



Notification of approval decision

Cairnlea Section G (Stage 2) Mixed Use Development, Cairnlea, Victoria (EPBC 2020/8720)

This decision is made under section 130(1) and 133(1) of the *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act). Note that section 134(1A) of the EPBC Act also applies to this approval. That provision provides, in general terms, that if the approval holder authorises another person to undertake any part of the Action, the approval holder must take all reasonable steps to ensure that the other person is informed of any conditions attached to this approval, and that the other person complies with any such conditions.

Approved Action

person to whom the approval is granted (approval holder)	Development Victoria ABN: 61868774623
Action	To develop a mixed-use residential space on Section G (Stage 2) of the Cairnlea Estate, Victoria See EPBC Act referral 2020/8720 [subject to the variation of the proposed Action accepted by the Minister under section 156B on 23 April 2021].

Approval decision

decision	My decision on whether or not to approve the taking of the Action for the purposes of the controlling provision for the Action is as follows.	
	Controlling Provision	Decision
	Listed threatened species and communities (section 18 and section 18A)	Approved
period for which the approval has effect	This approval has effect until 1 January 2065.	
conditions of approval	The approval is subject to conditions under the EPBC Act as set out in Annexure A.	

Person authorised to make decision

name and position	Rachel Short Branch Head Environment Assessments (Vic and Tas) and Post Approvals Branch Environment Regulation Division
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signature



date of decision

17 February 2026

Annexure A

Note: Words and terms appearing in **bold** (excluding headings) have the meaning assigned to them at **Part C – Definitions**.

Part A – Avoidance, mitigation, and compensation conditions

CLEARING LIMITS

- 1) The approval holder must not:
 - a) **Clear** outside of the **Action area**.
 - b) **Construct** outside of the **Action area**.
- 2) The approval holder must not **harm** any **protected matter** or habitat for any **protected matter** outside of the **Action area**.
- 3) The approval holder must not undertake any **clearing** or **construction** within **SLL habitat** during the **SLL peak activity and breeding season**.

LIGHT POLLUTION

- 4) To avoid and mitigate **harm to protected matters**, the approval holder must ensure all temporary lighting and permanent lighting within the **Action area** is installed and used in accordance with the **National Light Pollution Guidelines**.

PEST ERADICATION

- 5) Prior to the **commencement of the Action**, the approval holder must undertake targeted **pest animal management** within the Action area for the following species; feral cat (*Felis catus*); red fox (*Vulpes vulpes*); and European rabbit (*Oryctolagus cuniculus*).
- 6) Prior to the **commencement of the Action**, the approval holder must provide written evidence to the satisfaction of the **department** demonstrating that at least one (1) **pest animal management** event has been undertaken. At a minimum, this evidence must include:
 - a) the pest animal species targeted
 - b) the dates and general location(s) of **pest animal management** activities,
 - c) the control methods used, results, and confirmation that the **pest animal management** activities were undertaken by suitably qualified and authorised person(s).

- 7) Once the **department** has advised in writing that it is satisfied that the targeted **pest animal management** required under conditions 5) and 6) has been completed, no further **pest animal management** obligations apply under this condition.

Site Environmental Management Plan (SEMP)

The following conditions are to avoid and mitigate **harm** as a result of the Action on **SLL** or **NTGVVP** other than as provided for under condition 1 and 2, including indirect impacts to **SLL** and **NTGVVP** in areas adjacent to the **Action area**.

- 8) Prior to the **commencement of the Action** the approval holder must submit a Site Environmental Management Plan (SEMP) to the **department** for the **Minister's** approval.
- 9) The approval holder must not **commence the action** unless the **Minister** has approved the SEMP in writing.
- 10) The approval holder must commence implementing the approved SEMP no later than the **commencement of the Action** and continue to implement the SEMP until the **completion of the Action**.
- 11) The SEMP must specify the management actions that the approval holder will implement to avoid and mitigate impacts to **SLL** and **NTGVVP** outside the **Action area**.
- 12) The SEMP must describe management actions in **SMART terms**.
- 13) The SEMP must include an incident management framework that includes implementing corrective actions and contingency plans.
- 14) By implementing the SEMP, the approval holder must prevent any avoidable **harm** to **protected matters** and mitigate unavoidable and accidental **harm** to **protected matters**, in areas adjacent to and adjoining the **Action Area**.
- 15) The SEMP must be consistent with the **Environmental Management Plan Guidelines**, and must include:
 - a) details of the relevant **protected matters** and a reference to the **EPBC Act** approval conditions to which the plan refers,
 - b) a table of commitments made in the plan to achieve the environmental objectives, and a reference to exactly where these commitments are detailed in the plan,
 - c) commitments capable of ensuring that the environmental objectives are achieved,
 - d) reporting and review mechanisms to demonstrate compliance with the commitments made in the plan,
 - e) an assessment of risks relating to achieving the environmental objectives and risk management strategies and mitigation measures that will be applied to address identified risks,

- f) impact avoidance, mitigation and repair measures, and the timing of those measures,
 - g) details of proposed measures to minimise and manage sediment and waste,
 - h) references to other relevant plans or conditions of approval (including state approval conditions).
- 16) To avoid and mitigate **harm** to **protected matters** outside the Action area, the SEMP must include:
- a) measures to not commence **clearing** or **construction** until temporary exclusion fencing has been installed along the **eastern boundary** and along the **northern boundary**.
 - b) measures to implement erosion and sediment control during **clearing** and **construction** that must be consistent with:
 - i) EPA Publication 1739.1 (2021). Urban Stormwater management guidelines, Table 1 Quantitative performance objectives for urban stormwater ([Urban stormwater management guidance | epa.vic.gov.au](https://www.epa.vic.gov.au/urban-stormwater-management-guidance))
 - ii) EPA Publication 1834.2 (2025). Civil construction, building and demolition guide, Chapter 5 Erosion, sediment and dust. [Civil construction, building and demolition guide | epa.vic.gov.au](https://www.epa.vic.gov.au/civil-construction-building-and-demolition-guide)

OFFSETS

- 17) To compensate for the residual significant impacts of the Action on **SLL** and **NTGVVP** the approval holder must:
- a) commence implementation of the **Offset Management Plan (OMP)** no later than the **commencement of the Action**.
 - b) continue to implement the **OMP** at least until the expiry date of this approval.
 - c) not **commence the Action** unless the **offset site** has been **secured**.
- 18) The approval holder must, within **5 business days** of commencing implementation of the **OMP**, notify the **department** of the date on which implementation of the **OMP** commenced.
- 19) The approval holder must achieve the **offset outcomes** at the **offset site** by the time specified in the **OMP**. Once achieved, the approval holder must maintain, or exceed, the **offset outcomes** at least until the expiry date of this approval.
- 20) The approval holder must ensure that the **offset site** remains **secured** at least until the expiry date of this approval.

Part B – Administrative conditions

PLAN REVISION

Note: Section 143A of the **EPBC Act** entitles the approval holder to apply for the **Minister's** approval of a revised version of a **plan**.

- 21) The approval holder may choose to revise the SEMP without submitting it for approval under section 143A of the **EPBC Act**, if:
- a) the taking of the Action in accordance with the revised **plan** would be consistent with the approved Action,
 - b) the taking of the Action in accordance with the revised **plan** would be consistent with the conditions attached to this approval,
 - c) the taking of the Action in accordance with the revised **plan** would not be likely to have a **new or increased impact**, and
 - d) the approval holder notifies the **department** electronically that it has prepared a revised version of the **plan** (the 'revised **plan**'). In notifying the **department**, the approval holder must specify each condition which references the **plan** and provide the **department** with:
 - i) an electronic copy of the revised **plan**,
 - ii) an electronic copy of the revised **plan** marked up with track changes to show the differences between the **plan** and the revised **plan**,
 - iii) a comprehensive explanation of all differences between the **plan** and the revised **plan**,
 - iv) a declaration that the approval holder has read and understands the *Guidance on 'new or increased impact' relating to changes to approved management plans under EPBC Act environmental approvals, Commonwealth of Australia 2017*,
 - v) a comprehensive analysis and detailed discussion on the likelihood that taking the Action in accordance with the revised plan will not have, or will be not likely to have, a **new or increased impact**,
 - vi) written notice of the date on which the approval holder will implement the revised **plan** (the 'revised **plan** implementation date'), being at least 30 **business days** after the date of providing notice of the revision of the **plan**, or a date agreed to in writing with the **department**, and
 - vii) a copy of the **compliance report** for the latest **ACR period** and a statement of any relevant history of compliance (including non-compliance) in relation to the **plan**.

The approval holder must commence implementation of the revised **plan** from the revised **plan** implementation date unless otherwise notified in writing by the **Minister**.

- 22) If the **Minister** notifies the approval holder that the **Minister** is satisfied that the taking of the Action in accordance with a **plan** which has been revised without submitting it for the **Minister's** approval would be likely to have a **new or increased impact**, then:

- a) the approval holder's ability to revise a **plan** without submitting the **plan** for **Minister** approval does not apply, or ceases to apply, in relation to the revised **plan**,
 - b) the approval holder must implement the **plan** in force immediately prior to that revised **plan** or a version of the **plan** specified by the **Minister** in the notice, and
 - c) the **Minister** may also notify that, for a specified period, the approval holder's ability to revise a **plan** without submitting the **plan** for **Minister** approval does not apply for one or more specified **plans**.
- 23) The approval holder may, at any time by giving written notice to the **department**, revoke its choice to implement a **plan** which has been revised without submitting it for the **Minister's** approval. If the approval holder revokes the choice to implement a revised **plan**, the approval holder must implement the plan in force immediately prior to that revised **plan**.

Note: The above conditions are not intended to limit the operation of section 143A of the **EPBC Act**.

SUBMISSION AND PUBLICATION OF PLANS

- 24) Wherever these conditions require the approval holder to submit any **plan** to the **department**, all such **plans** must be submitted to the **department** electronically.
- 25) Unless otherwise agreed to in writing by the **Minister**, the approval holder must publish each **plan** on the **website** within 15 **business days** of the date:
- a) of this approval, if the version of the **plan** to be implemented is specified in these conditions,
 - b) the **plan** is approved by the **Minister** in writing, if the **plan** requires the approval of the **Minister**,
 - c) the **plan** is submitted to the **department** in accordance with a requirement of these conditions, if the plan does not require the approval of the **Minister**.
- 26) The approval holder must keep all **plans** published on the **website**, in a format that is easily accessible and downloadable, from the first date which that **plan** must be published and until the **completion of the Action**. This requirement applies to all current and superseded versions of **plans**.
- 27) The approval holder is required to exclude or redact **sensitive biodiversity data** from any version of a **plan** before that **plan** is published on the **website** or otherwise provided to a member of the public. If **sensitive biodiversity data** is excluded or redacted from a **plan**, the approval holder must notify the **department** in writing what exclusions and redactions have been made in the version published on the **website**.

COMMENCEMENT OF THE ACTION

- 28) The approval holder must notify the **department** electronically of the date of **commencement of the Action**, within 5 **business days** following **commencement of the Action**.

- 29) The approval holder must not **commence the Action** later than 5 years after the date of this approval decision.

COMPLIANCE RECORDS

- 30) The approval holder must maintain accurate and complete **compliance records** and document the procedure for recording and storing **compliance records**.
- 31) If the **department** makes a request in writing, the approval holder must provide electronic copies of **compliance records** to the **department** within the timeframe specified in the request.

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

- 32) The approval holder must ensure that any **monitoring data**, surveys, maps, and other spatial and metadata required under the conditions of this approval are prepared in accordance with the *Guidelines for biological survey and mapped data*, Commonwealth of Australia 2018, or as otherwise specified by the **Minister** in writing.
- 33) The approval holder must ensure that any **monitoring data**, surveys, maps, and other spatial and metadata required under the conditions of this approval are prepared in accordance with the *Guide to providing maps and boundary data for EPBC Act projects*, Commonwealth of Australia 2021, or as otherwise specified by the **Minister** in writing.
- 34) The approval holder must submit all **monitoring data**, surveys, maps, other spatial and metadata and all species occurrence record data (sightings and evidence of presence) electronically to the **department** within 30 **business days** of the next anniversary of the date of this approval decision except where otherwise specified in a **plan**.

ANNUAL COMPLIANCE REPORTING

- 35) The approval holder must prepare a **compliance report** for each **Annual Compliance Report period (ACR period)**.
- 36) The approval holder must ensure each **compliance report** includes:
- a) accurate and complete details of compliance and any non-compliance with:
 - i) each condition attached to this approval decision, and
 - ii) all commitments made in each **plan**,
 - b) a schedule of all **plans** in effect in relation to these conditions during the **ACR period**,
 - c) accurate and complete details of how each **plan** was implemented during the **ACR period**, and
 - d) if any **incident** occurred, accurate and complete details of each **incident**.

- 37) The approval holder must ensure each **compliance report** is completed to the satisfaction of the **Minister** and is consistent with the *Annual Compliance Report Guidelines, Commonwealth of Australia 2023*.
- 38) The approval holder must, within 20 **business days** following the end of each **ACR period**, in a format that is easily accessible and downloadable, publish on the **website**:
- a) each **compliance report**, and
 - b) a **shapefile** showing all **clearing of protected matters**, and their habitat, undertaken within the **ACR period**.
- 39) The approval holder must:
- a) Exclude or redact **sensitive biodiversity data** from each **compliance report** and **shapefile** published on the **website** or otherwise provided to a member of the public.
 - b) If **sensitive biodiversity data** is excluded or redacted from a version of a **compliance report** published or otherwise provided to a member of the public, submit the full **compliance report** to the **department** within 5 **business days** of its publication on the **website** and notify the **department** in writing what exclusions and redactions have been made in the version published on the **website** or otherwise provided to a member of the public.
 - c) If **sensitive biodiversity data** is excluded or redacted from a version of a **shapefile** published or otherwise provided to a member of the public, submit the full **shapefile** to the **department** within 5 **business days** of its publication on the **website** and notify the **department** in writing what exclusions and redactions have been made in the version published on the **website** or otherwise provided to a member of the public.
- 40) The approval holder must notify the **department** electronically, within 5 **business days** of each date of publication that the **compliance report** has been published on the **website**. In this notification, the approval holder must provide the **department** with the web address for where the **compliance report** and related **shapefile** are published on the **website**.
- 41) The approval holder must keep each **compliance report** and related **shapefile** published on the **website** from the first date which that **compliance report** must be published and until the expiry date of this approval.

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

REPORTING NON-COMPLIANCE

- 42) The approval holder must notify the **department** electronically, within 2 **business days** of becoming aware of any **incident**. The approval holder must specify in each notification:
- a) any condition or commitment made in a **plan** which has not been, or may have not been, complied with,
 - b) a short description of the **incident**, and

- c) the location (if applicable, including co-ordinates), date and time of the **incident**.
- 43) The approval holder must provide to the **department** in writing, within 12 **business days** of becoming aware of an **incident**, the details of that **incident**. The approval holder must specify:
- a) all corrective measures and investigations which the approval holder has already taken in respect of the **incident**,
 - b) the potential impacts of the **incident**,
 - c) the method and timing of any corrective measures that the approval holder proposes to undertake to address the **incident**, and
 - d) any variation of these conditions or revision of a **plan** that will be required to prevent recurrence of the **incident** or to address its consequences.

INDEPENDENT AUDIT

- 44) The approval holder must ensure that an **independent audit** of compliance with the conditions is conducted for every **audit period**.
- 45) The approval holder must submit details of the proposed **independent auditor** and their qualifications to the **department** within 10 **business days** following the end of each **audit period**.
- 46) The approval holder must ensure the scope of each **independent audit** is sufficient to determine the compliance status for each condition of approval, and each commitment made in each **plan**.
- 47) The approval holder must ensure the criteria for each **independent audit** and the undertaking of each **independent audit** are consistent with the **Independent Audit and Audit Report Guidelines**.
- 48) The approval holder must submit an **audit report** to the **department** for written agreement from the **department** within 3 months following the end of each **audit period**, or as otherwise directed by the **Minister** in writing.
- 49) The approval holder must ensure each **audit report** is completed to the satisfaction of the **Minister** and is consistent with the **Independent Audit and Audit Report Guidelines** to the extent that the **Independent Audit and Audit Report Guidelines** are consistent with these conditions.
- 50) The approval holder must publish each **audit report** on the **website**, in a format that is easily accessible and downloadable, within 10 **business days** of the date the **department** agrees to that **audit report** in writing.
- 51) The approval holder must notify the **department** within 5 **business days** of the date the **audit report** is published on the **website**. In this notification, the approval holder must provide the **department** with the web address for where the **audit report** is published on the **website**.

- 52) The approval holder must keep each **audit report** published on the **website** from the first date which that **audit report** must be published and until the expiry date of this approval.

COMPLETION OF THE ACTION

- 53) Within 20 **business days** after the **completion of the Action**, and, in any event, at least 20 **business days** prior to the expiry date of this approval, the approval holder must notify the **department** electronically of the date of **completion of the Action** and provide **completion data**. The approval holder must submit any spatial data that comprises **completion data** as a **shapefile**.

Part C – Definitions

Words and terms appearing in **bold** (excluding headings) have the meaning assigned to them in the list below:

Action area means the location of the Action, represented in Attachment A by the zone enclosed by the dark orange line designated ‘*Proposed Action Area 147A Cairnlea Drive, Cairnlea*’.

Annual Compliance Report period or **ACR period** means each subsequent 12-month period following the date of this approval decision until the expiry date of this approval, unless otherwise specified in writing by the **Minister**.

Audit period means each subsequent three year period following the **commencement of the Action** until the expiry date of this approval unless otherwise specified in writing by the **Minister**.

Audit report means a written report of an **independent audit**.

Biodiversity data means ‘biodiversity data’ as described in the *Policy on Accessing and Sharing Biodiversity Data, Commonwealth of Australia 2024*.

Business day means a day that is not a Saturday, a Sunday, or a public holiday in Victoria.

Clear, cleared or **clearing** means the cutting down, felling, thinning, logging, removing, killing, destroying, poisoning, ringbarking, uprooting, or burning of vegetation.

Commence the Action or **commences the Action** means the first instance of any on-site **clearing, construction** or other physical activity associated with the Action, but does not include minor physical disturbance necessary to:

- Undertake pre-clearance surveys or monitoring programs.
- Install signage or temporary fencing to prevent unapproved use of the **Action area**, so long as the signage or temporary fencing is located where it does not **harm** any **protected matter**.

- Protect environmental and property assets from fire, weeds, and feral animals, including use of existing surface access tracks.
- Install temporary site facilities for persons undertaking pre-commencement activities so long as these facilities are located where they do not **harm any protected matter**.
- Undertake soil sampling or geotechnical investigations provided this causes only minor physical disturbance, will not **harm any protected matter** and are required in advance of commencement of site works.

Commencement of the Action means the date on which the approval holder **commences the Action**.

Completion data means an environmental report and spatial data clearly detailing how the conditions of this approval have been met.

Completion of the Action means the date on which all activities associated with the approved Action, other than those which provide compensation for the impacts of the Action, have permanently ceased or been completed.

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

Compliance report means a written report of compliance with, and fulfilment of, these conditions (including compliance with commitments made in **plans**).

Construction or construct means:

- the erection of a buildings or structures that is, or is to be, fixed to the ground and wholly or partially fabricated on-site,
- the alteration, maintenance, repair or demolition of any building or structure,
- any work which involves breaking of the ground (including pile driving) or bulk earthworks,
- the building of infrastructure such as roads and stormwater drainage,
- the laying of pipes and other prefabricated materials in the ground, and
- any associated excavation work.

Construction does not mean minor physical disturbance necessary to:

- Install temporary fences or signage, so long as the signage or temporary fencing is located,

- undertake pre-clearance surveys or monitoring programs.

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

Eastern Boundary means the portion of the boundary of the Action area which adjoins the site location of **EPBC Act** referred action 2014/7358, known as Jonesfield Corner, represented in Attachment C by the dashed green line and designated ‘*Eastern Boundary Adjoining EPBC 2014/7358 Jonesfield Corner*’.

Environmental Management Plan Guidelines means the *Environmental Management Plan Guidelines*, Commonwealth of Australia 2024.

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

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

Habitat quality means a measure of the overall viability of a site and its capacity to support **protected matters**, with respect to site condition, site context and species stocking rate or composition.

Harm means to cause any measurable direct or indirect disturbance or deleterious change as a result of any activity associated with the Action.

Incident means any:

- event which has the potential to, or does, **harm** any **protected matter**,
- potential non-compliance with these conditions, including the administrative requirements,
- actual non-compliance with these conditions, including the administrative requirements,
- potential non-compliance with one or more commitment made in a **plan**, or
- actual non-compliance with one or more commitment made in a **plan**.

Independent audit means an audit, conducted by an **independent auditor**, of compliance with and fulfilment of these conditions and the commitments made in **plans**, objectively evaluated against the audit criteria developed by the **independent auditor**, in accordance with the **Independent Audit and Audit Report Guidelines** to the extent that the **Independent Audit and Audit Report Guidelines** are consistent with these conditions.

Independent Audit and Audit Report Guidelines means the *Environment Protection and Biodiversity Conservation Act 1999 Independent Audit and Audit Report Guidelines*, Commonwealth of Australia 2019.

Independent auditor means a person, or firm, who:

- does not have any individual, financial*, employment* or family affiliation or any conflicting interests with the Action, the approval holder or the approval holder’s staff, representatives, or associated persons,
- has demonstrated experience in undertaking government-regulated environmental compliance audits, and
- holds relevant professional qualifications and accreditations.

*Other than for the purpose of undertaking the role for which the person, or firm, is required.

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

Monitoring data means the data required to be recorded under the conditions of this approval, including **sensitive biodiversity data**.

National Light Pollution Guidelines means DCCEEW 2023, *National Light Pollution Guidelines for Wildlife*, Department of Climate Change, Energy, the Environment and Water, Canberra.

New or increased impact means any direct or indirect increase in the impacts of an Action, an increase to the likelihood of an impact occurring, a reduction to the monitoring or mitigation measures for a **protected matter**, or a change to the nature or management of an environmental offset as outlined in the *Guidance on ‘new or increased impact’ relating to changes to approved management plans under EPBC Act environmental approvals*, Commonwealth of Australia 2017.

Northern Boundary means the portion of the boundary of the **Action area** which adjoins the Kevin Flint Memorial Reserve represented in Attachment C by the dashed blue line designated as ‘*Northern Boundary Adjoining Kevin Flint Memorial Reserve*’.

NTGVVP means Natural Temperate Grasslands of the Victorian Volcanic Plain, a threatened ecological community under the Environment Protection Biodiversity Conservation Act (1999). Within the **Action area**, the location of **NTGVVP Habitat** is identified as of the date of this approval is represented in Attachment A by the yellow shaded zone designated ‘Natural Temperate Grasslands of the Victorian Volcanic Plain (NTGVVP)’ in the legend.

Offset Management Plan or **OMP** means the document titled *Natural Temperate Grassland of the Victorian Volcanic Plain and Striped Legless Lizard *Delmar impar* Offset Plan – Addendum to VC_CFL- 3697_01 Offset Management Plan, Rokewood-Shelford Road, Rokewood, Victoria*, Final Version, Anna O’Brien, Biodiversity Offsets Victoria, dated April 2025, or the latest subsequent version approved in writing by the **Minister**.

Offset outcomes means the offset outcomes specified in *Section 3.7 Proposed Environmental Outcomes* and *Table 6 Proposed environmental offset outcomes* and *Section 4.1 Management Actions* in the **OMP**.

Offset site means the area represented in Attachment B by the zone enclosed by the dark fuchsia line and shaded with dark fuchsia hatched lines designated 'EPBC Act 2020/8720 Proposed Offset (NTGVVP) (SLL)'.

Pest animal management means conducting at least one targeted control program for each **pest animal species** in accordance with best practice control methods and the relevant Pest Animal Control National Standard Operating Procedures (NATSOPs) (available on the date of this decision on the pestSMART website: <https://pestsmart.org.au/>).

Pest animal species means species known to threaten **SLLs** including, but not limited to, European Red Fox (*Vulpes vulpes*), Feral Cat (*Felis catus*) and European Rabbit (*Oryctolagus cuniculus*).

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

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

Secure or **secured** means to provide enduring conservation protection on the title of land in perpetuity under Section 69 of the *Conservation, Forests and Land Act 1987 (Vic)*, or another enduring protection mechanism agreed to in writing by the **department**, to provide protection for the site against development incompatible with conservation.

Sensitive biodiversity data means **biodiversity data** which, if released, published or otherwise exposed, may result in **harm** to the relevant **protected matter** as a result of the intentional or unintentional misuse of that **biodiversity data**.

Shapefile means location and attribute information about the Action provided in an Esri shapefile format containing:

- '.shp', '.shx', '.dbf' files,
- a '.prj' file which specifies the projection or geographic coordinate system used, and
- an '.xml' metadata file that describes the shapefile for discovery and identification purposes.

SMART means specific, measurable, achievable, relevant and time bound.

Striped Legless Lizard or **SLL** means the **EPBC Act** listed threatened species Striped Legless Lizard (*Delma impar*).

SLL Habitat means any area of vegetation which supports **SLL**, including habitat described in the Conservation Advice for *Delma impar* (Striped Legless Lizard). Canberra: Department of Agriculture, Water, Environment 2016. Within the **Action area**, the location of **SLL habitat** identified as of the date of this approval is represented in Attachment A by the zone enclosed by

the aqua blue lines and shaded with aqua blue hatched lines designated '*Striped Legless Lizard (SLL) habitat*'.

SLL peak activity and breeding season means the period commencing on 1 December each year and ending on 1 March the following year.

SMART means specific, measurable, achievable, relevant and time bound.

Suitably qualified ecologist (for the purpose of preparing and implementing environmental management plans) means a person who has relevant professional qualifications and:

- at least 3 years of work experience writing and implementing management plans for the habitat of **protected matters**,
- has implemented and reported on management plans for the habitat of **protected matters**, and can demonstrate the implementation of those plans achieved the desired **habitat quality** for habitat of **protected matters**, and
- can give authoritative assessment and advice on offset management to improve the habitat quality of the habitat of protected matters using relevant protocols, standards, methods and literature.

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

Attachments

A: Location of the Proposed Action

B: Offset Location and Features of Offset

C: Sediment and Erosion Control and Exclusion Fencing location

Attachment A: Location of the Proposed Action





Attachment B: Offset Location and Features of Offset

FIGURE 2 – ROKEWOOD OFFSET SITE
 Rokewood - Shelford Road, Rokewood



Legend		Matters of Environmental Significance	
	EPBC Act 2020/8720 Proposed Offset (NTGVVP) (SLL)		Seasonal Herbaceous (Freshwater) Wetland of the Temperate Lowland Plains
	Credit Site VC_CFL-3697_D1 (s69 Agreement) Boundary		Natural Temperate Grassland of the Victorian Volcanic Plain
	EPBC 2014/7358 Proposed Offset (19ha)		Striped Legless Lizard Records (2019)
	EPBC 2017/7965 Approved Offset (154.63ha)		Striped Legless Lizard Records (2020)
	EPBC 2017/8049 Approved Offset (43.83ha)		Striped Legless Lizard Records (2024)
	EPBC 2018/8158 Approved Offset (11ha)		Golden Sun Moths Records (2019)
	EPBC 2021/8081 Approved Offset (5ha)		Golden Sun Moths Records (2020)
	EPBC 2022/09386 Approved Offset (12ha)		

Prepared by GeoEccentric on behalf of Biodiversity Offsets Victoria 28/11/2024

Attachment C: Sediment and Erosion Control and Exclusion Fencing location

