

GOSNELLS GOLF COURSE BUSHLAND, CANNING VALE

Boundary Definition: bushland taken to cadastre boundary

SECTION 1: CADASTRAL INFORMATION

(Lots, locations and derived information to be updated in the public submission period)

Bushplan Site no. 467 Map no. 68 Map sheet series ref. no. 2033-I NE

Other Names Area (ha): total 7.5; bushland 7.3

Gosnells remnant bushland area 1 (Trudgen and Keighery 1995)

Local Authorities (Suburb)

City of Canning (Canning Vale)

Zoning

MRS: Urban, Private Recreation

TPS: Landscape, Rural

Lot/Location/Reserve numbers (Purpose),

Street name

590 Campbell Rd

Crown Reserve

SECTION 2: REGIONAL INFORMATION

LANDFORMS AND SOILS

Bassendean Dunes

Bassendean Sands (Qpb: S8)

Bassendean Dunes/Pinjarra Plain

Bassendean Sands over Guildford Formation (Qpb/Qpa:S10)

VEGETATION AND FLORA

Vegetation Complexes

Combinations of Bassendean Dunes/Pinjarra Plain

Southern River Complex

Floristic Community Types: *not sampled, types inferred

Supergroup 2: Seasonal Wetlands

*4 Melaleuca preissiana damplands

Supergroup 3: Uplands centred on Bassendean Dunes and Dandaragan Plateau

*23a Central Banksia attenuata — B. menziesii woodlands

WETLANDS

Wetland Types: dampland

Natural Wetland Groups

Bassendean—Pinjarra transition OR Bassendean with fluvial features

Bennet Brook (B/P.4)

Wetland Management Objectives: Resource Enhancement

Swan Coastal Plain Lakes EPP: none identified

THREATENED ECOLOGICAL COMMUNITIES

Not assessed

SECTION 3: SPECIFIC SITE DETAIL

Landscape Features: vegetated wetland, vegetated uplands

Vegetation and Flora: limited survey (Trudgen and Keighery 1995)

Structural Units: mapping (Trudgen and Keighery 1995)

Uplands: Low Open Woodlands to Low Open Forest dominated by combinations of Banksia attenuata,

B. menziesii, B. ilicifolia, Allocasuarina fraseriana and Eucalyptus tottiana

Wetlands: Melaleuca preissiana, Allocasuarina fraseriana and Eucalyptus marginata Low Open Woodland

Vegetation Condition: Very Good to Excellent (Trudgen and Keighery 1995)

Total Flora: not known

Significant Flora: none recorded

Fauna: no systematic survey. Significant mammal species: Quenda (Friend 1996 D)

Linkage: no adjacent bushland

Other Special Attributes: majority Bushplan Site in Middle Canning Catchment Study — 'hydrological modelling assumes no urban development in this area' (Evangelisti & Associates et al. 1995)

SECTION 4: INTERNATIONAL AND NATIONAL SIGNIFICANCE

Not listed

SECTION 5: SELECTION CRITERIA AND RECOMMENDATIONS

Criteria: Representation of ecological communities, Rarity, General criteria for the protection of wetland, streamline and estuarine fringing and coastal vegetation



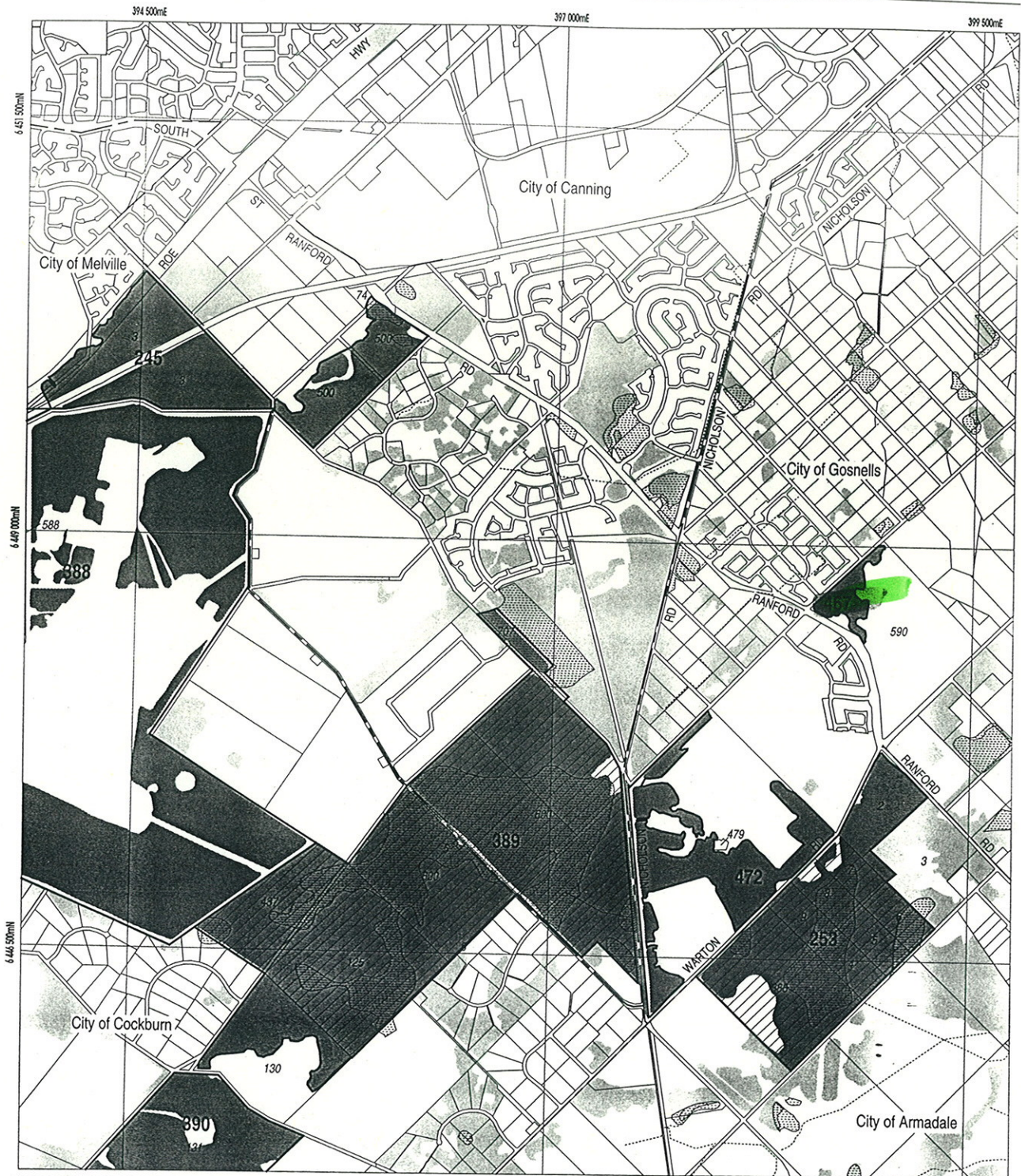
Opportunities and/or Constraints

Opportunities: Bushplan Site/part Bushplan Site subject to Swan and Canning Rivers EPP; under TPS Landscape Zoning, Crown Reserve








Constraints: under MRS Urban Zoning, General Mineral Resource Area (sand)

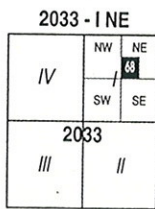
Recommendation: The most appropriate mechanism for the protection of this Bushplan Site be considered through the public comment period in consultation with the land owner(s). This may include — The existing care, control and management intent of the reserve is endorsed. Long-term security and support for conservation management of the Bushplan Site to be enhanced by: amending the purpose of the reserve to include conservation; and applying appropriate mechanisms in consultation with the reserve management body.





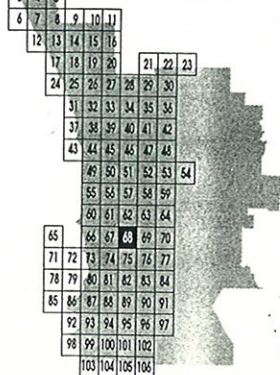
LEGEND

-  Bushplan Sites With Regionally Significant Bushland
-  Other Native Vegetation
-  Conservation Category Wetlands
-  Bushplan Sites With Some Existing Protection
-  Lot Number, Location Number
-  Channel Wetlands
-  Local Government Boundary

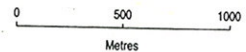


1 : 25 000 AMG Reference Grid showing Perth's Bushplan Map Sheet Breakdown

PERTH'S BUSHPLAN MAP INDEX



SCALE



Produced by Project Mapping Section
 Land Information Branch, Ministry for
 Planning, Perth W.A. November 1998
 ntw-map18/environ/bushplan/bushv2map2.dgn
 Cadastral Data supplied by Department
 of Land Administration, W.A.
 Wetlands Data supplied by
 Water and Rivers Commission
 Native Vegetation Extent for Study Area
 supplied by Agriculture Western Australia

467

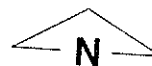
BUSHPLAN SITES CORRECTED



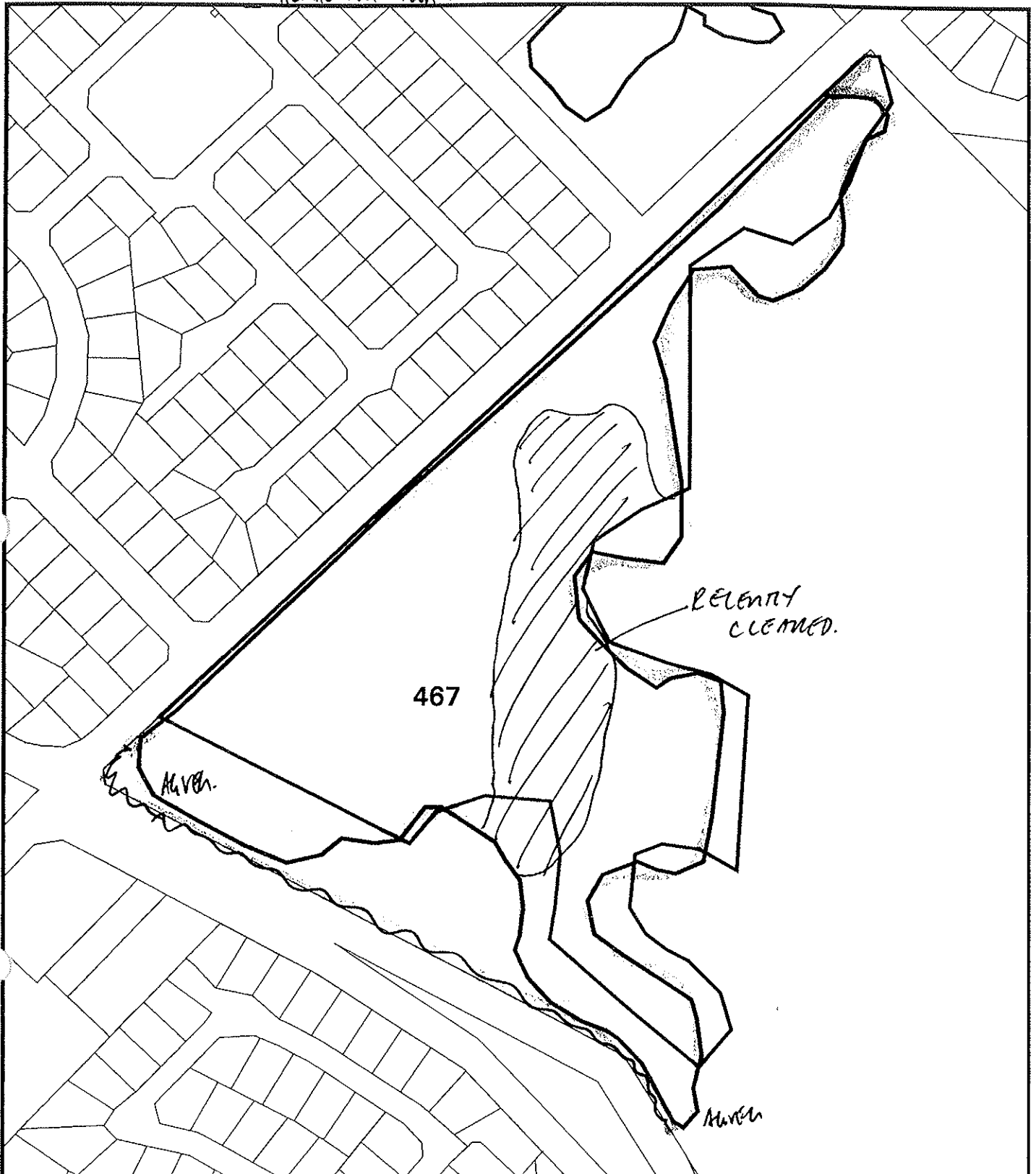
WESTERN
AUSTRALIAN
PLANNING
COMMISSION



B TG 28/10/98



AERIAL PLOT PLEASE



bp site 467

- Cadastre
- Bushplan sites refno 1-500 SCP BOUNDARY THEME
- AG VEG 1998 BOUNDARY THEME

OK.

MFP INTERNAL USE ONLY
 Prepared By: Andrea Zappacosta
 Prepared For:
 Map Ident: plot980608_1
 Date: 08 Jun 98
 Scale 1:3113

- PRIVATE RECREATION
- RECENT CLEARING
- CUT OF GOSWELLS.

veg OK on 1997 photos
BJK 23/9

BS 467
85223
260

**OVERVIEW OF
SUBMISSION ON PERTH'S BUSHPLAN**

Produced by Monica Holmes JP MLA
Member for Southern River

This Overview is a background of the attached "Perth's Bushplan Submission Paper."

The finalisation of the draft Bushplan has been welcomed, particularly by landowners in my electorate who want to subdivide and build on their land. This is because, up until now, there has been little or no certainty in the planning process, particularly regarding environmental issues.

The electorate of Southern River has a large number of landowners who have been identified in Perth's Bushplan. My office has received numerous telephone calls and inquiries regarding the draft document.

In order to satisfy my constituents' concerns, I have produced the attached submission, which encompasses the aspects of the draft of Perth's Bushplan that have been raised with me. The Submission Paper contains a number of recommendations listed separately in 'Appendix A'.

One of the main concerns raised is that if Perth's Bushplan is adopted in its current form, landowners and developers will be subjected to an unrealistic amount of extremely complicated procedures, which are to be further strengthened and expanded in the future.

Concern has also been expressed regarding the plans to conserve additional areas, outside the Perth Metropolitan Region, to compensate for any land that is removed from the draft Plan because it is unsuitable for inclusion as part of the 10% retention target.

This leads on to another area of grave concern. The intent of the draft Bushplan, via IUCN guidelines, is to retain at least 10% of the **original** extent of each vegetation complex, prior to European settlement. As there is no way to verify the original extent, other than by estimation, the basis for the inclusion of land identified in the draft Bushplan is unrealistic.

In its current form, the draft Bushplan will do nothing to create certainty for the future growth of our State.

The fact that the 10% target has been based upon estimation is borne out by the descriptions of the sites contained in Volume 2, Part 2, which are, at best, questionable. The facts behind their inclusion in the draft Bushplan were obtained some years ago and bear no relevance to the land as it is today.

.../2

SUBMISSION NO. 450

IMMIGRATION
PLANNING
23 APR 1999
805-2-132p+1
FILE

Other concerns raised which are dealt with in the Submission relate to:-

- The extremely high, undefined, cost to the State of future land acquisitions. Through the implementation of the current 10% target, developers will be severely constrained. As such, acquisition cost will escalate severely and will be borne by the taxpayers.
- The proposed on-going retention of land via Parks and Reservations to boost the 10% goal and save money.
- The inclusion of land to help boost the 10% target that was identified under the recognition criteria of Agriculture Western Australia which did not meet Bushplan's definition.
- The intention to get local government to add to the 10% target by including areas regarded as being "*locally significant*" which are **not** identified for conservation through Perth's Bushplan
- The fact that Perth's Bushplan also took into consideration values relating to educational, or scientific study, cultural heritage, linkage, agricultural practice, urban development as well as Aboriginal and European historical values. The inclusion of these values removes credibility from the criteria used to put the draft Bushplan together. They bring a totally different dimension into the issue.
- The use of IUCN guidelines, produced in 1991, as the basis for the 10% minimum retention goal throughout the draft Bushplan. Concerns are that these guidelines should not be used to drive the future of our State.
- The protection of our environment we must be based upon what we have today. It should not be based upon an estimate of what we had prior to European settlement. To achieve this goal Bushplan must be changed to reflect the preservation of 10% of current day vegetation.

The above points are validated in the attached Submission Paper on Perth' Bushplan document.

6 April 1999

Jandakot Airport - (p.188) BS388

This leased land is owned by the Commonwealth. As such the State has no jurisdiction over planning and environmental issues relating to the land. If it is included to bolster the IUCN's percentage guidelines, it should be remembered that it would not be possible for Bushplan's strategies to be implemented upon this land.

Gosnells Golf Course (p.191) BS467

The local authority in relation to the Gosnells Golf Course is incorrectly shown as being the City of Canning. This land comes under the jurisdiction of the City of Gosnells.

Once again, the zoning displayed in the Plan shows an inconsistency in the MRS and TPS zonings. Under "Opportunities and/or constraints" the TPS is shown as an opportunity and the MRS as a constraint.

This item shows that limited surveys were carried out in on the land in 1995/96. Under the heading of "Other Special Attributes" (p.192) the Plan states "...majority Bushplan Site in Middle Canning Catchment Study - 'hydrological modelling assumes no urban development in this area'".

This land is now abutted by Ranford Road, Campbell Road, Warton Road and the newly developed, fast expanding, urban area of Brooklands Green Estate. As such the recommendations in Volume 2 Part B based upon information collected in 1995 relating to this land no longer applies.

Canning Vale Prison Wetland (p.192) BS472

Under Section 3: Specific Site Details it states that a roadside inspection was taken by the DEP in 1998 and that in 1995 the vegetation condition was very good. Linkage is also described as being adjacent bushland to the north, east and west.

The above is no longer correct. Canning Vale Prison is now abutted by Sanctuary Waters Estate to the north, Ranford Estate to the West, across Nicholson Road, and to the east by Warton Road. As such the vegetation identified in these locations no longer exists.

- **SUMMARY AND RECOMMENDATIONS**

Perth's Bushplan has come about as a result of an enormous amount of work being undertaken by numerous agencies over a considerable number of years.

The foundation for this work was to ensure adherence to target measures in accordance with guidelines set by the IUCN in 1991 for the protection of at least 10 per cent of the original extent of all pre-European settlement vegetation complexes.



WATER RESOURCES MANAGEMENT PLAN

MIDDLE CANNING CATCHMENT

(STAGE 1 - VOLUME 1)

Prepared for the

Water Authority of Western Australia

By

Evangelisti & Associates
Consulting Engineers and Project Managers

in association with

Landvision
Consultants in Urban and Environmental Planning

and

The V & C Semeniuk Research Group
Environmental Scientists

October 1995