



Lakelands East Residential Development, Mandurah, WA (EPBC 2013/7048)

Peet Mandurah Syndicate Limited

2025 Annual Compliance Report (Rev 0)

JBS&G 67199

23 April 2025





We acknowledge the Traditional Custodians of Country throughout Australia and their connections to land, sea and community.

We pay respect to Elders past and present and in the spirit of reconciliation, we commit to working together for our shared future.

Caring for Country The Journey of JBS&G
Artist: Patrick Caruso, Eastern Arrernte



Declaration of accuracy

In making this declaration, I am aware that sections 490 and 491 of the *Environment Protection and Biodiversity Conservation Act 1999* (Cth) (EPBC Act) make it an offence in certain circumstances to knowingly provide false or misleading information or documents. The offence is punishable on conviction by imprisonment or a fine, or both. I declare that all the information and documentation supporting this compliance report is true and correct in every particular. I am authorised to bind the approval holder to this declaration and that I have no knowledge of that authorisation being revoked at the time of making this declaration.

Signed



Full name (please print)

Jordan Elias Williams

Position (please print)

Project Director

Organisation (please print including ABN/ACN if applicable)

Peet Mandurah Syndicate Limited

Date

01 / 05 / 25

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1. Introduction

1.1 Purpose of this Report

This report addresses the status and compliance of implementation of the 'Lakelands East' Residential Development with the conditions in the *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act) approval 2013/7048 (EPBC 2013/7048; Appendix A). This report has been prepared for the purpose of meeting the requirements of condition 8 of EPBC 2013/7048, which requires the proponent to publish annual compliance reports.

1.2 Project Background

Peet Mandurah Syndicate Limited (Peet) is developing the 'Lakelands East' residential development (Lakelands) located approximately 65 km south of Perth Central District, Western Australia,

The project involves the development of approximately 500 residential lots, Public Open Space (POS) and a primary school on Lot 9099 Mandjoogoordap Drive, Mandurah.

The project commenced on 3 February 2015.

1.3 Environmental Approval to Implement the Project

The project was referred to the then Department of the Environment (DotE) (now called the Department of Climate Change, Energy, the Environment and Water [DCCEEW]) for assessment under the EPBC Act in 2013. The development of Lakelands was determined a Controlled Action on 29 November 2013 due to the potential for significant impacts on listed threatened species and communities (sections 18 and 18A). The project was assessed on Preliminary Documentation and approved with conditions on the 3 December 2014 (EPBC 2013/7048; Appendix A).

A request to vary condition 11 of EPBC 2013/7048 was submitted on 22 January 2016, with the request approved on 9 May 2016 (Appendix A). The variation deleted the original conditions 11 and 13 and replaced them with new conditions 11 and 13, respectively regarding revisions to, and publication of, the Revegetation Management Plan (RMP) prepared and approved under condition 3.

2. Current Status

Activities undertaken during the audit period (3 February 2024 to 2 February 2025) included:

- Clearing activities in Stage 74 and Stage 77;
- Construction in the Lakelands Development Area;
- Weed spraying in the revegetation and landscaping areas; and
- Annual monitoring of revegetation areas undertaken in September 2024.

3. Audit Methodology

3.1 Purpose and scope

This report has been prepared for Peet (the approval holder) to fulfil the requirements of Condition 8 of EPBC 2013/7048 which states that:

‘Within three months of every 12-month anniversary of the commencement of the action, the approval holder must publish a report on their website addressing compliance with each of the conditions of this approval, including implementation of the RMP, over the previous 12 months, as specified in the conditions. Documentary evidence providing proof of the date of publication must be provided to the Department at the same time as the compliance report is published. The compliance reports must remain on the website for the life of the approval. All contraventions must also be included in the compliance reports. Unless otherwise agreed in writing by the Minister, the approval holder must provide a copy of each compliance report to members of the public upon request. Copies must be provided free of charge as soon as reasonably practicable but within no longer than 7 days of the request.’

3.2 Audit period

This Annual Compliance Report (ACR) addresses the audit period between 3 February 2024 and 2 February 2025 for the conditions of EPBC 2013/7048 and implementation of the Revegetation Management Plan (RMP) (Revision 8, Strategen 2020) required by conditions 3 and 4 of EPBC 2013/7048.

3.3 Methodology

This audit was undertaken by lead environmental auditor Andrea Wills and Brenton Hills and involved a site inspection and desktop audit, the findings of which were used to prepare this ACR (2025). Key persons consulted during the audit are listed in Table 3.1.

Table 3.1: Persons consulted.

Person and Position	Organisation	Purpose
Daniel Baughen, Development Manager	Peet	To obtain verifiable evidence to assist in determining compliance with EPBC 2013/7048.
Yvonne O’Reilly, HSEQ Coordinator	Horizon West	
Brenton Hills, Project Scientist	JBS&G	
Rachael Pratt, Associate	JBS&G	To obtain ecological monitoring results for Lakeland project

3.4 Audit terminology

The ‘Status’ field of the audit tables (refer to Table 4-1) describes the implementation of actions and compliance with the approval. In 2023, the DCCEEW issued the *Annual Compliance Report Guidelines, Reporting under the Environment Protection and Biodiversity Conservation Act 1999* (DCCEEW 2023). Terminology from this guidance has been applied in the audit and is listed below in Table 3-2.

Table 3.2: Action implementation status (DCCEEW 2023)

Status	Acronym	Description
Compliant	C	'Compliance' is achieved when all the requirements of a condition have been met, including the implementation of management plans or other measures required by those conditions.
Potentially non-compliant	PNC	A designation of 'non-compliant' must be given where the requirements of a condition or elements of a condition, including the implementation of management plans and other measures, have not been met.
Not Applicable	N/A	A designation of 'not applicable' must be given where the requirements of a condition or elements of a condition fall outside of the scope of the current reporting period. For example, a condition that applies to an activity that has not yet commenced.

4. Audit Results

The results of the audit of EPBC 2013/7048 conditions are shown in Table 4.1. The results of the audit of compliance with the key actions contained within the RMP are outlined in Appendix B.

4.1 Compliance with EPBC conditions

The results of the audit of EPBC 2013/7048 are shown in Table 4.1. Of 29 sub-conditions of EPBC 2013/7048:

- 14 conditions were assessed to be 'Compliant', with three of those identified as 'Completed';
- 15 conditions were assessed to be 'Not applicable'; and
- Zero conditions were assessed to be 'Potentially Non-compliant'.

4.2 Compliance with the Revegetation Management Plan

The RMP has been implemented across the Project during the period (Appendix B). Of 67 key actions identified from the RMP:

- 38 commitments were assessed to be 'Compliant', with six of those identified as 'Complete';
- 28 commitments were assessed to be 'Not applicable'; and
- One commitment was assessed to be 'Potentially Non-compliant'.

4.3 Corrective actions

The potential non-compliance with the Revegetation Management Plan commitment RMP 38 related to not undertaking supplementary seedling planting in subsequent years (prior to the main winter rainfall, within one month of the first rains) when determined by monitoring. This non-compliance (not undertaking infill planting in 2024) is directly related to the non-compliances identified and reported in the 2024 ACR. The non-compliance has been corrected by undertaking seed collection in 2024 and infill planting will be undertaken in winter 2025 by Natural Area Consulting Management Services within one month of the first seasonal rains.

5. New Environmental Risks

No new environmental risks have become apparent during the reporting period. Ongoing monitoring has highlighted the risk of water saturation issues on the northern extent of Black Swan Lake which can prevent achievement of the 10% weed completion criteria.

Table 4.1: EPBC 2013/7048 Audit table

Condition # / Reference	Criteria	Timing	Verification Method	Evidence	Determination	Compliance Finding
EPBC Decision 2013/7048 Condition 1:		The approval holder must not clear any black cockatoo habitat trees outside of the project area.				
EPBC 01	Do not clear habitat trees outside the project area.	Overall	Nearmaps comparison	G01_Lakelands Nearmaps Comparison	Nearmaps comparison 31/01/2024 to 03/02/2025 shows that no habitat trees were cleared outside the project area (G01).	Compliant
EPBC Decision 2013/7048 Condition 2:		The approval holder must retain no less than three hundred and three (303) black cockatoo habitat trees, including no less than one hundred and twenty (120) potential breeding trees and no less than one hundred and eighty-three (183) foraging species within the project area.				
EPBC 02	Retain 303 black cockatoo habitat trees and no less than 120 potential breeding trees and 183 foraging species within the project area.	Overall	Significant tree survey	C02_Lakelands Breeding and Foraging Habitat Trees G02_67486_Breeding Tree Locations G03_67486 Foraging Habitat	Significant tree survey conducted in 2024 has identified that 133 potential breeding trees have been retained and 253 foraging species. Therefore, the number of trees retained currently meets the required criteria.	Compliant
EPBC Decision 2013/7048 Condition 3:		To compensate for the loss of black cockatoo habitat trees, within one month of the date of the approval, the approval holder must prepare and submit a Revegetation Management Plan (RMP) for the Ministers approval to revegetate within the offset site. The approval holder must not commence the action unless the Minister has approved the RMP. The RMP must include, but may not be limited to: a. Objectives of the RMP; b. Location, condition, size and suitability of the revegetation areas within the offset site; c. Detailed information on each stage of the revegetation project; d. Black cockatoo tree and shrub species to be utilised, source of plant stock, stocking rates (at least six thousand two hundred (6200) tree or shrub plants, including no less than 3000 plants that are potential breeding species and no less than 3200 plants that are foraging species), planting method and schedule; e. Preventative management actions that will be implemented to manage weeds, feral animals and anthropogenic activities, within the offset site prior to, during and post planting; f. Revegetation success criteria (that 3 years from the date of planting the approval holder must achieve a minimum of 80 percent survival rate of the planted potential breeding species and 80 percent survival rate of the planted foraging species), and detailed response measures and corrective actions should success criteria not be met; g. Monitoring program, including the type, timing and frequency of monitoring; h. Responsibilities for planning, implementing, management, reporting and monitoring the RMP; i. Timeframes for the implementation of each stage of the RMP; j. Details on the conservation mechanism to protect and conserve the offset site.				
EPBC 03A	Prepare and submit a RMP for the Ministers approval.	Prior to commencement of the action	Submission correspondence	R02_2024 Lakelands ACR (Rev 0) R03_Revegetation Management Plan (Rev 8)	As reported in the 2024 ACR (R02), this condition has previously been assessed as complete.	Complete
EPBC 03B	The approval holder must not commence the action unless the Minister has approved the RMP.	Prior to commencement of the action	Ministers Approval	R02_2024 Lakelands ACR (Rev 0)	As reported in the 2024 ACR (R02), this condition has previously been assessed as complete.	Complete
EPBC 03C	The RMP must contain the content listed as elements a to j.	Prior to commencement of the action	RMP Document	R03_Revegetation Management Plan (Rev 8)	The approved RMP Rev 8 includes the required details: a. Objectives of the RMP (Section 3.1) b. Location, condition, size and suitability of the revegetation areas within the offset site (Section 1.2) c. Detailed information on each stage of the revegetation project (Section 4) d. Black cockatoo tree and shrub species to be utilised, source of plant stock, stocking rates (at least six thousand two hundred (6200) tree or shrub plants, including no less than 3000 plants that are potential breeding species and no less than 3200 plants that are foraging species), planting method and schedule (Sections 3.2, 4.3 and 4.6) e. Preventative management actions that will be implemented to manage weeds, feral animals and anthropogenic activities, within the offset site prior to, during and post planting (Section 4) f. The revegetation success criteria for achieving a minimum of 80 percent survival rate of the planted potential breeding species and 80 percent survival rate of the planted foraging species has been set at 10 years from first planting (Section 3.2) and not 3 years from the date of planting as required by this condition however the detailed response measures and corrective actions are based on 3 years from the date of planting (Section 6). g. Monitoring program, including the type, timing and frequency of monitoring (Section 5) h. Responsibilities for planning, implementing, management, reporting and monitoring the RMP (Section 4 and 7) i. Timeframes for the implementation of each stage of the RMP (Section 4.6)	Compliant

Condition # / Reference	Criteria	Timing	Verification Method	Evidence	Determination	Compliance Finding
					j. Details on the conservation mechanism to protect and conserve the offset site (Section 4.7)	
EPBC Decision 2013/7048 Condition 4:		If the Minister approves the RMP, then the approval holder must implement the approved RMP.				
EPBC 04	Implement the approved RMP	On approval of the RMP	Compliance audit	R01_2025 Lakelands ACR (Rev 0) Appendix B	<p>The RMP has been implemented during the period. Refer to Appendix B for assessment of implementation.</p> <p>Of 67 key actions identified from the RMP:</p> <ul style="list-style-type: none">38 commitments were found to be ‘Compliant’ with six complete28 commitments were found to be ‘Not applicable’One commitment was found to be ‘Potentially non-compliant’	Compliant
EPBC Decision 2013/7048 Condition 5:		<p>To avoid and mitigate impacts to black cockatoos, if clearing is to be undertaken during the breeding season (July - November), within 7 days prior to clearing, the approval holder must ensure all potential nesting trees within the project area are investigated to detect the presence of black cockatoos using hollows. The investigation must be undertaken by a suitably qualified and experienced person.</p> <p>If any black cockatoos are detected using a hollow in a tree or trees, the approval holder must:</p> <ol style="list-style-type: none">Clearly identify all such trees with fencing and signage that must be located within two (2) metres of the base of each such tree;not clear any such tree of any vegetation within 10 metres of any such tree; andundertake all reasonable measures to avoid any such tree from being cut down, felled, removed, killed, destroyed, poisoned, ring-barked, uprooted or burned until a suitably qualified and experienced person has verified in writing that the hollow/s in each such tree are no longer used by black cockatoos.				
EPBC 05A	Investigate by a suitably qualified and experienced person potential nesting trees within the project area to detect for the presence of black cockatoos using hollows if clearing is to be undertaken in the breeding season (July to November).	Within 7 days prior to clearing	Inspection Report	R07_Fauna Clearance Lakelands Stage 77 BAL R08_Fauna Preclearance Lakelands Stage 74	<p>A preclearance inspection (R08) was undertaken by fauna services from 21/08/2024 to 25/08/2024 prior to works undertaken on 26/08/2024 with no potential hollows considered large enough for black cockatoos identified. No birds were seen prospecting any of the (smaller) hollows that were identified on site.</p> <p>A preclearance inspection (R07) was undertaken by fauna services on 28/11/2024 prior to works undertaken on 28 and 29/11 with no signs of nesting or visible hollows.</p>	Compliant
EPBC 05B	If black cockatoos are detected during investigation, such trees shall be identified with fencing and signage within 2m of the base of the tree.	On detection	Inspection Report	Refer to EPBC 05A	Refer to EPBC 05A	Not applicable
EPBC 05C	If black cockatoos are detected during investigation, no clearing of the tree or vegetation within 10m of the tree shall be undertaken.	On detection	Inspection Report	Refer to EPBC 05A	Refer to EPBC 05A	Not applicable
EPBC 05D	If black cockatoos are detected during investigation, the approval holder shall continue to ensure that the tree is not subject to clearing or damage until a suitably qualified and experienced person has verified in writing that the hollow/s in each such tree are no longer used by black cockatoos.	On detection	Inspection Report	Refer to EPBC 05A	Refer to EPBC 05A	Not applicable
EPBC Decision 2013/7048 Condition 6:		Within 30 days after the commencement of the action, the approval holder must advise the Department in writing of the actual date of commencement.				
EPBC 06	Notify the Department of the commencement date.	Within 30 days after the commencement of the action	Correspondence	R02_2024 Lakelands ACR (Rev 0)	As reported in the 2024 ACR (R02), this condition was completed in a previous reporting period. The action commenced 02/02/2015 and the Department was advised 13/02/2015.	Complete
EPBC Decision 2013/7048 Condition 7:		The approval holder must maintain accurate records substantiating all activities associated with or relevant to the conditions of approval, including measures taken to implement the RMP, required by this approval, and make them available upon request to the Department. Such records may be subject to audit by the Department or an independent auditor in accordance with section 458 of the Environment Protection and Biodiversity Conservation Act 1999 or used to verify compliance with the conditions of approval. Summaries of audits will be posted on the Department's website. The results of audits may also be publicised through the general media.				
EPBC 07A	Maintain accurate records substantiating all activities associated with conditions of approval and implementation of the RMP.	Overall	Electronic records	R01_2025 Lakelands ACR (Rev 0) Appendix C	Appendix C of this document contains a register of the records substantiating compliance with the conditions of this approval and conformance with the RMP.	Compliant

Condition # / Reference	Criteria	Timing	Verification Method	Evidence	Determination	Compliance Finding																																	
EPBC 07B	Make records available to the Department on request.	On request by the Department	Submission of records correspondence to the Department	M01_67486 ACR Evidence Request Response Rev 0	The Department did not make any requests for records in the reporting period.	Not applicable																																	
EPBC Decision 2013/7048 Condition 8:		Within three months of every 12-month anniversary of the commencement of the action, the approval holder must publish a report on their website addressing compliance with each of the conditions of this approval, including implementation of the RMP, over the previous 12 months, as specified in the conditions. Documentary evidence providing proof of the date of publication must be provided to the Department at the same time as the compliance report is published. The compliance reports must remain on the website for the life of the approval. All contraventions must also be included in the compliance reports. Unless otherwise agreed to in writing by the Minister, the approval holder must provide a copy of each compliance report to members of the public upon request. Copies must be provided free of charge as soon as reasonably practicable but within no longer than 7 days of the request.																																					
EPBC 08A	Publish a report which assesses compliance with each condition of EPBC 2013/7048 approval including implementation of the RMP for each period 03 February to 02 February.	02 May annually	Report published on website	R02_2024 Lakelands ACR (Rev 0) Appendix C E02_Website Screenshot ACRs 2025-03-24	The 2024 ACR (R02) was published on 03 May 2024, which is within three months of the 12-month anniversary of commencement (3 February), on Peet’s website (E02): https://www.peet.com.au/communities/perth-and-wa/lakelands-estate/purchaser_builder-information/environmental-sustainability	Compliant																																	
EPBC 08B	Provide evidence to the Department of report publishment as per EPBC08A	02 May annually	Email submission to the Department	C01__Notice of EPBC Act Approval 2013_7048 2024 Annual Compliance Report for Lakelands East	Documentary evidence detailing the date of publication of the 2024 ACR on Peet’s website was provided to DCCEEW on 03/05/2024 (C01).	Compliant																																	
EPBC 08C	Compliance reports must remain published on the website for the life of the approval.	Overall	Reports published on website	E02_Website Screenshot ACRs 2025-03-24	Lakelands ACRs 2016, 2017, 2018,2019, 2020, 2021, 2022, 2023 and 2024 are all available on the website during the reporting period (E02): https://www.peet.com.au/communities/perth-and-wa/lakelands-estate/purchaser_builder-information/environmental-sustainability	Compliant																																	
EPBC 08D	All contraventions must also be included in the compliance reports.	Overall	Reports published on website	<div>Contraventions have been included within the compliance reports published on the Peet website: https://www.peet.com.au/communities/perth-and-wa/lakelands-estate/purchaser_builder-information/environmental-sustainability</div> <table><tr><th></th><th colspan="2">Non-compliances Reported</th></tr><tr><th>ACR</th><th>EPBC 2013/7048 Conditions</th><th>RMP Commitments</th></tr><tr><td>2016/17</td><td>0</td><td>2</td></tr><tr><td>2017/18</td><td>1</td><td>8</td></tr><tr><td>2018/19</td><td>0</td><td>6</td></tr><tr><td>2019/20</td><td>0</td><td>5</td></tr><tr><td>2020/21</td><td>0</td><td>8</td></tr><tr><td>2021/22</td><td>0</td><td>5</td></tr><tr><td>2022/23</td><td>0</td><td>2</td></tr><tr><td>2023/24</td><td>0</td><td>4</td></tr><tr><td>2024/25</td><td>0</td><td>1</td></tr></table>			Non-compliances Reported		ACR	EPBC 2013/7048 Conditions	RMP Commitments	2016/17	0	2	2017/18	1	8	2018/19	0	6	2019/20	0	5	2020/21	0	8	2021/22	0	5	2022/23	0	2	2023/24	0	4	2024/25	0	1	Compliant
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2023/24	0	4																																					
2024/25	0	1																																					
EPBC 08E	Provide a copy of any compliance report to members of the public on request.	Within 7 days of a request	Correspondence records	M01_67486 ACR Evidence Request Response Rev 0	Management advised that there were no requests from the public for copies of the compliance reports during the audit period. All compliance reports are available at: https://www.peet.com.au/communities/perth-and-wa/lakelands-estate/purchaser_builder-information/environmental-sustainability	Not applicable																																	
EPBC Decision 2013/7048 Condition 9:		Potential or actual contraventions of the conditions of the approval must be reported to the Department in writing within 2 business days of the approval holder becoming aware of the actual or potential contravention.																																					
EPBC 09	Report potential or actual contraventions of the conditions of the approval	within 2 business days of the approval holder becoming aware of the actual or potential contravention	Notification correspondence	M01_67486 ACR Evidence Request Response Rev 0 R02_2024 Lakelands ACR (Rev 0)	There were no potential or actual contraventions of the EPBC approval conditions during the audit period. Management Plan Commitment RMP 38 was not achieved in the reporting period. The potential non-compliance reporting in 2024 ACR (R02) confirmed this commitment was not going to be achieved in the 2025 reporting period.	Not applicable																																	
EPBC Decision 2013/7048 Condition 10:		Upon the direction of the Minister, the approval holder must ensure that an independent audit of compliance with the conditions of approval is conducted, and a report submitted to the Minister. The independent auditor must be approved by the Minister prior to the commencement of the audit. Audit criteria must be agreed to by the Minister and the audit report must address the criteria to the satisfaction of the Minister.																																					
EPBC 10A	Where directed to undertake an independent audit by the Minister, the approval holder must submit the audit criteria and proposed auditor	prior to the commencement of the audit.	Submission correspondence Audit Criteria Acceptance	M01_67486 ACR Evidence Request Response Rev 0	Management advised that they had not received direction from the Minister to conduct an independent audit during the audit period.	Not applicable																																	

Condition # / Reference	Criteria	Timing	Verification Method	Evidence	Determination	Compliance Finding
	for approval by the Minister before the audit is to commence.					
EPBC 10B	Where directed to undertake an independent audit by the Minister, the approval holder must provide the independent audit report to the Minister.	Once the auditor and audit criteria have been approved.	Independent Audit Report Submission	Refer to EPBC 10A	Refer to EPBC 10A	Not applicable
EPBC Decision 2013/7048 Condition 11:		<p>The approval holder may choose to revise the RMP approved by the Minister under condition 3 without submitting it for approval under section 143A of the EPBC Act, if the taking of the action in accordance with the revised RMP would not be likely to have a new or increased impact.</p> <p>If the approval holder makes this choice, it must:</p> <ol style="list-style-type: none"> notify the Department in writing that the approved RMP has been revised and provide the Department with an electronic copy of the revised RMP; implement the revised RMP from the date that the plan is submitted to the Department; and for the life of this approval, maintain a record of the reasons the approval holder considers that taking the action in accordance with the revised RMP would not be likely to have a new or increased impact. 				
EPBC Decision 2013/7048 Condition 11A:		The approval holder may revoke its choice under condition 11 at any time by notice to the Department. If the approval holder revokes the choice to implement the revised RMP, without approval under section 143A of the Act, the RMP approved by the Minister must be implemented.				
EPBC Decision 2013/7048 Condition 11B:		Condition 11 does not apply if the revisions to the approved RMP include changes to matters listed under condition 3 j, unless otherwise agreed in writing by the Minister. This does not otherwise limit the circumstances in which the taking of the action in accordance with a revised RMP would, or would not, be likely to have new or increased impacts.				
EPBC Decision 2013/7048 Condition 11C:		<p>If the Minister gives a notice to the approval holder that the Minister is satisfied that the taking of the action in accordance with the revised RMP would be likely to have a new or increased impact, then:</p> <ol style="list-style-type: none"> Condition 11 does not apply, or ceases to apply, in relation to the revised RMP; and The approval holder must implement the RMP approved by the Minister. <p>To avoid any doubt, this condition does not affect any operation of conditions 11, 11A and 11B in the period before the day the notice is given.</p> <p>At the time of giving the notice the Minister may also notify that for a specified period of time condition 11 does not apply for the RMP required under the approval.</p>				
EPBC Decision 2013/7048 Condition 11D:		Conditions 11, 11A, 11B and 11C are not intended to limit the operation of section 143A of the EPBC Act which allows the approval holder to submit a revised RMP to the Minister for approval.				
EPBC 11a	<p>The approval holder may choose to revise the RMP without submitting for approval if taking the action would not be likely to have a new or increased impact. The approval holder must:</p> <ul style="list-style-type: none"> Notify the Department and provide an electronic copy of the RMP Implement the RMP from the date the plan is submitted to the Department Maintain a record of the reasons that taking the action in accordance with the revised RMP would not be likely to have a new or increased impact 	At any time	Notification from the approval holder	M01_67486 ACR Evidence Request Response Rev 0	The approval holder did not choose to revise the RMP in the reporting period.	Not applicable
EPBC 11b	The approval holder can give notice to revoke its choice to implement a revised RMP as per EPBC 11a and implement the RMP approved by the Minister.	At any time	Notification from the approval holder	Refer to EPBC 11a	Refer to EPBC 11a	Not applicable
EPBC 11c	If the Minister gives notice that a RMP provided under 11a would be likely to have a new or increased impact, then the approval holder must implement the RMP approved by the Minister.	At any time	Notification from the Minister	Refer to EPBC 11a	Refer to EPBC 11a	Not applicable
EPBC 11d	The approval holder can submit a revised RMP under section 143A of the EPBC Act	At any time	Submission correspondence	M01_67486 ACR Evidence Request Response Rev 0	The approval holder did not submit a revised RMP in the reporting period.	Not applicable

Condition # / Reference	Criteria	Timing	Verification Method	Evidence	Determination	Compliance Finding
EPBC Decision 2013/7048 Condition 12:		If the Minister believes that it is necessary or convenient for the better protection of listed threatened species and communities to do so, the Minister may request that the approval holder make specified revisions to the RMP specified in the conditions and submit the revised RMP for the Minister's written approval. The approval holder must comply with any such request. The revised approved RMP must be implemented. Unless the Minister has approved the revised RMP, then the approval holder must continue to implement the RMP previously approved, as specified in the conditions.				
EPBC 12A	Make the specified revisions requested by the Minister.	At any time	Revised RMP	M01_67486 ACR Evidence Request Response Rev 0	Management advised that no requests were received from the Minister during the audit period to revise the RMP.	Not applicable
EPBC 12B	Implement the revised RMP.	Ongoing	Compliance audit	Refer to EPBC 12A	Refer to EPBC 12A	Not applicable
EPBC Decision 2013/7048 Condition 13:		Unless otherwise agreed to in writing by the Minister, the approval holder must publish the revised RMP on its website. The revised RMP must be published on that website within 1 month of being approved or submitted under condition 11 i. and remain published for the life of the approval.				
EPBC 13A	Publish the RMP on the approval holder website.	For the life of the approval	Plan on website	E01_Website Screenshot RMP 2025-03-24 R03_Revegetation Management Plan (Rev 8)	Revision 8 of the RMP (R03) was accessed online by the auditor on 24/03/2025 (E01): https://www.peet.com.au/communities/perth-and-wa/lakelands-estate/purchaser_builder-information/environmental-sustainability	Compliant
EPBC 13B	Publish the revised RMP on the approval holder website.	Within 1 month of being approved or submitted under condition 11i	Plan on website	M01_67486 ACR Evidence Request Response Rev 0	The RMP was not revised in the reporting period	Not applicable

6. Limitations

This report has been prepared for use by the client who has commissioned the works in accordance with the project brief only and has been based in part on information obtained from the client and other parties.

The advice herein relates only to this project and all results conclusions and recommendations made should be reviewed by a competent person with experience in environmental investigations, before being used for any other purpose.

JBS&G accepts no liability for use or interpretation by any person or body other than the client who commissioned the works. This report should not be reproduced without prior approval by the client or amended in any way without prior approval by JBS&G, and should not be relied upon by other parties, who should make their own enquires.

Sampling and chemical analysis of environmental media is based on appropriate guidance documents made and approved by the relevant regulatory authorities. Conclusions arising from the review and assessment of environmental data are based on the sampling and analysis considered appropriate based on the regulatory requirements.

Limited sampling and laboratory analyses were undertaken as part of the investigations undertaken, as described herein. Ground conditions between sampling locations and media may vary, and this should be considered when extrapolating between sampling points. Chemical analytes are based on the information detailed in the site history. Further chemicals or categories of chemicals may exist at the site, which were not identified in the site history, and which may not be expected at the site.

Changes to the subsurface conditions may occur subsequent to the investigations described herein, through natural processes or through the intentional or accidental addition of contaminants. The conclusions and recommendations reached in this report are based on the information obtained at the time of the investigations.

This report does not provide a complete assessment of the environmental status of the site, and it is limited to the scope defined herein. Should information become available regarding conditions at the site including previously unknown sources of contamination, JBS&G reserves the right to review the report in the context of the additional information.

7. References

Department of Climate Change, Energy, the Environment and Water, 2023, *Annual Compliance Report Guidelines, Reporting under the Environment Protection and Biodiversity Conservation Act 1999*, Commonwealth of Australia, Canberra.

Strategen-JBS&G, 2020, *Revegetation Management Plan* [56778 Rev 8] 28 July 2020

Appendix A EPBC Approval 2013/7048

Appendix B Revegetation Management Plan Assessment

Table B.1: Revegetation Management Plan (Revision 8) Audit Table

Condition Number	Condition	Timing	Evidence	Comments	Compliance status
Section 3.1	Revegetation objectives and scope				
RMP 01	Revegetation will occur within two specified areas (revegetation areas and landscaping areas in the offset site) as displayed in Figure 1.	During revegetation	Not applicable	No revegetation occurred in the reporting period.	Not applicable
RMP 02	Planting of 6200 tree or shrub plants, including no less than 3000 plants that are potential breeding species and no less than 3200 plants that are foraging species will occur within “revegetation areas” totalling a maximum of 9.14 ha in size and areas intended for managed landscaping (landscaping areas) totalling 1.23 ha within the total offset site (10.8 ha).	Refer to RMP 7.	R04 64790 Revegetation Monitoring Report 2023 (Rev0)	The requirement to plant 6200 tree or shrub plants including no less than 3000 plants that are potential breeding habitat and no less than 3200 plants that are foraging species was achieved in 2016.	Complete
Table 2:	Completion criteria and indicators for revegetation objectives for the revegetation site¹				
RMP 03	Objective: Creation and enhancement of Carnaby’s Cockatoo and Forest Red-tailed Black Cockatoo habitat. Implement weed management protocols. Completion criteria: - No greater than 10% weed cover. - No Declared Plants or weeds of national environmental significance. Indicator: Revegetation monitoring results	At completion.	E04_BSL Weed Control July 2024 E05_BSL Weed Control Sept_Oct 2024 E06_BSL Weed Control Nov 2024 E07_BSL Weed Control Feb 2025 E08_Hygiene Checklists for Weed Control	This criteria will be assessed on completion in 2026. Weed management protocols including weed control (E04, E05, E06, E07) and hygiene protocols on access (E08) are being implemented.	Not applicable
RMP 04	Objective: Creation and enhancement of Carnaby’s Cockatoo and Forest Red-tailed Black Cockatoo habitat. Ensure animals are not grazing on planted seedlings. Completion criteria: Implement contingency measures as outlined in section 6 if grazing is observed on planted seedlings. Indicator: Site inspection and revegetation monitoring results	At completion.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	There were no planted seedlings in 2022, 2023 or 2024. The annual revegetation monitoring survey undertaken on 15/09/2024 did not report issues with grazing on vegetation.	Not applicable
RMP 05	Objective: Ensure that there is a minimum of 80 percent survival of planted breeding species and 80 percent survival of planted foraging species ten years from the date of initial planting completion. Promote vegetation growth within degraded areas. Completion criteria: Establish local provenance species as detailed in Table 6 through seedling planting. Table 6: <i>Acacia saligna, Allocasuarina fraseriana, Banksia attenuata, Banksia baxteri, Banksia coccinea, Banksia hookeriana, Banksia nivea, Banksia sessilis, Corymbia calophylla, Corymbia ficifolia, Eremophila glabra, Eucalyptus marginata, Eucalyptus gomphocephala, Eucalyptus preissiana, Eucalyptus rudis, Grevillea bipinnatifida, Grevillea paniculata, Grevillea wilsonii, Hakea amplexicaulis.</i> Indicator: Revegetation monitoring results	At completion.	M01_67486 ACR Evidence Request Response Rev 0	This criteria will be assessed on completion in 2026. No planting was undertaken in 2023 and there have been no new plantings in the reporting period (2024).	Not applicable
RMP 06	Objective: Ensure that there is a minimum of 80 percent survival of planted breeding species and 80 percent survival of planted foraging species ten years from the date of initial planting completion. Promote vegetation growth within degraded areas. Completion criteria: Ensure management actions as detailed in section 4 are complied with. Indicator: Site inspection, revegetation planting lists and invoices and 3 yearly revegetation monitoring results.	Refer to items RMP 10-16 and 18 - 24.	Refer to items RMP 10-16 and 18 - 24.	Refer to items RMP 10-16 and 18-24	Compliant

Condition Number	Condition	Timing	Evidence	Comments	Compliance status
RMP 07	Objective: Rehabilitate the site with known breeding species and foraging species for the Carnaby's Black-Cockatoo, Baudin's Black-Cockatoo and Forest Red-tailed Black-Cockatoo and promote vegetation growth and enhance vegetation health within degraded areas. Establish revegetation which focuses on foraging, roosting and breeding species for black cockatoo species as identified by DEC (2011). Completion criteria: Plant a minimum of 6200 tree or shrub plants, including no less than 3000 plants that are potential breeding species and no less than 3200 plants that are foraging species of local within the 10.8 ha offset site. Indicator: Site inspection and revegetation planting lists and invoices.	At completion.	Refer to RMP 02	Refer to RMP 02	Complete
RMP 08	Objective: Rehabilitate the site with known breeding species and foraging species for the Carnaby's Black-Cockatoo, Baudin's Black-Cockatoo and Forest Red-tailed Black-Cockatoo and promote vegetation growth and enhance vegetation health within degraded areas. Establish revegetation which focuses on foraging, roosting and breeding species for black cockatoo species as identified by DEC (2011). Completion criteria: Achieved 80% survival of planted potential breeding species and 80% survival of planted foraging species within the offset site ten years from the planting completion date. Indicator: Revegetation monitoring results	At completion.	R04 64790 Revegetation Monitoring Report 2023 (Rev0)	This criterion will be assessed 10 years from planting in winter 2026.	Not applicable
Section 4.1.1 Revegetation areas					
RMP 09	Seedlings will be propagated in an accredited nursery from seed collected from within a 50 km radius of the revegetation site. This radius may need to be extended if the relevant local government have restrictions on seed collection at the time seed collection is required.	Prior to revegetation activities taking place.	E09_2024 09 073 Seed Collection Black Swan Swamp Lakelands E10_2024 09 074 Planting Black Swan Swamp Lakelands	Natural Area collected seed in 2024 from within a 50km radius of Black Swan Lake (E09) and propagated these their NIASA accredited nursery (E10) to produce approximately 1300 seedlings.	Compliant
Table 3: Management actions (revegetation areas)					
RMP 10	1. Undertake a site inspection to identify the weed species, locations and abundance within revegetation areas to provide data to inform weed management.	Prior to revegetation activities taking place.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	The annual revegetation monitoring survey undertaken on 15/09/2024 (R06) identified weed species, locations and abundance within the revegetation areas.	Compliant
RMP 11	2. Undertake weed control (as described in section 4.2) at the revegetation areas based on the results of the site inspection at least twice prior to commencing revegetation activities to maximise potential for revegetation success.	Prior to seedling planting taking place in accordance with chemical specifications.	E04_BSL Weed Control July 2024 E05_BSL Weed Control Sept_Oct 2024 E06_BSL Weed Control Nov 2024 E07_BSL Weed Control Feb 2025	There were no revegetation activities in 2024, revegetation activities are planned for 2025. Weed control was undertaken in July, September, October and November 2024 and February 2025 (E04, E05, E06, E07).	Compliant
RMP 12	3. Undertake ongoing maintenance weed control as described in section 4.2 to maximise potential for revegetation success.	Biannually for three years from the initial planting completion date. Should infill planting be required maintenance weed control would be applied biannually for three years from infill planting completion date.	E04_BSL Weed Control July 2024 E05_BSL Weed Control Sept_Oct 2024 E06_BSL Weed Control Nov 2024 E07_BSL Weed Control Feb 2025	Weed control was undertaken in July, September, October and November 2024 and February 2025 (E04, E05, E06, E07).	Compliant
RMP 13	4. Undertake seedling planting as described in Section 4.3 to maximise potential for revegetation success.	After the completion of initial weed control.	M01_67486 ACR Evidence Request Response Rev 0	No seedling planting was undertaken in the reporting period.	Not applicable
RMP 14	5. Install a minimum of three stakes and a protective guard around each seedling to provide micro-climate control and protect the vegetation from grazing by feral and native herbivorous animals (i.e., rabbits and	After seedling planting.	Refer to RMP 13	Refer to RMP 13	Not applicable

Condition Number	Condition	Timing	Evidence	Comments	Compliance status
	kangaroos) and wind damage to minimise impact from animal activities.				
RMP 15	6. Ensure all plants and other materials used in revegetation are free of dieback and weeds to ensure dieback and weeds are not introduced or spread during revegetation.	Prior to revegetation activities taking place.	Refer to RMP 13	Refer to RMP 13	Not applicable
RMP 16	7. Ensure vehicles, machinery, equipment and footwear are free of mud and soil when entering revegetation areas to ensure dieback and weeds are not introduced or spread during revegetation.	At all times.	E08_Hygiene Checklists for Weed Control	Workpower inspected and cleaned down vehicles, equipment and footwear prior to entry.	Compliant
Section 4.1.2 Landscaping area					
RMP 17	Seedlings will be propagated in an accredited nursery from seed collected from within a 50 km radius of the revegetation site. This radius may need to be extended if the relevant local government have restrictions on seed collection at the time seed collection is required.	Prior to revegetation activities taking place.	Not applicable	There were no seedlings propagated for revegetation in the landscaping area in the reporting period.	Not applicable
Table 4: Management actions (landscaping areas in the offset site)					
RMP 18	1. Undertake a site inspection to identify the weed species, locations and abundance within the landscaping areas to provide data to inform weed management.	Prior to revegetation activities taking place.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	The annual revegetation monitoring survey undertaken on 15/09/2024 (R06) undertook visual assessments on weed presence and foliage cover including quadrat 8 located in the landscaping area.	Compliant
RMP 19	2. Undertake weed control (as described in section 4.1.2) at the landscaping areas based on the results of the site inspection at least twice prior to commencing revegetation activities to maximise potential for revegetation success.	Prior to seedling planting taking place in accordance with chemical specifications.	Not applicable	No seedling planting was undertaken in the landscaping areas in the reporting period.	Not applicable
RMP 20	3. Undertake ongoing maintenance weed control as described in section 4.2 to maximise potential for rehabilitation success.	Biannually (as necessary) until responsibility of managing the revegetation site is transferred to City of Mandurah.	E11_Lakelands Chem Spray Diary 04.24 - 03.25	Ongoing maintenance weed control in the form of spot spraying was undertaken in the landscaping area fortnightly during the reporting period (E11).	Compliant
RMP 21	4. Undertake seedling planting as described in Section 4.3 to maximise potential for rehabilitation success.	After the completion of initial weed control.	Not applicable	No seedling planting was undertaken in the landscaping areas in the reporting period.	Not applicable
RMP 22	5. Install a minimum of three stakes and a protective guard around each seedling to provide micro-climate control and protect the vegetation from grazing by feral and native herbivorous animals (i.e., rabbits and kangaroos) and wind damage to minimise impact from animal activities.	After seedling planting.	Refer to RMP 21	Refer to RMP 21	Not applicable
RMP 23	6. Ensure all plants and other materials used in revegetation are free of dieback and weeds to ensure dieback and weeds are not introduced or spread during revegetation.	Prior to revegetation activities taking place.	Refer to RMP 21	Refer to RMP 21	Not applicable
RMP 24	7. Ensure vehicles, machinery, equipment and footwear are free of mud and soil when entering landscaping areas to ensure dieback and weeds are not introduced or spread during revegetation.	At all times.	E12_Lakelands BSL Inspection Checklist 17.03.2025	Dieback protocols are required to prevent introduction of <i>Phytophthora cinnamomic</i> to the Black Swan offset site. The Horizon West Inspection Checklist verifies footwear, vehicles and equipment are clear of soil and mud prior to entry (E12).	Compliant
Section 4.2					
RMP 25	Weed control techniques will comprise of chemical controls identified in Table 5 Table 5: Initial broad scale spray herbicide application (using towed boom spray rigs) Spot spray herbicide application Stem injection, cut and paint.	At all times.	E04_BSL Weed Control July 2024 E05_BSL Weed Control Sept_Oct 2024 E06_BSL Weed Control Nov 2024 E07_BSL Weed Control Feb 2025 E11_Lakelands Chem Spray Diary 04.24 - 03.25	Workpower undertook weed control in the revegetation and landscaped areas in July, September, October and November 2024 and February 2025 (E04, E05, E06, E07) via twin spray unit, backpack spray pack and hand pulling weeds. The chemical application records (E04, E05, E06, E07) document chemical concentrations and application rate. Horizon undertook weed control in landscaped area fortnightly in the reporting period hand spray pack glyphosate (E11).	Compliant

Condition Number	Condition	Timing	Evidence	Comments	Compliance status
RMP 26	Weed control will commence in winter, prior to revegetation activities commencing. This will be in the form of a broad scale weed spray over the revegetation site to reduce initial weed loads prior to planting.	Prior to revegetation activities taking place.	Not applicable	No revegetation activities were undertaken in 2024.	Not applicable
RMP 27	Follow up weed control activities will be in the form of spot spraying around planted seedlings. Weed control post planting will be focussed on the immediate areas surrounding planted seedlings (e.g., 1 m radius around planted seedlings).	After seedling planting.	R02_2024 Lakelands ACR (Rev 0)	No revegetation activities were undertaken in 2022 or 2023 (R02) for follow up spraying around seedlings.	Not applicable
RMP 28	Weed control will be undertaken by Peet until handover of management to the site to the City of Mandurah.	Until handover of management to the site to the City of Mandurah.	E04_BSL Weed Control July 2024 E05_BSL Weed Control Sept_Oct 2024 E06_BSL Weed Control Nov 2024 E07_BSL Weed Control Feb 2025 E11_Lakelands Chem Spray Diary 04.24 - 03.25	Peet's contractors Workpower (E04, E05, E06, E07) and Horizon (E11) have undertaken weed control on site during the reporting period.	Compliant
Section 4.3 Seedling Planting					
RMP 29	Plants used in revegetation activities will be propagated from native seed collected from the local area. Seed will be collected from a 50 km radius from the revegetation site by licensed seed collectors.	Refer to RMP 9.	Refer to RMP 09	Refer to RMP 09	Compliant
RMP 30	Only species defined within EPBC 2013/7048 as potential breeding or foraging species for black cockatoos (Tuart, Marri, Jarrah, <i>Acacia saligna</i> , <i>Banksia attenuata</i> , <i>Banksia grandis</i> , <i>Banksia menziesii</i> and <i>Allocasuarina fraseriana</i> species) will be considered as part of the 6200 plants that are required to be planted.	At all times.	Refer to RMP 02	Refer to RMP 02	Complete
RMP 31	Seed collection will be undertaken in late spring to summer of the year preceding planting activities.	Late-spring to summer of the year preceding planting activities.	E09_2024 09 073 Seed Collection Black Swan Swamp Lakelands M01_67486 ACR Evidence Request Response Rev 0	Seed collection was undertaken by Natural Area (E09) in late 2024 (M01).	Compliant
RMP 32	Due to the nature of the revegetation site (i.e., overstorey species and limited good quality topsoil), habitat creation will be focussed on seedling planting rather than direct seeding to maximise potential for revegetation success. As a result, no initial site works (e.g., ripping, scarifying or topsoil transfer) will be required.	During seedling planting.	Not applicable	No seedling planting was undertaken in the reporting period.	Not applicable
RMP 33	Seedling planting will be undertaken in early winter, within one month of the first rains.	Early winter, within one month of the first rains.	Refer to RMP 32	Refer to RMP 32	Not applicable
RMP 34	If the target stocking rate is not met (determined by revegetation monitoring) contingency actions as described in Section 6 will be implemented.	Refer to item 51 – 57.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	The overall target stocking rates have been met in 2024. The target density for foraging species is 496 plants / ha (80% of 3200 plants over 5.16 ha). The Revegetation Monitoring Surveys conducted recorded a density of 1062/ha for 2024. The target density for breeding species is 465 plants / ha (80% of 3000 plants over 5.16 ha). The Revegetation Monitoring Surveys conducted recorded a density of 800/ha for 2024.	Compliant
RMP 35	Seedlings (in the form of Tubestock) used for planting should be suitably mature, between 6 to 12 months to enable optimal establishment and growth.	During revegetation.	Not applicable	No seedling planting was undertaken in the reporting period.	Not applicable
RMP 36	Tubestock should also not be root bound, and planting should be undertaken as follows: <ul style="list-style-type: none"> optimal location of each species at the site should be chosen at the time of planting to ensure appropriate condition for each species (e.g., topography, shade/sun, soil moisture etc) seedling should be planted so that the stem is vertical, and the base of the plant is slightly below the original soil surface 	During revegetation.	Not applicable	No seedling planting was undertaken in the reporting period.	Not applicable

Condition Number	Condition	Timing	Evidence	Comments	Compliance status
	<ul style="list-style-type: none"> soil surrounding the seedling root ball should be pressed in firmly to avoid air pockets a minimum of three stakes and a protective guard manufactured for such purpose should be placed around the seedling to protect the vegetation from grazing and wind damage.				
RMP 37	If during monitoring plant stress is observed a wetting agent or additional watering options will be investigated as described in Table 10.	Refer to item 56.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	The revegetation monitoring report noted plant stress was evident to some a Marri sapling in quadrat 8. Quadrat 8 has seen loss of multiple species due to water inundation since planting in 2021, so a wetting agent or additional watering is not a viable solution.	Not applicable
RMP 38	If monitoring determines that revegetation requires supplementary seedling planting in subsequent years, this will be undertaken prior to the main winter rainfall, within one month of the first rains and following the required soil preparation and weed treatment as described in Table 10.	Refer to item 53.	R04_62891 Revegetation Monitoring Report 2022 (Rev 0) R05 64790 Revegetation Monitoring Report 2023 (Rev 0)	<p>The monitoring report dated 24/01/2023 (R04) recommended infill planting: <i>“Undertake infill planting prior to the next planting season in Winter 2023 to increase the density of CBC breeding stock plants (such as E. marginata, C. calophylla and E. gomphocephala) across the revegetation area.”</i></p> <p>The monitoring report dated 14/02/2024 (R05) recommended infill planting: <i>“undertake infill planting prior to the next planting season in Winter 2024 to increase the density of potential breeding species (such as E. marginata, C. calophylla and E. gomphocephala) across the revegetation area. Maintenance and improvement of plant density, particularly in the southern quadrats may be of benefit to long term success.”</i></p> <p>Viable seed / propagule was not obtained in time for 2024 infill planting (winter 2024) however seed has been collected in late 2024 for planting in winter 2025.</p>	Potentially non-compliant
Section 4.4 Grazing Control					
RMP 39	Tree guards are to be installed around planted seedlings which will provide protection from browsing animals.	Refer to item 35.	Not applicable	No seedling planting was undertaken in the reporting period.	Not applicable
Section 4.5 Hygiene Measures					
RMP 40	To reduce the risk of introducing dieback into the offset site, seed sources to be used in Tubestock will be propagated by a NIASA (Nursery Industry Accreditation Scheme of Australia) accredited nursery.	Prior to revegetation activities taking place.	E10_2024 09 074 Planting Black Swan Swamp Lakelands	Seed collected late 2024 is being propagated in the NIASA accredited Natural Area nursery.	Compliant
RMP 41	Vehicles, machinery, equipment and footwear will also be free of mud and soil when entering the offset site.	During revegetation.	M01_67486 ACR Evidence Request Response Rev 0	No revegetation activities occurred in the offset area in the reporting period	Not applicable
Section 4.7 Conservation Mechanism					
RMP 42	A conservation covenant under one of the following legislative mechanisms will be applied over the offset site by 30 June 2019: Transfer of Land Act 1893 Soil and Land Conservation Act 1945 National Trust of Australia (WA) Act 1964.	By 30 June 2020.	R02_2024 Lakelands ACR (Rev 0) E13_Certificate of Title LR3171-501 164 Lake Valley Drive, LAKELANDS 6180	As reported in the 2024 ACR (R02), this commitment was complete in a previous audit period. The offset site is a reserve with a restrictive covenant to the City of Mandurah (E13).	Complete
Section 5.1.1 Monitoring Methodology – Revegetation Areas					
RMP 43	Monitoring plots will be established within revegetation areas to enable monitoring data to be collected. Six 10 m by 10 m monitoring plots will be set up within revegetation areas taking into consideration species type, topography etc.	Every three years.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	<p>The annual revegetation monitoring survey undertaken on 15/09/2024 monitored seven permanent 10 m by 10 m monitoring plots within the revegetation area and one permanent 10 m by 10 m monitoring plots within the landscaping area.</p> <p>It is noted that revegetation monitoring is being undertaken annually which is more frequent than required by the RMP (every 3 years).</p>	Compliant
RMP 44	Each plot will be divided into five 1 m x 1 m quadrats based on a method provided by Dr Eleanor Bennett (Bennett E [Bennett Environmental Consulting Pty Ltd] 2012, pers. comm. 10 September).	Every three years.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	Correspondence from the revegetation monitoring consultant advised that this monitoring method is useful as a “subsampling” method for rehabilitation sites with very high plant density. Plant density is recorded within each subplot and then averaged over the total area of all the subplots within the rehabilitation area. However, plant density at Lakelands has not reached a sufficient level to require subsampling; rather, a total count of all plants within each 10 x 10m	Not applicable

Condition Number	Condition	Timing	Evidence	Comments	Compliance status
RMP 45	Data will be collected from each of the five 1 m x 1 m quadrats, in order to enable collection of representative data from each quadrat. Data collected from each quadrat will include: <ul style="list-style-type: none"> flora species composition vegetation structure density of flora species. Numbers of trees will be recorded from the entire 10 m by 10 m monitoring plot to obtain an appropriate representative sample.	Every three years.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	quadrat was undertaken. This ultimately provides a more accurate record of plant density than subsampling. The annual revegetation monitoring survey/report undertaken on 15/09/2024 and data was collected on the required parameters. Data collected from each quadrant included: <ul style="list-style-type: none"> Species richness Plant density Numbers of trees were recorded from the entire 10 m by 10 m monitoring plot to obtain an appropriate representative sample.	Compliant
RMP 46	Each plot will be monitored every three years during spring (commencing in spring 2019) as per Table 8 until handover (anticipated to be handed over to CoM in 2026).	Every three years.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	The annual revegetation monitoring survey was undertaken on 15/09/2024 within the revegetation area. It was noted that revegetation monitoring is being undertaken annually which is more frequent than required by the RMP (every 3 years).	Compliant
Section 5.1.1 Monitoring Methodology – Landscaping Areas					
RMP 47	Landscaping areas within the offset site will be monitored at the same time as revegetation areas. Monitoring within landscaping areas will comprise of a visual observation of plant health. Any occurrences of the following will be recorded: <ul style="list-style-type: none"> plant stress plant mortality weed species. 	Every three years.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	Observations in landscaping areas were undertaken on 15/09/2024 at the same time as the revegetation monitoring was undertaken. Observations included a visual assessment of plant health, recording instances of stress and mortality in native plants; in addition, information relating to weed presence and foliage cover was recorded and photographed.	Compliant
Table 9 Monitoring program for revegetation and landscaping areas within the offset site					
RMP 48	Opportunistic observation during monitoring: a. Plant health (i.e., evidence of water stress, pests, animal grazing).	3 yearly.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	Annual monitoring for the revegetation and landscaping areas was undertaken on 15/09/2024 and included observations on plant health (e.g., plant stress, mortality and grazing) in both areas.	Compliant
RMP 49	Monitoring of quadrats. a. Plant density b. Species richness c. Plant health (i.e., evidence of water stress, pests, animal grazing).	3 yearly.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	Monitoring of seven permanent monitoring plots established within the revegetation area and one permanent monitoring plot established within the landscaping area were assessed on 15/09/2024 and included species composition of planted flora, abundance of each planted flora species and native plant health.	Compliant
RMP 50	Observation during monitoring. a. Weed species. <ul style="list-style-type: none"> To monitor weed occurrence within revegetation and landscaping areas To monitor weed growth in revegetation and landscaping areas and compare to completion criteria. 	Annually until handover to the CoM.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	Annual monitoring of weed species in the revegetation and landscaping areas was undertaken on 15/09/2024. Weed occurrence was monitored within the revegetation and landscaping areas.	Compliant
Section 6 Contingency measures					
RMP 51	Contingency actions will be initiated if monitoring indicates that management actions detailed for revegetation areas (Table 3) and landscaping areas within the offset site (Table 4) have not been successful or effective and/or completion criteria are not being achieved (Table 10).	Every three years.	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	Contingency actions have been initiated: <ul style="list-style-type: none"> Weed control is being undertaken to address unsuccessful achievement of 10% weed cover completion criteria. Seed collection has been undertaken in preparation to undertake infill planting in winter 2025 to address unsuccessful achievement of 80% survival rate completion criteria. 	Compliant
RMP 52	Where contingency actions are required to be implemented, they will be reported to DotE as part of the EPBC Act annual environmental reporting requirements, as detailed in Section 8.	As required.	R01_2025 Lakelands ACR	This audit table forms part of the EPBC 2013/7048 Annual Audit Compliance Report, and the contingency actions implemented and reported below form part of this report.	Compliant

Condition Number	Condition	Timing	Evidence	Comments	Compliance status
RMP 53	1. If any of the 3 yearly assessment reports determine that survival rates of planted potential breeding species or planted foraging species are below 80 percent. <ul style="list-style-type: none"> Identify cause. Implement approach to remedy cause which could include: <ul style="list-style-type: none"> collecting additional provenance seed for plant propagation to compensate for the insufficient native plant species richness and/or cover undertaking infill seedling planting within 12 months of the date of survey application of additives such as Seasol, water granules, soil breaker, water retainer, wetting agent or fertiliser tablets as deemed necessary by revegetation contractor. further weed and/or pest control if required post infill planting. Monitor success of contingency measure(s). 	On trigger	R09_Tranen Black Swan Post Activity Report R06 68024 Revegetation Monitoring Report 2024 Rev A	In July 2021, 1,506 seedlings of Cockatoo foraging and habitat species were planted (R09). The 2024 monitoring report does not directly assess the survival rates of the revegetation undertaken in 2021 however comment is made in Section 1.1 that "Plant density in the southern area reflected minimal survival across the three respective planting zones". Seed collection within 50km of Black Swan Lake has occurred in late 2024 and infill planting is planned for winter 2025.	Compliant
RMP 54	2. If approximately 20% of seedlings planted show evidence of damage by animal (i.e., grazing). <ul style="list-style-type: none"> Implement measures to prevent further damage which could include: <ul style="list-style-type: none"> animal control program installation of temporary fencing application of pesticides in consultation with the CoM and Department of Parks and Wildlife (Parks and Wildlife) if required applying wetting agent or supplementary watering removing damaged plants and replanting providing alternate species suitable to the site and provenance requirements. Monitor success of contingency measure(s). 	On trigger	Refer to RMP 04	Refer to RMP 04	Not applicable
RMP 55	2. If approximately 20% of seedlings planted show evidence of damage by pests. <ul style="list-style-type: none"> Implement measures to prevent further damage which could include: <ul style="list-style-type: none"> animal control program installation of temporary fencing application of pesticides in consultation with the CoM and Department of Parks and Wildlife (Parks and Wildlife) if required applying wetting agent or supplementary watering removing damaged plants and replanting providing alternate species suitable to the site and provenance requirements. Monitor success of contingency measure(s). 	On trigger	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	Section 3.1.2 of the 2024 monitoring (R06) undertaken 15/09/2024 reports no significant evidence of insect pests.	Not applicable
RMP 56	2. If approximately 20% of seedlings planted show evidence of water stress. <ul style="list-style-type: none"> Implement measures to prevent further damage which could include: <ul style="list-style-type: none"> animal control program installation of temporary fencing application of pesticides in consultation with the CoM and Department of Parks and Wildlife (Parks and Wildlife) if required applying wetting agent or supplementary watering removing damaged plants and replanting providing alternate species suitable to the site and provenance requirements. Monitor success of contingency measure(s). 	On trigger	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	Section 3.1.2 of the 2024 monitoring (R06) undertaken 15/09/2024 does not report any seedlings showing evidence of (inadequate) water stress. However, it does report on a Marri Sapling showing (water logging) water stress and recommends infill planting of species that are not sensitive to water logging including avoiding <i>Hakea prostrata</i> , <i>Jacksonia furcellata</i> and <i>Eucalyptus gomphocephala</i> .	Compliant
RMP 57	3. If there is greater than 10% weed cover or it is determined that there is Declared Plants or weeds of national environmental significance: <ul style="list-style-type: none"> Investigate cause (e.g. adjacent sources of weed seed). 	On trigger	R06 68024 Revegetation Monitoring Report 2024 (Rev A)	During the 2024 monitoring found weed cover (%) at monitoring quadrats to be: <ul style="list-style-type: none"> Quadrat 1: 15% Quadrat 2: 75% 	Compliant

Condition Number	Condition	Timing	Evidence	Comments	Compliance status
	<ul style="list-style-type: none"> Implement measures to remove weeds (e.g. weed control) as practicable. Monitor success of contingency measure(s). 		E03_BSL Weed Control March 2024 E04_BSL Weed Control July 2024 E05_BSL Weed Control Sept_Oct 2024 E06_BSL Weed Control Nov 2024	<ul style="list-style-type: none"> Quadrat 3: 2% Quadrat 4: 20% Quadrat 5: 2% Quadrat 6: 10% Quadrat 7: 25% Quadrat 8: 90% <p>Investigation into the cause of the exceedances for quadrats 1, 2, 7, 8 found that the wetter soil conditions on the northern side of the lake are likely the cause of the greater weed cover associated with the increased swamp water levels. This is in contrast to the southern plots.</p> <p>Weed spraying was undertaken March, May, July, September, October and November 2024. This program will continue in 2025.</p> <p>Success of the contingency measures will be monitored during the 2025 revegetation monitoring survey.</p>	
RMP 58	4. If there is unauthorised access (people and vehicles). <ul style="list-style-type: none"> Implement measures to prevent further unauthorised access (e.g. installation of temporary fencing and signage), as practicable. Monitor success of contingency measure(s). 	On trigger	Site inspection 27/03/2025	No unauthorised access evident. Only evidence of access is by maintenance through secure bollard system.	Not applicable
RMP 59	5. If Tubestock grown from seed collected within 50km of the revegetation site is not available for infill planting <ul style="list-style-type: none"> Source Tubestock grown from seed collected from the Swan Coastal Plain Monitor success of infill planting as per Section 5. 	On trigger	E09_2024 09 073 Seed Collection Black Swan Swamp Lakelands E10_2024 09 074 Planting Black Swan Swamp Lakelands	Seed for propagating tube stock was collected late 2024 within 50km of Black Swan Lake (E09, E10).	Not applicable
Section 7 Plan Implementation					
RMP 60	This RMP will be implemented by Peet until responsibility of the revegetation site is transferred to the City of Mandurah (CoM).	Until responsibility of the revegetation site is transferred to the City of Mandurah.	M01_67486 ACR Evidence Request Response Rev 0	PEET maintained responsibility of the implementation of the RMP throughout the reporting period. The revegetation site has not been transferred to the City of Mandurah.	Compliant
RMP 61	The revegetation site will be vested as Crown Reserve designated as Public Open Space (POS), with management vested to the City of Mandurah under Section 152 of the <i>Planning and Development Act 2005</i> .	At handover.	E13_Certificate of Title LR3171-501 164 Lake Valley Drive, LAKELANDS 6180	The revegetation site on Lot 8019 Deposited Plan 416954 is Reserve 53656 for the purpose of conservation and passive recreation with a restrictive covenant registered to the City of Mandurah 11/03/2020 recorded on the certificate of title under the Land Administration Act 1997.	Complete
RMP 62	All contractors and staff will be required to operate in accordance with this RMP.	At all times.	M01_67486 ACR Evidence Request Response Rev 0 R03_Revegetation Management Plan (Rev 8) R06 68024 Revegetation Monitoring Report 2024 (Rev A)	Management advised that all contractors and staff are required to operate in accordance with the RMP. Personnel are undertaking the tasks and requirements of the RMP in accordance with the RMP.	Compliant
Section 8 Audit, review and reporting					
RMP 63	Peet will maintain accurate records of all rehabilitation activities undertaken for the duration of the revegetation program until transfer of management to the CoM.	Overall	R01_2025 Lakelands ACR Appendix C	Appendix C of the ACR contains and evidence register containing accurate records relevant to the implementation of the RMP including the rehabilitation program.	Compliant
RMP 64	Records of all rehabilitation activities will be made available to DEE upon request.	On request	M01_67486 ACR Evidence Request Response Rev 0	There has been no request from DCCEEW for records relating to the implementation of the RMP (including rehabilitation activities) in the reporting period.	Not applicable
RMP 65	Within three months of every 12-month anniversary of the commencement of the action, Peet will also publish a report on their website, addressing compliance with each condition of approval for Lakeland East (EPBC 2013/7048).	By 03 May annually	R02_2024 Lakelands ACR (Rev 0) C01_Notice of EPBC Act Approval 2013_7048 2024 Annual Compliance Report for Lakelands East	The 2024 ACR (R02) was posted on the Peet website 03/05/2024 within three months of the 12-month anniversary of the commencement of the action (03/02/2015) as per the notification to DCCEEW 03/05/2024 (C01).	Compliant

Condition Number	Condition	Timing	Evidence	Comments	Compliance status
RMP 66	The compliance report will include compliance with condition 2 which requires the preparation of this RMP.	By 03 May annually	R02_2024 Lakelands ACR (Rev 0)	The 2024 ACR (R02) determines that the RMP has been prepared, contains the element required under condition 3 and the RMP was approved prior to commencement of the action.	Complete
RMP 67	Peet will advise DEE of the publication of the compliance report.	By 03 May annually	C01__ Notice of EPBC Act Approval 2013_7048 2024 Annual Compliance Report for Lakelands East R02_2024 Lakelands ACR (Rev 0)	Peet advised DCCEEW 03/05/2024 (C01) of the publication of the 2024 ACR (R02).	Compliant

Appendix C Evidence Register

Table C.2: Evidence Register

Code	Reference	Author	Electronic	Hard copy	Evidence Description
C01	C01__ Notice of EPBC Act Approval 2013_7048 2024 Annual Compliance Report for Lakelands East	JBS&G	X		Email submission 03/05/2024 to DCCEEW of Lakelands 2024 ACR (R02) with website link and screenshot.
C02	C02_Lakelands Breeding and Foraging Habitat Trees	JBS&G	X		Email 31/03/2025 outlining calculations of breeding and foraging habitat trees retained in the Lakelands Development.
E01	E01_Website Screenshot RMP 2025-03-24	JBS&G	X		Website screenshot taken 24/03/2025 of Peet Lakelands website where Revision 8 of the RMP (R03) is accessible: https://www.peet.com.au/communities/perth-and-wa/lakelands-estate/purchaser_builder-information/environmental-sustainability
E02	E02_Website Screenshot ACRs 2025-03-24	JBS&G	X		Website screenshot taken 24/03/2025 of Peet Lakelands website where ACRs 2016, 2017, 2018, 2019, 2020, 2021, 2022, 2023, 2024 (R02) are accessible: https://www.peet.com.au/communities/perth-and-wa/lakelands-estate/purchaser_builder-information/environmental-sustainability
E03	E03_BSL Weed Control March 2024	Workpower	X		Workpower records from weed control event 18/03/2024, 19/03/2024, 21/03/2024 and 22/03/2024: <ul style="list-style-type: none"> Pre-start hygiene inspection check signoff Weed control map Chemical application record
E04	E04_BSL Weed Control July 2024	Workpower	X		Workpower records from weed control event 03/07/2024, 04/07/2024, 05/07/2024 and 08/07/2024: <ul style="list-style-type: none"> Pre-start hygiene inspection check signoff Weed control map Chemical application record
E05	E05_BSL Weed Control Sept_Oct 2024	Workpower	X		Workpower records from weed control event 19/09/2024, 23/09/2024, 25/09/2024 and 03/10/2024: <ul style="list-style-type: none"> Pre-start hygiene inspection check signoff Chemical application record
E06	E06_BSL Weed Control Nov 2024	Workpower	X		Workpower records from weed control event 26/11/2024, 27/11/2024 and 29/11/2024:

Code	Reference	Author	Electronic	Hard copy	Evidence Description
					<ul style="list-style-type: none"> Pre-start hygiene inspection check signoff Chemical application record
E07	E07_BSL Weed Control Feb 2025	Workpower	X		<p>Workpower records from weed control event 17/02/2025, 18/02/2025, 19/02/2025 and 20/02/2025:</p> <ul style="list-style-type: none"> Pre-start hygiene inspection check signoff Weed control map Chemical application record
E08	E08_Hygiene Checklists for Weed Control	Workpower	X		Lakelands East Revegetation area pre-start hygiene inspection check undertaken prior to weed control by Workpower for March, July, September, October, November 2024 and February 2025.
E09	E09_2024 09 073 Seed Collection Black Swan Swamp Lakelands	Natural Area	X		Quotation for Seed Collection [2024 09 073 V2] 12/09/2024 to JBS&G from Natural Area Consulting Management Services for Seed Collection for Black Swan Swamp, Lakelands.
E10	E10_2024 09 074 Planting Black Swan Swamp Lakelands	Natural Area	X		Quotation for Plant Supply and Install, Black Swan Swamp, Lakelands [2024 09 074 V2] 12/09/2024 to JBS&G from Natural Area Consulting Management Services for the provision of the supply and installation of approximately 1,300 native Tubestock across the 10.8 ha Black Swan Swamp revegetation site.
E11	E11_Lakelands Chem Spray Diary 04.24 - 03.25	Horizon West	X		Horizon West Black Swan Lake chemical spraying diary (May 2024 to March 2025).
E12	E12_Lakelands BSL Inspection Checklist 17.03.2025	Horizon West	X		Horizon West Completed Prestart for 17/03/2025.
E13	E13_Certificate of Title LR3171-501 164 Lake Valley Drive, LAKELANDS 6180	Landgate	X		Certificate of Title for Lot 8019 on Deposited Plan 416954 (Reserve under Management Order City of Mandurah).
G01	G01_Lakelands Nearmaps Comparison	JBS&G	X		Nearmaps image comparison between 31/01/2024 and 03/02/2025 showing no evidence of clearing outside of the Development Envelope and eight trees cleared within the Development Envelope.
G02	G02_67486_Breeding Tree Locations	JBS&G	X		Figure indicating the potential CBC breeding habitat trees (DBH >50cm) retained within the Lakelands Development Envelope.
G03	G03_67486 Foraging Habitat	JBS&G	X		Figure indicating the potential CBC foraging trees retained within the Lakelands Development Envelope.

Code	Reference	Author	Electronic	Hard copy	Evidence Description
M01	M01_67486 ACR Evidence Request Response Rev 0	JBS&G / Peet	X		Response to JBS&G request for evidence to undertake annual compliance assessment of EPBC 22013/7048.
R01	R01_2025 Lakelands ACR	JBS&G	X		This Annual Compliance Report
R02	R02_2024 Lakelands ACR (Rev 0)	JBS&G	X		Peet Mandurah Syndicate Limited Lakelands East Residential Development, Mandurah, WA (EPBC 2013/7048) JBS&G 2024 Annual Compliance Report [67199 Rev 0] 3 May 2024
R03	R03_Revegetation Management Plan (Rev 8)	Strategen-JBS&G	X		Peet Limited Lakelands East: Lot 9099 Mandjoogoordap Drive, Mandurah Black Swan Swamp Revegetation Management Plan [56778 Rev 8] 28 July 2020
R04	R04_62891 Revegetation Monitoring Report 2022 (Rev 0)	JBS&G	X		Lakelands East - Black Swan Swamp Annual revegetation monitoring, spring 2022 [62891 Rev 0] 24 January 2023
R05	R05_64790 Revegetation Monitoring Report 2023 (Rev0)	JBS&G	X		Lakelands East - Black Swan Swamp Annual Revegetation Monitoring: Spring 2023 [64790 Rev 0] 14 February 2024
R06	R06_68024 Revegetation Monitoring Report 2024 Rev A	JBS&G	X		Lakelands East - Black Swan Lake Annual Revegetation Monitoring: Spring 2024 [68024 Rev A] 17 April 2025
R07	R07_Fauna Clearance Lakelands Stage 77 BAL	fauna services	X		Memorandum: Notice of confirmation of Fauna spotting during clearing – Stage 77 BAL, Peet Limited Lakelands Estate dated 28 th and 29 th November 2024 by Edward Swinhoe, Fauna Services.
R08	R08_Fauna Preclearance Lakelands Stage 74	fauna services	X		Memorandum: Notice of confirmation of Pre Clearance trapping and Fauna spotting during clearing - Stage 74, Peet Limited Lakelands Estate dated 21 st to 25 th August 2024 by Edward Swinhoe, Fauna Services.
R09	R09_Tranen Black Swan Post Activity Report	Tranen	X		Tranen revegetation systems Black Swan Lake Post Activity Report 07/07/2021 Project Number P576C.

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