe-Atherton area, where occurs on granite or shallow clay rhyolite-derived soils, on cliff faces, rocky outcrops and stony hills amongst stunted Eucalyptus woodland, at 700-800m (Conn & Wilson, 2015).	1995	Unlikely to occur	No suitable habitat Historical species record within 20km
Lamiaceae	<i>Litsea granitica</i>	Bollywood	EN	-	Bollywood is endemic to northeast Qld, known only from collections from Thornton Peak, the Windsor Tableland and the Mt Spurgeon-Mt Lewis area. Altitudinal range from 1000-1200m. The species grows in mountain rainforest on soils derived from granite (CSIRO, 2020g).	2022	Unlikely to occur	Site only 350m ASL despite recent record within 20km
Leguminosae	<i>Senegalia albizioides</i>	Climbing Wattle	NT	-	The Climbing Wattle is endemic to the Cape York Peninsula, Qld. It occurs in or on the margins of rainforest (Ross, 2018).	2019	Likely to occur	Suitable habitat and recent species record within 20km
Lycopodiaceae	<i>Phlegmariurus dalhousieanus</i>	Blue Tassel-fern	CR	EN	The Blue Tassel-fern is known from only two collections in Queensland, both of which are in lowland swamp forest near Cairns. It is an epiphyte on trees or rocks and has been recorded growing in clumps of <i>Platynerium (staghorn)</i> , and anecdotal information suggests the species still occurs in coastal swamps between Daintree River and Cooktown, and in the McIlwraith Range (Chinnock, 1998a).	2018	Unlikely to occur	No suitable habitat despite recent record within 20km
Lycopodiaceae	<i>Phlegmariurus filiformis</i>	Rat's Tail Tassel-fern	-	EN	The Rat's Tail Tassel-fern is an epiphyte on canopy trees in complex vine forest. It occurs in canopy trees in the Mt Hypipamee crater area on the Atherton Tableland and possibly on the coastal ranges between Hinchinbrook Island and Cairns and between Mossman and Cooktown. The only known collection since 1937 is from the Tully Gorge National Park (DEWHA, 2008c).	2003	May occur	Suitable habitat but historical record within 20km



Family	Scientific Name	Common Name	Status ¹		Description	Record ²	Likelihood of occurrence	Rational for likelihood ranking
			QLD	CTH				
Lycopodiaceae	<i>Phlegmariurus lockyeri</i>	Lockyer's Tassel-Fern	VU	VU	A tassel fern species that is epiphytic on rocks or trees in rainforest. It is endemic to north-eastern Queensland, above 1000 m altitude, between Windsor Tableland and the Lamb Range, with an outlier on Bell Peak North in the Malbon Thompson Range, south-south-east of Cairns. It occurs in montane rainforest usually above 800m (Chinnock, 1998b)	-	Unlikely to occur	Suitable habitat but no record within 20km
Lycopodiaceae	<i>Phlegmariurus squarrosus</i>	Rock Tassel-fern	CR	CE	This tassel fern species is restricted to north-east Queensland, where it has been recorded from Mcllwraith Range, Cape Tribulation region, the Mossman region, around Mt Bellenden Ker and 'near Cairns'. It occurs on rocks, particularly around waterfalls, or on tree trunks in lowland swamps and low to mid-altitude rainforest (Jones & Clemesha, 1976).	2025	Likely to occur	Suitable habitat and recent species record within 20km
Lycopodiaceae	<i>Phlegmariurus tetrastichoides</i>	Square Tassel Fern	VU	VU	An epiphyte on rainforest trees in north-eastern Queensland, from Mackay to the Daintree (Queensland Herbarium, 2008c).	2008	May occur	Suitable habitat but historical record within 20km
Menispermaceae	<i>Carronia pedicillata</i>	-	EN	EN	A vine species, known from Bellenden Ker to Mission Beach in northeast Queensland, where it grows in complex mesophyll or notophyll vine forest of deep soils derived from basalt, granite or metamorphic substrates at altitudes from near sea level to 520 m (Queensland Herbarium, 2008b).	2022	Likely to occur	Suitable habitat and recent species record within 20km
Myrtaceae	<i>Backhousia hughesii</i>	Grey Teak	CR	-	A shrub species that is endemic to northeast Qld, restricted to the area between Rossville and Innisfail. Altitudinal range from 0-1100 m. The species grows in well-developed rainforest on a variety of sites and is often associated with Kauri Pine (<i>Agathis robusta</i> ; CSIRO, 2020a).	2015	Likely to occur	Suitable habitat and recent species record within 20km



Family	Scientific Name	Common Name	Status ¹		Description	Record ²	Likelihood of occurrence	Rational for likelihood ranking
			QLD	CTH				
Myrtaceae	<i>Rhodamnia sessiliflora</i>	Iron Malletwood	EN	-	Endemic to northeast Queensland. Occurs from near sea level to 1000m. Grows in lowland and upland rainforest (CSIRO 2020c).	20245	Known to occur	Species recorded within the Lot during flora survey
Myrtaceae	<i>Rhodamnia spongiosa</i>	Scrub Malletwood	CR	-	A shrub species that occurs in Cape York Peninsula to southern central Queensland. Altitudinal range from 0 – 1150 m. It grows as an understory tree in well-developed rainforest, more frequently encountered in drier rainforest often associated with Kauri Pine (<i>Agathis robusta</i> ; CSIRO, 2020).	2024	Known to occur	Species recorded within the Lot during flora survey
Myrtaceae	<i>Rhodomyrtus canescens</i>	Crater Ironwood	EN	-	A shrub species endemic to northeast Queensland ranging from 500-1200 m altitude. It grows in disturbed areas in upland and mountain rainforest, also found in wet sclerophyll forest. It prefers soils derived from granite or basalt (Guymer, 1991).	2020	Unlikely to occur	Site only 350m ASL despite recent record within 20km
Myrtaceae	<i>Rhodomyrtus pervagata</i>	Rusty Rhodomyrtus	EN	-	A shrub species endemic to northeast Qld from 350-1250m. The species grows in well-developed upland and mountain rainforest, from the Windsor Tablelands south to the Paluma Range National Park. This species is favoured by disturbance and is a characteristic component of rain forest regrowth (CSIRO, 2020i).	2025	Known to occur	Species recorded within the Lot during flora survey
Orchidaceae	<i>Anoectochilus yatesiae</i>	Marbled Jewel Orchid	NT	-	A ground orchid that occurs in north-eastern Queensland from Bloomfield River to Paluma Range where it grows at 500-1200 m. It is often found growing on mossy rocks close to small streams and in shady areas high in humidity (Jones et al., 2024).	2023	Unlikely to occur	Site only 350m ASL despite recent record within 20km
Orchidaceae	<i>Bryobium dischorensis</i>	Spotted Urchin Orchid	VU	-	An epiphytic or lithophytic orchid that is known from the Whitfield Range, where it grows in rainforest (Jones, 2006b).	1966	May occur	Suitable habitat but historical record within 20km
Orchidaceae	<i>Dendrobium callitrophilum</i>	Thin Feather Orchid	VU	VU	An orchid species endemic to north-east Queensland. It occurs on the Evelyn, Mt Windsor, Atherton and Carbine Tablelands and some higher mountains between the Daintree and Bloomfield Rivers (Dockrill, 1992b). It grows at altitudes of 760–1500 m, in rainforest. It favours Stringybark Cypress Pine (<i>Callitris macleayana</i>) but also grows on various shrubby myrtles e.g., <i>Austromyrtus</i> (Jones, 2006b).	2013	Unlikely to occur	Site only 350m ASL and only historical records within 20km



Family	Scientific Name	Common Name	Status ¹		Description	Record ²	Likelihood of occurrence	Rational for likelihood ranking
			QLD	CTH				
Orchidaceae	<i>Dendrobium fellowsii</i>	Native Damsel Orchid	VU	-	An epiphytic or lithophytic orchid that grows on trees or shrubs with stringy or flaky bark, in deep gullies or edges of large granite sheets in rainforest between the Mount Finnigan in the Cedar Bay National Park and Townsville in Queensland (Jones, 2006b).	2021	Likely to occur	Suitable habitat and recent species record within 20km
Orchidaceae	<i>Dendrobium mirbelianum</i>	Dark-stemmed Antler Orchid	EN	EN	This orchid species is known from the Daintree to Innisfail, north Queensland. It is locally common within its restricted range, growing mainly on trees in mangroves and coastal swamps in humid locations and has also been recorded growing on rocks. It grows at altitudes of 0–150m (Jones, 2006b)	1945	Unlikely to occur	No suitable habitat despite historical recorded within 20km
Orchidaceae	<i>Dendrobium nindii</i>	Blue Orchid	EN	EN	Species occurs up to 400 m above sea level, growing on trees (including mangroves and palms) in near-coastal swamps, coastal rainforest, mangroves, and low altitude gorges and streams. It has been recorded in rainforest on conglomerate and granite. Endemic to northeast Queensland (DEWHA, 2008b).	-	Unlikely to occur	Marginal suitable habitat but no records within 20km
Orchidaceae	<i>Phaius australis</i>	Lesser Swamp Orchid	EN	EN	This ground orchid occurs in southern Queensland and northern NSW (Benwell 1994b). Most populations are sporadically distributed between Coffs Harbour and Fraser Island. There is a large discontinuity in this species' range in central eastern Queensland, between the Fraser Island populations and an isolated population at Byfield National Park. There is a further range disjunction between this latter population and the suspected former population in northeast Queensland (Benwell, 1994). It is commonly associated with coastal wet heath/sedgeland wetlands (S. Barry, 2005), swampy grassland or swampy forest and often where Broad-leaved Paperbark or Swamp Mahogany are found (Sparshott & Bostock, 1993).	-	Unlikely to occur	No suitable habitat and no records within 20km



Family	Scientific Name	Common Name	Status ¹		Description	Record ²	Likelihood of occurrence	Rational for likelihood ranking
			QLD	CTH				
Orchidaceae	<i>Phaius pictus</i>	Forest Swamp Orchid	VU	VU	This orchid species occurs in north-east Queensland, sporadically from the Mcllwraith Range, Bloomfield River to Kirrama Range. It is highly localised, restricted to rainforests from 0– 600 m altitude, and usually occurs in sheltered humid sites close to streams and seepage among forest litter on boulders (Jones, 2006b).	-	Unlikely to occur	Marginal suitable stream habitat record but no records within 20km
Orchidaceae	<i>Phalaenopsis rosenstromii</i>	Native Moth Orchid	EN	EN	This orchid species occurs in north-east Queensland, sporadically from the Iron Range in the north and as far south as the Paluma Ranges. It is known to grow in trees, rarely on rocks, in humid airy situations on sheltered slopes and in gullies, in deep gorges and close to streams in rainforests, at altitudes from 200– 500 m (Jones, 2006b)	1962	May occur	Suitable stream habitat record and historical record within 20km
Orchidaceae	<i>Rhomboda polygonoides</i>	Velvet Jewel Orchid	VU	VU	A ground orchid that occurs in three locations between the Paluma Range and the Daintree River, at altitudes of 450 - 600m (Dockrill, 1992b). It grows in leaf litter in shady sites in rainforests (mesophyll vine forests and simple notophyll vine forests) or on large boulders adjacent to streams.	2018	Unlikely to occur	Site only 350m ASL despite recent record within 20km
Orchidaceae	<i>Spathoglottis paulinae</i>	-	NT	-	An orchid that occurs in open forests in wet conditions, growing among grass. Frequently found in soaks and moist depressions, often in heavy clay soils. Occurs from Ingham to Cooktown (ATRO 2023).	1997	Unlikely to occur	Nil grassy moist sites despite historical record within 20km
Orchidaceae	<i>Vappodes lithocola</i>	Dwarf Butterfly Orchid	LC	EN	<i>Dendrobium lithocola</i> is highly localised, occurring in the coastal ranges between Daintree and Cairns, Queensland. It is confined to the Macalister Range between the Barron and Mossman Rivers, and a record exists from Hartley Creek near Cairns. The species grows in rainforest areas on rocks, boulders and cliff faces on ridges and slopes at altitudes of 300–800 m above sea level. Plants are often exposed to the sun and can withstand long periods of hot, dry conditions (DEWHA, 2008b).	2011	May occur	Suitable habitat occurs but historical record within 20km



Family	Scientific Name	Common Name	Status ¹		Description	Record ²	Likelihood of occurrence	Rational for likelihood ranking
			QLD	CTH				
Orchidaceae	<i>Vappodes phalaenopsis</i>	Cooktown Orchid	VU	VU	An orchid species that grows on the branches of small trees in scrubby habitats, such as semi-deciduous vine forest and vine thickets, where fire cannot penetrate. It is particularly common in vine scrubs behind beaches and on rocky hillsides. The climate is strongly seasonal with reliable summer rainfall between January and April and a pronounced dry season during winter and spring (Barker, 1997).	2012	May occur	Suitable habitat occurs but historical record within 20km
Orchidaceae	<i>Zeuxine polygonoides</i>	Velvet Jewel Orchid	VU	VU	An orchid known from three locations in northeast Queensland, between Paluma Range and the Daintree River, at altitudes of 450 – 600m, growing on the floor of rainforests (Dockrill 1992).	2012	May occur	Suitable habitat at potentially suitable altitude. Historical record within 20km
Phyllanthaceae	<i>Glochidion pungens</i>	Pin Flower Tree	NT	-	A species endemic to north-east Qld, restricted to the Mt Finnigan-Mt Spurgeon-Mt Lewis-Black Mountain area. Altitudinal range from 900-1200m, it grows in well-developed rainforest (Airy Shaw, 1976).	2003	Unlikely to occur	Site only 350m ASL despite recent record within 20km
Picrodendraceae	<i>Whyanbeelia terrae-reginae</i>	-	NT	-	A species endemic to north-east Qld, restricted to the area between the Daintree and Johnstone Rivers. Altitudinal range from 100-400m. The species grows in well-developed lowland and upland rainforest .	2017	Likely to occur	Suitable habitat and recent species record within 20km
Proteaceae	<i>Alloxylon flammeum</i>	Queensland Waratah	VU	VU	Species occurs on the Atherton Tablelands, northeast Queensland. It grows in rainforest on basalt, complex notophyll vine forests on metamorphics, and on humus rich gravelly loam from granite (Weston & Crisp, 1991).	2001	May occur	Suitable habitat but historical record within 20km
Proteaceae	<i>Grevillea glossadenia</i>	-	VU	VU	A species of Grevillea endemic to north-east Queensland. It is found west of Atherton Tablelands, mainly between Walkamin, Irvinebank (Olde & Marriott, 1995) and Watsonville (Olde & Marriott, 1995). The species grows in eucalypt woodland or low open forest, in shallow to skeletal granitic soils on rolling hills, gravel terraces near stream beds and along roadsides and mining tracks (Makinson, 2000).	2025	Unlikely to occur	No suitable habitat despite recent record within 20km



Family	Scientific Name	Common Name	Status ¹		Description	Record ²	Likelihood of occurrence	Rational for likelihood ranking
			QLD	CTH				
Proteaceae	<i>Helicia lewisensis</i>	-	EN	-	A small tree endemic to north-east Qld, known only from Thornton Peak, the Windsor Tableland and Mt Lewis. Altitudinal range from 900-1200 m. This species grows as an understory tree in well-developed mountain rainforest (Foreman, 1983).	2008	Unlikely occur	to Site only 350 m ASL despite recent record within 20 km
Proteaceae	<i>Macadamia ternifolia</i>	Bopple Nut	VU	VU	The Macadamia Nut is found in remnant rainforest in northern NSW and south-east Queensland (Gross, 1995). Vegetation communities in which the Macadamia Nut is found range from complex notophyll mixed forest, extremely tall, closed forest, simple notophyll mixed very tall, closed forest to simple microphyll-notophyll mixed mid-high closed forest with Araucaria and Argrodendron emergents (S. J. Barry & Thomas, 1994).	1937	May occur	Suitable habitat but historical record within 20km
Rhizophoraceae	<i>Bruguiera x hainesii</i>	Haine's Orange Mangrove	CR	CE	Mangrove known only from one population in Trinity Inlet in the Cairns region (Cooper <i>et. al.</i> , 2016).	2019	Unlikely occur	to No suitable habitat despite recent record within 20km
Rubiaceae	<i>Myrmecodia beccarii</i>	Ant Plant	VU	VU	A bulbous epiphyte that has a special association (mutualistic symbiosis) with the Golden Ant (<i>Philidris cordatus</i>), which lives in the chambers of the tuber, and the Apollo Jewel Butterfly (<i>Hypochrysops apollo apollo</i>); listed as vulnerable under the Nature Conservation Act 1992; Qld lays its egg only on the tuber of this plant (Moss 2014). Grows in lowland coastal woodlands and mangroves, with host trees: <i>Melaleuca viridiflora</i> , <i>Lophostemon suaveolens</i> or mangroves, between Ingham and Cooktown, north Queensland (Forster 2000).	2024	Unlikely occur	to No suitable habitat despite recent record within 20km
Rubiaceae	<i>Randia audasii</i>	Daintree Gardenia	NT	-	A small tree endemic to north-east Qld, restricted to the area between Cooktown, Cairns and Atherton. Altitudinal range from near sea level to 600m. The species grows as an understory tree in well-developed lowland and upland rainforest (White, 1936).	2024	Likely to occur	Suitable habitat and recent species record within 20km



Family	Scientific Name	Common Name	Status ¹		Description	Record ²	Likelihood of occurrence	Rational for likelihood ranking	
			QLD	CTH					
Rutaceae	<i>Dinosperma longifolium</i>	-	EN	-	A shrub or small tree to 7m tall that is endemic to north-east Qld, known only from a few restricted locations in the Wet Tropics, near Davies Creek, Mt Bartle Frere and Bellenden Ker. The species occurs in rainforest, often dry rainforest, at altitudes of 60–1000m (Hartley, 1997).	1966	Unlikely occur	to	Suitable habitat but no records within 20km
Sapindaceae	<i>Toechima pterocarpum</i>	Orange Tamarind	EN	EN	A large shrub to small tree that grows to 4m. The species is known from lowland tropical rainforest, often along watercourses, with an altitudinal range of from sea level to 450 m around Julatten, Mossman and Wangetti, in the wet tropics of North Queensland (DCCEEW, 2008).	-	Unlikely occur	to	Suitable habitat but no records within 20km
Zingiberaceae	<i>Alpinia hylandii</i>	Slender Ginger	NT	-	A species of native ginger, that occurs within an altitudinal range of 400-1000m. It grows as an understory shrub in undisturbed upland and mountain rainforest. This species appears to be restricted to drier types of rain forests, often associated with Kauri Pine (<i>Agathis robusta</i>). Usually found on deep soils on granite (Smith, 19880).	2025	May occur	Potentially suitable habitat and recent species record within 20km	

¹ Queensland (Qld) Status, Nature Conservation Act 1992 (Qld; NCA): EX = Extinct, EW = Extinct in the wild CR = Critically Endangered, EN = Endangered, VU = Vulnerable, NT = Near Threatened.

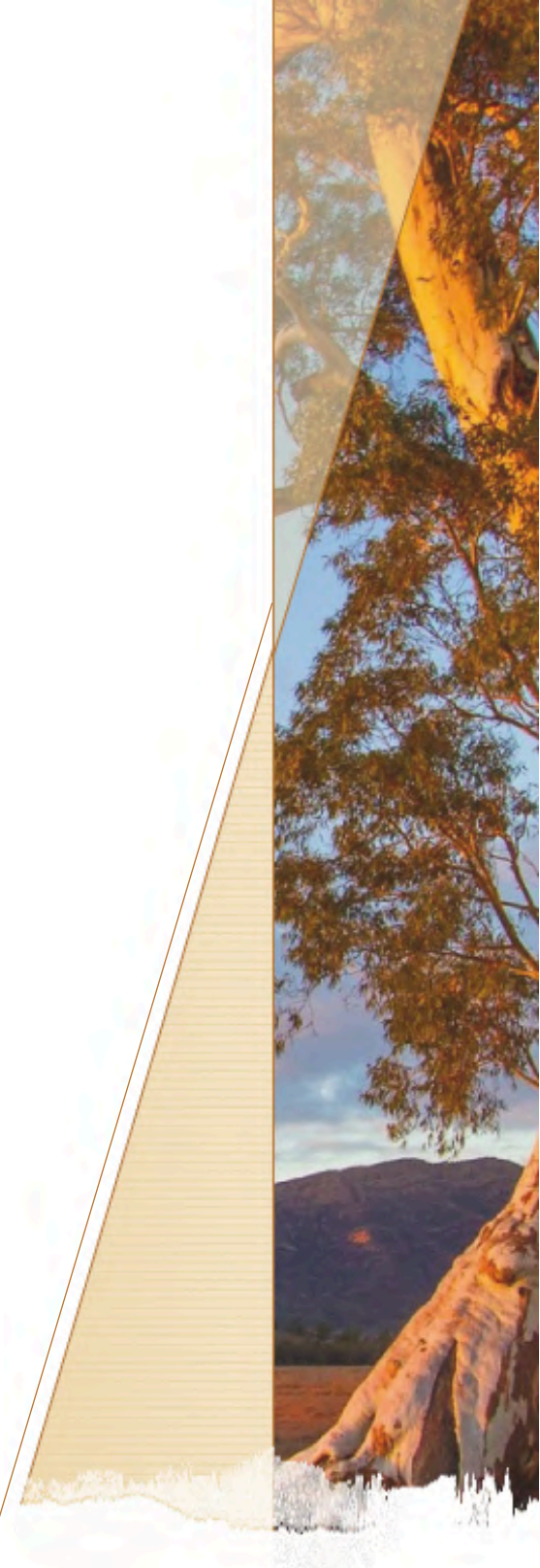
Commonwealth (Cth) Status (EPBC Act): EX = Extinct, EW = Extinct in the wild CR = Critically Endangered, EN = Endangered, VU = Vulnerable - = not protected under the EPBC Act.

² Most recent date of records known within 20km.

Notes: Greyed out species were considered unlikely to occur.

- in Common Name, means no common name exists for that species.

- in Records means no record exists for this species within 20km of the clearing impact area



APPENDIX

D

CURRICULUM VITAE



Emily Ann Krunes

Director and Principal; Trend Environmental

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South Mission Beach QLD 4852

Tertiary Qualifications

Masters of Environmental Management, Charles Sturt University

Bachelor of Science (Marine Biology) (Class I Honours), James Cook University

Bachelor of Science (Marine Biology Advanced), James Cook University

Other Training

Queensland Regional Ecosystem Framework training, James Cook University

Chemcert Chemical Training and Control Weeds (AHCCHM304, AHCCHM307, AHCPMG301)

AusRivAS Accreditation (Macroinvertebrate Bioassessment and Identification); Qld and NT

Qld Manual Drivers Licence

4WD and Defensive Driver Training: R1IEH201B, R1IVEH305A

Qld Boat Licence

PADI and SSI Rescue Diver Accreditation

Construction White Card (CPCCWHS1001)

S11 Coal Mine Induction

First Aid and Oxygen Administration

Fundamentals of Erosion and Sediment Control Training (IECA)

Snake Handler Accreditation

Standard 11 Coal Induction

Coal Board Medical

Bronze Medallion

Working at Heights (RIIWH5204E)

Membership Environmental Institute of Australia and New Zealand (EIANZ)

Emily is an ecologist and environmental scientist with 16 years' experience in the environmental field. Emily has wide-ranging environmental and ecological experience ranging from ecological and environmental consulting and fauna spotter catching to marine ecological research, Queensland Fisheries research, horticulture, land restoration and conservation, and even farming. It is through these roles that Emily has gained a thorough understanding of ecological and environmental survey techniques, environmental approvals and compliance, liaison with clients and government departments. Emily prides herself on being able to step foot in the Client's shoes to ensure Trend Environmental gets the best outcome for the client and their unique project.

Emily's expertise and experience includes:

- Environmental project management, providing environmental and ecological approval and monitoring services to range of clients including property development, ecotourism, government, industry, mining and resources, infrastructure and construction, and private landholders.
- Terrestrial, aquatic and marine ecological surveys including vegetation assessments, revegetation monitoring, fauna trapping and habitat assessments, protected plant surveys, targeted threatened flora and fauna surveys, receiving environment monitoring programs, macroinvertebrate bioassessments, marine plant surveys, fish surveys, biodiversity and environmental offsets surveys and watercourse determinations.
- Environmental monitoring including water quality, soils and sediment quality, and groundwater.
- Fauna Spotter Catching including undertaking pre-clearance surveys and establishment of nest boxes and artificial homes for fauna.
- Technical report writing including Environmental Impact Assessments, Environmental Management Plans, Biodiversity and Environmental Offset Plans, EPBC Referrals, Development Approval applications, Receiving Environment Monitoring Programs, Flora Survey Reports and environmental and revegetation monitoring reports.
- Revegetation and land restoration design and monitoring.

Career Experience

Trend Environmental (previously Trend Ecology)

September 2014 - current

Director and Principal Ecologist/Environmental Scientist

Emily started Trend Environmental in 2014 (previously known as Trend Ecology) and has since worked on hundreds of ecological and environmental approval and compliance projects in the mining, infrastructure, construction, tourism, government, and agriculture industries, in Queensland and Western Australia.

Northern Resource Consultants (now merged with SLR)

January 2012 – July 2015

Senior Environmental Scientist and Ecologist

At Northern Resource Consultants (NRC), Emily worked her way up from Environmental Scientist/Ecologist to Senior Environmental Scientist/Ecologist where she led numerous environmental and ecological surveys, provided advice to clients, and developed numerous reports associated with approvals and compliance projects. Emily's experience at NRC included:

- Leading ecological surveys for Environmental Authority applications and amendments, and Development Applications in the Einasleigh Uplands, Wet Tropics, Brigalow Belt, Southeast Queensland and Central Queensland Coast bioregions. These assessments involved survey design, regional ecosystem assessments, systematic and targeted flora and fauna surveys, targeted EVNT flora and fauna surveys, EVNT flora species quantification surveys, BioCondition and Ecological Equivalence Methodology (EEM) assessments.
- Preparation of technical reports, management plans, EPBC Referrals and Environmental Offsets delivery plans for greenfield mine sites, mine site redevelopments and ecotourism projects.
- Pre-clearance ecological surveys for planned CSG infrastructure in the southern Brigalow Belt bioregion, involving flora species identification, regional ecosystem assessments, BioCondition assessments, watercourse determination and identifying potential constraints to development.
- Referable wetland assessments involving assessing wetland condition against AquaBAMM scoring for Referable Wetland map amendments.
- Preparing Property Map of Assessable Vegetation (PMAV) applications to amend regional ecosystem mapping, which involves survey work to ground truth mapped regional ecosystems.
- Developing Receiving Environment Monitoring Programs (REMPs) for Qld mining and port clients, leading REMP (aquatic ecology) field surveys, conducting impact assessments in the receiving environment using aquatic macroinvertebrates as bioindicators of contamination and developing REMP results reports and impact assessment reports, which incorporated the development of site specific trigger values in accordance with Queensland Water Quality Guidelines (2009) and the Australian and New Zealand Guidelines for Fresh and Marine Waters (ANZECC 2000).
- Development of land and water supplementary reports for Environmental Authority Amendments.
- Development of Plan of Operations for mine sites.
- Conducting Environmental Due Diligence and reporting on findings.
- Environmental auditing and preparation of Environmental Audit reports.
- Development of Management Plans including Erosion and Sediment Control Plans, Revegetation, Topsoil, Weed Control and Animal Pests Management Plans.
- Development of Final Land Use and Rehabilitation Plans for mine sites.
- Undertaking Environmental Evaluations as per *Environmental Protection Act 1994* Notices.
- Development of applications for Temporary Emissions Licences

Queensland Fisheries, DAFF Cairns

September 2011 – October 2014

Queensland Fisheries Officer

Emily's time at Queensland Fisheries involved conducting field surveys to collect fish size data from recreational and commercial fishermen to assess recreationally and commercially fished stocks for a long-term monitoring program. Emily consulted with numerous recreational and commercial fishers during this time, as well as with other Queensland Fisheries regulators to ensure that the data collected was meaningful to improving research around fish stock assessments, and to allow for changes in size and bag limits to reflect actual catch data.

James Cook University, Townsville

October 2010 – January 2011

Marine Research Assistant

As a Marine Research Assistant working alongside distinguished Professor Michael Kingsford, Emily's work included:

- Conducting, implementing and instructing volunteers in field research on the Great Barrier Reef; collecting fish samples and environmental data using light traps, clove oil, transects and data loggers.
- Conducting laboratory work; preparation and identification of samples, sample preservation and recording, microscope use, data logger interpretation, dissection of field samples including otolith removal and sectioning to interpret fish age and growth.
- Conducting experiments in aquaria
- Compiling, analysing and reporting data using descriptive and statistical methods in a clear, concise and logical manner using MS Excel, Word and SYSTAT.
- Verbally presenting research findings to students and academics in seminar situations.

James Cook University, Townsville
Science Laboratory Assistant

February 2010 – October 2010

Emily worked as a laboratory assistant teaching and mentoring laboratory classes in marine biology to up to 25 students.

Mahonia Research Station, Kimbe – Papua New Guinea
Volunteer

May 2011 - June 2011

As a volunteer, Emily completed the following activities:

- Marine research experiment which involved setup of experimental patch reefs, fish collection, patch reef monitoring, monitoring using transects to quantify coral species and fish densities.
- Laboratory work including otolith and gonad removal.
- Data entry using MS Excel and statistical procedures using Statistica.
- Effectively communicating with PNG locals in a remote area and employees of the research station to ensure the project functioned efficiently.

Minke Whale Project, James Cook University Townsville
Volunteer

January 2008 – December 2008

As a volunteer, Emily completed the following activities:

- Photo identification of individual whales by colour patterns.
- Data entry of sighting sheets, community suggestions and feedback.
- Administrative assistance.

Treasurer, Mission Beach Surf Life Saving Club
Volunteer

August 2025 - current

Selected Publications

Kingsford, M.J., Krunes, E.A. and Hall, A. (2022). *Testing the critical size at settlement hypothesis for two species of coral reef fish*. Marine Ecology Progress Series. Volume 681: 87-101. <https://doi.org/10.3354/meps13920>

Trend Project Experience

- Pre-clearance surveys and Fauna Spotter Catcher Services, Isaac Downs Extension Coal Mine Seismic Exploration Program - *Stanmore (2025)*
- High-risk Species Management Program, Isaac Downs Extension Exploration - *Stanmore (2025)*
- MNES Significant Impact Assessment, Eagle Downs Groundwater Bore Installation - *Stanmore (2025)*
- Implementation of the Sampling and Analysis Quality Plan (SAQP), biota Sampling in the Bremer River, Warrill Creek, Swanbank Lake, Oaky Creek and Bundamba Creek for PFAS Analysis - *JBS&G, on behalf of Department Of Defence and the Queensland Government, including Department of Environment, Tourism, Science and Innovation and Queensland Health (2025)*.
- Ecological Assessment and Revegetation Management Plan for Waterway Corridors Overlay, Brisbane City Plan, MCU Development Application, Multi-dwelling Development in Mitchelton - *Salt Typhoon Pty Lytd (2025)*
- Animal breeding place survey of Eastern Osprey nest on a High-Frequency Communication Tower, Development of High-risk Species Management Program and Plan for nest removal and relocation, Agnes Waters - *CPS Technology and Infrastructure (2025)*.
- Baseline water, sediment, plant, scat and biota monitoring for PFAS Analysis, Potassium Road, Narangba - *JBS&G (2025)*.
- Animal breeding place survey and High-risk Species Management Program, Isaac Downs Extension Exploration - *Stanmore (2025)*
- MNES Significant Impact Assessment, Isaac Downs Extension Exploration - *Stanmore (2025)*
- Technical Memorandum, EPBC Referral Baseline Ecological Assessment, Isaac Downs Extension - *Stanmore (2025)*
- Orient West Baseline Terrestrial Ecological Assessments for a new mine near Irvinebank, north Queensland. Surveys include targeted fauna trapping, RE verification and habitat quality assessments - *Iltani Resources (2024/25)*
- Animal breeding place survey of Eastern Osprey nest on a High-Frequency Communication Tower, Development of High-risk Species Management Program and Plan for nest removal and relocation, Orchid Beach, K'gari - *CPS Technology and Infrastructure (2024/25)*.

Emily Ann Krunes

- Biodiversity Fieldwork, Barron Gorge Hydro Power Station, Koombooloomba Hydro and Kareeya Power Station, and King Ranch – *CleanCo Queensland (2025)*
- Provision of Advice regarding meeting Accepted Development Requirements for Waterway Barrier Works, Subdivision, Wondai – *Urban Planet (2025)*
- Black-throated Finch Management Plan, Oak Valley – *Oak Valley Lands Pty Ltd (2025)*
- Isaac Downs Extension Coal Mine Baseline Terrestrial Ecological Assessments for a new coal mine in the Bowen Basin. Surveys include targeted fauna trapping, RE verification and habitat quality assessments – *Stanmore SMC (2024/25)*
- Implementation of the Receiving Environmental Management Program, Kareeya Hydro Power Station – *CleanCo Qld (2024)*
- Fauna Spotter Catcher services and aquatic salvage during the dewatering of the Kuranda Weir (Barron River), Barron Gorge Hydro Power Station – *CleanCo Qld (2024)*
- Implementation of the Receiving Environmental Management Program, Barron Gorge Hydro Power Station – *CleanCo Qld (2024)*
- Orient West Pre-clearance surveys and Fauna Spotter Catcher Services – *Itani Resources (2024)*
- Desktop Ecological Constraints Assessment, Haul Road Options Analysis – *Stanmore SMC (2024)*
- MNES Significant Impact Assessment, Orient West – *Itani Resources (2024)*
- Flora Survey, Flora Survey Report and Impact Management Plan, Orient West – *Itani Resources (2024)*
- MNES Significant Impact Assessment, Sheraton Resort Hervey Bay – *Sunny Beach Land Pty Ltd (2025)*
- Flora Survey, Flora Survey Report and Impact Management Plan – *Private Landholder, Kuranda (2024)*
- Provision of Advice regarding meeting Accepted Development Requirements for Waterway Barrier Works, Subdivision, Craignish – *Urban Planet (2025)*
- Ecological Assessment and Approvals relating to native vegetation clearing and waterway barrier works, Yungaburra Sewage Network Upgrade – *GanDen Engineers and Project Managers and Tablelands Regional Council (2024)*
- Provision of Advice regarding the waterway determination to request removal of the waterway, Cosgrove Subdivision, Townsville – *Brazier Motti (2025)*
- Provision of Advice regarding meeting accepted development requirements for waterway barrier works, Elliot Springs Masterplan, Townsville – *Brazier Motti (2025)*
- *Provision of Advice regarding the waterway determination to request removal of the waterway, Riverstone Subdivision, Townsville – Brazier Motti (2025)*
- Determination of a mapped waterway for waterway barrier works. Submission of waterway determination to DAFF to remove mapping anomaly, Kawungan Heights Subdivision – *Win Consulting (2024/25)*
- Relevant Purpose Determination, Ecological Assessment and Approvals, Kawungan Heights Subdivision – *Win Consulting (2024/25)*
- Annual Weed Survey, Kareeya Hydro Power Station – *CleanCo Qld (2024)*
- Annual Weed Survey, Barron Gorge Hydro Power Station – *CleanCo Qld (2024)*
- Fortnightly Environmental Audits, Compliance against the Construction Environmental Management Plan and Erosion and Sediment Control Plan, Mission Beach Revitalisation Project – *RMS, Cassowary Coast Regional Council (2024-2025)*.
- Lighting and Design Plan, relating to a Sea Turtle and Shorebird Impact Assessment, Carlyle Gardens Retirement Village Bargara – *Retire Queensland (2024)*.
- Lancelwood Coal Mine Baseline Terrestrial Ecological Assessments for a new coal mine in the Bowen Basin. Surveys include fauna trapping, RE verification and habitat quality assessments – *Stanmore SMC (2024)*
- Ecological Condition Assessment and Development of Vegetation Management Monitoring Program, Bribie Island Sewage Treatment Plant – *JBS&G and Unitywater (2024)*
- Flora Survey, Industrial Development in Booral – *Win Consulting (2024)*.
- Flora Survey, Subdivision Development in Kawungan – *Win Consulting (2024)*.
- Flora survey, Christensen Road Upgrades for Mount Walker Quarry. Development of Flora Survey Report and Impact Management Plan (including revegetation plan) for *Melaleuca irbyana* to support a clearing permit for the project – *GCE Contractors (2024)*.
- Terrestrial and Aquatic Ecological Condition Assessment in Narangba – *JBS&G (2024)*.
- Vegetation clearing incident investigation and Report – *Scenic Rim Regional Council Project*.
- Vegetation and threatened species survey to support a development application to Fraser Coast Regional Council for a proposed subdivision. *Ward Veitch Town Planning (2024)*
- Flora survey for proposed subdivision. Development of Flora Survey Report and Impact Management Plan (including revegetation plan) for *Rhodamnia dumicola* and *Parsonsia sankowskyana* to support a clearing permit for the project – *Ward Veitch Town Planning (2024)*.
- Regional ecosystem and MNES/MSES verification for South Walker Creek Exploration works to support Significant Impact Assessments for major amendments to the Environmental Authority – *Stanmore SMC (2024)*
- Ecological surveys including targeted threatened species surveys, impact site Biocondition surveys, protected plant flora surveys, TEC key diagnostic characteristic determinations, to support a Ministerial Infrastructure Designation. Kamerunga to Redlynch Transmission Line – *JBS&G and Powerlink (2024)*
- Development of the Offset Ecological Assessment Reports and Offset Area Management Plan (OAMP). Impacts to Squatter Pigeon – Offsets under an EPBC Approval for the Poitrel Coal project – *Stanmore SMC (2023/24)*
- Development of the Offset Ecological Assessment Reports and Offset Area Management Plan (OAMP). Impacts to Koala, Greater Glider and Squatter Pigeon – Offsets under an EPBC Approval for the South Walker Creek MRA2C Coal Project. – *Stanmore SMC (2023/24)*
- Pre-clearance surveys and Fauna Spotter Catcher Services, Lancelwood/Wards Well Coal Mine Seismic Exploration Program – *Stanmore (2025)*
- Development of High-risk Species Management Program for the Lancelwood/Wards Well Exploration Project. Developed for threatened Squatter Pigeon, Koala, Greater Glider and Ornamental Snake – *Stanmore SMC (2024)*
- Vegetation survey, and threatened species survey, and development application to Townsville City Council for a proposed subdivision on Magnetic Island – *Brazier Motti (2024)*
- Flora Survey and development of Flora Survey Report for a proposed subdivision on Magnetic Island – *Brazier Motti (2024)*
- Fauna Spotter Catcher Services and development of Post Clearing Report – *LSD Earthmoving (2023)*.
- Animal breeding place survey and High-risk Species Management Program for colonial breeding species, the Fairy Martin – *Origin and JBS&G (2023/24)*
- Sea Turtle and Shorebird Impact Assessment, Dark Sky Overlay Code Response for a high-rise development in Torquay – *Sunny Beach Land (2023)*
- Ecological survey including targeted threatened species surveys, protected plant flora surveys, reporting MNES and MSES Significant Impact Assessment to support a Ministerial Infrastructure Designation. Banana Range Wind Farm Connection Project – *JBS&G and Powerlink (2023)*
- Ecological surveys including targeted threatened species surveys, impact site Biocondition surveys, protected plant flora surveys, TEC key diagnostic characteristic determinations, to support a Ministerial Infrastructure Designation. Redlynch to Woree Underground Transmission Line – *JBS&G Powerlink (2023)*

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- Fauna Spotter Catcher Services and Post Clearing Report – *Power Civil (2023)*
- Ecological Investigation and Reporting, Hinchinbrook Island National Park Campground and Day Use Area Upgrades – *QPWS&P (2023)*
- Ecological Investigation and Reporting, including protected plant flora survey and animal breeding place survey. Development of Flora Survey Report. Girraween National Park Information Centre Upgrades – *QPWS&P (2023)*.
- Monthly Water Quality Monitoring (surface water, drinking water, sewage water and soil), Kareeya, Koombuloomba and Barron Gorge Hydro Power Stations, January 2023 to current – *CleanCo Qld (2023/24)*
- Fortnightly Environmental Audits, Compliance against the Construction Environmental Management Plan and Erosion and Sediment Control Plan, Smith's Gap Overtaking Lane and Fauna Arch – *RMS and Department of Transport and Main Roads (2023/24)*
- Response to Information Request from Logan City Council regarding Waterway Corridors and Wetlands Overlay, MCU Development Application, Multi-dwelling Development in Loganholme – *Rise-Up Property (2023)*
- MNES and MSES Significant Impact Assessment Reports for exploration works to support a minor Environmental Authority Amendment, Wards Well Exploration Lease – *Stanmore Resources (2023/24)*
- Ecological investigations including threatened species surveys for ten sewer rising main replacements in Cairns – *GanDen Engineers and Project Managers and Cairns Regional Council (2023/24)*
- SMP implementation, Fauna Spotter Catching services and Pre-clearance ecological surveys, tree hollow salvage and nest box installation and monitoring– *Pembroke Olive Downs Coal Mine (2023-24)*
- Animal breeding place survey of Eastern Osprey nest on a High-Frequency Communication Tower, Development of High-risk Species Management Program and Plan for nest removal and relocation, Cannonvale – *CPS Technology and Infrastructure (2023)*.
- Ecological condition assessment of a High Ecological Significant (HES) wetland – *Bulwer Island Origin (2023)*.
- Targeted ecological surveys for suitable habitat for MNES and MSES including Koala, Greater Glider, Squatter Pigeon, Brigalow TEC and REs within the defining distance of watercourses, to provide environmental offsets under the EPBC Act for the South Walker Creek Mine MRA2C project - *Stanmore Resources (2023)*
- Regional ecosystem and threatened species habitat verification, Wards Well Exploration Lease – *Stanmore SMC(2023)*
- MNES and MSES Significant Impact Assessment for exploration works, Wards Well Exploration Lease – *Stanmore SMC(2023)*
- Flora Survey for protected plants (High-risk area on Flora Survey trigger Map), for proposed car park upgrade at Paradise Parking Area, Bunya Mountains National Park. Development of a Flora Survey Report – *Queensland Parks and Wildlife Service and Partnerships (2023)*.
- Preliminary Ecological Constraints Analysis, Davies Creek Mareeba Mountain Bike Trails Expansion Project - *World Trail (2023)*
- Offsets Area Management Plan. Black Ironbox (*Eucalyptus raveretiana*) Offsets under an EPBC Approval for South Walker Creek MRA2C project – *Stanmore Resources (2023)*
- Preliminary Ecological Constraints Analysis, Townsville Mountain Bike Trails Expansion Project (Pallaranda/Magnetic Island) - *World Trail (2022)*
- Preliminary Ecological Constraints Analysis, Townsville Mountain Bike Trails Expansion Project (Douglas/JCU) - *World Trail (2022)*
- Flora Survey for protected plants (High-risk area on Flora Survey trigger Map), for proposed subdivision on Shute Harbour Road, Jubilee Pocket. Development of Flora Survey report – *Wynne Planning and Development (2022)*.
- GIS mapping potential MNES and MSES Offset areas for Koala, Ornamental Snake, Greater Glider, Squatter Pigeon, Brigalow TEC, Black Ironbox habitat, RE11.9.5, RE11.9.7, RE11.9.2, RE11.3.4, RE11.4.9 and watercourse regional ecosystems for Stanmore Resources approved mine projects – *Stanmore Resources (2022)*
- Ecological investigation to support a Development Approval Application for Material Change of Use, Belmont Qld – *Dr Muhammad Ali Ismail*
- Targeted ecological survey for suitable vulnerable Black Ironbox (*Eucalyptus raveretiana*) habitat to provide environmental offsets under the EPBC Act for South Walker Creek Mine project, including the development of the Offsets Ecological Assessment Report. *Stanmore Resources (2022)*
- Vegetation survey, and threatened species survey, and development application to Townsville City Council for a multi-use development on Melton Black Drive, Townsville. *Brazier Motti (2022)*
- Ecological investigations including threatened survey for sewer rising main replacement at Gordon Creek in Woree– *GanDen Engineers and Project Managers and Cairns Regional Council (2022)*
- Ecological investigations including threatened species survey for the Conondale National Park campgrounds and day use area upgrades – *Queensland Parks and Wildlife Service and Partnerships and Cusp Landscape Architects (2022)*
- Ecological investigations including threatened species survey for the Carnarvon Gorge National Park Boolimba Bluff and Moss Gardens lookouts and walking track upgrades – *Queensland Parks and Wildlife Service and Partnerships and Cusp Landscape Architects (2021/2022)*
- Environmental Authority and Development approval advice for a sustainable resource recovery and transfer station – *Fraser Coast Sustainability Hub (2022)*
- Ecological investigations including threatened species survey for sewer rising main replacements at Holloways Beach– *GanDen Engineers and Project Managers and Cairns Regional Council (2022)*
- Marine plant survey, vegetation and fauna habitat survey, waterway barrier works, and threatened species survey and Development Applications to Brisbane City Council and SARA regarding vegetation clearing and marine plant clearing, RINO Pinkenba Waste Recycling Facility extension of operational areas – *JBS&G (2021/2022)*
- Development Applications to Fraser Coast Regional Council and Environmental Authority Applications for the waste to energy project at Fraser Coast Sustainability Hub – *Fraser Coast Sustainability Hub (2021/2022)*
- Vegetation survey and PMAV to support Fraser Coast Regional Council Development Application for a proposed subdivision, Oakhurst – *James Doyle (2022)*
- Vegetation survey and PMAV to support Development Application to Logan City Council for a material change of use project, Loganholme – *The Planning Place and Rise Up Property (2022)*
- GIS mapping, review and audit of EPBC Referral Approvals and MNES and MSES Offsets including Threatened Ecological Communities 'Natural grasslands of the Qld Central Highlands and the northern Fitzroy Basin', King Blue-grass, Bluegrass, Squatter Pigeon, RE11.8.15, RE11.8.11, RE11.8.11a, watercourse REs 11.8.5, 11.8.11 and 11.8.11a, for Meteor Downs South Mine, Meteor Downs South Rail Loop and Minerva Mine and determination of what disturbance footprints can be accommodated by current offset areas - *Sojitz Corporation (2022)*
- Koala Impact Assessment and Vegetation Report to support a Development Application to Fraser Coast Regional Council for a proposed subdivision, Tinana – *220 Central Road Pty Ltd (2022)*
- Ecological survey including threatened species survey, and Tree Survey Plan to support a Development Application to Moreton Bay Regional Council to the approval of the D'Aguilar Service Station – *CCD Developments (2022)*
- Implementation of the biannual Receiving Environment Monitoring Program (REMP) including water, sediment, plant and biota sampling for PFAS Analysis, Former Petrie Cartonboard Mill – *JBS&G (2020-2024)*

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- Ecological survey including threatened species survey, and Development Applications to Fraser Coast Regional Council and SARA regarding vegetation clearing for Stage 1 and Stage 2. Chapel Road subdivision (Hervey Bay, Qld) - *Zenonos Group (2021)*
- Advice pertaining to the development application process and triggers for approvals through Local and State Government. Advice pertaining to targeted endangered Black-throated Finch survey requirements. Alligator Creek Subdivision - *BNC Planning Group (2021)*
- Ecological survey including threatened species survey to support a Development Application to Fraser Coast Regional Council for a proposed subdivision. Dundowran - *Zenonos Group (2021)*
- Preliminary Ecological Constraints Analysis, Mount Glenn Rock Bike Trails Design - *Otium Planning, World Trail and Somerset Regional Council (2021)*
- Mangrove Habitat Assessment, Former Petrie Cartonboard Mill - *Orora and JBS&G (2021)*
- Ecological survey including threatened species survey, watercourse bank determination and Development Applications to Townsville City Council and SARA regarding vegetation clearing. The Orchard Subdivision (Townsville) - *ElementsNQ and Brazier Motti (2020-21)*
- Expert Advice Letter - Receiving Environment Monitoring Program (REMP) procedure update, *Orora and JBS&G (2021)*
- Advice pertaining to the development application process and triggers for approvals through Local and State Government, Agnes Waters Subdivision - *Zone Planning (2021)*
- Advice pertaining to the development application process and triggers for approvals through Local and State Government, Cawarral Subdivision - *Capricorn Survey Group (2021)*
- Preliminary Ecological Constraints Analysis as part of the Feasibility Study, Cardwell Tropical Bike Trails Design - *World Trail and Cassowary Coast Regional Council (2020)*
- Advice pertaining to the Development Application process and triggers for approvals through Local and State Government. Advice pertaining to Koala habitat and targeted surveys for Wallum Frog. Bamco Property Subdivision - *Martoo Consulting (2021)*
- Targeted endangered Black-throated Finch Survey and Management Plan, ecological assessment and threatened species survey, vegetation mapping for EPBC Referral Preliminary Documentation. Oak Valley Residential Community and Subdivision - *Oak Valley Lands and Brazier Motti (2020/21)*
- Relevant Purpose Determination, ecological survey including threatened species survey, and Development Applications to SARA regarding vegetation clearing. Hodges Road Development Mackay - *Point Bay Developments and Urban Sync (2020)*
- Waterway barrier works mapping and analysis, Former Petrie Cartonboard Mill - *JBS&G (2020)*
- Contaminated soil survey, Pallarenda Telstra Depot - *Telstra and JBS&G (2020)*
- Vegetation and targeted threatened species transect surveys, Beach Energy Seismic Survey Dongara Western Australia - *JBS&G (2019)*
- Aquatic macroinvertebrate modelling for multiple sites in QLD and NT - *TropWater (2017/18)*
- Ecological survey including threatened species survey, Development Applications to Townsville City Council and SARA regarding vegetation clearing, and for an Environmental Authority Application for an Environmentally Relevant Activity - *McCahill Earthmoving (2017)*
- Jardine River Pump Station Upgrade Environmental Options Assessment and Environmental Approvals Scoping for Tender Brief - *BBD Engineering (2017)*
- Targeted surveys for threatened estuarine crocodiles for rail upgrade project, Cassowary Coast - *SMEC and Queensland Rail (2017)*
- Ecological survey and threatened species surveys to support an Environmental Authority Amendment Application, Mt Garnet Zinc Mine - *Snow Peak Mining (2014)*
- Wetland Reclassification Assessment and threatened species survey, Tully - *George Henri (2014)*
- Marine plant survey and Significant Residual Impact Report to support a Development Application to SARA to clear marine plants - *Salvation Army Townsville and Flanagan Consulting Group (2016)*

Trend Project Experience

- Development and implementation of the biannual Receiving Environment Monitoring Program, Thalanga Operations (2015)
- Development and implementation of the biannual Receiving Environment Monitoring Program, Mt Rawdon Gold Mine (2015)
- Ecological trapping survey including threatened species survey to support an Environmental Authority Amendment Application for a new mining pit, Mt Garnet Zinc Mine (2015)
- Implementation of the biannual Receiving Environment Monitoring Program, Baal Gammon (2012 - 2015)
- Implementation of the biannual Receiving Environment Monitoring Program, Mt Garnet Zinc Mine (2012 - 2015)
- Implementation of the biannual Receiving Environment Monitoring Program, Surveyor Balcooma Copper (2012 - 2015)
- Implementation of the biannual Receiving Environment Monitoring Program, Gillian Copper (2013 - 2015)
- Development and implementation of the biannual Receiving Environment Monitoring Program and Riparian Vegetation Survey Program, Mt Carlton Gold Mine (2012-2014)
- Development and implementation of the biannual Receiving Environment Monitoring Program, Cracow Gold Mine (2014)
- Environmental Contamination Investigation into historical groundwater contamination issues, Cracow (2014)
- Groundwater and surface water monitoring on abandoned mine in Croydon (2014)
- Offsets survey for MNES and MSES - Biodiversity Offset Strategy, Mt Rawdon Gold Mine (2014)
- Ecological survey and threatened species surveys to support an Environmental Authority Amendment Application for a Tailings Storage Facility, Mt Rawdon Gold Mine (2014)
- Development of the Environmental Authority Amendment Applications, Mt Rawdon Gold Mine (2014)
- Ecological survey including threatened species surveys to support an Environmental Authority Application, Mt Lucy (2014)
- Groundwater and surface water compliance monitoring, Mount Oxide Abandoned Mine (2013-2014)
- Temporary Emissions Licence, Mt Rawdon Gold Mine (2013)
- Ecological survey including threatened species survey, Environmental Authority Amendment Application for Burdekin Pipeline, Mt Carlton Gold Mine (2014)
- Groundwater and surface water compliance monitoring, Mary Kathleen Abandoned Mine (2013-2014)
- Groundwater and surface water compliance monitoring (2014)
- Biannual Revegetation Monitoring and Reporting, Highway Reward Mine (2012-2014)
- Groundwater and surface water compliance monitoring, Ellensfield Coal (2012 - 2014)
- Development and implementation of the biannual Receiving Environment Monitoring Program (REMP), Twin Hills (2013)
- Groundwater and surface water compliance monitoring, Forsyth (2013)

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- Ecological survey including threatened species survey, to support Development Applications to Whitsundays Regional Council and SARA regarding vegetation clearing, Lindeman Island Resort (2013)
- Ecological survey including threatened species survey to support Development Applications to Mackay Regional Council and SARA regarding vegetation clearing, Ilbilbie Resort (2013)
- Ecological survey including threatened species survey to support Development Applications to Cassowary Coast Regional Council and SARA regarding vegetation clearing, Bilyana Quarry (2013)
- Fauna Spotter Catching and Pre-clearance ecological surveys for threatened species – Mt Rawdon Gold Mine (2013)
- Ecological survey and threatened species surveys to support an Environmental Authority Amendment Application for a Waste Rock Dump, Mt Rawdon Gold Mine (2013)
- Ecological survey including threatened species survey to support an Environmental Authority Amendment Application for a Waste Rock Dump, Pajingo Gold Mine (2013)
- Environmental Evaluation, Pajingo Gold Mine (2013)
- Offset survey for MNES and MSES - Biodiversity Offset Strategy for a mine expansion, Pajingo Gold Mine (2013)
- Development of Environmental Authority Application for a dredging project, Development of a Dredge Management Plan, Ross Island Barracks Townsville (2013)
- Groundwater and surface water compliance monitoring, Wilton Coal Mine (2012).



"I believe we have a biological and spiritual responsibility to care for each other and our Earth, I fulfil this by practicing a wide range of skills that allow me to achieve targets and invest in workplace culture".

Key Skills

Data collection / management

Vegetation management

Plant identification

Empathetic Leadership

GIS/situational awareness

RPA operation

Career Experience

Land Plan Environmental Consulting (Owner/Operator)

Oct 2014 - present

- Provided subconsultant **fauna spotter catcher services**, including pre/post clearance checks, communicating with various stakeholders, data collection, and safely relocating a range of fauna including, gliders, possums, monitors, geckoes and frogs.
- Collected data and prepared **Ecological reports** for compliance with Nature Conservation (Plants) Regulation 2020, Vegetation Management Act 1999 and local government codes. Strategies developed to minimise impacts to Matters of State Environmental Significance and EVNT flora species.
- Produced Ortho imagery for the Yellow Crazy Ant Eradication Program to assist in the monitoring of YCA and vegetation relationships. CASA regulations adhered to, along with site and job specific requirements.
- **Integrated Pest Management** used to support natural assets. Elements included indigenous burns, strategic herbicide application, brush cutting regimes, solarisation, manual removal, drill and fill, and ring barking among others.
- Established **positive relationships** with key community groups and authority's such as Kuranda Envirocare, Queensland Agricultural Training Colleges, Parks Victoria, Melbourne Water and various Landcare groups.
- **Confident in Microsoft office**, using Excel, Word and PowerPoint regularly to manage data and produce reports. Additionally, I am confident with drones, GPS units, mapping apps, digital cameras and associated programs.

National Electric Ant Eradication Program Compliance Officer/Assistant team leader

Feb 2018 - Feb 2022

- **Managed compliance** requirements of over 700 landholders and various contractors. I designed spreadsheets and GIS tables which allowed me to monitor compliance and keep detailed records.
- **Investigated potential breaches** holding the office of inspector. Developed investigation plans, collected evidence under the *Biosecurity Act 2014*, produced witness statements, conducted interviews with persons of interest and compiled final reports which lead to confirmation of a breach.
- **Compliance runs / community engagement** regularly carried out on approximately 50 movement control areas. I identified and dealt with potential breaches according to each event, creating positive relationships and eliminating risk.
- **Biosecurity instrument Permits** were issued to support stakeholder compliance. My permits eliminated risk and supported stakeholders with a quick turn around and attention to their needs.
- **Delivered community engagement/compliance sessions** by informing stakeholders such as local government, Ergon, various contractors and landholders of their legal obligations. This increased their responsibility and decreased chances of new infestations.
- **Operational activities** applied to high standards to support eradication of a category 1 restricted material. Strategies such as surveillance, delineation, trapping and treatment have been utilised to achieve eradication targets.
- **Time management** conducted under changing workloads. I developed various master tables to manage processes and use a daily diary and calendar to manage changing priorities. Rainy day jobs are also identified which helps with inclement weather.

- Handled EVNT gliders, assessed health, attained vet checks and released the same day near catch site. Was **awarded Vestas safety award** for minimising impacts to EVNT species.
- Delivered **morning updates** to crews in toolbox meetings and prepared daily reports for stakeholders according to chain of command. This increased communication between crews and increased fauna call outs.
- Identified, marked and **cleared habitat trees**, working closely and safely with plant operators. This minimised negative impacts and allowed hollows also relocated accordingly.
- **Developed mobile GIS platform** for FSC permit data collection and end of project report. Also collected preclearance track data to support detailed surveillance records and reporting requirements.
- **Caught and released** a range of native fauna including EVNT skinks, various dragons, geckos, monitors (spotted and lace) and eastern brown snakes.
- **Relocated nocturnal** snakes (termite mounds), gliders, possums after being held for the day to minimise stress of capture and releasing.
- **Worked safely in UXO areas** in accordance with site regulations (hard hats, radios and golden rules).

Education and Permits

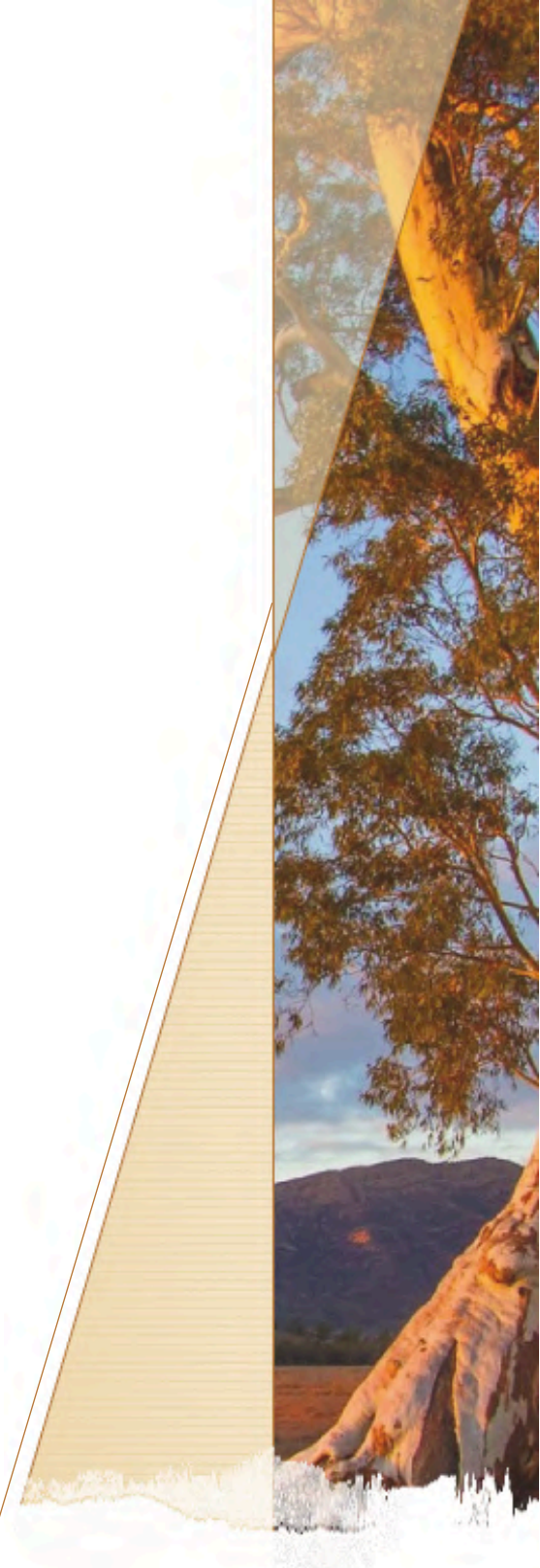
 DES Suitably qualified person (flora surveys)	 25kg Remote pilot (drone) licence and aeronautical radio operator certificate 2021
 Permitted Fauna Spotter Catcher 2021	 Damage Mitigation Permit holder 2020
 Category A, B and H firearms licence 2020	 Basic first aid and CPR 2020
 QLD White Card 2020	 Collector for Australian Tropical Herbarium 2020
 Blue Card Holder V 2020	 ACDC licence 2020
 JCU Rainforest Plant ID 2019	 Cert 4 Pest Management 2019
 Queensland Drivers Licence 2018	 Diploma in Conservation and Land Management 2007
 SoA Basic Chainsaw use 2010	 Grass Identification 2008

Personal Qualities

- ✓ Works well with others, and on own. Personality type suited to technical work and community engagement.
- ✓ Leadership style is supportive, believing in listening, creative problem solving, training and having a can-do attitude.
- ✓ Manages time and priorities to multi task to a high degree
- ✓ Drive for progression in a professional workplace.
- ✓ Persistence in challenging situations, focused on outcomes.
- ✓ Performs best in a role requiring both field and office duties.
- ✓ Good fitness and endurance, non-smoker, non-drinker.

References

Kingsley Dixon.....+61 8 92665838 (Curtin University – Distinguished Professor)
John Varigos.....jvarigos@gmail.com (Australasian Native Orchid Society (Vic Group) – Vice President)
Dr Katharina Nargar.....07 4243 1686 (Research Scientist ATH/CSIRO)



APPENDIX

E

FLORA LIST



Family	Species name	Common Name	Status	
			QLD ¹	CTH ²
Anacardiaceae	<i>Blepharocarya involucrigera</i>	Pink Tulip Oak	LC	-
Annonaceae	<i>Xylopia mccrae</i>	Orange Jacket	LC	-
Apiaceae	<i>Mackinlaya confusa</i>	-	LC	-
Apocynaceae	<i>Alstonia muelleriana</i>	Hard Milkwood	LC	-
Apocynaceae	<i>Alstonia scholaris</i>	White Cheesewood	LC	-
Apocynaceae	<i>Alyxia oblongata</i>	Chain Fruit	LC	-
Apocynaceae	<i>Alyxia ruscifolia</i>	Chain-fruit	LC	-
Apocynaceae	<i>Hoya australis</i> ssp. <i>Tenuipes</i>	Wax Plant	LC	-
Apocynaceae	<i>Melodinus australis</i>	Southern Melodinus	LC	-
Araceae	<i>Epipremnum pinnatum</i>	Devil's Ivy	LC	-
Araceae	<i>Pothos longipes</i>	Candle Plant	LC	-
Araceae	<i>Rhaphidophora australasica</i>	Needle Berry	LC	-
Araliaceae	<i>Polyscias australiana</i>	Ivory Basswood	LC	-
Araliaceae	<i>Polyscias elegans</i>	Celery Wood	LC	-
Araliaceae	<i>Polyscias purpurea</i>	Purple-leaf Aralia	LC	-
Arecaceae	<i>Calamus australis</i>	Hairy Mary	LC	-
Arecaceae	<i>Calamus moti</i>	Lawyer Cane	LC	-
Arecaceae	<i>Licuala ramsayi</i>	Licuala Palm	LC	-
Arecaceae	<i>Linospadix minor</i>	Walking Stick Palm	LC	-
Asparagaceae	<i>Cordyline cannifolia</i>	Palm Lily	LC	-
Aspleniaceae	<i>Asplenium australasicum</i>	Crows Nest Fern	LC	-
Balanophoraceae	<i>Balanophora fungosa</i>	Fungus Root	LC	-
Bignoniaceae	<i>Neosepicaea jucunda</i>	Jungle Vine	LC	-
Blechnaceae	<i>Blechnum</i> sp.	-	LC	-
Blechnaceae	<i>Oceanopteris cartilaginea</i>	Cartilaginous Fern	LC	-
Calophyllaceae	<i>Calophyllum Australianum</i>	Pink Toriga	LC	-
Clusiaceae	<i>Garcenia warrenii</i>	Warrens Mangosteen	LC	-
Coastaceae	<i>Costus dubious</i>	African Costus	I	-
Connaraceae	<i>Connarus conchocarpus</i>	Conch Vine	LC	-
Cunoniaceae	<i>Davidsonia pruriens</i>	Davidson's Plum	LC	-
Cunoniaceae	<i>Gillbeea adenopetala</i>	Pink Alder	LC	-
Cyatheaceae	<i>Alsophila rebecca</i>	Rebecca's Tree Fern	LC	-
Cyatheaceae	<i>Cyathea rebecca</i>	Black Tree Fern	I	-
Cyperaceae	<i>Cyperaceae</i> sp.	-	LC	-
Cyperaceae	<i>Gahnia aspera</i>	Cut Sedge	LC	-
Dilleniaceae	<i>Hibbertia scandens</i>	Climbing Guinea Flower	LC	-
Dilleniaceae	<i>Tetracera nordtiana</i>	Fire Vine	LC	-
Elaeocarpaceae	<i>Acreatum megalospermum</i>	Bolly Carabeen	LC	-
Elaeocarpaceae	<i>Elaeocarpus grandis</i>	Blue Quandong	LC	-
Elaeocarpaceae	<i>Elaeocarpus bancroftii</i>	Ebony Heart	LC	-
Elaeocarpaceae	<i>Sloanea langii</i>	-	LC	-
Escalloniaceae	<i>Polyosma hirsuta</i>	Hairy Polyosma	LC	-
Euphorbiaceae	<i>Macaranga inamoena</i>	Buff Macaranga	LC	-



Family	Species name	Common Name	Status	
			QLD ¹	CTH ²
Flagellariaceae	<i>Flagellaria indica</i>	Whip Vine	LC	-
Gleicheniaceae	<i>Dicranopteris linearis</i>	Umbrella Fern	LC	-
Hemerocallidaceae	<i>Dianella atraxis</i>	Northern Flax Lily	LC	-
Lauraceae	<i>Cryptocarya bancroftii</i>	-	LC	-
Lauraceae	<i>Cryptocarya corrugata</i>	Wrinkled-leaf Laurel	LC	-
Lauraceae	<i>Cryptocarya grandis</i>	Large-leaf Laurel	LC	-
Lauraceae	<i>Cryptocarya laevigata</i>	Glossy Laurel	LC	-
Lauraceae	<i>Cryptocarya mackinoniana</i>	Rusty Laurel	LC	-
Lauraceae	<i>Cryptocarya vulgaris</i>	Northern Laurel	LC	-
Lauraceae	<i>Litsea leefeana</i>	Brown Bolly Gum	LC	-
Laxmanniaceae	<i>Cordyline manners-suttoniae</i>	Palm Lily	LC	-
Leguminosae	<i>Acacia celsa</i>	Hickory Wattle	LC	-
Lygodiaceae	<i>Lygodium reticulatum</i>	-	LC	-
Marattiaceae	<i>Angiopteris evecta</i>	Giant Fern	LC	-
Melastomataceae	<i>Tristemma mauritianum</i>	Tristemma	LC	-
Meliaceae	<i>Dysoxylum oppositifolium</i>	Pink Mahogany	LC	-
Menispermaceae	<i>Hypserpa laurina</i>	Laurel-leaf Hypserpa	LC	-
Menispermaceae	<i>Legemephora moorei</i>	Big Leaf Vine	LC	-
Monimiaceae	<i>Austromattea elegans</i>	-	LC	-
Moraceae	<i>Ficus benjamina</i>	Weeping Fig	LC	-
Moraceae	<i>Ficus congesta</i>	Fig	LC	-
Moraceae	<i>Ficus destruens</i>	Rusty Fig	LC	-
Myrsinaceae	<i>Myrsine urceolata</i>	Variable Muttonwood	LC	-
Myrtaceae	<i>Archirodomyrtus beckleri</i>	Rose Myrtle	LC	-
Myrtaceae	<i>Eucalyptus pellita</i>	Large-fruited Red Mahogany	LC	-
Myrtaceae	<i>Gossia bidwillii</i>	Python Tree	LC	-
Myrtaceae	<i>Rhodamnia sessiliflora</i>	Iron Mallotwood	EN	-
Myrtaceae	<i>Rhodamnia spongiosa</i>	Scrub Ironbark	CR	-
Myrtaceae	<i>Rhodomyrtus pervagata</i>	Ironwood	EN	-
Myrtaceae	<i>Syzigium cryptophlebium</i>	Plum Satinash	LC	-
Myrtaceae	<i>Syzigium hemilamprum</i>	Blush Satinash	LC	-
Myrtaceae	<i>Syzigium kuranda</i>	Kuranda Satinash	LC	-
Myrtaceae	<i>Syzigium leuhmanii</i>	Small-leaved Lilly Pilly	LC	-
Orchidaceae	<i>Carparomorchis baileyi</i>	Fruit Fly Orchid	LC	-
Orchidaceae	<i>Cymbidium madidum</i>	Arrowroot Orchid	LC	-
Orchidaceae	<i>Thelychiton jonesii</i>	-	LC	-
Orchidaceae	<i>Zeuxine oblonga</i>	Broad-leaved Zeuxine	LC	-
Pandanaceae	<i>Benstonea monticola</i>	-	LC	-
Pandanaceae	<i>Freycinetia excelsa</i>	Climbing Pandanus	LC	-
Pandanaceae	<i>Freycinetia scandens</i>	Climbing Pandan	LC	-
Phyllanthaceae	<i>Glochidion sp.</i>	Buttonwood	LC	-
Piperaceae	<i>Piper caninum</i>	Peppervine	LC	-
Pittosporaceae	<i>Pittosporum rubiginosum</i>	Hairy Pittosporum	LC	-



Family	Species name	Common Name	Status	
			QLD ¹	CTH ²
Pittosporaceae	<i>Pittosporum wingii</i>	Hairy Pittosporum	LC	-
Podocarpaceae	<i>Podocarpus grayae</i>	Brown Pine	LC	-
Polypodiaceae	<i>Drynaria rigidula</i>	Basket Fern	LC	-
Polypodiaceae	<i>Microsorium sp.</i>	-	LC	-
Polypodiaceae	<i>Platycterium hillii</i>	Elkhorn Fern	LC	-
Proteaceae	<i>Carnarvonia aralifolia</i>	Caledonian Oak	LC	-
Proteaceae	<i>Darlingia darlingiana</i>	Brown Silky Oak	LC	-
Proteaceae	<i>Helicia australasica</i>	Austral Oak	LC	-
Proteaceae	<i>Helicia nortoniana</i>	Norton's Helicia	LC	-
Proteaceae	<i>Musgravea heterophylla</i>		LC	-
Pteridaceae	<i>Taenitis pinata</i>	Morse Fern	LC	-
Rhamnaceae	<i>Alphitonia whitei</i>	Red Ash	LC	-
Rosaceae	<i>Rubus alceifolius</i>	Giant Bramble	I	-
Rousseaceae	<i>Abrophyllum ornans</i>	Native Hydrangea	LC	-
Rubiaceae	<i>Antirhea tenuifolia</i>	Crimson Berry	I	-
Rubiaceae	<i>Attractocarpus fitzalani</i>	Brown Gardenia	LC	-
Rubiaceae	<i>Gardenia ovularis</i>	Native Gardenia	LC	-
Rutaceae	<i>Acronychia acronychioides</i>	White Aspen	LC	-
Rutaceae	<i>Acronychia parviflora</i>	Fraser Island Acronychia	LC	-
Rutaceae	<i>Acronychia vestita</i>	Lemon Aspen	LC	-
Rutaceae	<i>Flindersia bourjotiana</i>	Silver Ash	LC	-
Rutaceae	<i>Flindersia ifflana</i>	Hickory Ash	LC	-
Rutaceae	<i>Melicope vitiflora</i>	Northern Evodia	LC	-
Sapindaceae	<i>Harpullia frutescens</i>	Dwarf Harpulia	LC	-
Sapindaceae	<i>Mischocarpus lachnocarpus</i>	Woolly Brush Apple	LC	-
Sapindaceae	<i>Sarcopteryx martyana</i>	-	LC	-
Sapindaceae	<i>Sarcopteryx montana</i>	Mountain Tamarind	LC	-
Sapindaceae	<i>Toechima erythrocarpa</i>	Foambark	LC	-
Sapotaceae	<i>Planchonella chartacea</i>	Thin-leaved Condo	LC	-
Smilacaceae	<i>Smilax aculeatissima</i>	-	LC	-
Sterculiaceae	<i>Franciscodendron laurifolium</i>	Cabbage Crowsfoot	LC	-
Thymelaeaceae	<i>Lethedon setosa</i>	-	LC	-
Vitaceae	<i>Cissus penninervis</i>	Five-leaf Water Vine	LC	-
Winteraceae	<i>Bubbia semecarpoides</i>	Australian Pepper Tree	LC	-
Zingiberaceae	<i>Alpinia caerulea</i>	Wild Ginger	LC	-

¹ Queensland (Qld) Status: Nature Conservation Act 1992: EX = Extinct, EW = Extinct in the wild CR = Critically Endangered, EN = Endangered, VU = Vulnerable, NT = Near Threatened, SLC = Special Least Concern; Biosecurity Act 2014: I = invasive, R = Restricted Invasive Species

² Commonwealth (Cth) Status: EPBC Act: EX = Extinct, EW = Extinct in the wild CE = Critically Endangered, EN = Endangered, VU = Vulnerable, - = not protected under the EPBC Act. WoNs = Weed of National Significance



APPENDIX

F

IMPACT MANAGEMENT PLAN



BACKGROUND

Two threatened plant species were recorded within the clearing impact area for the proposed disturbance project area during the flora survey – *Rhodamnia sessiliflora* (listed endangered under the *Nature Conservation Act 1992*; Qld) and *Rhodomyrtus pervagata* (listed endangered under the *Nature Conservation Act 1992*; Qld). There were a total of 19 individuals of *Rhodamnia sessiliflora*, and ten individuals of *Rhodomyrtus pervagata* recorded within the clearing impact area of the propose disturbance project area during the flora survey (Maps 6 and 7, Appendix A).

Protected Plant Profiles

Rhodamnia sessiliflora

Rhodamnia sessiliflora belongs to the Myrtaceae family and is listed as a threatened species under Schedule 1, Part 2, Division 4, Subdivision 1 of the *Nature Conservation (Plant) Regulation 2020* (Qld). The species is classified as endangered under the *Nature Conservation Act 1992* (Qld). There is currently no population estimate available for the species.

Rhodamnia sessiliflora is restricted to coastal and subcoastal parts of northeastern Queensland, extending from about Rossville, south of Cooktown, to the Paluma Range National Park. It grows in well-developed rainforest and monsoon forest on various soils, at altitudes from near sea level to about 1000 m (Zich et al., 2020).

As a plant in the Myrtaceae family, this species is susceptible to the introduced pathogen *Puccinia psidii*, commonly known as Myrtle Rust, and is in rapid decline. Translocation is a well-established conservation tool for Myrtaceae species, although success is not guaranteed (Makinson et al., 2020).

Rhodomyrtus pervagata

Rhodomyrtus pervagata belongs to the Myrtaceae family and is listed as a threatened species under Schedule 1, Part 2, Division 4, Subdivision 1 of the *Nature Conservation (Plant) Regulation 2020* (Qld). The species is classified as endangered under the *Nature Conservation Act 1992* (Qld). There is currently no population estimate available for the species.

Rhodomyrtus pervagata is endemic to north-east Queensland, specifically the area from the Mt Windsor Tableland to the Paluma Range National Park. It grows in and on the edges of coastal and sub-coastal rainforests, favouring soils derived from granite or basalt.

As a plant in the Myrtaceae family, this species is susceptible to the introduced pathogen *Puccinia psidii* – commonly known as myrtle rust – and is in rapid decline. Translocation is a well-established conservation tool for Myrtaceae species, although success is not guaranteed (Makinson et al., 2020).

Species Dynamics in the Clearing Impact Area

***Rhodamnia sessiliflora* in the Clearing Impact Area**

The clearing impact area was traversed during the flora survey conducted. A total of 19 individuals of *Rhodamnia sessiliflora* (listed endangered under the *Nature Conservation Act 1992*; Qld) were recorded within the clearing impact area of the proposed disturbance project area during the flora survey (Map 6, Appendix A).

Within the clearing impact area, the *Rhodamnia sessiliflora* population was recorded within remnant *RE7.11.1a Mesophyll vine forest on lowlands and foothills on metamorphics of the very wet and wet rainfall zones*, and *RE7.11.1b Mesophyll vine forest recovering from disturbance, with Acacia spp. canopy or emergents on lowlands and foothills on metamorphics, of the very wet and wet rainfall zones*. As the population was recorded within remnant Complex notophyll vine forest, it was considered to be ‘in the wild’ as per the definition provided in *Operational Policy - When a protected plant in Queensland is taken to be ‘in the wild’* (Department of Environment, Science and Innovation, 2023).

The locations of the *Rhodamnia sessiliflora* individuals are shown in Map 6, Appendix A, with the GPS locations also provided in the WildNet Database Entry Form in Appendix F. Figure 5 shows photographs of the *Rhodamnia sessiliflora* recorded within the clearing impact area during the flora survey.



Figure 5 Photographs of *Rhodamnia sessiliflora*

6.1.1.1 *Rhodomyrtus pervagata* in the Clearing Impact Area

Ten individuals of *Rhodomyrtus pervagata* (listed endangered under the *Nature Conservation Act 1992*; Qld) were recorded within the clearing impact area of the proposed disturbance project area (Map 6, Appendix A).

Within the clearing impact area, *Rhodomyrtus pervagata* was recorded within remnant *RE7.11.1b Mesophyll vine forest recovering from disturbance, with Acacia spp. canopy or emergents on lowlands and foothills on metamorphics, of the very wet and wet rainfall zones*. As the individuals were recorded within remnant Complex notophyll vine forest they were considered to be 'in the wild' as per the definition provided in *Operational Policy - When a protected plant in Queensland is taken to be 'in the wild'* (Department of Environment, Science and Innovation, 2023).

The locations of the *Rhodomyrtus pervagata* individuals are shown in Map 6, Appendix A, with the GPS locations also provided in the WildNet Database Entry Form in Appendix F. Figure 6 shows photographs of the *Rhodomyrtus pervagata* recorded within the clearing impact area during the flora survey.



Figure 6 Photographs of *Rhodomyrtus pervagata*



ATTEMPTS TO AVOID AND MINIMISE IMPACTS

Under the *Nature Conservation Act 1992 (Qld)*, a Clearing Permit (Protected Plants) may only be granted if the applicant can demonstrate that effort has been made to avoid impacts to protected plants and, where impacts are unavoidable, all effort has been made to minimise impacts. The following outlines the measures taken to avoid and minimise impacts to the individuals of *Rhodamnia sessiliflora* and *Rhodomyrtus pervagata* that were recorded within the clearing impact area of the proposed disturbance project area during the flora survey.

Avoidance and Minimisation Measures

To minimise direct and indirect impacts on threatened flora species, the proposed development layout was adjusted following the results of the flora survey. Ideally, the primary residence would be offset by at least 30 metres from each individual of threatened species to reduce potential indirect impacts such as edge effects, changes in drainage, and increased light disturbance. However, given the number and distribution of threatened flora individuals recorded within the Lot, achieving this separation distance for all individuals recorded was not feasible without abandoning development on the Lot, which is zoned for rural residential purposes under the Mareeba Shire Council Planning Scheme. Instead, minimisation measures have been implemented to reduce impacts on these species.

The original proposed disturbance was located directly over an individual of *Rhodomyrtus pervagata* (see Figure 7). To avoid direct disturbance to this individual, the proposed disturbance was shifted westward, thereby retaining that individual *in situ* with a buffer of >5 m retained. While the revised footprint remains relatively close to the plant, further movement to the west was rejected as a feasible solution, as this would bring the dwelling too close to the existing constructed driveway and approved caretakers cottage, whereas a shift eastward was also rejected as this would necessitate a longer driveway, additional vegetation clearing and edge effects, and increased earthworks, and would also encroach into a gully area prone to flooding. The adjustment to the west represents a balanced avoidance measure, reducing direct impacts to the identified individual while minimising the overall extent of vegetation clearing and maintaining the functionality of the existing access and drainage patterns.

Through the refinement of the location of the proposed disturbance, the majority of threatened flora individuals have been successfully avoided by at least 30 m, ensuring adequate buffer distances are maintained to minimise indirect impacts. The exception is the one individual of *Rhodomyrtus pervagata* already discussed, two individuals of *Rhodomyrtus pervagata* located to the north of the proposed disturbance project area, and one individual of *Rhodamnia sessiliflora* north of the driveway extension (Figure 7). Further shifting of the disturbance to the south to increase the separation distance for these individuals however was not considered feasible, as this would result in encroachment into the watercourse, which would increase flooding risk.

With respect to these individuals, the proposed layout represents a balanced avoidance and minimisation outcome, avoiding direct impacts on all recorded threatened flora individuals while maintaining site functionality, minimising additional vegetation disturbance, edge effects and avoiding hydrological constraints associated with the gully and watercourse.

Mitigation Measures

To ensure the *Rhodomyrtus pervagata* individual that is in close proximity to the proposed disturbance, and the other nearby threatened flora species (those within 30 m) are not unnecessarily impacted during clearing and construction, the following mitigation measures will be implemented:

- Pre-clearing marking and exclusion zones: All threatened flora individuals located within 30 m of the proposed disturbance will be clearly marked with high-visibility flagging or protective mesh prior to any site disturbance. An exclusion zone will be established around each individual (those within 30 m) using a radius of 5 m.
- On-site environmental instruction: All personnel involved in vegetation clearing, earthworks, or construction will receive an instruction outlining the conditions of the approved Protected Plant Clearing Permit, the locations of threatened flora, exclusion zones, and procedures to avoid accidental damage/trampling.
- Low-impact clearing methods: Clearing will be conducted using low-impact techniques, avoiding machinery entry within exclusion zones and minimising soil compaction, root disturbance, and canopy damage.
- Sediment and runoff controls: Erosion and sediment control measures (e.g. silt fencing, diversion banks) will be installed to prevent sedimentation and altered drainage near retained plants, particularly in close proximity to the watercourse.



- Post-construction monitoring: Following construction, the individuals within 30 m of the proposed disturbance will be inspected by an Ecologist to confirm condition and identify any signs of stress or disturbance. If impacts are detected, remedial measures (e.g. soil stabilisation, mulch application, and/or weed control) will be implemented.
- Weed and pest hygiene: Construction machinery will be cleaned before entering the site to prevent the introduction of invasive species that could compete with threatened flora.

Implementation of these measures will minimise the risk of both direct and indirect impacts to *Rhodamnia sessiliflora* and *Rhodomyrtus pervagata* during vegetation clearing and construction, ensuring the long-term retention of these individuals within the Lot.

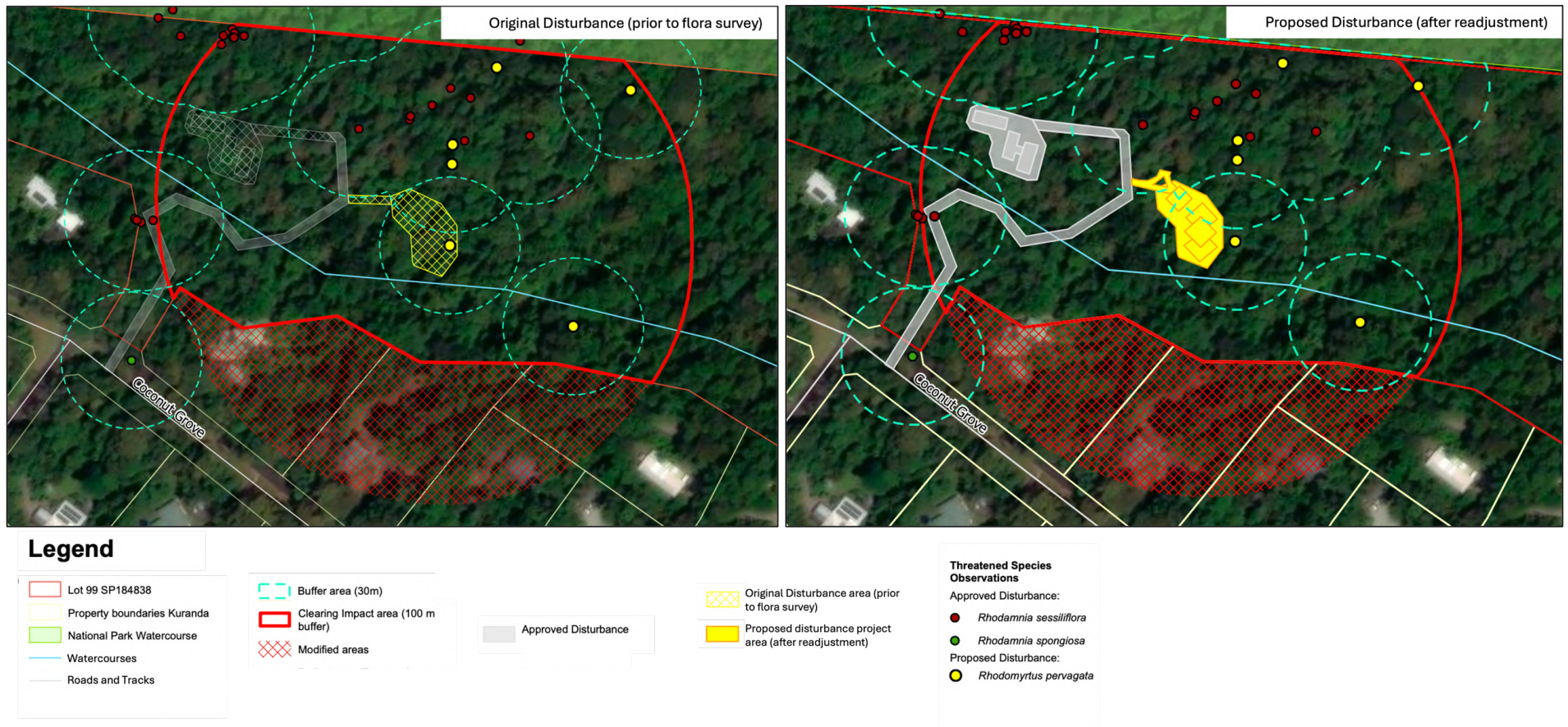


Figure 7 Images showing the location of the original planned disturbance for the primary residence (prior to the flora survey; Image 1) and the proposed disturbance after readjusting the location to avoid clearing threatened plant individuals (Image 2)



NATURE OF THE IMPACT

The disturbance will be confined to the proposed disturbance project area shown in maps in Appendix A. This clearing will be 0.076 ha of Category B (remnant) least concern RE7.11.1 that is habitat for the *Rhodamnia sessiliflora* (listed endangered under the *Nature Conservation Act 1992; Qld*) and *Rhodomyrtus pervagata* (listed endangered under the *Nature Conservation Act 1992; Qld*)

The disturbance area has been readjusted from the original plans to ensure there is no direct impact to individuals of *Rhodamnia sessiliflora* and *Rhodomyrtus pervagata* (see Figure 7).

With vegetation clearing to occur within the proposed disturbance project area, direct impacts to threatened species habitat will occur through the removal of native vegetation and ground cover. In addition to the loss of habitat, indirect impacts may arise from changes to the surrounding microhabitat conditions, including increased weed invasion, edge effects, and soil and hydrological disturbance, which can lead to the gradual degradation of retained habitat areas. These impacts have the potential to reduce habitat quality and connectivity for threatened flora species if not appropriately managed. The 30 m native vegetation buffer that is proposed to be retained around most individuals will however minimise these indirect impacts.

Table 6 outlines the project impacts to the EVNT species and their supporting habitat

Table 6
Project impacts to
EVNT plants and
their supporting
habitat

Impact Description	Proposed Disturbance	
	<i>Rhodamnia sessiliflora</i>	<i>Rhodomyrtus pervagata</i>
Total area of the property	5.53 ha	
Clearing impact area prior to removal of modified areas (include removal of national park area)	3.81 ha	
Total clearing impact area (with removal of modified areas and national park)	2.83 ha	
	<i>Rhodamnia sessiliflora</i>	<i>Rhodomyrtus pervagata</i>
Total surveyed population within the clearing impact area	19	10
Number to be directly impacted by vegetation clearing	0	0
Percentage of surveyed population to be directly impacted	0%	0%
Supporting habitat to be impacted	0.076 ha	0.076 ha

PROPOSED MANAGEMENT OF IMPACT

Impact Management

In accordance with section 87 of the *Nature Conservation (Plants) Regulation 2020 (Qld)*, impact management for unavoidable impacts is required. Impact management to account for clearing within 100 m of the threatened species record has considered opportunities to retain habitat buffers to minimise indirect impacts that may occur post vegetation clearing for the project area.

Impact management to account for potential indirect impacts to the threatened species as a result of clearing within 100 m of the records has considered translocation of the species, opportunities for propagation of the species, opportunities for rehabilitation of the species in a particular area, and site rehabilitation programs, such as erosion control and weed management to promote natural regeneration of protected plant species, in accordance with the Protected Plant Assessment Guidelines - *Nature Conservation (Plants) Regulation 2020 (Qld)*. Table 7 details the investigation into the most feasible options for impact management.



Table 7
Consideration of most appropriate management measures to account for the loss of supporting habitat for *Rhodamnia sessiliflora* and *Rhodomyrtus pervagata*

Options for Management	Feasibility
Translocation of the species	Not appropriate Not considered appropriate as no individuals will be directly cleared as a result of the proposed disturbance. All individuals will be retained <i>in situ</i> with appropriate mitigation measures in place to reduce likelihood of edge effects and trampling.
Opportunities for propagation of the species	
Opportunities for rehabilitation of the species in a particular area	Not appropriate All individuals of <i>Rhodamnia sessiliflora</i> and <i>Rhodomyrtus pervagata</i> will be retained. The retained individuals appear to be thriving on the site, with 37 individuals from three threatened species (<i>Rhodamnia sessiliflora</i> , <i>Rhodomyrtus pervagata</i> and <i>Rhodamnia spongiosa</i>) found within the 5.53 ha site, with only a few showing signs of Myrtle Rust. This density is reflective of healthy populations; hence additional plantings were not considered necessary, especially given only no individuals will be directly impacted by the proposed disturbance.
Site rehabilitation program	Not appropriate The site contains remnant native vegetation that is intact, apart from the existing driveway and the approved disturbance. The site also contains minimal weed species (as listed in Appendix E). The project proposes minimal clearing for residential dwelling purposes only and very minimal direct impacts to the threatened species habitat, hence rehabilitation was not considered appropriate or required in this instance.
Mitigation measures	Mitigation Measures proposed As no individuals will be directly cleared for the proposed disturbance, impact management will account for the loss of supporting habitat for <i>Rhodamnia sessiliflora</i> and <i>Rhodomyrtus pervagata</i> . To manage unnecessary impacts to both species, a number of mitigation measures have been proposed, including: <ul style="list-style-type: none"> • Pre-clearing marking and exclusion zones: All threatened flora individuals located directly adjacent to the proposed disturbance will be clearly marked with high-visibility flagging or protective mesh prior to any site disturbance. An exclusion zones will be established with a radius of 5 metres around the retained <i>Rhodomyrtus pervagata</i> individual in close proximity to the proposed disturbance. • On-site environmental instruction: All personnel involved in vegetation clearing, earthworks, or construction will receive an instruction outlining the locations of threatened flora, exclusion zones, and procedures to avoid accidental damage/trampling. • Low-impact clearing methods: Clearing will be conducted using low-impact techniques, avoiding machinery entry within exclusion zones and minimising soil compaction, root disturbance, and canopy damage. • Sediment and runoff controls: Erosion and sediment control measures (e.g. silt fencing, diversion banks) will be installed to prevent sedimentation and altered drainage near retained plants, particularly in proximity to the watercourse. • Post-construction monitoring: Following construction, the retained <i>Rhodomyrtus pervagata</i> in close proximity to the proposed disturbance will be inspected by an ecologist to confirm it's condition and identify any signs of stress or disturbance. If impacts are detected, remedial measures (e.g. soil stabilisation, mulch application, or weed control) will be implemented. • Weed and pest hygiene: Construction machinery will be cleaned before entering the site to prevent the introduction of invasive species that could compete with threatened flora.



Demonstration that clearing supporting habitat will not impact the threatened plant populations.

As part of the impact management process, an applicant must demonstrate that vegetation clearing within 100 m of a threatened or near threatened plant species can occur without causing significant impact. In this case, sufficient evidence has been provided to confirm that the proposed clearing will not adversely affect the local populations of the identified threatened flora species.

The proposed residential clearing will result in the removal of approximately 0.076 ha of supporting habitat for *Rhodamnia sessiliflora* and *Rhodomyrtus pervagata*. This represents a very small proportion of the 5.53 ha site, which currently provides suitable habitat for 26 individuals of *Rhodamnia sessiliflora*, one individual of *Rhodamnia spongiosa*, and ten individuals of *Rhodomyrtus pervagata*. It is likely that additional individuals of these species occur outside the surveyed areas of disturbance, both within the property and within adjoining National Park land, which is protected from future development and expected to provide continuity of suitable habitat.

While there are no published case studies documenting the response of *Rhodamnia sessiliflora* or *Rhodomyrtus pervagata* populations to localised disturbance, both species are known to occur within or adjacent to disturbed areas, suggesting a tolerance to minor environmental modification as part of their natural habitat dynamics. Given the small, localised extent of the proposed disturbance relative to the total habitat area, and the presence of extensive adjoining protected habitat, the loss of 0.076 ha of supporting habitat is not expected to result in a significant adverse impact on the populations of *Rhodamnia sessiliflora*, *Rhodomyrtus pervagata*, or *Rhodamnia spongiosa* within the site.

Furthermore, the implementation of avoidance and mitigation measures, including the establishment of exclusion zones, and post-construction monitoring, will ensure that the remaining habitat and all retained individuals are protected from unnecessary disturbance during development activities.

JUSTIFICATION OF IMPACT MANAGEMENT

The expected success rate of the proposed impact management measures is 100%, with no individuals of *Rhodamnia sessiliflora* or *Rhodomyrtus pervagata* anticipated to be directly impacted within the clearing impact area of the proposed disturbance. This high success rate reflects the effectiveness of the avoidance, minimisation, and mitigation measures proposed to be implemented during the planned construction activities.

Through careful site planning, the proposed development has avoided direct disturbance to all recorded threatened flora individuals, and appropriate buffers and exclusion zones have been established to prevent indirect impacts. Accordingly, the risk of adverse effects to these populations has been avoided or reduced to a negligible level, ensuring the ongoing persistence of the species within the local area.

SURVIVAL OF THE PLANT IN THE WILD

The survival of *Rhodamnia sessiliflora* and *Rhodomyrtus pervagata* populations within the clearing impact area will be ensured through the implementation of a combination of avoidance, minimisation, and mitigation measures, as outlined below:

- **Avoidance of direct impacts:** All individuals of *Rhodamnia sessiliflora* and *Rhodomyrtus pervagata* recorded within the proposed disturbance area during the flora survey have been avoided through design refinement, ensuring that no direct clearing of these individuals will occur.
- **Minimisation of supporting habitat disturbance:** Clearing of supporting habitat has been avoided and minimised wherever possible through the following actions:
 - Rearrangement of the proposed disturbance project area to maintain a minimum 30 m buffer from most recorded threatened plant individuals (refer to Map 7, Appendix A).
 - Utilisation of the existing driveway, originally cleared in 2006, which can be maintained under a general exemption for the take of protected plants under section 49 of the *Nature Conservation (Plants) Regulation 2020* (Qld). This avoids the need for additional clearing of remnant vegetation and threatened species supporting habitat.
- **Mitigation during clearing activities:** During site establishment and clearing, mitigation measures will be implemented to ensure that all protected plant individuals located within 30 m of the disturbance footprint are

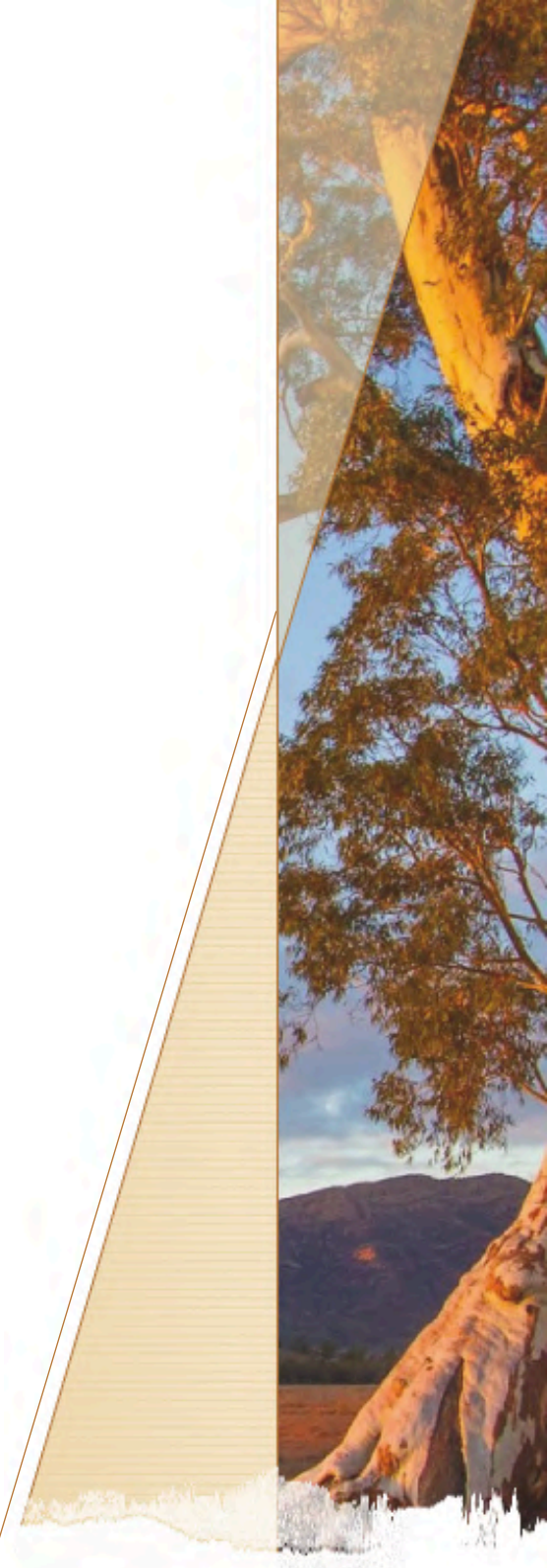


safeguarded from trampling, machinery intrusion, and other unnecessary impacts. These measures include clearly marking exclusion zones and instructions provided to site personnel.

Collectively, these measures will ensure that the local populations of *Rhodamnia sessiliflora* and *Rhodomyrtus pervagata* remain viable and self-sustaining in the wild, with no expected decline as a result of the proposed development.

Offset Assessment

The *Protected Plants Assessment Guideline* states that an offset compensates for residual impacts after impact management requirements of the guideline have been met. Clearing activities proposed for the residential dwelling are not anticipated to adversely impact on the viability of the *Rhodamnia sessiliflora* and *Rhodomyrtus pervagata* populations, considering the avoidance, minimisation and mitigation measures that have been proposed. Therefore, offsets were not considered applicable for this project.



APPENDIX

G

WILDNET SPECIES FORM

Number	Collector	Start date	End date	Location	Latitude	Longitude	Zone	Easting	Northing	Datum	Precision (m)	Altitude (m)	Vegetation code	Landform code	Slope	Aspect	Scientific name	Common name	Count	Count type	Age code	Sex code	Breeding code	Identification method	Collector code	Specimen registration	Specimen location	Collection notes	Vetting code	
1	Julian Pitcher	1/9/2025	1/9/2025	Coconut Grove, Kuranda QLD 4881	145.646557	-16.806852				GDA94	5	350	CNVF	PLA	12.5	45	Rhodomirtus pervagata	Ironwood	2	A	NA	NA	NB	SEE						C
2	Julian Pitcher	1/9/2025	1/9/2025	Coconut Grove, Kuranda QLD 4881	145.646559	-16.806774				GDA94	5	350	CNVF	PLA	12.5	45	Rhodomirtus pervagata	Ironwood	2	A	NA	NA	NB	SEE						C
3	Julian Pitcher	1/9/2025	1/9/2025	Coconut Grove, Kuranda QLD 4881	145.646736	-16.806469				GDA94	5	352	CNVF	PLA	12.5	45	Rhodomirtus pervagata	Ironwood	1	A	NA	NA	NB	SEE						C
4	Julian Pitcher	1/9/2025	1/9/2025	Coconut Grove, Kuranda QLD 4881	145.647271	-16.806559				GDA94	5	354	CNVF	PLA	12.5	45	Rhodomirtus pervagata	Ironwood	3	A	NA	NA	NB	SEE						C
5	Julian Pitcher	1/9/2025	1/9/2025	Coconut Grove, Kuranda QLD 4881	145.647042	-16.807493				GDA94	5	348	CNVF	PLA	12.5	45	Rhodomirtus pervagata	Ironwood	1	A	NA	NA	NB	SEE						C
6	Julian Pitcher	1/9/2025	1/9/2025	Coconut Grove, Kuranda QLD 4881	145.646548	-16.807173				GDA94	5	346	CNVF	PLA	12.5	45	Rhodomirtus pervagata	Ironwood	1	A	NA	NA	NB	SEE						C

Number	Collector	Start date	End date	Location	Latitude	Longitude	Zoogeography	Elevation	Datum	Precision (m)	Altitude (m)	Vegetation code	Landform code	Slope	Aspect	Scientific name	Common name	Count	Count type	Age code	Sex code	Breeding code	Identification method	Collector	Specimen	Specialist	Coll. date	Vetting code
1	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80637802	145.6456353			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
2	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80634322	145.6456421			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
3	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80631699	145.6456777			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
4	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80633259	145.6456863			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
5	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80634881	145.6456804			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
6	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80635095	145.6456848			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
7	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.8063444	145.6457248			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
8	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80671206	145.6461841			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
9	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80627309	145.645382			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
10	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80634486	145.6454711			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	3	A	NA	NA	NB	SEE					C
11	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80667581	145.6463867			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
12	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80666235	145.6463908			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
13	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80661882	145.6464772			GDA94	5	351	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
14	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80655094	145.6465511			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
15	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80658937	145.6466306			GDA94	5	351	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	3	A	NA	NA	NB	SEE					C
16	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.8067591	145.6466071			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
17	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80673935	145.646868			GDA94	5	354	CNVF	PLA	12.5	45	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
18	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80708215	145.6453136			GDA94	5	338	CNVF	PLA	12.5	200	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
19	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80706769	145.6452881			GDA94	5	338	CNVF	PLA	12.5	200	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
20	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80707403	145.6453817			GDA94	5	338	CNVF	PLA	12.5	200	Rhodamnia sessiliflora	Iron Mallotwood	1	A	NA	NA	NB	SEE					C
21	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80707333	145.6452965			GDA94	5	338	CNVF	PLA	12.5	200	Rhodamnia sessiliflora	Iron Mallotwood	2	A	NA	NA	NB	SEE					C
22	Julian Pitcher	3/12/2024	3/12/2024	Coconut Grove, Kuranda QLD 4881	-16.80762807	145.6452751			GDA94	5	349	CNVF	PLA	12.5	200	Rhodamnia spongiosa	Green Mallotwood	1	A	NA	NA	NB	SEE					C

DOCUMENT INFORMATION

Prepared for	Brett Stevenson
Project Name	18 Coconut Grove, Kuranda
Document Name	Supplementary Flora Survey Report Impact Management Plan
Date	October 2025
Version	1

DOCUMENT CONTROL

Version	Date	Author	Details
1	22/09/25	Stephane Batista	Document draft and GIS
	13/10/25	Emily Krunes	Document finalisation

CITATION

Trend Environmental. (2025). *Supplementary Flora Survey Report and Impact Management Plan*. 18 Coconut Grove, Kuranda. Version 1 (dated 13 October 2025) Prepared on behalf of Brett Stevenson. October 2025.

PHOTOGRAPHS

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Permit

Section 86 of Nature Conservation (Plants) Regulation 2020

Protected Plant Clearing Permit

This wildlife authority is issued under the following legislation: Nature Conservation (Plants) Regulation 2020.

Permit number: WA0067480

Valid from: 12 November 2025 to 25 March 2027

Activity: Clearing endangered, vulnerable or near threatened plants

Role	Name	Registered address	
Principal Holder:	Brett Andrew Stevenson	Unit 3 85-93 Williams Esplanade PALM COVE QLD 4879 Australia	
Person In Charge:	Brett Andrew Stevenson		
Business name:		ABN/ACN	
Activity location/licensed premises	LOT 99/SP184838		

Schedule

Family or Species or Schedule	Details	Category	Quantity	Unit
Species	Rhodamnia sessiliflora	Live	3.55	Hectares
Species	Rhodamnia spongiosa	Live	3.55	Hectares
Species	Rhodomyrtus pervagata	Live	3.55	Hectares

Christian Retschlag
Department of the Environment, Tourism, Science and Innovation
Delegate of the administering authority
Nature Conservation Act 1992

Enquiries:
Wildlife Assessment Team
Email: wildlife@detsi.qld.gov.au
Postal Address: PO Box 2454, Brisbane, Qld, 4001

Date issued: 12 November 2025



Nature Conservation Legislative Requirements and Conditions

Legislative Requirements

- PPCLR01 This permit does not exempt the permit holder from obtaining other approvals relevant to the harvest of whole protected plants at the site.
- PPCLR02 Activities carried out under this authority apply to non-protected areas only.
- PPCLR03 This permit includes the clearing of least concern protected plants within the clearing area.

Conditions

- PPCM01 Activities relating to the impact of threatened or near threatened plant species under this permit must be in accordance with the procedures and actions outlined in the following documents, except where conditions below indicate otherwise:
Protected Plants Flora Survey Report – "52-1-1 Trend_Coconut Grove_Flora Survey Report v2 0303025.pdf" and 52-2-1 Trend_Coconut Grove Primary Residence_Flora Survey Report 131025.pdf, and
Associated appendices which includes the Impact Management Plan v2 03/03/025 and 13/10/2025; Flora Trigger Map and supporting documentation Flora Survey Records.
- PPCM04 Should the project not proceed, in addition to the requirement to rehabilitate the area/s once cleared, the site/s must not be further disturbed and must be maintained to ensure erosion and weed control.
- PPCC001 This permit approves the clearing impact area of 3.55 Ha with nil take of *Rhodamnia sessiliflora* (Iron Malletwood), *Rhodamnia spongiosa* (Scrub Malletwood) and nil take *Rhodomyrtus pervagata* (Ironwood) and authorises the clearing of protected plants in the clearing area that were not specified in the Flora Survey Report.
- PPCC002 ADVISORY INFORMATION NOTICE: Clearing is to be conducted in a sequential manner and must be conducted in a way that directs escaping wildlife away from the area and into adjacent natural areas. A licensed spotter/catcher must be employed where there is a risk to native fauna present within the clearing site. The permit holder must ensure any injured animals are referred to an appropriate wildlife carer group or veterinarian.
- PPCC01 ADVISORY INFORMATION NOTICE
If you are endorsing another person to carry out an activity under this plant authority, this person must be in possession of a copy of the authority that is
- (a) signed by the authority holder;
 - (b) include the person's full name and residential address; and
 - (c) show any instructions the authority holder has given (for example, limits on species, numbers, or the activity location).
- PPCC003 Within 10 business days after expiry of the permit a report must be emailed to wildlife.operations@detsi.qld.gov.au to advise the success with avoiding and mitigating impacts on all species listed in PPCC001 associated with Brett Andrew Stevenson proposed project for residential dwelling - house, shed and driveway extension.

ATTACHMENT 5 – PLANNING SCHEME CODES – STATEMENT OF COMPLIANCE

6.2.10 Rural residential zone code

6.2.10.1 Application

- (1) This code applies to assessing development where:
 - (a) located in the Rural residential zone; and
 - (b) it is identified in the assessment benchmarks for assessable development and requirements for accepted development column of an assessment table in Part 5 of the planning scheme.

6.2.10.2 Purpose

- (1) The purpose of the Rural residential zone code is to provide for residential development on large lots where local government infrastructure and services may not be provided on the basis that the intensity of development is generally dispersed.
- (2) Mareeba Shire Council's purpose of the Rural residential zone code is to provide for residential development on a range of larger lots which take account of the history of rural residential development throughout the region. Limited agricultural and animal husbandry activities which contribute to a semi-rural setting may be appropriate on lots with areas in the upper range of lot sizes.
- (3) The Rural residential zone has been broken into three precincts to cater for the distinct lot sizes and levels of servicing that historically occurred in this zone:
 - (a) The 2 hectare precinct is characterised by significant clusters of larger rural residential lifestyle lots that have limited infrastructure and proximity to services. Lots within this precinct will not be reconfigured below 2 hectares in size;
 - (b) The 1 hectare precinct is characterised by significant clusters of rural residential lifestyle lots that have limited access to infrastructure and proximity to services. Lots within this precinct will not be reconfigured below 1 hectare in size; and
 - (c) The 4,000m² precinct is characterised by clusters of smaller rural residential lots in proximity to activity centres, where reticulated water supply and an urban standard of infrastructure (apart from sewerage) can be provided. Lots within this precinct will not be reconfigured below 4,000m².
- (4) The purpose of the code will be achieved through the following overall outcomes:
 - (a) The development of large rural residential lots with attendant provision of onsite infrastructure is facilitated;
 - (b) Development within the zone preserves the environmental and topographical features of the land by integrating an appropriate scale of rural residential activities;
 - (c) Development avoids areas of ecological significance;
 - (d) Low-impact activities such as small-scale eco-tourism and outdoor recreation uses are permitted within the zone where the impacts of such uses are acceptable;
 - (e) Natural features such as creeks, gullies, waterways, wetlands and vegetation and bushland are retained, enhanced and buffered from the impacts of development, with unavoidable impacts minimised through location, design, operation and management requirements;
 - (f) Other uses may be appropriate where meeting the day to day needs of the rural residential catchment or having a direct relationship to the land in which the particular use is proposed. Any such uses should not have any adverse effects on the residential amenity of the area through factors such as noise generation, traffic generation or other factors associated with the use;

- (g) Reconfiguring a lot will maintain the predominant lot size of the precinct or intended for the precinct; and
- (h) Reconfiguring a lot involving the creation of new lots is not undertaken external to a precinct in the Rural residential zone in consideration of the inherent environmental, and/or physical infrastructure and/or social infrastructure constraints of Rural residential zoned land outside of identified precincts.

6.2.10.3 Criteria for assessment

Table 6.2.10.3—Rural residential zone code - For accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes	Complies	Comments
For accepted development subject to requirements and assessable development			
Height			
<p>PO1 Building height takes into consideration and respects the following:</p> <ul style="list-style-type: none"> (a) the height of existing buildings on adjoining premises; (b) the development potential, with respect to height, on adjoining premises; (c) the height of buildings in the vicinity of the site; (d) access to sunlight and daylight for the site and adjoining sites; (e) privacy and overlooking; and (f) site area and street frontage length. 	<p>AO1 Development has a maximum building height of:</p> <ul style="list-style-type: none"> (a) 8.5 metres; and (b) 2 storeys above ground level. 	✓	Future dwellings will comply with the height limits
Outbuildings and residential scale			
<p>PO2 Domestic outbuildings:</p> <ul style="list-style-type: none"> (a) do not dominate the lot on which they are located; and (b) are consistent with the scale and character of development in the Rural residential 	<p>AO2.1 On lots less than 2 hectares, domestic outbuildings do not exceed:</p> <ul style="list-style-type: none"> (a) 150m² in gross floor area; and (b) 5.5 metres above natural ground level. 		N/A
	<p>AO2.2 On lots greater than 2 hectares, domestic</p>		N/A

Performance outcomes	Acceptable outcomes	Complies	Comments
zone.	outbuildings do not exceed: (a) 200m ² in gross floor area; and (b) 8.5 metres above natural ground level.		
Siting			
<p>PO3 Development is sited in a manner that considers and respects:</p> <ul style="list-style-type: none"> (a) the siting and use of adjoining premises; (b) access to sunlight and daylight for the site and adjoining sites; (c) privacy and overlooking; (d) opportunities for casual surveillance of adjoining public spaces; (e) air circulation and access to natural breezes; (f) appearance of building bulk; and (g) relationship with road corridors. 	<p>AO3 Buildings and structures include a minimum setback of:</p> <ul style="list-style-type: none"> (a) 40 metres from a frontage to a State-controlled Road; (b) 6 metres from a frontage to any other road; (c) 10 metres from a boundary to an adjoining lot in the 2 hectare precinct, 1 hectare precinct or the Rural zone or Conservation zone; (d) 5 metres from a boundary to an adjoining lot in the 4,000m² precinct; and (e) 3 metres from a side or rear boundary otherwise. 	✓	<p>Future dwellings will be sited within nominated building envelopes</p>
Accommodation density			
<p>PO4 The density of Accommodation activities:</p> <ul style="list-style-type: none"> (a) contributes to housing choice and affordability; (b) respects the nature and density of surrounding land use; (c) does not cause amenity impacts beyond the reasonable expectation of accommodation density for the zone; and 	<p>AO4 Development provides a maximum density for Accommodation activities of 1 dwelling or accommodation unit per lot.</p>	✓	<p>One house per proposed allotment will apply</p>

Performance outcomes	Acceptable outcomes	Complies	Comments
(d) is commensurate to the scale and frontage of the site.			
For assessable development			
Site cover			
<p>PO5 Buildings and structures occupy the site in a manner that:</p> <ul style="list-style-type: none"> (a) makes efficient use of land; (b) is consistent with the bulk and scale of surrounding buildings; and (c) appropriately balances built and natural features. 	<p>AO5 No acceptable outcome is provided.</p>	✓	Will Comply
Building design			
<p>PO6 Building facades are appropriately designed to:</p> <ul style="list-style-type: none"> (a) include visual interest and architectural variation; (b) maintain and enhance the character of the surrounds; (c) provide opportunities for casual surveillance; (d) include a human scale; and (e) encourage occupation of outdoor space. 	<p>AO6 No acceptable outcome is provided.</p>	✓	Will Comply

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO7 Development complements and integrates with the established built character of the Rural residential zone, having regard to:</p> <ul style="list-style-type: none"> (a) roof form and pitch; (b) eaves and awnings; (c) building materials, colours and textures; and (d) window and door size and location. 	<p>AO7 No acceptable outcome is provided.</p>	✓	Will Comply
Non-residential development			
<p>PO8 Non-residential development:</p> <ul style="list-style-type: none"> (a) is consistent with the scale of existing development; (b) does not detract from the amenity of nearby residential uses; (c) does not impact on the orderly provision of non-residential development in other locations in the shire; and (d) directly supports the day to day needs of the immediate residential community; or (e) has a direct relationship to the land on which the use is proposed. 	<p>AO8 No acceptable outcome is provided.</p>		N/A
Amenity			
<p>PO9 Development must not detract from the amenity of the local area, having regard to:</p> <ul style="list-style-type: none"> (a) noise; (b) hours of operation; 	<p>AO9 No acceptable outcome is provided.</p>		N/A

Performance outcomes	Acceptable outcomes	Complies	Comments
(c) traffic; (d) advertising devices; (e) visual amenity; (f) privacy; (g) lighting; (h) odour; and (i) emissions.			
PO10 Development must take into account and seek to ameliorate any existing negative environmental impacts, having regard to: (a) noise; (b) hours of operation; (c) traffic; (d) advertising devices; (e) visual amenity; (f) privacy; (g) lighting; (h) odour; and (i) emissions.	AO10 No acceptable outcome is provided.		N/A

9.4.4 Reconfiguring a lot code

9.4.4.1 Application

- (1) This code applies to assessing development where:
 - (a) for Reconfiguring a lot; and
 - (b) it is identified in the assessment benchmarks for assessable development and requirements for accepted development column of an assessment table in Part 5 of the planning scheme.

9.4.4.2 Purpose

- (1) The purpose of the Reconfiguring a lot code is to ensure that land is:
 - (a) arranged in a manner which is consistent with the intended scale and intensity of development within the area;
 - (b) provided with access to appropriate movement and open space networks; and
 - (c) contributes to housing diversity and accommodates a range of land uses.
- (2) The purpose of the code will be achieved through the following overall outcomes:
 - (a) Subdivision of land achieves the efficient use of land and the efficient provision of infrastructure and transport services;
 - (b) Lots are of a suitable size and shape for the intended or potential use having regard to the purpose and overall outcomes of the relevant zone or precinct.
 - (c) Subdivision of land creates lots with sufficient area and dimensions to accommodate the ultimate use, meet user requirements, protect environmental features and account for site constraints;
 - (d) A range and mix of lot sizes is provided to facilitate a variety of industry and housing types;
 - (e) Subdivision design incorporates a road network that provides connectivity and circulation for vehicles and provide safe and efficient access for pedestrians, cyclists and public transport;
 - (f) Subdivision design provides opportunities for walking and cycling for recreation and as alternative methods of travel;
 - (g) Subdivision of land provides and integrates a range of functional parkland, including local and district parks and open space links for the use and enjoyment of the residents of the locality and the shire;
 - (h) Subdivision of land contributes to an open space network that achieves connectivity along riparian corridors and between areas with conservation values;
 - (i) Subdivision within the Rural zone maintains lots equal to or larger than 60ha, except for where:
 - (a) The subdivision results in no additional lots (boundary realignment) and does not create an additional *rural lifestyle* lot or *rural residential purposes* lot; or
 - (b) The subdivision is limited to the creation of one additional allotment to accommodate a *public reconfiguration purpose*;
 - (j) Land in historical townships is not reconfigured to be used for urban purposes; and
 - (k) Residential subdivision and greenfield development is designed to consider and respect:
 - i. topography;
 - ii. climate responsive design and solar orientation;
 - iii. efficient and sustainable infrastructure provision;
 - iv. environmental values;
 - v. water sensitive urban design;
 - vi. good quality agricultural land; and
 - vii. the character and scale of surrounding development.

9.4.4.3 Criteria for assessment

Table 9.4.4.3A—Reconfiguring a lot code – For assessable development

Performance outcomes	Acceptable outcomes	Complies	Comments
Area and frontage of lots – except for Rural zone			
<p>PO1 Lots include an area and frontage that:</p> <ul style="list-style-type: none"> (a) is consistent with the design of lots in the surrounding area; (b) allows the desired amenity of the zone to be achieved; (c) is able to accommodate all buildings, structures and works associated with the intended land use; (d) allow the site to be provided with sufficient access; (e) considers the proximity of the land to: <ul style="list-style-type: none"> (i) centres; (ii) public transport services; and (iii) open space; and (f) allows for the protection of environmental features; and (g) accommodates site constraints. 	<p>AO1.1 Lots provide a minimum area and frontage in accordance with Table 9.4.4.3B.</p>	✓	<p>While not within a Precinct, the size of each allotment is suitable given the constraints and site characteristics</p> <p>Suitable access is provided for each allotment for vehicles and access to services</p>
Area and frontage of lots – Rural zone			

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO1.1 No lots are created with an area of less than 60ha, except for where:</p> <ul style="list-style-type: none"> (a) The subdivision results in no additional lots (boundary realignment) and does not create an additional <i>rural lifestyle</i> lot or <i>rural residential purposes</i> lot; or (b) The subdivision is limited to the creation of one additional allotment to accommodate a <i>public reconfiguration</i> purpose. <p>Note: This also applies to applications for boundary realignment.</p>	<p>AO1.1 No acceptable outcome is provided.</p>		<p>N/A</p>
<p>PO1.2 Where for a boundary realignment, the realignment only occurs where it would:</p> <ul style="list-style-type: none"> (a) Improve agricultural efficiency; or (b) Facilitate agricultural activity or conservation outcomes; or (c) Resolve boundary issues where a house, structure or works is built over the boundary line of the lots. 	<p>AO1.2 No acceptable outcome is provided.</p>		<p>N/A</p>

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO1.3 Where for a boundary realignment, the proposed lots are:</p> <ul style="list-style-type: none"> (a) Able to accommodate all buildings, structures and works associated with the rural use; (b) Suitable to allow the site to be provided with sufficient access; (c) Include enough space within the new lots to accommodate buffers from adjoining land uses to mitigate adverse impacts such as chemical spray drift, odour, noise, fire, smoke and ash; (d) Do not constrain existing industries from expanding or new agricultural enterprises from being established; (e) Do not create new lots for <i>rural lifestyle</i> or <i>rural residential purposes</i>; and (f) Are not for the purposes of creating a separate house lot. 	<p>AO1.3 No acceptable outcome is provided.</p>		<p>N/A</p>

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO1.4 Where for the creation of one additional lot to accommodate a <i>public reconfiguration purpose</i>:</p> <p>(a) The lot has sufficient area to be able to accommodate all buildings, structures and works associated with the intended use; and</p> <p>(b) The intended use commences on the lot prior to its creation, or a statutory covenant is registered on the title restricting the future use of the lot to the intended purpose.</p>	<p>AO1.4 No acceptable outcome is provided.</p>		<p>N/A</p>
<p>PO1.5 Reconfiguring a lot that is severed by a gazetted road and that uses the road as the boundary of division only occurs where:</p> <p>(a) The subdivision divides one lot into two; and</p> <p>(b) The existing lot is severed by a road that was gazetted before 9 May 2008; and</p> <p>(c) The resulting lot boundaries use the road as the boundary of division; and</p> <p>(d) The development:</p> <p>(i) facilitates agricultural activity; or</p> <p>(ii) facilitates conservation outcomes; and</p> <p>(e) The development ensures agricultural activity is not compromised.</p>	<p>AO1.5 No acceptable outcome is provided.</p>		<p>N/A</p>

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO1.6 All lots include a frontage that allows the site to be provided with sufficient access.</p>	<p>AO1.6 Lots provided a minimum frontage is accordance with Table 9.4.4.3B</p>		N/A
Existing buildings and easements			
<p>PO2 Reconfiguring a lot which contains existing land uses or existing buildings and structures ensures:</p> <p>(a) new lots are of sufficient area and dimensions to accommodate existing land uses, buildings and structures; and</p> <p>(b) any continuing use is not compromised by the reconfiguration.</p>	<p>AO2.1 Each land use and associated infrastructure is contained within its individual lot.</p>		N/A
	<p>AO2.2 All lots containing existing buildings and structures achieve the setback requirements of the relevant zone.</p>		N/A
<p>PO3 Reconfiguring a lot which contains an existing easement ensures:</p> <p>(a) future buildings, structures and accessways are able to be sited to avoid the easement; and</p> <p>(b) the reconfiguration does not compromise the purpose of the easement or the continued operation of any infrastructure contained within the easement.</p>	<p>AO3 No acceptable outcome is provided.</p>		N/A
Boundary realignment			
<p>PO4 The boundary realignment retains all attendant and existing infrastructure connections and potential connections.</p>	<p>AO4 No acceptable outcome is provided.</p>		N/A
Access and road network			

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO5 Access to a reconfigured lot (including driveways and paths) must not have an adverse impact on:</p> <ul style="list-style-type: none"> (a) safety; (b) drainage; (c) visual amenity; (d) privacy of adjoining premises; and (e) service provision. 	<p>AO5 No acceptable outcome is provided.</p>	✓	<p>Suitable access is provided onto Coconut Grove to provide access to the two allotments.</p>
<p>PO6 Reconfiguring a lot ensures that access to a lot can be provided that:</p> <ul style="list-style-type: none"> (a) is consistent with that provided in the surrounding area; (b) maximises efficiency and safety; and (c) is consistent with the nature of the intended use of the lot. <p>Note—The Parking and access code should be considered in demonstrating compliance with PO6.</p>	<p>AO6 Vehicle crossover and access is provided in accordance with the design guidelines and specifications set out in Planning Scheme Policy 4 – FNQROC Regional Development Manual.</p>	✓	<p>Existing access to service both allotments</p>
<p>PO7 Roads in the Industry zone are designed having regard to:</p> <ul style="list-style-type: none"> (a) the intended use of the lots; (b) the existing use of surrounding land; (c) the vehicular servicing requirements of the intended use; (d) the movement and turning requirements of B-Double vehicles. <p>Note—The Parking and access code should be considered in demonstrating compliance with PO7.</p>	<p>AO7 No acceptable outcome is provided.</p>		<p>N/A</p>
Rear lots			

Performance outcomes	Acceptable outcomes	Complies	Comments
PO8 Rear lots are designed to: <ul style="list-style-type: none"> (a) provide a high standard of amenity for residents and other users of the site; (b) provide a high standard of amenity for adjoining properties; and (c) not adversely affect the safety and efficiency of the road from which access is gained. 	AO8.1 Rear lots are designed to facilitate development that adjoins or overlooks a park or open space.	✓	While the proposal does not typically represent a rear lot subdivision, the allotments will not impact on neighbouring allotments fronting Coconut Grove, Building envelopes are substantially setback and screened by existing vegetation and a seasonal creek.
	AO8.2 No more than two rear lots are created behind any lot with a road frontage.	✓	Complies
	AO8.3 Access to lots is via an access strip with a minimum width of: <ul style="list-style-type: none"> (a) 4 metres where in the Low density residential zone or Medium density residential zone; or (b) 8 metres otherwise. 	x	Complies with the Performance Outcome. Access is provided over an existing gravel access which is not proposed to be widened. The level of access provided is suitable for the two rural residential allotments.
	AO8.4 A single access strip is provided to a rear lot along one side of the lot with direct frontage to the street. Note—Figure A provides further guidance in relation to the desired outcome.		N/A
	AO8.5 No more than 1 in 10 lots created in a new subdivision are rear lots.	✓	Complies

Performance outcomes	Acceptable outcomes	Complies	Comments
	AO8.6 Rear lots are not created in the Centre zone or the Industry zone.		N/A
Crime prevention and community safety			
PO9 Development includes design features which enhance public safety and seek to prevent opportunities for crime, having regard to: (a) sightlines; (b) the existing and intended pedestrian movement network; (c) the existing and intended land use pattern; and (d) potential entrapment locations.	AO9 No acceptable outcome is provided.		N/A
Pedestrian and cycle movement network			
PO10 Reconfiguring a lot must assist in the implementation of a Pedestrian and cycle movement network to achieve safe, attractive and efficient pedestrian and cycle networks.	AO10 No acceptable outcome is provided.	✓	The development is consistent with the rural residential estate in which the site is located.
Public transport network			

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO11 Where a site includes or adjoins a future public transport corridor or future public transport site identified through a structure planning process, development:</p> <p>(a) does not prejudice the future provision of the identified infrastructure;</p> <p>(b) appropriately treats the common boundary with the future corridor; and</p> <p>(c) provides opportunities to integrate with the adjoining corridor where a it will include an element which will attract pedestrian movement.</p>	<p>AO11 No acceptable outcome is provided.</p>		N/A
Residential subdivision			
<p>PO12 Residential lots are:</p> <p>(a) provided in a variety of sizes to accommodate housing choice and diversity; and</p> <p>(b) located to increase variety and avoid large areas of similar lot sizes.</p>	<p>AO12 No acceptable outcome is provided.</p>		N/A
Rural residential zone			
<p>PO13 New lots are only created in the Rural residential zone where land is located within the 4,000m² precinct, the 1 hectare precinct or the 2 hectare precinct.</p>	<p>AO13 No acceptable outcome is provided.</p>	✓	Complies
Additional provisions for greenfield development only			

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO14 The subdivision design provides the new community with a local identity by responding to:</p> <ul style="list-style-type: none"> (a) site context (b) site characteristics (c) setting (d) landmarks (e) natural features; and (f) views. 	<p>AO14 No acceptable outcome provided.</p>		<p>N/A</p>
<p>PO15 The road network is designed to provide a high level of connectivity, permeability and circulation for local vehicles, public transport, pedestrians and cyclists.</p>	<p>AO15 No acceptable outcome provided.</p>		<p>N/A</p>
<p>PO16 The road network is designed to:</p> <ul style="list-style-type: none"> (a) minimise the number of cul-de-sacs; (b) provide walkable catchments for all residents in cul-de-sacs; and (c) include open cul-de-sacs heads. <p>Note—Figure B provides further guidance in relation to the desired outcome.</p>	<p>AO16 No acceptable outcome provided.</p>		<p>N/A</p>
<p>PO17 Reconfiguring a lot provides safe and convenient access to the existing or future public transport network.</p>	<p>AO17 The subdivision locates 90% of lots within 400 metres walking distance of a future public transport route.</p>		<p>N/A</p>
<p>PO18 The staging of the lot reconfiguration prioritises delivery of link roads to facilitate efficient bus routes.</p>	<p>AO18 No acceptable outcome provided.</p>		<p>N/A</p>

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO19 Provision is made for sufficient open space to:</p> <p>(a) meet the needs of the occupiers of the lots and to ensure that the environmental and scenic values of the area are protected;</p> <p>(b) retain riparian corridors, significant vegetation and habitat areas and provides linkages between those areas; and</p> <p>(c) meet regional, district and neighbourhood open space requirements.</p>	<p>AO19.1 A minimum of 10% of the site area is dedicated as open space.</p>		N/A
	<p>AO19.2 A maximum of 30% of the proposed open space can consist of land identified as significant vegetation or riparian corridor buffer.</p>		N/A
<p>PO20 A network of parks and community land is provided:</p> <p>(a) to support a full range of recreational and sporting activities;</p> <p>(b) to ensure adequate pedestrian, cycle and vehicle access;</p> <p>(c) which is supported by appropriate infrastructure and embellishments;</p> <p>(d) to facilitate links between public open spaces;</p> <p>(e) which is co-located with other existing or proposed community infrastructure;</p> <p>(f) which is consistent with the preferred open space network; and</p> <p>(g) which includes a diversity of settings;</p>	<p>AO20 No acceptable outcome is provided.</p>		N/A

Table 9.4.4.3B—Minimum area and dimensions for Reconfiguring a lot

Zone	Type	Minimum area	Minimum frontage
Centre	All lots	800m ²	20 metres
Community facilities	All lots	Not specified	Not specified
Conservation	All lots	Not specified	Not specified
Emerging community	All lots	10 hectares	100 metres
Low density residential	Where greenfield development and connected to reticulated water and sewerage		
	Rear lot	800m ²	5 metres
	All other lots	350m ²	10 metres
	Where connected to reticulated water and sewerage		
	Rear lot	800m ²	5 metres
	All other lots	600m ²	16 metres
	Where connected to reticulated water		
	Rear lot	1,000m ²	5 metres
	All other lots	800m ²	16 metres
Medium density residential	Rear lot	600m ²	5 metres
	All other lots	400m ²	10 metres
Industry	All lots	1,500m ²	45 metres
Recreation and open space	All lots	Not specified	Not specified
Rural	All lots	60 hectares	400 metres
Rural residential	2 hectare precinct		
	All lots	2 hectares	60 metres
	1 hectare precinct		
	All lots	1 hectare	40 metres
	4,000m ² precinct		
	All lots	4,000m ²	40 metres

Figure A – Examples of access to rear lots

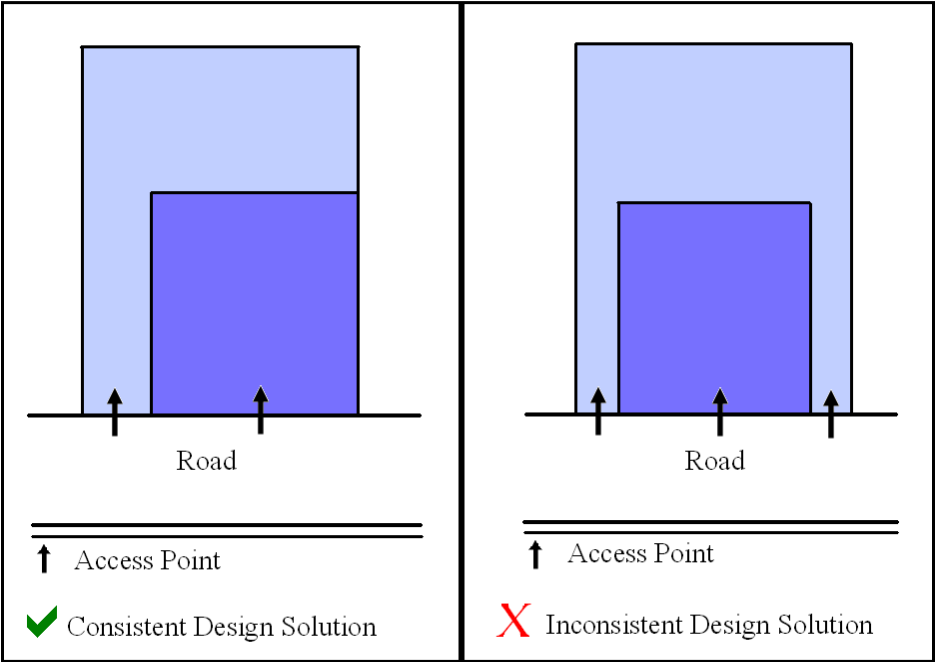
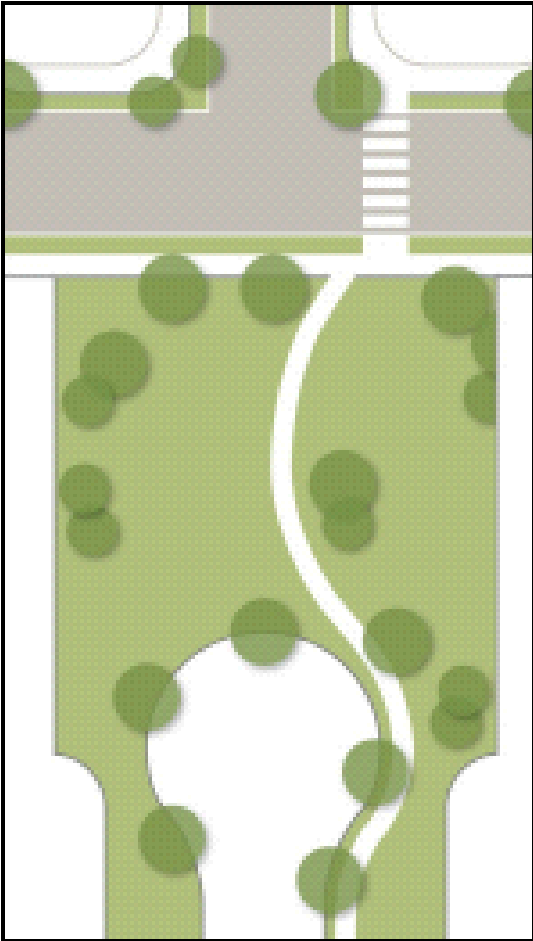


Figure B – Example of cul-de-sac design



8.2.8 Hill and slope overlay code

8.2.8.1 Application

- (1) This code applies to assessing development where:
 - (a) land the subject of development is located within a 'Hill and slope area' identified on the **Hill and slope overlay maps (OM-008a-o)**; and
 - (b) it is identified in the assessment benchmarks for assessable development and requirements for accepted development column of an assessment table in Part 5 of the planning scheme.

Note—Natural hazards are appropriately reflected in Overlay Maps 3, 6 and 8 and are required to be mapped by State Government in response to Hazard and Safety State Interests.

8.2.8.2 Purpose

- (1) The purpose of the Hill and slope overlay code is to ensure the ongoing stability of land within a hill and slope area to prevent risk to people or property.
- (2) The purpose of the code will be achieved through the following overall outcomes:
 - (a) Development is located to avoid sloping land where practical; and
 - (b) Development on sloping land maintains slope stability and does not increase the potential for erosion or landslide.

8.2.8.3 Criteria for assessment

Table 8.2.8.3 – Hill and slope overlay code - For assessable development

Performance outcomes	Acceptable outcomes	Complies	Comment
For assessable development			
Slope stability			

Performance outcomes	Acceptable outcomes	Complies	Comment
<p>PO1 Where clearing of vegetation, building work or filling or excavation occurs on land within a 'Hill and slope area' identified on the Hill and slope overlay maps (OM-008a-o), a geotechnical report is prepared in accordance with Planning Scheme Policy 5 - Preparation of Geotechnical Reports that demonstrates:</p> <p>(a) the long term stability of the development site;</p> <p>(b) development will not be adversely affected by landslide activity originating on sloping land above the development site; and</p> <p>(c) development will not adversely affect other property outside the development site through landslide activity or alterations to surface or groundwater.</p>	<p>AO1 No acceptable outcome is provided.</p>	x	<p>A Geotechnical report has not been undertaken. It is requested this investigation be deferred until such time as the design of the houses are completed. The building envelopes are not constrained by excessive slope. The soil type and extent of earthworks will be determined at the time of the future house designs. A more specific and tailored geotechnical investigation will be undertaken at this time. It is requested that Council address this item through an advice statement to attach to the approval.</p>
<p>PO2 Development is designed and located to ensure that the use can appropriately function in the 'Hill and slope area' identified on the Hill and slope overlay maps (OM-008a-o) having regard to:</p> <p>(a) the nature and scale of the proposed use;</p> <p>(b) the gradient of the land;</p> <p>(c) the extent of land disturbance proposed;</p> <p>(d) stormwater discharge and its potential for erosion.</p>	<p>AO2.1 Development for a Child care centre or Educational establishment is not located on land in a 'Hill and slope area' identified on the Hill and slope overlay maps (OM-008a-o).</p>	✓	<p>The extent of land to be development is restricted through the nomination of a building envelope. This limits the development of the site to those areas that are suitable</p>
	<p>AO2.2 Development is not located on land with a gradient of greater than 25%.</p>	✓	<p>Complies</p>

Performance outcomes	Acceptable outcomes	Complies	Comment
	<p>AO2.3 No lot less than 2,000m² is created in a 'Hill and slope area' identified on the Hill and slope overlay maps (OM-008a-o).</p> <p>Note – Where a minimum lot size of less than 2,000m² applies under the Reconfiguring a lot code, the lot size requirements of the Hill and slope overlay code prevail.</p>	✓	Complies
Community infrastructure and essential services			
<p>PO3 Community infrastructure and essential services located within a 'Hill and slope area' identified on the Hill and slope overlay maps (OM-008a-o) are able to function effectively during and immediately after landslide events.</p>	<p>AO3 No acceptable outcome is provided.</p>		N/A

8.2.4 Environmental significance overlay code

8.2.4.1 Application

- (1) This code applies to assessing development where:
 - (a) land the subject of development is affected by a constraint category identified on the **Environmental significance overlay maps (OM-004a-z)**; and
 - (b) it is identified in the assessment benchmarks for assessable development and requirements for accepted development column of an assessment table in Part 5 of the planning scheme.

Note—Biodiversity and Water quality are appropriately reflected in Overlay Map 4 and is required to be mapped by State Government in response to Environment and Heritage State Interests.

8.2.4.2 Purpose

- (1) The purpose of the Environmental significance overlay code is to identify and protect matters of environmental significance, which include matters of state environmental significance (MSES) as defined under the state planning policy.

The Environmental significance overlay code ensures that:

- (a) waterways and high ecological significance wetlands are protected and enhanced to maintain ecosystem services and hydrological processes and provide aquatic habitat for flora and fauna; and
 - (b) the environmental values of regulated vegetation, wildlife habitat, protected areas and legally secured offset areas are protected and managed.
- (2) The purpose of the code will be achieved through the following overall outcomes:
 - (a) the biodiversity values, ecosystem services and climate change resilience of areas of environmental significance are protected, managed, enhanced and rehabilitated;
 - (b) the biodiversity values of protected areas and legally secured offset areas are protected from development unless overriding community need is demonstrated;
 - (c) development is located, designed and managed to minimise the edge effects of development on areas of regulated vegetation and wildlife habitat;
 - (d) areas of regulated vegetation and wildlife habitat are managed to minimise biodiversity losses;
 - (e) development maintains, protects and enhances a regional network of vegetated corridors that assist in wildlife movement and contribute to the maintenance of habitat and biological diversity;
 - (f) development is appropriately setback from waterways and high ecological significance wetlands to minimise direct and indirect impacts on water quality and biodiversity; and
 - (g) riparian vegetation and vegetation associated with high ecological significance wetlands is protected and enhanced to improve water quality and natural ecosystem function.

8.2.4.3 Criteria for assessment

Table 8.2.4.3A - Environmental significance overlay code - For accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes	Complies	Comments
For accepted development subject to requirements and assessable development			
Regulated vegetation			
<p>PO1 Vegetation clearing in areas mapped as 'Regulated vegetation' identified on the Environmental Significance Overlay Maps (OM-004a-o) is avoided unless:</p> <p>(a) it is demonstrated that the area does not support regulated vegetation as mapped;</p> <p>(b) the loss or reduction in regulated vegetation is for community infrastructure and associated access facilities that cannot be avoided;</p> <p>(c) wildlife interconnectivity is maintained or enhanced at a local and regional scale; and</p> <p>(d) the loss or reduction in regulated vegetation is minimised and any residual impacts are offset.</p> <p>Note—A supporting Ecological Assessment Report is prepared in accordance with Planning Scheme Policy 2 – Ecological Assessment Reports.</p>	<p>AO1.1 No clearing of native vegetation is undertaken within areas of 'Regulated vegetation' identified on the Environmental Significance Overlay Maps (OM-004a-o).</p>	✓	Complies – not mapped as Regulated Vegetation - n
<p>PO2 Development on sites adjacent to areas of 'Regulated vegetation' identified on the Environmental Significance Overlay Maps (OM-004a-o) protects the environmental significance of regulated vegetation and:</p> <p>(a) does not interrupt, interfere, alter or otherwise impact on underlying natural</p>	<p>AO2 Development (excluding roads, earthworks, drainage infrastructure and underground infrastructure) is not located within 20 metres of 'Regulated vegetation' areas identified on the Environmental Significance Overlay Maps (OM-004a-o).</p>	✓	Complies – not adjacent to mapped regulated vegetation

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>ecosystem processes such as water quality, hydrology, geomorphology and biophysical processes;</p> <p>(b) does not negatively impact the movement of wildlife at a local or regional scale; and</p> <p>(c) avoids noise, light, vibration or other edge affects, including weed and pest incursion on identified environmental values.</p> <p>Note—A supporting Ecological Assessment Report is prepared in accordance with Planning Scheme Policy 2 – Ecological Assessment Reports.</p>			
Regulated vegetation intersecting a watercourse			
<p>PO3 Vegetation clearing in areas mapped as ‘Regulated vegetation intersecting a watercourse’, identified as ‘Waterway’ and ‘Waterway buffer’ on the Environmental Significance - Waterway Overlay Maps (OM-004p-z) is avoided unless wildlife interconnectivity between habitats is maintained or enhanced at a local and regional scale, to the extent that migration or normal movement of significant species between habitats or normal gene flow between populations is not inhibited.</p> <p>Note—A supporting Ecological Assessment Report is prepared in accordance with Planning Scheme Policy 2 – Ecological Assessment Reports.</p>	<p>Where within a ‘Waterway buffer’ on Environmental Significance - Waterway Overlay Maps (OM-004p-z)</p> <p>A03.1 A minimum setback in accordance with Table 8.2.4.3B is provided between development and the top of the high bank of a ‘Waterway’ identified on the Environmental Significance - Waterway Overlay Maps (OM-004p-z).</p>		N/A
	<p>Where within a ‘Waterway buffer’ on Environmental Significance - Waterway Overlay Maps (OM-004p-z)</p> <p>A03.2 No clearing of native vegetation is undertaken within the minimum setback identified at A03.1.</p>	✓	Complies – Building envelope and potential clearing area as detailed on the plan of subdivision provides 10m setback from top of bank
Waterways and wetlands			

Performance outcomes	Acceptable outcomes	Complies	Comments	
<p>PO4 'High ecological significance wetlands' identified on the Environmental Significance Overlay Maps (OM-004a-o) and 'Waterways' on Environmental Significance - Waterway Overlay Maps (OM-004p-z) and are protected by:</p> <p>(a) maintaining adequate separation distances between waterways/wetlands and development;</p> <p>(b) maintaining and enhancing aquatic and terrestrial habitat including vegetated corridors to allow for native fauna (terrestrial and aquatic) movement;</p> <p>(c) maintaining waterway bank stability by minimising bank erosion and slumping;</p> <p>(d) maintaining water quality by providing buffers to allow filtering of sediments, nutrients and other pollutants; and</p> <p>(e) retaining and improving existing riparian vegetation and existing vegetation associated with a wetland.</p> <p>Note—A supporting Ecological Assessment Report is prepared in accordance with Planning Scheme Policy 2 – Ecological Assessment Reports.</p>	<p>Where within a 'Waterway buffer' on Environmental Significance - Waterway Overlay Maps (OM-004p-z) AO4.1 A minimum setback in accordance with Table 8.2.4.3B is provided between development and the top of the high bank of a 'Waterway' identified on the Environmental Significance - Waterway Overlay Maps (OM-004p-z).</p>	✓	Complies – development setback as per Table 8.2.4.3B	
	<p>Where within a 'High ecological significance wetland buffer' on Environmental Significance Overlay Maps (OM-004a-o) AO4.2 A minimum buffer of 200 metres is provided between development and the edge of a 'High ecological significance wetland' identified on the Environmental Significance Overlay Maps (OM-004a-o).</p>			N/A
	<p>Where within a 'Waterway buffer' on Environmental Significance - Waterway Overlay Maps (OM-004p-z) or 'High ecological significance wetland buffer' on Environmental Significance Overlay Maps (OM-004a-o) AO4.3 No stormwater is discharged to a 'Waterway' on Environmental Significance - Waterway Overlay Maps (OM-004p-z) or 'High ecological significance wetland' identified on the Environmental Significance Overlay Maps (OM-004a-o).</p>		×	Stormwater drainage regime from the lots post development will be the same as pre-development arrangement with stormwater going to the seasonal creek. The future houses will not be polluting the seasonal creek.

Performance outcomes	Acceptable outcomes	Complies	Comments
	<p>Note— An alternative outcome is required to demonstrate that the ecological impacts of stormwater discharge to a 'Waterway' or 'High ecological significance wetland' are mitigated in accordance with PO3 through appropriate stormwater management / treatment (where possible).</p> <p>Where within a 'Waterway buffer' on Environmental Significance - Waterway Overlay Maps (OM-004p-z) or 'High ecological significance wetland buffer' on Environmental Significance Overlay Maps (OM-004a-o) A04.4</p> <p>No wastewater is discharged to a 'Waterway' on Environmental Significance - Waterway Overlay Maps (OM-004p-z) or 'High ecological significance wetland' identified on the Environmental Significance Overlay Map (OM-004a-z).</p> <p>Note— A alternative outcome is required to demonstrate that the ecological impacts of wastewater discharge to a 'Waterway' or 'High ecological significance wetland' are mitigated in accordance with PO3 through appropriate wastewater management / treatment (where possible).</p>	✓	<p>Will Comply.</p> <p>Onsite wastewater treatment will be undertaken in accordance with the relevant regulations for setbacks to waterways.</p>
For assessable development			
Wildlife Habitat			
<p>PO5</p> <p>Development within a 'Wildlife habitat' area identified on the Environmental Significance Overlay Maps (OM-004a-o):</p> <p>(a) protects and enhances the habitat of Endangered, Vulnerable and Near Threatened (EVNT) species and local species of significance;</p> <p>(b) incorporates siting and design measures to</p>	<p>A05</p> <p>No acceptable outcome is provided</p>	✓	<p>Complies.</p> <p>Investigations regarding rare and threatened flora species has been undertaken for the proposed area of disturbance and a permit obtained from DETSI. This information is included as supporting information to</p>

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>protect and retain identified ecological values and underlying ecosystem processes within or adjacent to the development site;</p> <p>(c) maintains or enhances wildlife interconnectivity at a local and regional scale; and</p> <p>(d) mitigates the impact of other forms of potential disturbance (such as presence of vehicles, pedestrian use, increased exposure to domestic animals, noise and lighting impacts) to protect critical life stage ecological processes (such as feeding, breeding or roosting).</p> <p>Note—Development applications must identify any EVNT species or their habitats that may be affected by the proposal. In particular, applications are to identify and describe how the development avoids adverse impacts on ecological processes within or adjacent to the development area.</p> <p>Note—A supporting Ecological Assessment Report is prepared in accordance with Planning Scheme Policy 2 – Ecological Assessment Reports.</p>			<p>the development application.</p>
<p>Legally secured offset areas</p>			
<p>PO6 Development within a 'Legally secured offset area' identified on the Environmental Significance Overlay Maps (OM-004a-o) or other known Legally Secured Offset Area is consistent with the binding requirements of the offset and does not prejudice, undermine, or negatively impact the inherent ecological values, including all naturally occurring native flora, fauna and their habitat within the Legally Secured</p>	<p>AO6 No acceptable outcome is provided.</p>		<p>N/A</p>

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>Offset Area.</p> <p>Note—A supporting Ecological Assessment Report is prepared in accordance with Planning Scheme Policy 2 – Ecological Assessment Reports.</p>			
Protected areas			
<p>PO7 Development within a 'Protected area' identified on the Environmental Significance Overlay Maps (OM-004a-o) is consistent with the values of the Protected Area and:</p> <ul style="list-style-type: none"> (a) supports the inherent ecological and community values of the Protected Area asset; (b) maintains or enhances wildlife interconnectivity at a local and regional scale; and (c) does not prejudice, undermine, or negatively impact the inherent ecological values, including all naturally occurring native flora, fauna and their habitat within the Protected Area. <p>Note—A supporting Ecological Assessment Report is prepared in accordance with Planning Scheme Policy 2 – Ecological Assessment Reports.</p>	<p>AO7 No acceptable outcome is provided</p>		<p>N/A</p>

Performance outcomes	Acceptable outcomes	Complies	Comments
Ecological corridors and Habitat linkages			
<p>PO8 Development located: (a) in the Conservation zone, Emerging community zone, Recreation and open space zone, Rural zone or Rural residential zone; and (b) within an 'Ecological corridor' or a 'Habitat linkage' identified on the Environmental Significance Overlay Maps (OM-004a-o)</p> <p>does not compromise the provision of habitat connectivity of the corridor/linkage, having regard to:</p> <p>(a) the environmental values of the area of the site identified in the 'Ecological corridor' or 'Habitat linkage'; (b) the environmental values of adjoining and nearby land within the 'Ecological corridor' or 'Habitat linkage'; (c) the extent of any modification proposed to the natural environment including (but not limited to) vegetation and topography; (d) the location and design of proposed improvements that may impact on the functions of the 'Ecological corridor' or 'Habitat linkage' including (but not limited to) buildings, structures, fences, lighting, vehicle movement areas and infrastructure services; and (e) the ability for the 'Ecological corridor' or</p>	<p>AO8 No acceptable outcome is provided</p>		<p>N/A</p>

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>'Habitat linkage' to be enhanced to improve ecological connectivity.</p> <p>Note—A supporting Ecological Assessment Report prepared in accordance with Planning Scheme Policy 2 – Ecological Assessment Reports may be appropriate to demonstrate compliance with PO8.</p>			

Table 8.2.4.3B - Setback and buffer distances from waterways

Stream order	Setback and buffer from waterways
1	10 metres from top of high bank
2-4	25 metres from top of high bank
5 or more	50 metres from top of high bank

Note—The stream order of a 'waterway' is to be determined on a case by case basis.

9.4.5 Works, services and infrastructure code

9.4.5.1 Application

- (1) This code applies to assessing development where it is identified in the assessment benchmarks for assessable development and requirements for accepted development column of an assessment table in Part 5 of the planning scheme.

9.4.5.2 Purpose

- (1) The purpose of the Works, services and infrastructure code is to ensure that all development is appropriately serviced by physical infrastructure, public utilities and services and that work associated with development is carried out in a manner that does not adversely impact on the surrounding area.
- (2) The purpose of the code will be achieved through the following overall outcomes:
 - (a) Development provides an adequate, safe and reliable supply of potable, fire-fighting and general use water in accordance with relevant standards;
 - (b) Development provides for the treatment and disposal of wastewater and ensures there are no adverse impacts on water quality, public health, local amenity or ecological processes;
 - (c) Development provides for the disposal of stormwater and ensures that there are no adverse impacts on water quality or ecological processes;
 - (d) Development connects to the road network and any adjoining public transport, pedestrian and cycle networks while ensuring no adverse impacts on the safe, convenient and efficient operation of these networks;
 - (e) Development provides electricity and telecommunications services that meet its desired requirements;
 - (f) Development is connected to a nearby electricity network with adequate capacity without significant environment, social or amenity impact;
 - (g) Development does not affect the efficient functioning of public utility mains, services or installations;
 - (h) Infrastructure dedicated to Council is cost effective over its life cycle;
 - (i) Work associated with development does not cause adverse impacts on the surrounding area; and
 - (j) Development prevents the spread of weeds, seeds or other pests.

9.4.5.3 Criteria for assessment

Table 9.4.5.3 - Works, services and infrastructure code – For accepted development subject to requirements and assessable development

Performance outcomes	Acceptable outcomes	Complies	Comments
For accepted development subject to requirements and assessable development			
Water supply			

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO1 Each lot has an adequate volume and supply of water that:</p> <ul style="list-style-type: none"> (a) meets the needs of users; (b) is adequate for fire-fighting purposes; (c) ensures the health, safety and convenience of the community; and (d) minimises adverse impacts on the receiving environment. 	<p>AO1.1 Development is connected to a reticulated water supply system in accordance with the Design Guidelines and Specifications set out in the Planning Scheme Policy 4 – FNQROC Regional Development Manual other than where located:</p> <ul style="list-style-type: none"> (a) in the Conservation zone, Rural zone or Rural residential zone; and (b) outside a reticulated water supply service area. 	✓	Development has access to reticulated water supply
	<p>AO1.2 Development, where located outside a reticulated water supply service area and in the Conservation zone, Rural zone or Rural residential zone is provided with:</p> <ul style="list-style-type: none"> (a) a bore or bores are provided in accordance with the Design Guidelines set out in the Planning Scheme Policy 4 – FNQROC Regional Development Manual; or (b) on-site water storage tank/s: <ul style="list-style-type: none"> (i) with a minimum capacity of 90,000L; (ii) fitted with a 50mm ball valve with a camlock fitting; and (iii) which are installed and connected prior to the occupation or use of the development. 		N/A
Wastewater disposal			

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO2 Each lot provides for the treatment and disposal of effluent and other waste water that:</p> <ul style="list-style-type: none"> (a) meets the needs of users; (b) is adequate for fire-fighting purposes; (c) ensures the health, safety and convenience of the community; and (d) minimises adverse impacts on the receiving environment. 	<p>AO2.1 Development is connected to a reticulated sewerage system in accordance with the Design Guidelines and Specifications set out in the Planning Scheme Policy 4 – FNQROC Regional Development Manual other than where located:</p> <ul style="list-style-type: none"> (a) in the Conservation zone, Rural zone or Rural residential zone; and (b) outside a reticulated sewerage service area. 		N/A
	<p>AO2.2 An effluent disposal system is provided in accordance with ASNZ 1547 On-Site Domestic Wastewater Management (as amended) where development is located:</p> <ul style="list-style-type: none"> (a) in the Conservation zone, Rural zone or Rural residential zone; and (b) outside a reticulated sewerage service area. 	✓	Will comply. Suitable area exists onsite to accommodate wastewater treatment system
Stormwater infrastructure			
<p>PO3 Stormwater infrastructure is designed and constructed to collect and convey the design storm event to a lawful point of discharge in a manner that mitigates impacts on life and property.</p>	<p>AO3.1 Where located within a Priority infrastructure area or where stormwater infrastructure is available, development is connected to Council's stormwater network in accordance with the Design Guidelines and Specifications set out in the Planning Scheme Policy 4 – FNQROC Regional Development Manual.</p>		N/A

Performance outcomes	Acceptable outcomes	Complies	Comments
	<p>AO3.2 On-site drainage systems are constructed:</p> <p>(a) to convey stormwater from the premises to a lawful point of discharge; and</p> <p>(b) in accordance with the Design Guidelines and Specifications set out in the Planning Scheme Policy 4 – FNQROC Regional Development Manual.</p>	✓	<p>No issues with stormwater. Development is provided with a lawful point of discharge</p>
Electricity supply			
<p>PO4 Each lot is provided with an adequate supply of electricity</p>	<p>AO4 The premises:</p> <p>(a) is connected to the electricity supply network; or</p> <p>(b) has arranged a connection to the transmission grid; or</p> <p>(c) where not connected to the network, an independent energy system with sufficient capacity to service the development (at near average energy demands associated with the use) may be provided as an alternative to reticulated electricity where:</p> <p>(i) it is approved by the relevant regulatory authority; and</p> <p>(ii) it can be demonstrated that no air or noise emissions; and</p> <p>(iii) it can be demonstrated that no adverse impact on visual amenity will occur.</p>	✓	<p>Development has access to power supply in Coconut Grove road reserve.</p>
Telecommunications infrastructure			

Performance outcomes	Acceptable outcomes	Complies	Comments
PO5 Each lot is provided with an adequate supply of telecommunication infrastructure	AO5 Development is provided with a connection to the national broadband network or telecommunication services.	✓	Development has access to telecommunication services
Existing public utility services			
PO6 Development and associated works do not affect the efficient functioning of public utility mains, services or installations.	AO6 Public utility mains, services are relocated, altered or repaired in association with the works so that they continue to function and satisfy the relevant Design Guidelines and Specifications set out in the Planning Scheme Policy 4 – FNQROC Regional Development Manual.	✓	Will Comply
Excavation or filling			
PO7 Excavation or filling must not have an adverse impact on the: (a) streetscape; (b) scenic amenity; (c) environmental values; (d) slope stability; (e) accessibility; or (f) privacy of adjoining premises.	AO7.1 Excavation or filling does not occur within 1.5 metres of any site boundary.	✓	Complies. No excavation and filling works proposed other than to provide necessary services.
	AO7.2 Excavation or filling at any point on a lot is to be no greater than 1.5 metres above or below natural ground level.	✓	Complies

Performance outcomes	Acceptable outcomes	Complies	Comments
	<p>A07.3 Earthworks batters:</p> <ul style="list-style-type: none"> (a) are no greater than 1.5 metres in height; (b) are stepped with a minimum width 2 metre berm; (c) do not exceed a maximum of two batters and two berms (not greater than 3.6 metres in total height) on any one lot; (d) have a slope no greater than 1 in 4; and (e) are retained. 	✓	See above comments
	<p>A07.4 Soil used for filling or spoil from excavation is not stockpiled in locations that can be viewed from:</p> <ul style="list-style-type: none"> (a) adjoining premises; or (b) a road frontage, for a period exceeding 1 month from the commencement of the filling or excavation. 		N/A
	<p>A07.5 All batters and berms to be constructed in accordance with the Design Guidelines and Specifications set out in the Planning Scheme Policy 4 – FNQROC Regional Development Manual.</p>		N/A
	<p>A07.6 Retaining walls have a maximum height of 1.5 metres and are designed and constructed in accordance with the Design Guidelines and Specifications set out in the Planning Scheme Policy 4 – FNQROC Regional Development manual.</p>		N/A

Performance outcomes	Acceptable outcomes	Complies	Comments
	<p>A07.7 Excavation or filling at any point on a lot is to include measures that protect trees at the foot or top of cut or fill batters by the use of appropriate retaining methods and sensitive earth removal or placement and in accordance with the Design Guidelines and Specifications set out in the Planning Scheme Policy 4 – FNQROC Regional Development manual.</p>		N/A
For assessable development			
Transport network			
<p>PO8 The development has access to a transport network of adequate standard to provide for the safe and efficient movement of vehicles, pedestrians and cyclists.</p>	<p>A08.1 Vehicle access, crossovers, road geometry, pavement, utilities and landscaping to the frontage/s of the site are designed and constructed in accordance with the Design Guidelines and Specifications set out in the Planning Scheme Policy 4 – FNQROC Regional Development manual.</p>	✓	Will Comply. Crossover and apron to be constructed onto Coconut Grove
	<p>A08.2 Development provides footpath pavement treatments in accordance with Planning Scheme Policy 9 – Footpath Paving.</p>		N/A
Public infrastructure			
<p>PO9 The design, construction and provision of any infrastructure that is to be dedicated to Council is cost effective over its life cycle and incorporates provisions to minimise adverse impacts.</p>	<p>A09 Development is in accordance with the Design Guidelines and Specifications set out in the Planning Scheme Policy 4 – FNQROC Regional Development Manual.</p>		N/A
Stormwater quality			

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO10 Development has a non-worsening effect on the site and surrounding land and is designed to:</p> <ul style="list-style-type: none"> (a) optimise the interception, retention and removal of waterborne pollutants, prior to the discharge to receiving waters; (b) protect the environmental values of waterbodies affected by the development, including upstream, on-site and downstream waterbodies; (c) achieve specified water quality objectives; (d) minimise flooding; (e) maximise the use of natural channel design principles; (f) maximise community benefit; and (g) minimise risk to 	<p>AO10.1 The following reporting is prepared for all Material change of use or Reconfiguring a lot proposals:</p> <ul style="list-style-type: none"> (a) a Stormwater Management Plan and Report that meets or exceeds the standards of design and construction set out in the Queensland Urban Drainage Manual (QUDM) and the Design Guidelines and Specifications set out in the Planning Scheme Policy 4 – FNQROC Regional Development Manual; and (b) an Erosion and Sediment Control Plan that meets or exceeds the Soil Erosion and Sedimentation Control Guidelines (Institute of Engineers Australia), including: <ul style="list-style-type: none"> (i) drainage control; (ii) erosion control; (iii) sediment control; and (iv) water quality outcomes. 	<p style="text-align: center;">✓</p>	<p>Development will not impact on the drainage regime of the area or the site</p>

Performance outcomes	Acceptable outcomes	Complies	Comments
public safety.	<p>AO10.2</p> <p>For development on land greater than 2,500m² or that result in more than 5 lots or more than 5 dwellings or accommodation units, a Stormwater Quality Management Plan and Report prepared and certified by a suitably qualified design engineer (RPEQ) is prepared that demonstrates that the development:</p> <ul style="list-style-type: none"> (a) meets or exceeds the standards of design and construction set out in the Urban Stormwater Quality Planning Guideline and the Queensland Water Quality Guideline; (b) is consistent with any local area stormwater water management planning; (c) accounts for development type, construction phase, local climatic conditions and design objectives; and (d) provides for stormwater quality treatment measures reflecting land use constraints, such as soil type, landscape features (including landform), nutrient hazardous areas, acid sulfate soil and rainfall erosivity. 		N/A

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO11 Storage areas for stormwater detention and retention:</p> <ul style="list-style-type: none"> (a) protect or enhance the environmental values of receiving waters; (b) achieve specified water quality objectives; (c) where possible, provide for recreational use; (d) maximise community benefit; and (e) minimise risk to public safety. 	<p>AO11 No acceptable outcome is provided.</p>		<p>N/A</p>
Excavation or filling			
<p>PO12 Traffic generated by filling or excavation does not impact on the amenity of the surrounding area.</p>	<p>AO12.1 Haul routes used for transportation of fill to or from the site only use major roads and avoid residential areas.</p>		<p>N/A</p>
	<p>AO12.2 Transportation of fill to or from the site does not occur:</p> <ul style="list-style-type: none"> (a) within peak traffic times; and (b) before 7am or after 6pm Monday to Friday; (c) before 7am or after 1pm Saturdays; and (d) on Sundays or Public Holidays. 		<p>N/A</p>

Performance outcomes	Acceptable outcomes	Complies	Comments
PO13 Air pollutants, dust and sediment particles from excavation or filling, do not cause significant environmental harm or nuisance impacts.	AO13.1 Dust emissions do not extend beyond the boundary of the site.		N/A
	AO13.2 No other air pollutants, including odours, are detectable at the boundary of the site.		N/A
	AO13.3 A management plan for control of dust and air pollutants is prepared and implemented.		N/A
PO14 Access to the premises (including driveways and paths) does not have an adverse impact on: <ul style="list-style-type: none"> (a) safety; (b) drainage; (c) visual amenity; and (d) privacy of adjoining premises. 	AO14 Access to the premises (including all works associated with the access): <ul style="list-style-type: none"> (a) must follow as close as possible to the existing contours; (b) be contained within the premises and not the road reserve, and (c) are designed and constructed in accordance with the Design Guidelines and Specifications set out in the Planning Scheme Policy 4 – FNQROC Regional Development manual. 	✓	Suitable access to be constructed providing access onto Coconut Grove.
Weed and pest management			
PO15 Development prevents the spread of weeds, seeds or other pests into clean areas or away from infested areas.	AO15 No acceptable outcome is provided.	✓	Will Comply
Contaminated land			

Performance outcomes	Acceptable outcomes	Complies	Comments
<p>PO16 Development is located and designed to ensure that users and nearby sensitive land uses are not exposed to unacceptable levels of contaminants</p>	<p>AO16 Development is located where: (a) soils are not contaminated by pollutants which represent a health or safety risk to users; or (b) contaminated soils are remediated prior to plan sealing, operational works permit, or issuing of building works permit.</p>		<p>N/A</p>
Fire services in developments accessed by common private title			
<p>PO17 Fire hydrants are located in positions that will enable fire services to access water safely, effectively and efficiently.</p>	<p>AO17.1 Fire hydrants are located in accessways or private roads held in common private title at a maximum spacing of: (a) 120 metres for residential development; and (b) 90 metres for any other development.</p>		<p>N/A</p>
	<p>AO17.2 Fire hydrants are located at all intersections of accessways or private roads held in common private title.</p>		<p>N/A</p>