



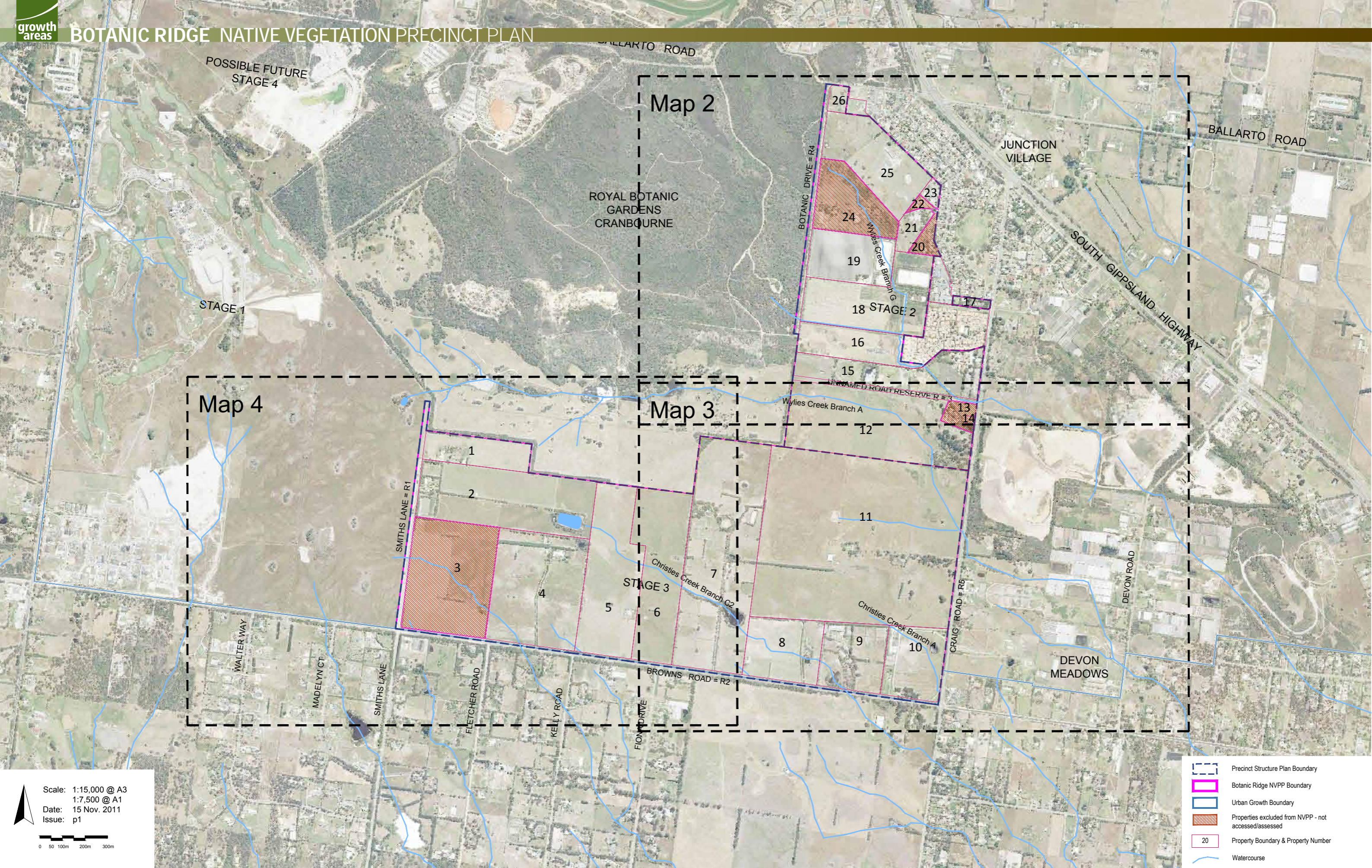
BOTANIC RIDGE NATIVE VEGETATION PRECINCT PLAN

November 2011 | DRAFT FOR CONSULTATION

THIS PAGE IS INTENTIONALLY LEFT BLANK

CONTENTS

INTRODUCTION	3
1.0 PURPOSE	3
2.0 VEGETATION PROTECTION OBJECTIVES TO BE ACHIEVED	3
3.0 THE NATIVE VEGETATION TO BE PROTECTED	5
3.1 Requirements for native vegetation to be protected	5
3.2 Specific requirements for subdivisions, buildings and works or vegetation removal within 50 metres of native vegetation to be protected	5
4.0 NATIVE VEGETATION WHICH CAN BE REMOVED, DESTROYED OR LOPPED	9
4.1 Conditions for Removal of Native Vegetation	9
4.2 Requirements for Removal of Native Vegetation	9
4.3 Offset Calculations	9
4.4 Procedures for the Collection of any Payments	9
5.0 REFERENCE DOCUMENTS	9
6.0 ACRONYMS	15



Scale: 1:15,000 @ A3
1:7,500 @ A1
Date: 15 Nov. 2011
Issue: p1

- Precinct Structure Plan Boundary
- Botanic Ridge NVPP Boundary
- Urban Growth Boundary
- Properties excluded from NVPP - not accessed/assessed
- Property Boundary & Property Number
- Watercourse

DRAFT - for Comment

NVPP Map 1

INTRODUCTION

This is the Botanic Ridge Native Vegetation Precinct Plan listed under the Schedule to Clause 52.16 of the Casey Planning Scheme.

The removal, destruction or lopping of native vegetation in accordance with this Native Vegetation Management Plan (NVPP), does not require a permit provided conditions and requirements specified in this Native Vegetation Precinct Plan are met.

The Botanic Ridge Native Vegetation Precinct Plan applies to all land shown in NVPP Map 1.

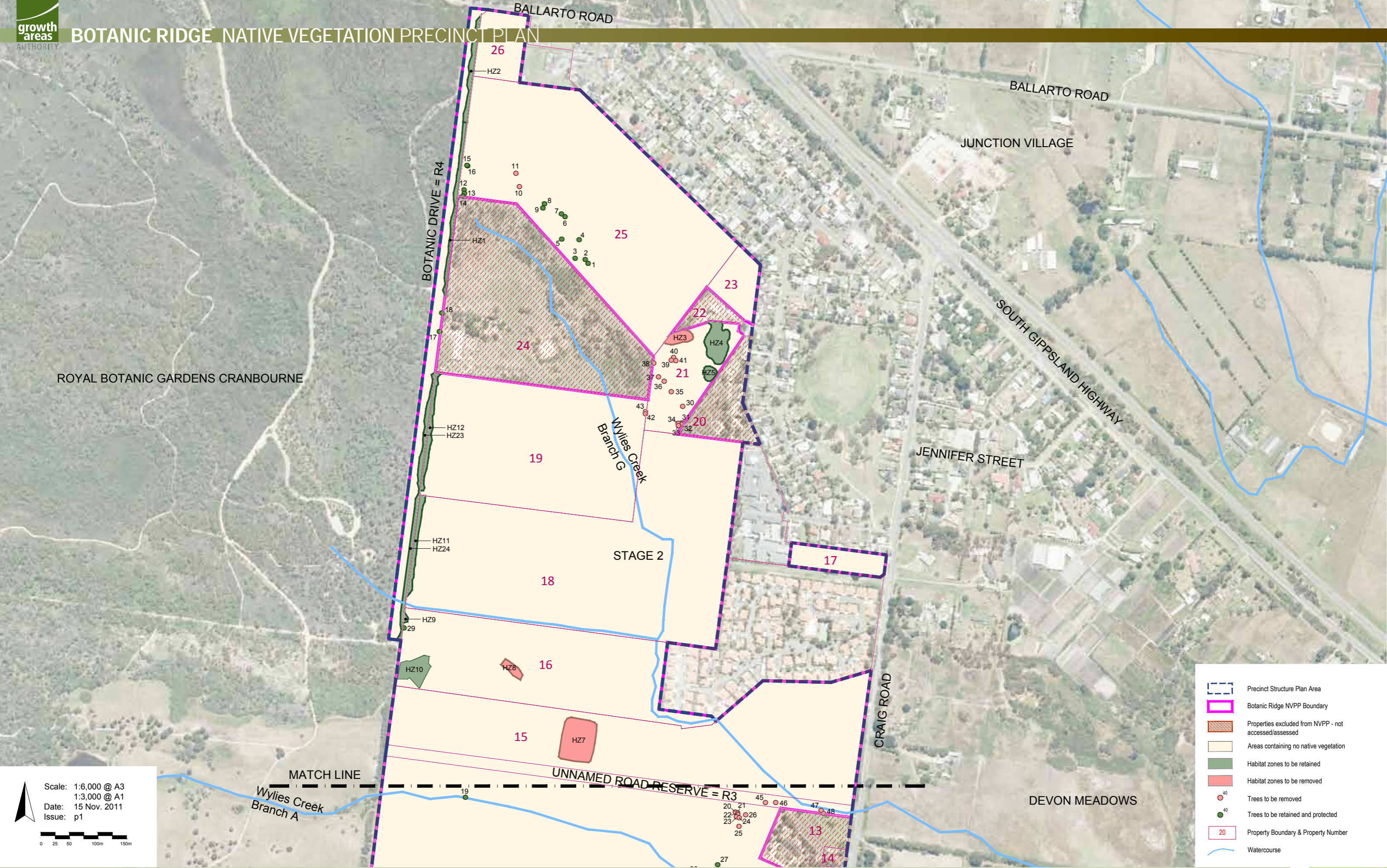
1.0 PURPOSE

The purpose of the Botanic Ridge Native Vegetation Precinct Plan is to:

- Apply a holistic, landscape wide approach to retention and removal of native vegetation, within the Botanic Ridge NVPP area as identified in NVPP Map 1.
- Specify the native vegetation to be protected and the native vegetation that can be removed, destroyed or lopped.
- Ensure that areas set aside to protect native vegetation are managed to conserve ecological values in accordance with the Botanic Ridge Precinct Structure Plan.
- Ensure that the removal, destruction or lopping of native vegetation specified to be protected is consistent with conserving the ecological values of these areas and is in accordance with the three-step approach to net gain as set out in Victoria's Native Vegetation Management – a Framework for Action, DSE 2002.
- Set out the works or other necessary actions required to offset the removal, destruction or lopping of native vegetation.
- Streamline the planning approvals process through a landscape-wide approach to native vegetation protection and management.

2.0 VEGETATION PROTECTION OBJECTIVES TO BE ACHIEVED

- To manage the vegetation to be retained for conservation and allow for passive recreation such as walking and cycling tracks on the edge of habitat zones and conservation areas, where appropriate, without damaging native vegetation.
- To protect and manage the habitat zones and scattered trees identified as 'to be retained and protected', as they represent the genetic lineage of site-adapted local plant species and communities, provide existing habitat for indigenous fauna species, function to link habitat across the landscape, and provide a focus for revegetation activities.
- To protect and manage the long-term health and habitat value of the native vegetation specified to be retained and identified offset areas.



- Precinct Structure Plan Area
- Botanic Ridge NVPP Boundary
- Properties excluded from NVPP - not accessed/assessed
- Areas containing no native vegetation
- Habitat zones to be retained
- Habitat zones to be removed
- Trees to be removed
- Trees to be retained and protected
- Property Boundary & Property Number
- Watercourse

Scale: 1:6,000 @ A3
 1:3,000 @ A1
 Date: 15 Nov. 2011
 Issue: p1

0 25 50 100m 150m

DRAFT - for comment

NVPP Map 2

3.0 THE NATIVE VEGETATION TO BE PROTECTED

The native vegetation to be protected as described in NVPP Tables 1 and 2 and shown in NVPP Maps 2, 3 and 4 to this Plan should not be removed.

3.1 REQUIREMENTS FOR NATIVE VEGETATION TO BE PROTECTED

Certain native vegetation has been identified as 'to be protected' because a landscape wide approach to retention and removal of native vegetation has been adopted in the preparation of this NVPP rather than a site by site approach.

Decisions relating to the removal of individual trees and/or areas of native vegetation have been made in a holistic manner taking into account habitat zones which are proposed to be protected. Ad hoc removal of native vegetation which is identified for protection will undermine this holistic and landscape wide approach to the preparation of this NVPP.

Protection of habitat zones must maintain the habitat scores provided in NVPP Table 1. Fire prevention measures should not result in reduction of these scores unless otherwise allowed for in this NVPP.

Protection of a scattered tree means that the protection area must be:

- Protected from adverse impacts, grazing, burning, and soil disturbance.
- Managed to retain fallen timber, control weeds, and provide intervention and/or management if necessary to ensure adequate natural regeneration or planting can occur.
- Protection from earthworks, compaction during construction or adverse modification of existing drainage patterns.

Unless otherwise agreed in writing by the Department of Sustainability and Environment.

Habitat Zones 9, 10, 11 and 12 are located within the 'defendable space' zone of the Royal Botanic Gardens Cranbourne. Vegetation within the defendable space zone must be managed when a dwelling is constructed in accordance with standard fire protection requirements. In this case the understorey is allowed to be cleared to satisfy these fire reduction requirements. The NVPP reflects these outcomes and requires:

- protection of 100% of the tree canopy cover (refer to NVPP Table 1)
- 100% loss associated with the removal of the understorey (refer to NVPP Table 3)
- offsets to be provided prior to the removal of the understorey (refer to NVPP Table 5).

3.2 SPECIFIC REQUIREMENTS FOR SUBDIVISIONS, BUILDINGS AND WORKS OR VEGETATION REMOVAL WITHIN 50 METRES OF NATIVE VEGETATION TO BE PROTECTED

The following requirements must be met when undertaking subdivision, buildings and works or vegetation removal within 50 metres of native vegetation identified as 'to be protected' in Tables 1 and 2 and on Map 2, 3 and 4 of this NVPP unless otherwise agreed to in writing by the Department of Sustainability and Environment.

- Only the native vegetation which is identified for removal in the NVPP applying to the land may be removed, destroyed or lopped.
- Prior to the commencement of works within 50 metres of native vegetation identified as 'to be protected' on Map 2, 3 and 4 in the NVPP applying to the land, a highly visible vegetation protection fence must be erected around twice the canopy distance of each scattered tree and more than 2 metres from areas of all other native vegetation which have been identified to be retained in the NVPP unless otherwise agreed to in writing by the Department of Sustainability and Environment.
- Any construction stockpiles, fill and machinery must be placed away from areas supporting native vegetation and drainage lines to the satisfaction of the responsible authority.
- All earthworks must be undertaken in a manner that will minimise soil erosion and adhere to Construction Techniques for Sediment Pollution Control (EPA 1991) or updated version.
- Any public open space infrastructure or trails are to be located outside a protection area of a scattered tree or habitat zone at an appropriate buffer distance. Public open space infrastructure provided within 50 metres of native vegetation (including scattered trees and habitat zones) shown as 'to be protected' must be constructed and designed to ensure that the native vegetation is protected from adverse impacts during construction unless otherwise agreed to in writing by the Department of Sustainability and Environment.
- In order to minimise the risk of trees which are identified in this NVPP as 'to be protected' having to be removed at a later time, public use areas are to be located so that the native vegetation shown as to be protected in this NVPP is not so close as to present a structural failure hazard or pose a risk to personal safety or property.
- No earthworks, compaction or modification of existing drainage patterns may be undertaken which present a risk to any remnant trees, understorey, or revegetation areas.

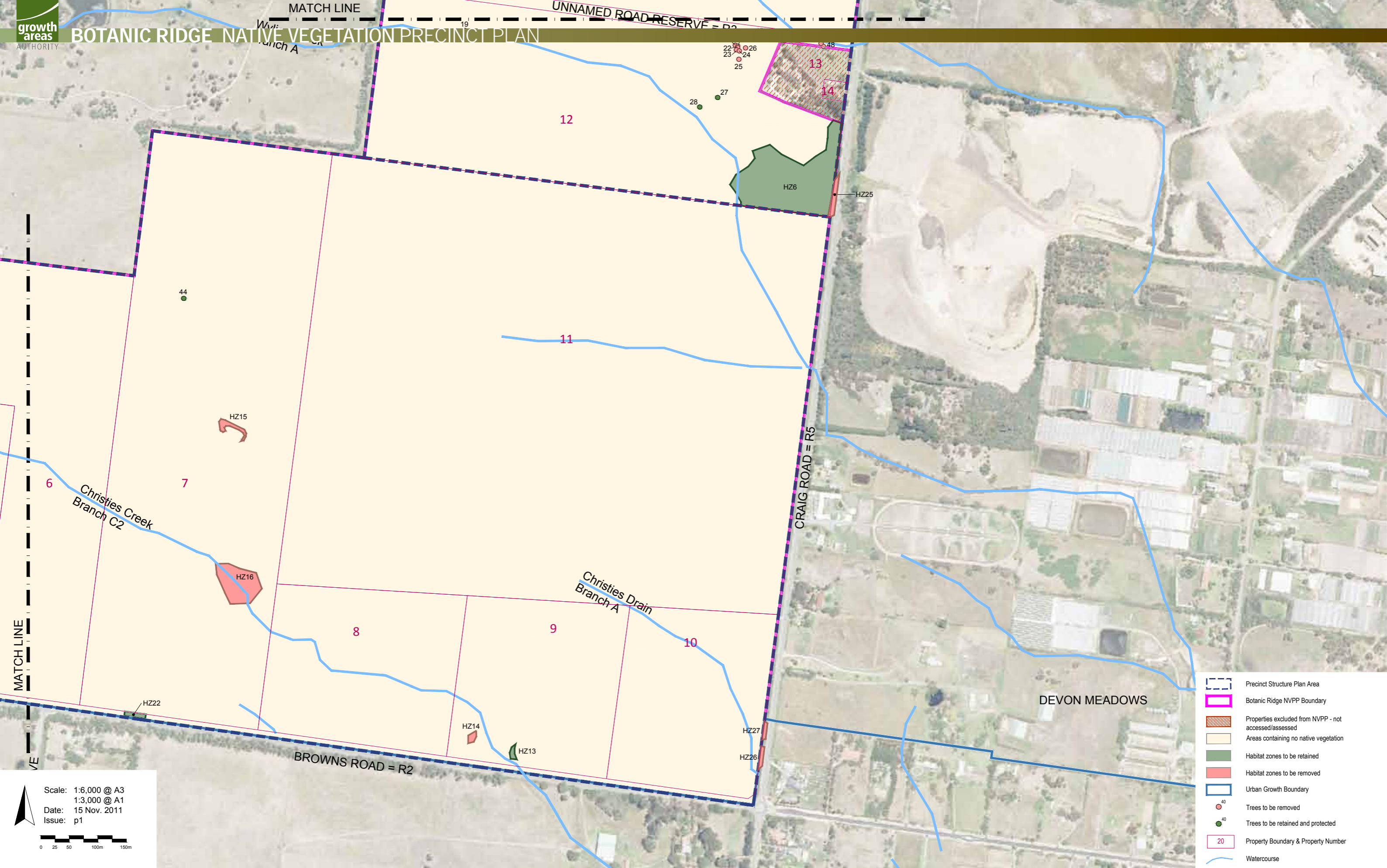
NVPP Table 1: Habitat Zones to be protected

PSP PROPERTY NUMBER	PROPERTY DETAILS Including parcel description	HABITAT ZONE (ID)	EVC DESCRIPTION No. and Initials	SIZE (HA)	HABITAT SCORE	CONSERVATION STATUS Least concern, endangered etc	CONSERVATION SIGNIFICANCE Low, High etc
9	83-85 Browns Road, Botanic Ridge (7/LP64774)	HZ13	EVC 53 SS	0.02	0.24	Endangered	High
12	51A Craig Road, Botanic Ridge (2/PS504652)	HZ6	EVC 48 HW	1.77	0.29	Least Concern	Very High
16	S15/41 Craig Road, Junction Village (S15/PS3063320)	HZ9*	EVC 48 HW	0.01	0.11*	Least Concern	Very High
16	S15/41 Craig Road, Junction Village (S15/PS3063320)	HZ10*	EVC 48 HW	0.18	0.11*	Least Concern	Very High
18	100 Botanic Drive, Junction Village (B/PS500838)	HZ11*	EVC 793 DHW	0.14	0.25*	Vulnerable	High
19	80 Botanic Drive, Junction Village (3/LP54277)	HZ12*	EVC 793 DHW	0.14	0.25*	Vulnerable	Very High
21	3 Shaw Road, Junction Village (2/PS435110)	HZ4	EVC 48 HW	0.23	0.33	Least Concern	High
21	3 Shaw Road, Junction Village (2/PS435110)	HZ5	EVC 48 HW	0.05	0.33	Least Concern	High
R4	Botanic Drive Road Reserve (adjacent to Properties 27 & 28)	HZ2	EVC 48 HW	0.14	0.41	Least Concern	High
R4	Botanic Drive Road Reserve (adjacent Properties 26 & 27)	HZ1	EVC 793 DHW	0.17	0.45	Vulnerable	High
R4	Botanic Drive Road Reserve (adjacent to Property 21)	HZ23	EVC 793 DHW	0.13	0.45	Vulnerable	High
R4	Botanic Drive Road Reserve (adjacent to Property 20)	HZ24	EVC 793 DHW	0.14	0.45	Vulnerable	High
R2	Browns Road Road Reserve (adjacent to Property 3)	HZ20	EVC 175 GW	0.13	0.27	Endangered	High
R2	Browns Road Road Reserve (adjacent to Property 5)	HZ21	EVC 175 GW	0.04	0.22	Endangered	High
R2	Browns Road Road Reserve (adjacent to Property 7)	HZ22	EVC 175 GW	0.03	0.15	Endangered	High

*The tree canopy cover of Habitat Zones 9, 10, 11 and 12 are to be protected as identified in NVPP Table 1 under the Habitat Score. The approved loss of the understorey vegetation is for fire management requirements as the vegetation is contained within a specified defensible space (outer) zone. This loss is identified in NVPP Table 3 under Habitat Score and offset requirements are set out in NVPP Table 5.

NVPP Table 2: Scattered Trees to be protected

PSP PROPERTY NUMBER	PROPERTY DETAILS Including parcel description	TREE ID No.	SPECIES	EVC DESCRIPTION No. and Initials	CONSERVATION STATUS Least concern, endangered etc	CONSERVATION SIGNIFICANCE Low, High etc	GPS COORDINATES X-Latitude, Y-Longitude
7	91-93 Browns Road, Botanic Ridge (4/LP64774)	44	<i>Eucalyptus camaldulensis</i> (River Red Gum)	EVC 55 PGW	Endangered	High	349275.2758, 5776675.276
12	51A Craig Road, Botanic Ridge (2/PS504652)	19	<i>Eucalyptus ovata</i> (Swamp Gum)	EVC 48 HW	Endangered	High	349768.2701, 5777143.51
12	51A Craig Road, Botanic Ridge (2/PS504652)	27	<i>Eucalyptus pryoriana</i> (Coast Manna Gum)	EVC 48 HW	Endangered	High	350211.05, 5777028.79
12	51A Craig Road, Botanic Ridge (2/PS504652)	28	<i>Eucalyptus pryoriana</i> (Coast Manna Gum)	EVC 48 HW	Endangered	High	350179.75, 5777012.14
16	S15/41 Craig Road, Junction Village (S15/PS306331)	29	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 48 HW	Endangered	High	349659.7383, 5777446.559
25	20 Botanic Drive, Junction Village (2/LP112139)	1	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	Vulnerable	High	349979.9987, 5778085.718
25	20 Botanic Drive, Junction Village (2/LP112139)	2	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	Vulnerable	High	349976.824, 5778086.518
25	20 Botanic Drive, Junction Village (2/LP112139)	3	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	Vulnerable	High	349958.9635, 5778087.088
25	20 Botanic Drive, Junction Village (2/LP112139)	4	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	Vulnerable	High	349965.2798, 5778120.701
25	20 Botanic Drive, Junction Village (2/LP112139)	5	<i>Eucalyptus viminalis subsp pryoriana</i> (Coast Manna Gum)	EVC 793 DHW	Vulnerable	High	349939.2312, 5778121.721
25	20 Botanic Drive, Junction Village (2/LP112139)	6	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	Vulnerable	High	349942.1915, 5778158.684
25	20 Botanic Drive, Junction Village (2/LP112139)	7	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	Vulnerable	High	349937.6398, 5778166.992
25	20 Botanic Drive, Junction Village (2/LP112139)	8	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	Vulnerable	High	349907.2703, 5778186.788
25	20 Botanic Drive, Junction Village (2/LP112139)	9	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	Vulnerable	High	349902.9495, 5778177.91
25	20 Botanic Drive, Junction Village (2/LP112139)	12	<i>Eucalyptus ovata subsp ovata</i> (Swamp gum)	EVC 83 SRW	Endangered	High	349766.2169, 5778211.413
25	20 Botanic Drive, Junction Village (2/LP112139)	13	<i>Eucalyptus ovata subsp ovata</i> (Swamp gum)	EVC 83 SRW	Endangered	High	349768.5175, 5778208.234
25	20 Botanic Drive, Junction Village (2/LP112139)	14	<i>Eucalyptus ovata subsp ovata</i> (Swamp gum)	EVC 83 SRW	Endangered	High	349764.3039, 5778200.285
25	20 Botanic Drive, Junction Village (2/LP112139)	15	<i>Eucalyptus viminalis subsp pryoriana</i> (Coast Manna Gum)	EVC 793 DHW	Vulnerable	High	349771.8983, 5778253.674
25	20 Botanic Drive, Junction Village (2/LP112139)	16	<i>Eucalyptus viminalis subsp pryoriana</i> (Coast Manna Gum)	EVC 793 DHW	Vulnerable	High	349770.6284, 5778253.204
R4	Botanic Drive Road Reserve (adjacent to Property 26)	18	<i>Eucalyptus pryoriana</i> (Gippsland Manna Gum)	EVC 48 HW	Endangered	High	349728.4922, 5777990.748
R4	Botanic Drive Road Reserve (adjacent to Property 26)	17	<i>Eucalyptus pryoriana</i> (Gippsland Manna Gum)	EVC 48 HW	Endangered	High	349723.82, 5777962.48



Scale: 1:6,000 @ A3
 1:3,000 @ A1
 Date: 15 Nov. 2011
 Issue: p1

- Precinct Structure Plan Area
- Botanic Ridge NVPP Boundary
- Properties excluded from NVPP - not accessed/assessed
- Areas containing no native vegetation
- Habitat zones to be retained
- Habitat zones to be removed
- Urban Growth Boundary
- Trees to be removed
- Trees to be retained and protected
- Property Boundary & Property Number
- Watercourse

4.0 NATIVE VEGETATION WHICH CAN BE REMOVED, DESTROYED OR LOPPED

The native vegetation described in NVPP Tables 3 and 4 and shown as native vegetation that can be removed in NVPP Map 2, 3 and 4, can be removed, destroyed or lopped subject to the requirements and conditions set out in this NVPP.

4.1 CONDITIONS FOR REMOVAL OF NATIVE VEGETATION

- Only the native vegetation which is identified for removal in the incorporated Botanic Ridge NVPP applying to the land may be removed, destroyed or lopped without a planning permit.
- Before the removal, destruction or lopping of any native vegetation within any property (identified by the PSP property number in NVPP Map 2, 3 and 4 of the Botanic Ridge NVPP) the owner of the land from which the native vegetation is being removed must provide offsets consistent with this NVPP by either:
 - Providing an allocated credit extract issued by the Department of Sustainability and Environment; or
 - Preparing and submitting an Offset Plan to the satisfaction of the Department of Sustainability and Environment and have the Offset plan approved by the responsible authority.
- Where an Offset plan is approved:
 - Before the removal, destruction or lopping of any native vegetation, the owner of the land from which the native vegetation is being removed must provide on-title security for the Offset Site to the satisfaction of the Department of Sustainability and Environment that provides for the implementation of the Offset Plan and pay the reasonable costs of the preparation, executing and registration of any on-title agreement; and
 - Offsets must be initiated within 12 months of approval of the Offset Plan or before the removal of Very High Conservation Significance vegetation, whichever is earlier, and be implemented according to the schedule of works in the Offset Plan to the satisfaction of the responsible authority.

4.2 REQUIREMENTS FOR REMOVAL OF NATIVE VEGETATION

- Offsets must be provided in accordance with Victoria's Native Vegetation Management, a Framework for Action DSE 2002.
- An Offset Plan must show offsets in relation to all native vegetation within the property which this NVPP allows to be removed. The offsets are to be as set out in this NVPP. An Offset Plan must be prepared in accordance with the Department of Sustainability and Environment Offset Plan Template available from the Department of Sustainability and Environment.
- An offset site must be secured through an appropriate mechanism to the satisfaction of the Department of Sustainability and Environment. Where an offset is secured via an agreement, the agreement must be registered on the title of the land and provide for a native vegetation offset in accordance with the endorsed offset plan.
- Before the removal, destruction or lopping of any native vegetation, native vegetation to be removed in accordance with this NVPP must be clearly marked on site to the satisfaction of the responsible authority whilst works are being undertaken within the vicinity.
- Before the felling of any trees with nest or hollows the tree must be examined for fauna by a suitably qualified zoologist. If native fauna species are found, they must be salvaged and relocated where possible to the nearest suitable habitat, in consultation with the Department of Sustainability and Environment.
- Any construction stockpiles, fill and machinery must be placed away from areas supporting native vegetation to be protected and drainage lines to the satisfaction of the responsible authority.
- Prior to the commencement of any works including vegetation removal, a highly visible vegetation protection fence must be erected around twice the canopy distance of each scattered tree and more than 2 metres from areas of all other native vegetation which has been identified to be protected in this Native Vegetation Precinct Plan unless otherwise agreed to in writing by the Department of Sustainability and Environment and to the satisfaction of the responsible authority.

Note: A range of mechanisms can be used to secure an offset. These include an on-title agreement, transfer of land to public land, or Crown land. Examples of on title agreements are: a Section 173 Agreement under the Planning and Environment Act 1987, a Section 69 of the Conservation Forest and Lands Act 1987 or under the Victorian Conservation Trust Act 1972.

4.3 OFFSET CALCULATIONS

The minimum offset requirements for native vegetation which can be removed, destroyed or lopped as described in NVPP Tables 3 and 4 are set out in NVPP Tables 5 and 6.

4.4 PROCEDURES FOR COLLECTION OF ANY PAYMENTS

No payments are necessary or specified.

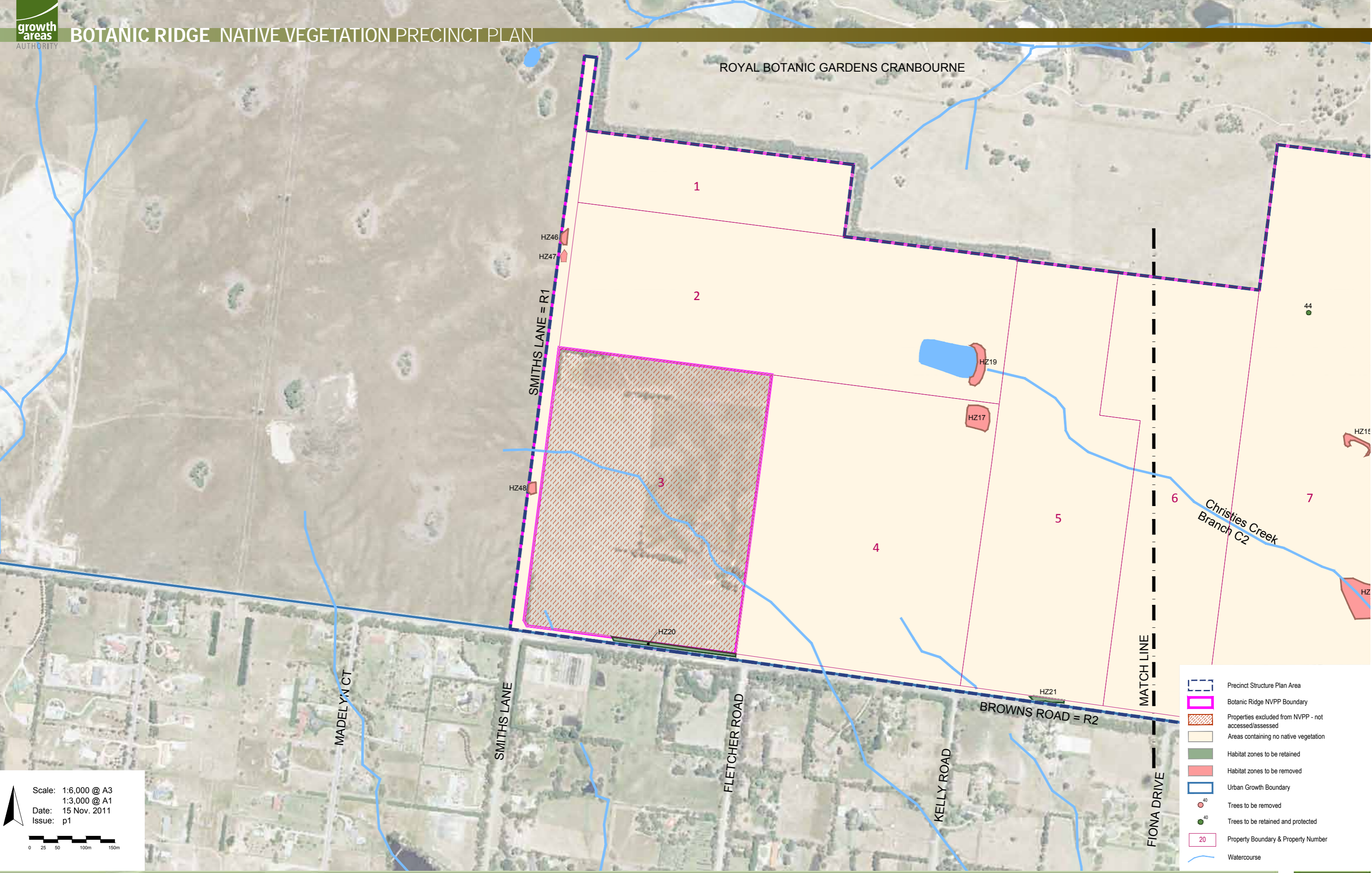
5.0 REFERENCE DOCUMENTS

Biodiversity Assessment Report: Flora and Fauna Assessment and Mapping, Precinct Structure Plan Area 10 - Botanic Ridge, Practical Ecology, 20 July 2010.

Arboricultural Assessment Stages 2 & 3 Botanic Ridge: Cranbourne Development Precinct, Tree Logic Pty Ltd, 15 October 2010.

Port Phillip and Westernport Native Vegetation Plan, Port Phillip and Westernport Catchment Management Authority, 2006.

ROYAL BOTANIC GARDENS CRANBOURNE



- Precinct Structure Plan Area
- Botanic Ridge NVPP Boundary
- Properties excluded from NVPP - not accessed/assessed
- Areas containing no native vegetation
- Habitat zones to be retained
- Habitat zones to be removed
- Urban Growth Boundary
- Trees to be removed
- Trees to be retained and protected
- Property Boundary & Property Number
- Watercourse

Scale: 1:6,000 @ A3
 1:3,000 @ A1
 Date: 15 Nov. 2011
 Issue: p1

DRAFT - for comment

NVPP Map 4

Native Vegetation to be protected & removed
 Botanic Ridge Native Vegetation Precinct Plan

NVPP Table 3: Habitat Zones which can be removed

PSP PROPERTY NUMBER	PROPERTY DETAILS Including parcel description	HABITAT ZONE (ID)	EVC DESCRIPTION No. and Initials	SIZE (HA)	HABITAT SCORE)
2	248-266 Smiths Lane, Botanic Ridge (3/LP124334)	HZ19	EVC 136 SW	0.11	0.42
4	101-103 Browns Road, Botanic Ridge (2/LP124334)	HZ17	EVC 136 SW	0.15	0.38
7	91-93 Browns Road, Botanic Ridge (4/LP64774)	HZ 16	EVC 136 SW	0.4	0.38
7	91-93 Browns Road, Botanic Ridge (4/LP64774)	HZ15	EVC 55 PGW	0.05	0.16
9	83-85 Browns Road, Botanic Ridge (7/LP64774)	HZ14	EVC 53 SS	0.02	0.30
15	45 Craig Road, Junction Village (1/TP173376)	HZ7	EVC 136 SW	0.42	0.26
16	S15/41 Craig Road, Junction Village (S15/PS306331)	HZ8	EVC 74 WF	0.06	0.12
16	S15/41 Craig Road, Junction Village (S15/PS3063320)	HZ9*	EVC 48 HW	0.01	0.10*
16	S15/41 Craig Road, Junction Village (S15/PS3063320)	HZ10*	EVC 48 HW	0.18	0.10*
18	100 Botanic Drive, Junction Village (B/PS500838)	HZ11*	EVC 793 DHW	0.14	0.20*
19	80 Botanic Drive, Junction Village (3/LP54277)	HZ12*	EVC 793 DHW	0.14	0.20*
21	3 Shaw Road, Junction Village (2/PS435110)	HZ3	EVC 48 HW	0.08	0.28
R5	Craig Road Road Reserve (adjacent to Property 12)	HZ25	EVC 48 HW	0.05	0.33
R5	Craig Road Road Reserve (adjacent to Property 10)	HZ26	EVC 53 SS	0.02	0.21
R5	Craig Road Road Reserve (adjacent to Property 10)	HZ27	EVC 53 SS	0.02	0.20
R1	Smiths Lane Road Reserve (adjacent to Property 2)	HZ46	EVC 175 GW	0.02	0.17
R1	Smiths Lane Road Reserve (adjacent to Property 2)	HZ47	EVC 175 GW	0.01	0.22
R1	Smiths Lane Road Reserve (adjacent to Property 3)	HZ48	EVC 175 GW	0.02	0.22

* The tree canopy cover of Habitat Zones 9, 10, 11 and 12 are to be protected as identified in NVPP Table 1 under the Habitat Score. The approved loss of the understorey vegetation is for fire management requirements as the vegetation is contained within a specified defendable space (outer) zone. This loss is identified in NVPP Table 3 under Habitat Score and offset requirements are set out in NVPP Table 5.

NVPP Table 4: Scattered trees which can be removed, destroyed or lopped

PSP PROPERTY NUMBER	PROPERTY DETAILS Including parcel description	TREE ID	SPECIES	EVC DESCRIPTION No. and Initials	GPS COORDINATES X-Latitude, Y-Longitude
12	51A Craig Road, Botanic Ridge (2/PS504652)	20	<i>Eucalyptus pryoriana</i> (Coast Manna Gum)	EVC 48 HW	350241.95, 5777120.92
12	51A Craig Road, Botanic Ridge (2/PS504652)	21	<i>Eucalyptus pryoriana</i> (Coast Manna Gum)	EVC 48 HW	350246.12, 5777119.54
12	51A Craig Road, Botanic Ridge (2/PS504652)	22	<i>Eucalyptus pryoriana</i> (Coast Manna Gum)	EVC 48 HW	350245.89, 5777117.00
12	51A Craig Road, Botanic Ridge (2/PS504652)	23	<i>Eucalyptus pryoriana</i> (Coast Manna Gum)	EVC 48 HW	350243.80, 5777112.59
12	51A Craig Road, Botanic Ridge (2/PS504652)	24	<i>Eucalyptus pryoriana</i> (Coast Manna Gum)	EVC 48 HW	350248.90, 5777110.97
12	51A Craig Road, Botanic Ridge (2/PS504652)	25	<i>Eucalyptus pryoriana</i> (Coast Manna Gum)	EVC 48 HW	350248.28, 5777096.15
12	51A Craig Road, Botanic Ridge (2/PS504652)	26	<i>Eucalyptus pryoriana</i> (Coast Manna Gum)	EVC 48 HW	350259.95, 5777116.19
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	30	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	350149.1787, 5777828.291
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	31	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	350147.043, 5777801.546
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	32	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	350148.1314, 5777799.537
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	33	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	350142.1202, 5777798.957
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	34	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	350139.6135, 5777800.626
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	35	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	350128.1105, 5777853.926
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	36	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	350116.3932, 5777875.431
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	37	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	350107.1661, 5777883.24
21	3 Shaw Road, Junction Village (2/PS435110)	38	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	350100.1571, 5777905.775
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	39	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	350131.8789, 5777908.365
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	40	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	350135.2184, 5777916.133
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	41	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	350139.4815, 5777911.204
21	3 Shaw Road, Junction Village (2/PS435110)	42	<i>Eucalyptus cephalocarpa</i> (Mealy Stringybark)	EVC 793 DHW	350084.0447, 5777819.263
21	3 Shaw Road, Junction Village (2/PS435110)	43	-	dead	350084.6384, 5777822.832
25	20 Botanic Drive, Junction Village (Lot 2 LP112139)	10	<i>Eucalyptus viminalis subsp pryoriana</i> (Coast Manna Gum)	EVC 793 DHW	349862.7922, 5778217.832
25	20 Botanic Drive, Junction Village (Lot 2 LP112139)	11	<i>Eucalyptus viminalis subsp pryoriana</i> (Coast Manna Gum)	EVC 793 DHW	349857.9602, 5778241.327
R3	Unnamed Road Reserve, (between Properties 12 & 15)	45	<i>Eucalyptus pryoriana</i> (Gippsland Manna Gum)	EVC 48 HW	350289.6796, 5777142.171
R3	Unnamed Road Reserve, (between Properties 12 & 15)	46	<i>Eucalyptus pryoriana</i> (Gippsland Manna Gum)	EVC 48 HW	350310.4426, 5777137.062
R3	Unnamed Road Reserve, (between Properties 12 & 15)	47	<i>Eucalyptus ovata</i> (Swamp Gum)	EVC 48 HW	350394.9708, 5777122.784
R3	Unnamed Road Reserve, (between Properties 12 & 15)	48	<i>Eucalyptus ovata</i> (Swamp Gum)	EVC 48 HW	350397.2879, 5777120.295

NVPP Table 5: Offset Requirements for Habitat Zones to be removed

PSP PROPERTY NUMBER	PROPERTY DETAILS Including parcel description	HABITAT ZONE (ID)	EVC DESCRIPTION No. and Initials	CONSERVATION SIGNIFICANCE Low, High etc	HABITAT SCORE	LOSS (Habitat Hectares)	NET GAIN MULTIPLIER	NETGAIN TARGET (Habitat Hectares) Offset to be achieved
2	248-266 Smiths Lane, Botanic Ridge (Lot 3 LP124334)	HZ19	EVC 136 SW	Very High	0.42	0.046	2	0.092
4	101-103 Browns Road, Botanic Ridge (Lot 2 LP124334)	HZ17	EVC 136 SW	Very High	0.38	0.057	2	0.114
7	91-93 Browns Road, Botanic Ridge (Lot 4 LP64773)	HZ 16	EVC 136 SW	Very High	0.38	0.151	2	0.302
7	91-93 Browns Road, Botanic Ridge (Lot 4 LP64773)	HZ15	EVC 55 PGW	High	0.16	0.008	1.5	0.012
9	83-85 Browns Road, Botanic Ridge (Lot 7 LP64774)	HZ14	EVC 53 SS	High	0.30	0.006	1.5	0.009
15	45 Craig Road, Junction Village (1/TP173376)	HZ7	EVC 136 SW	Very High	0.26	0.108	2	0.216
16	S15/41 Craig Road, Junction Village (S15/PS306331)	HZ8	EVC 74 WF	High	0.12	0.007	1.5	0.011
16	S15/41 Craig Road, Junction Village (S15/PS3063320)	HZ9*	EVC 48 HW	Very High	0.10*	0.001	2	0.002
16	S15/41 Craig Road, Junction Village (S15/PS3063320)	HZ10*	EVC 48 HW	Very High	0.10*	0.018	2	0.036
18	100 Botanic Drive, Junction Village (B/PS500838)	HZ11*	EVC 793 DHW	High	0.20*	0.028	1.5	0.042
19	80 Botanic Drive, Junction Village (3/LP54277)	HZ12*	EVC 793 DHW	Very High	0.20*	0.028	2	0.056
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	HZ3	EVC 48 HW	High	0.28	0.022	1.5	0.033
R5	Craig Road Road Reserve (adjacent to Property 12)	HZ25	EVC 48 HW	High	0.33	0.017	1.5	0.026
R5	Craig Road Road Reserve (adjacent to Property 10)	HZ26	EVC 53 SS	High	0.21	0.004	1.5	0.006
R5	Craig Road Road Reserve (adjacent to Property 10)	HZ27	EVC 53 SS	High	0.20	0.004	1.5	0.006
R1	Smiths Lane Road Reserve (adjacent to Property 2)	HZ46	EVC 175 GW	High	0.17	0.003	1.5	0.005
R1	Smiths Lane Road Reserve (adjacent to Property 2)	HZ47	EVC 175 GW	High	0.22	0.002	1.5	0.003
R1	Smiths Lane Road Reserve (adjacent to Property 3)	HZ48	EVC 175 GW	High	0.22	0.004	1.5	0.006

*The tree canopy cover of Habitat Zones 9, 10, 11 and 12 are to be protected as identified in NVPP Table 1 under the Habitat Score. The approved loss of the understorey vegetation is for fire management requirements as the vegetation is contained within a specified defendable space (outer) zone. This loss is identified in NVPP Table 3 under Habitat Score and offset requirements are set out in NVPP Table 5.

NVPP Table 6: Offset Requirements for Scattered Trees which can be removed

PSP PROPERTY NUMBER	PROPERTY DETAILS Including parcel description	EVC DESCRIPTION No. and Initials	CONSERVATION SIGNIFICANCE Low, High etc	LOSS: NO. OF VERY LARGE OLD TREES Including Tree ID	LOSS: NO. OF LARGE OLD TREES Including Tree ID	LOSS: NO. OF MEDIUM OLD TREES Including Tree ID	LOSS: NO. OF SMALL OLD TREES Including Tree ID	OFFSET TO BE ACHIEVED RECRUITMENT/ REVEGETATION No. Trees	OFFSET TO BE ACHIEVED PROTECTION OF TREES TARGET No. Trees
12	51A Craig Road, Botanic Ridge (2/PS504652)	EVC 48 HW	High		1 (ID 20)			20	4 LOT
12	51A Craig Road, Botanic Ridge (2/PS504652)	EVC 48 HW	High			1 (ID 21)		20	2 MOT
12	51A Craig Road, Botanic Ridge (2/PS504652)	EVC 48 HW	High				1 (ID 22)	30	-
12	51A Craig Road, Botanic Ridge (2/PS504652)	EVC 48 HW	High				1 (ID 23)	30	-
12	51A Craig Road, Botanic Ridge (2/PS504652)	EVC 48 HW	High			1 (ID 24)		20	2 MOT
12	51A Craig Road, Botanic Ridge (2/PS504652)	EVC 48 HW	High		1 (ID 25)			20	4 LOT
12	51A Craig Road, Botanic Ridge (2/PS504652)	EVC 48 HW	High				1 (ID 26)	30	-
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	EVC 793 DHW	High				1 (ID 30)	13	-
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	EVC 793 DHW	High			1 (ID 31)		20	2 MOT
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	EVC 793 DHW	High				1 (ID 32)	4	-
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	EVC 793 DHW	High				1 (ID 33)	13	-
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	EVC 793 DHW	High				1 (ID 34)	13	-
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	EVC 793 DHW	High				1 (ID 35)	13	-
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	EVC 793 DHW	High		1 (ID 36)			20	4 LOT
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	EVC 793 DHW	High				1 (ID 37)	21	-
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	EVC 793 DHW	High			1 (ID 38)		20	2 MOT
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	EVC 793 DHW	High			1 (ID 39)		20	2 MOT
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	EVC 793 DHW	High				1 (ID 40)	13	-
21	3 Shaw Road, Junction Village (Lot 2 PS435110)	EVC 793 DHW	High				1 (ID 41)	6	-
21	3 Shaw Road, Junction Village (2/PS435110)	EVC 793 DHW	High		1 (ID 42)			20	4 LOT
21	3 Shaw Road, Junction Village (2/PS435110)	dead	High			(ID 43)		20	2 MOT
25	20 Botanic Drive, Junction Village (Lot 2 LP112139)	EVC 793 DHW	High				1 (ID 10)	20	2 MOT
25	20 Botanic Drive, Junction Village (Lot 2 LP112139)	EVC 793 DHW	High		1 (ID 11)			20	4 LOT
R3	Unnamed Road Reserve, (between Properties 12 & 15)	EVC 48 HW	High				1 (ID 45)	20	2 MOT
R3	Unnamed Road Reserve, (between Properties 12 & 15)	EVC 48 HW	High	1 (ID 46)				30	5VLOT
R3	Unnamed Road Reserve, (between Properties 12 & 15)	EVC 48 HW	High				1 (ID 47)	30	-
R3	Unnamed Road Reserve, (between Properties 12 & 15)	EVC 48 HW	High				1 (ID 48)	30	-

6.0 ACRONYMS

EVC – Ecological Vegetation Class

DHW - Damp Heathy Woodland

GW - Grassy Woodland

HW - Heathy Woodland

PGW - Plains Grassy Woodland

SRW – Swampy Riparian Woodland

SS – Swamp Scrub

SW - Sedge Wetland

WF - Wetland Formation

Ha – Hectares

Hha – Habitat Hectares

HZ – Habitat Zone

Lot – Large Old Tree

Mot – Medium Old Tree

NVPP – Native Vegetation Precinct Plan

VLOT – Very Large Old Tree



Growth Areas Authority Level 29, 35 Collins Street MELBOURNE VIC 3000
www.gaa.vic.gov.au

partners in creating new communities