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**Date:** 12/03/2026

**Subject:** Submission regarding **REF: EPBC Case 2019/8575 – Springview Village 2 & 3 – Formal Objection**

To: Minister for the Environment and Water  
Australian Government  
PO Box 6022  
CANBERRA ACT 2600

**REF: EPBC Case 2019/8575 – Springview Village 2 & 3**

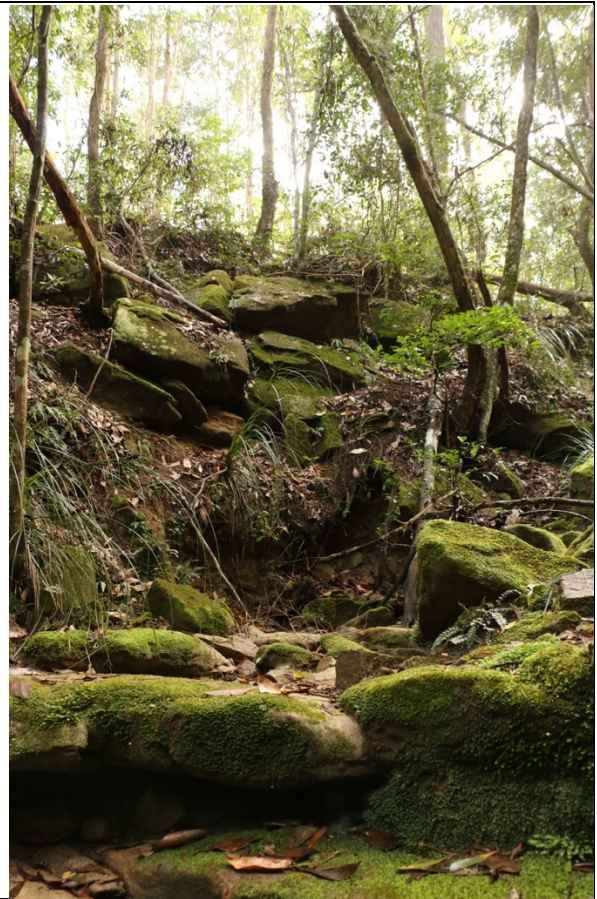
Dear Minister,

I am writing to formally submit my objection to the proposed development within Woogaroo Forest otherwise known as **Lot 9999 on SP292760**. I wish to state clearly that this project is a **controlled action** and must be assessed with the highest level of scrutiny under the *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act).

While much of the public discussion has focused on the Koala, Grey Headed flying foxes, Powerful owls and other MNES listed species, I am writing specifically to raise grave concerns regarding the **Endangered Ecological Community (EEC) of Dry Rainforest** (specifically Semi-evergreen vine thickets or related Dry Rainforest communities) present on the site.

I am a concerned local resident of Brookwater who doesn't have any scientific or mapping background, however I've seen the dry rainforest on site and was alarmed that there were sections not mapped within the direct development field. My only intention is to represent the ecological and biodiversity values of dry rainforest sections at different locations and show where they are with GPS coordinates and photographs. However, I was unable given time restraints to make it to all locations. Some locations I've only managed to pin point some points but not a 3D. I've done my best to represent those areas not GPS marked using shaded area. See Figures 3 and 4.

Bellow you will find 4 images that is typical of the Dry Vine Scrub found within Woogaroo Forest and association of Lot 9999. These are found within the South-west of the site in an area known to the developers. For the purpose of this submission this section is labelled as Section 1 in FIGURE 1. Note that dry rainforest features start occurring at the fork in the rain line a little bit before marked on documents. I was unable to get to this location to GPS plot it, but have images from previous visits.



**Figure 1.** Section 1

## 1. Failure to Accurately Map Boundaries

I argue that the environmental mapping provided by the developer in their referral and assessment documentation is fundamentally flawed. Specifically, the boundaries of the Dry Rainforest patches have been significantly under-mapped. Those employed to carry out surveys were not given enough time or resources to properly map out endangered ecological communities on the site. This is one of the last great sections of this community in South East Queensland and in the Ipswich region and should remain a conservation reserve. It is now isolated by a heavy urban boundary and 4 other residential developments already before the EPBC Act. It is unknown whether they will be approved yet or not. It is beyond underhanded that the documents for this development suggest that the forests south and north of Lot 1999 can be used for wildlife to alleviate suffering and preservation when those same area are up on the same chopping block. While flood overlays on Opposum Creek and Woogaroo Creek are “protected” and marked as wildlife corridors, it doesn’t make sense long term. You can’t support the same wildlife populations with less space and with less biodiversity. While the main part of Woogaroo was not clear-felled may areas around the creeks were and now most areas are dense lantana thickets with Chinese elm or *Camphor laurel* it will take 50 years of investment to get those area in pristine condition after being left for so long. Plus, with developments come edge effects the strips of good habitat left in the plans will suffer edge effects and considering those are likely bound by invasive, plant species will eventually be out competed. See figure 63 and 64 which shows invasive plants species in two separate locations.

Figure 2 shows a map we believe is the most up to date version of the proposed development including Endangered ecological communities marked by the red zones. See the legend in the left bottom corner. However, if you referred to figure 3 and 4, it shows a map utilising QTopo-Online Topographic Maps and Avenza Maps. On this map are green dot points which show GPS pinned Dry Rainforest sections in a variety of areas which I ground-truthed personally. Most alarmingly is section 7 where the intact dry Vine Scrub is directly underneath proposed development where the invasive weed infiltrated section is left alone (see Figures 33-42). Photos of these sections can be found in this submission.

In terms of connectivity and fragmentation, dry rainforest is particularly vulnerable. With dry Rainforest in South East Queensland is already highly fragmented. The sections of forest within Woogaroo Forest represent some of the last remaining intact examples in this bioregion. Removing or further encroaching upon these patches will destroy the "stepping stone" connectivity required for the survival of the flora and fauna that rely on this specific ecosystem. Particularly, with the drastic changes to the landscape proposed in the plans.

The following map in Figure 3 and 4 shows what I’ve managed to map, but please note I was unable to fully map the site to the fullest extent. In areas where I thought I’d find sclerophyll forest, I found traces of dry vine forest in the ground layer and midstory (section 7 marked in Figure 3 and 33-34). For instance, two small gullies in the north eastern corner of Lot 9999, has patches and elements of dry Vine Scrub in both and I’d previously hadn’t ground-truthed the area until 1<sup>st</sup> of March 2026. Given time constraints I was unable to fully map Lot 1999, but given what I’ve managed to map, it’s likely Dry Rainforest is highly likely to occur within the elevation of 20m and 40m throughout the site. Particularly in areas that have sudden steep topography facing west increasing moisture and shadow and less sunlight such as rain drain-lines and creek banks.

Please refer to the following maps, photographs and GPS points, not only will this development directly destroy dry Rainforest, this will also likely change the topography changing water runoff, the light and temperature being exposed to the sections, expose these areas to pollutants from direct neighbourhood runoff, and increase the expose to invasive species due to edge effects and the new increase in resources. Dry Rainforest is likely to be outcompeted in the long term slowly making this rainforest unviable. The mapping provided by the developer is an inaccurate representation of the site's true ecological value. I request that the Department reject this proposal and discuss the possibility of a conservation reserve not only to protect the biodiversity, wildlife, endangered and listed MNES species, ecological history and identity, but also to the preserve the quality of life for people in this region. I believe if we set up walking tracks in some areas and if its managed properly this will be a treasure of both local, regional and national significance. Of the 28 times I've done surveys I'm still finding new species. I believe Lot 1999 and Woogaroo Forest has huge value to offer for research, conservation, quality of life, and improving the lives of local communities.

Developments which contain these ecological communities should be properly ground-truthed. If there an endangered ecological community is found in two gullies and the site in question has 7 gullies, all should be investigated. Both the time and resources investigated in the survey efforts were extremely inadequate. Particularly considering the typography and how taxing it is to cover ground and record the species seen.

Yours sincerely,



Please refer to Figure 3:

**Section 1: Figure 1**

**Section 2: Figure 21 to 32**

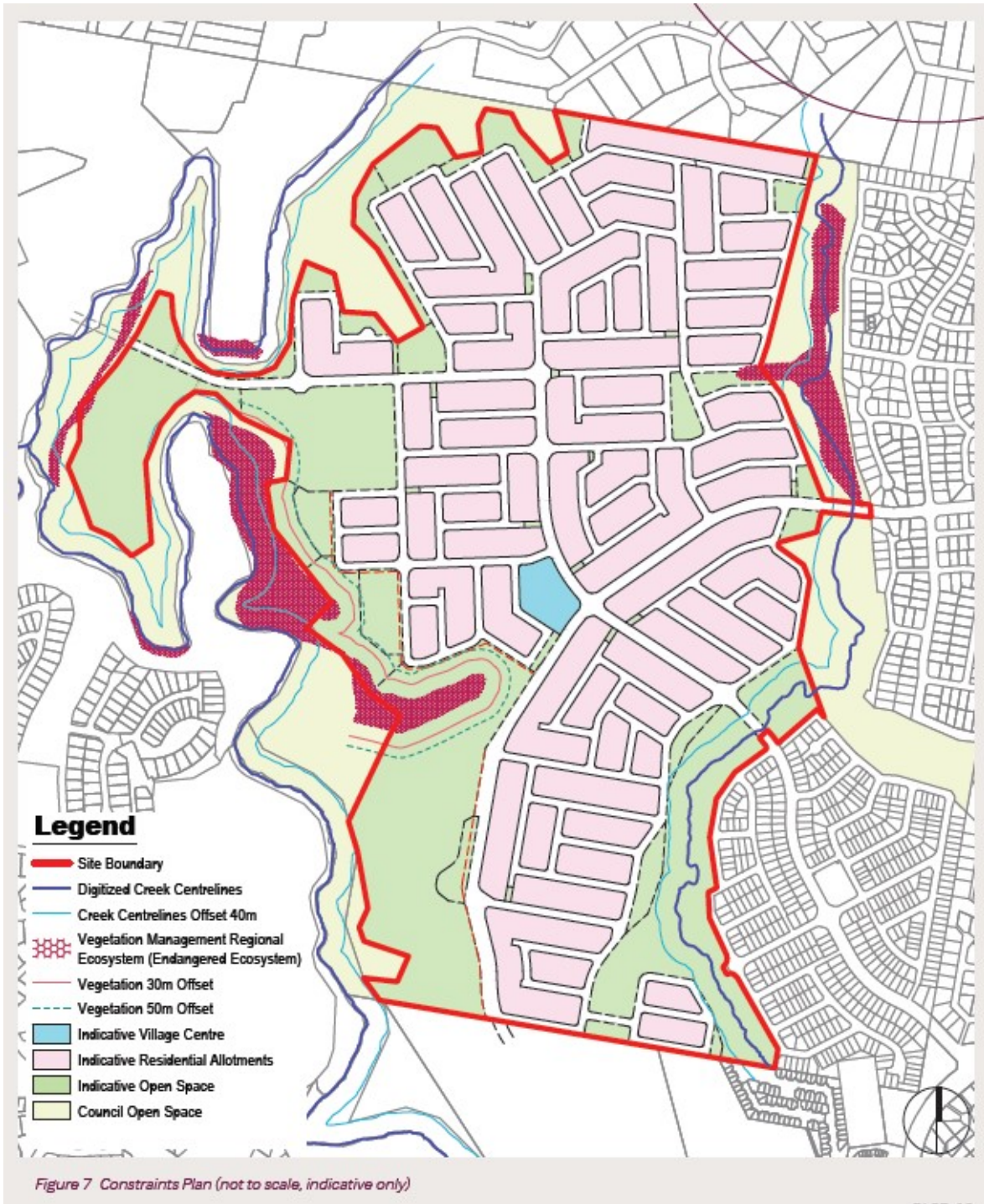
**Section 3 and 4: Figures 14 to 20**

**Section 5: Figures 5 to 13**

**Section 6: Figures 53 to 62**

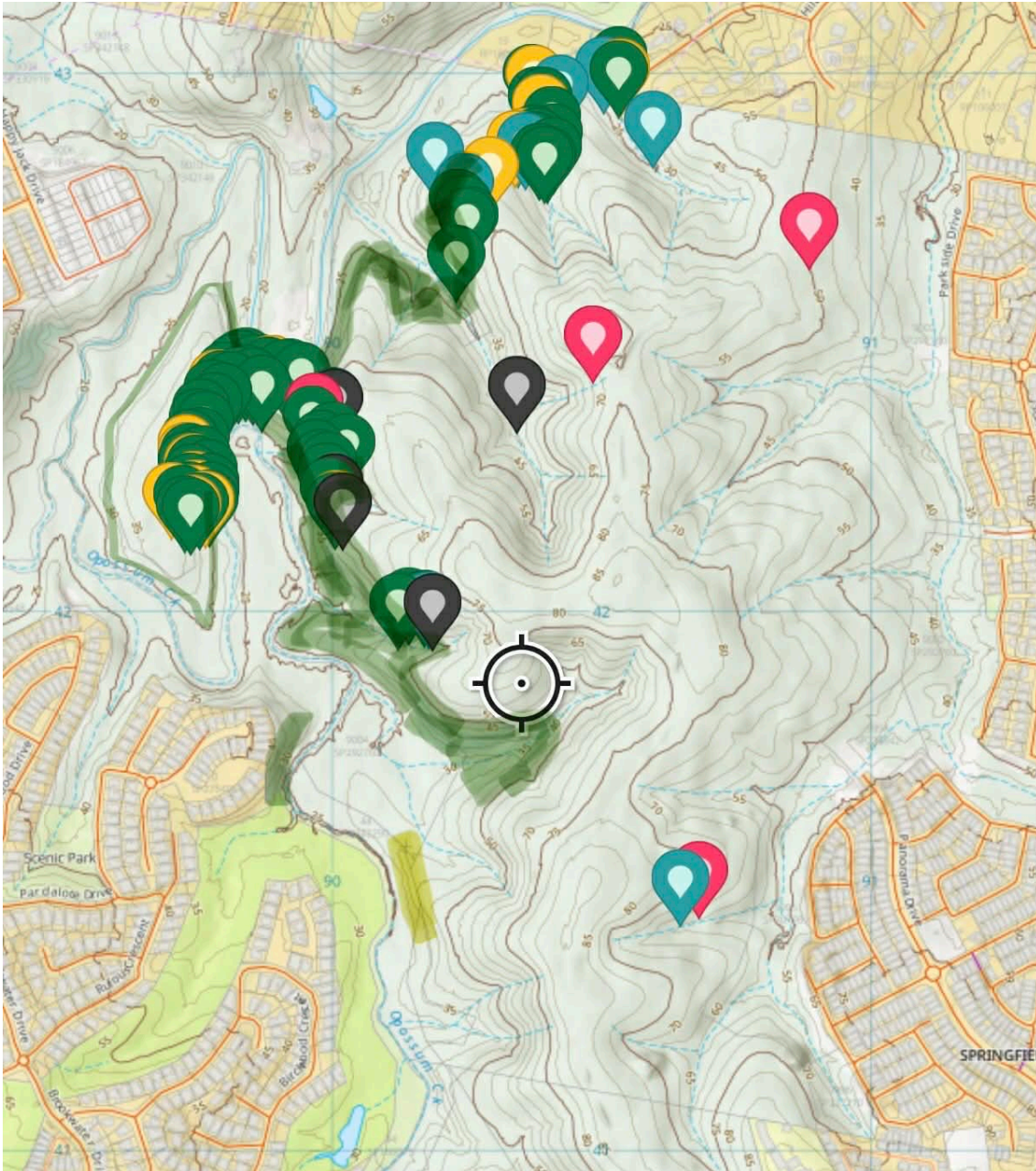
**Section 7: Figures 33 to 42**

**Section 8: Figures 43 to 51**



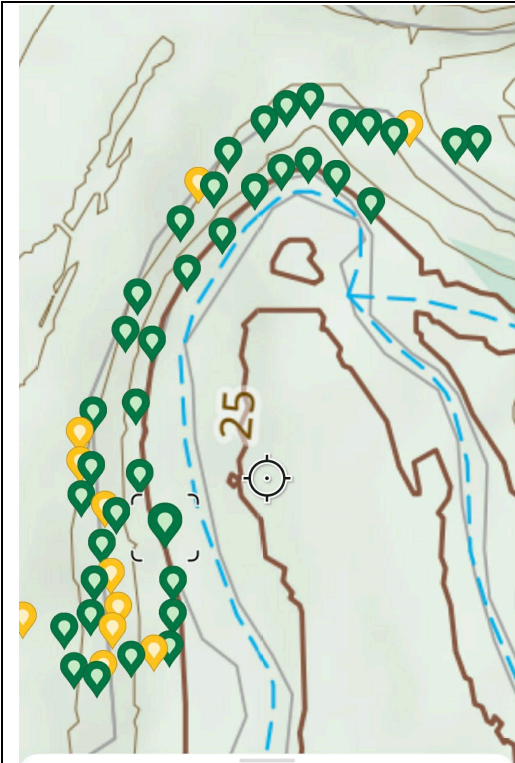
**Figure 2.**





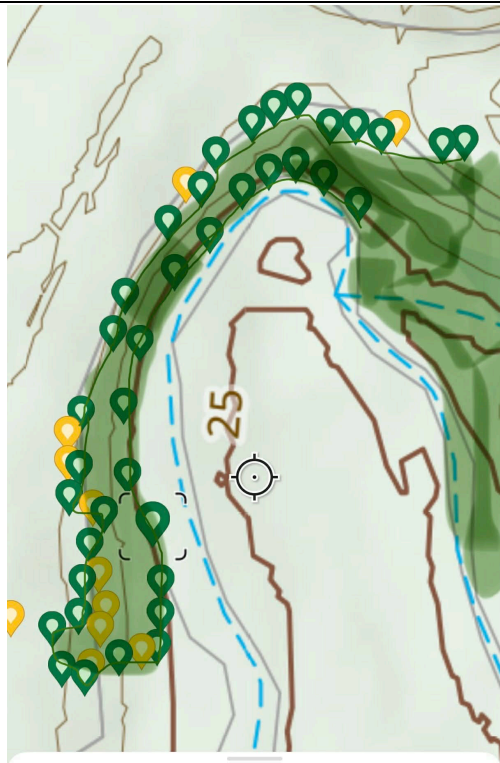
**Figure 4.** Green Points = Dry Rainforest core or Boundary. Yellow Points = Invasive plant species, primarily lantana of varying density. Grey points are rock shelves, features, formations or stone beds.

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**Dry vine**

📍 -27.644486, 152.896292



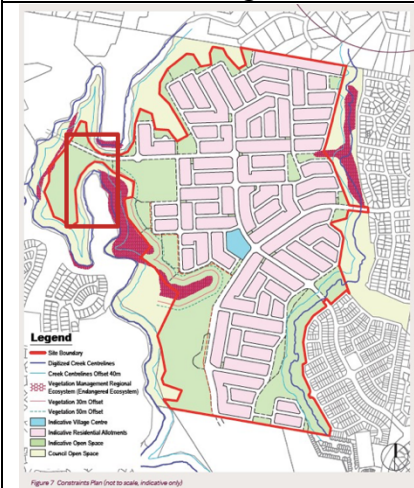
**Dry vine**

📍 -27.644486, 152.896292

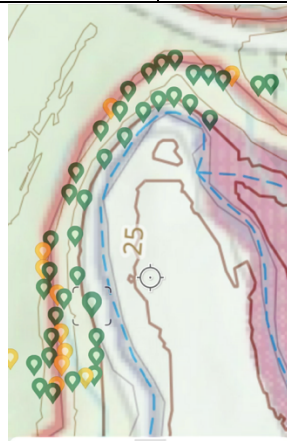
**Figure 5.**

Dry Rainforest Section 5 shown in figure 3 and 4. Refer to Figure 13 for coordinates.

**Figure 6.**



**Figure 7.**



**Dry vine**

📍 -27.644486, 152.896292



**Dry vine**

📍 -27.644486, 152.896292

**Figure 7.5.**

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27.64267° S, 152.89719° E

What Dry Rainforest section 5 looks like from outside the forest. This is on the north side from the hill looking down.

**Figure 8.**



27.64327° S, 152.89859° E

What Dry Rainforest section 5 looks like from outside the forest. This is on the slightly north-west side from the hill looking south with the start of Dry Rainforest on the left and a rock shelf and Eucalyptus forest on the right.

**Figure 9.**



**Figure 10.**

27.64327° S, 152.89859° E

Inside the Dry Rainforest band section 5.



**Figure 11.**

27.64327° S, 152.89859° E

Inside the Dry Rainforest band section 5.

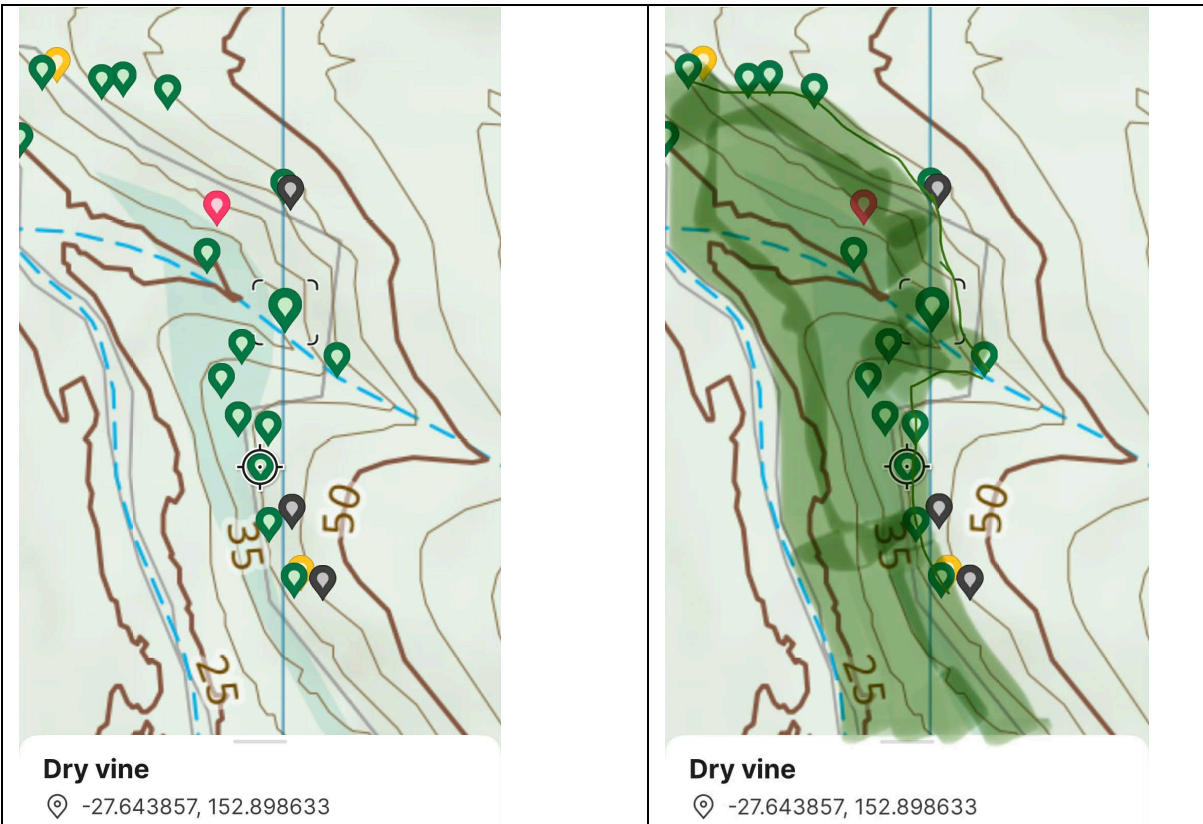


**Figure 12.**  
 27.64378° S, 152.89820° E  
 Inside the Dry Rainforest band section 5.

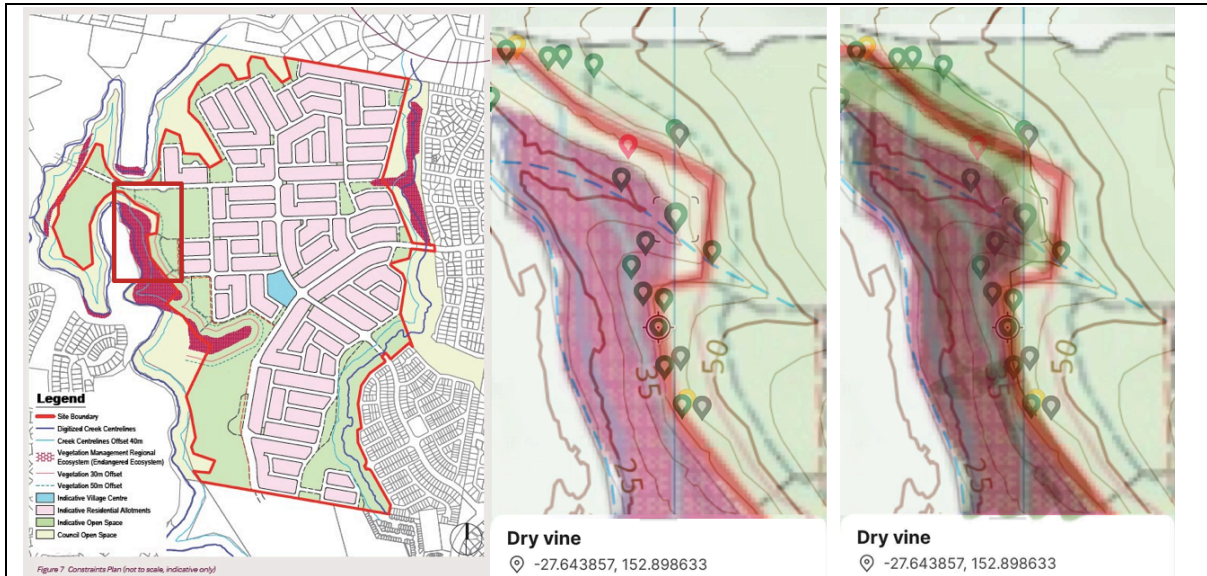
**Figure 13.** Coordinates of Dry Rainforest Boundary of Section 5, Figure 5

-27.643073, 152.897300
-27.642954, 152.897131
-27.642898, 152.896994
-27.642928, 152.896862
-27.643012, 152.896732
-27.643204, 152.896573
-27.643366, 152.896400
-27.643675, 152.896230
-27.643948, 152.896150
-27.644254, 152.896169
-27.644486, 152.896292
-27.644719, 152.896331
-27.644863, 152.896330
-27.645000, 152.896313
-27.645046, 152.896126 curve
-27.645133, 152.895958 curve
-27.645095, 152.895847
-27.644922, 152.895800
-27.644865, 152.895928
-27.644717, 152.895947
-27.644558, 152.895984
-27.644421, 152.896054
-27.644347, 152.895883
-27.644220, 152.895932
-27.643983, 152.895942
-27.643632, 152.896100
-27.643632, 152.896100
-27.643632, 152.896100
-27.643632, 152.896100
-27.643469, 152.896159
-27.643151, 152.896369

-27.643004, 152.896533
-27.642853, 152.896603
-27.642717, 152.896779
-27.642651, 152.896888
-27.642618, 152.897004
-27.642731, 152.897161
-27.642731, 152.897287
-27.642772, 152.897413
-27.642814, 152.897712
-27.642803, 152.897820
-27.642860, 152.898043



**Figure 14.** Section 4 and 3.



**Figure 15.** Section 3 and 4 in Relation to Indicative Development



**Figure 16.**  
 27.64350° S, 152.89824° E



**Figure 17.**  
 27.64350° S, 152.89824° E



**Figure 18.**  
 27.64382° S, 152.89864° E  
 27.64350° S, 152.89824° E

**Figure 19.**  
*Myrmecia comata* in the  
 Bull and Dinosaur Ants  
 (subfamily Myrmeciinae)

27.64382° S, 152.89864° E

**Figure 20. Coordinates of Dry Vine Boundary Section 4 and 3**

-27.642860, 152.898043

-27.643283, 152.898626

-27.644058, 152.898893 edge

-27.643857, 152.898633 core

-27.643592, 152.898240 core

-27.643999, 152.898414

-27.644151, 152.898311

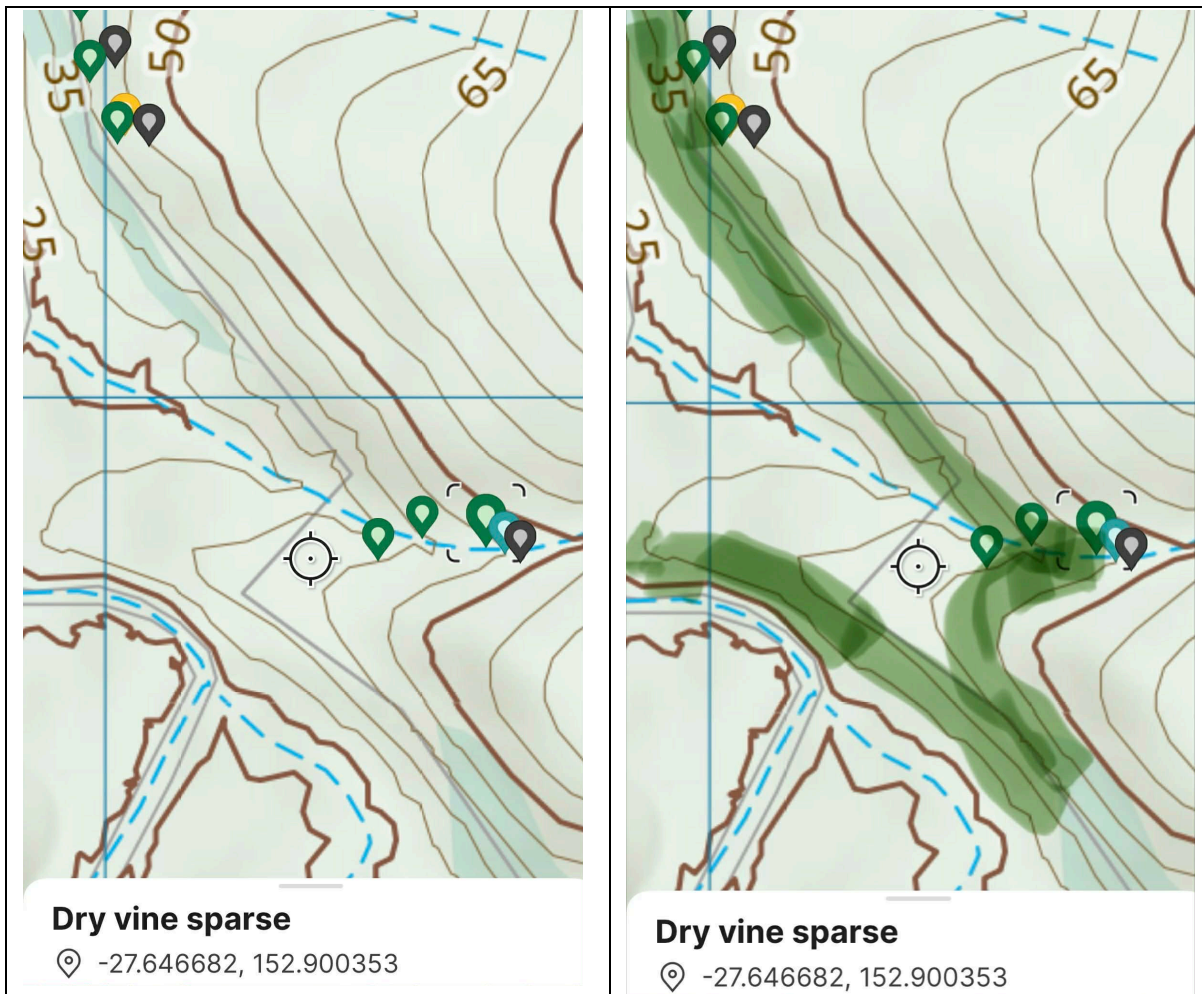
-27.644323, 152.898396

-27.644365, 152.898546

-27.644547, 152.898508

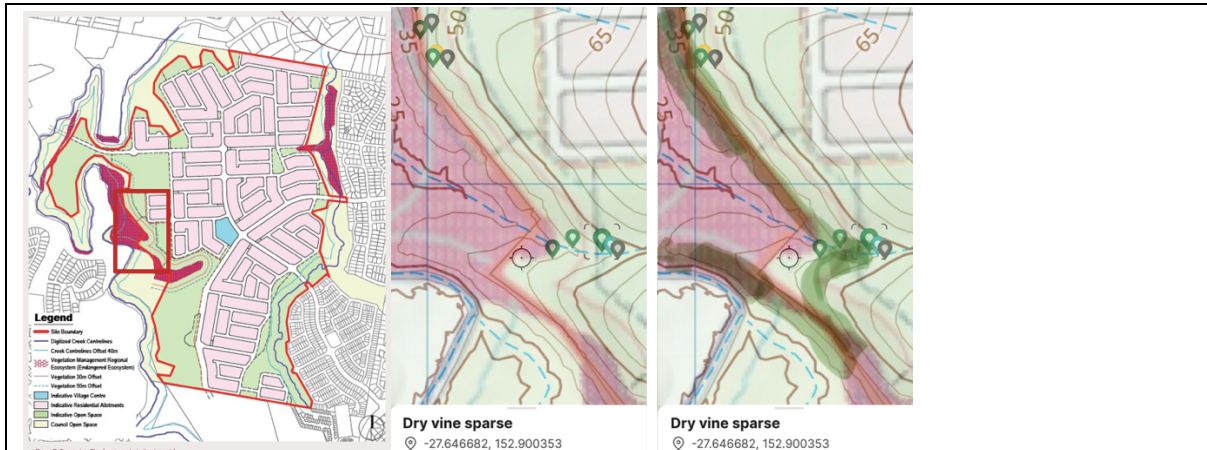
-27.644795, 152.898550

-27.645044, 152.898676



**Figure 21.** Section 2 Dry Rainforest

**Description:** I did not shade in the area green as I can't confirm what's there. I strongly suspect its more dry rainforest, but perhaps not as good quality as it goes into the Lloyd Bird Reserve and Opossum Creek Revegetation Site, so the forest doesn't have as much biodiversity as the intact sections. The forest is only 40-50 years old. The drain line in Section 2 starts as open eucalyptus woodland with moist rocky features then as the topography drops dry rainforest takes root.



**Figure 22.** Section 2 in Relation to Indicative Development



**Figure 23.**  
 27.64676° S, 152.90045° E  
 Habitat Features leading into Dry Vine Section. Photo facing up hill.



**Figure 24.**  
 27.64676° S, 152.90045° E  
 Habitat Features Leading into Dry Vine Section. Facing start of dry rainforest section. Massive boulders underground and above ground here.



**Figure 25.**  
27.64676° S, 152.90045° E



**Figure 26.**  
27.64667° S, 152.89987° E

**Figure 27. (below)**





**Figures 28 and 29.**



**Figure 30.**  
27.64667° S, 152.89987° E



**Figure 31.**  
27.64667° S, 152.89987° E  
Small waterfall feature.

**Figure 32.** of Section 2 Dry Rainforest (Partial Mapping inside dry vine pocket. Boundary was not mapped properly).

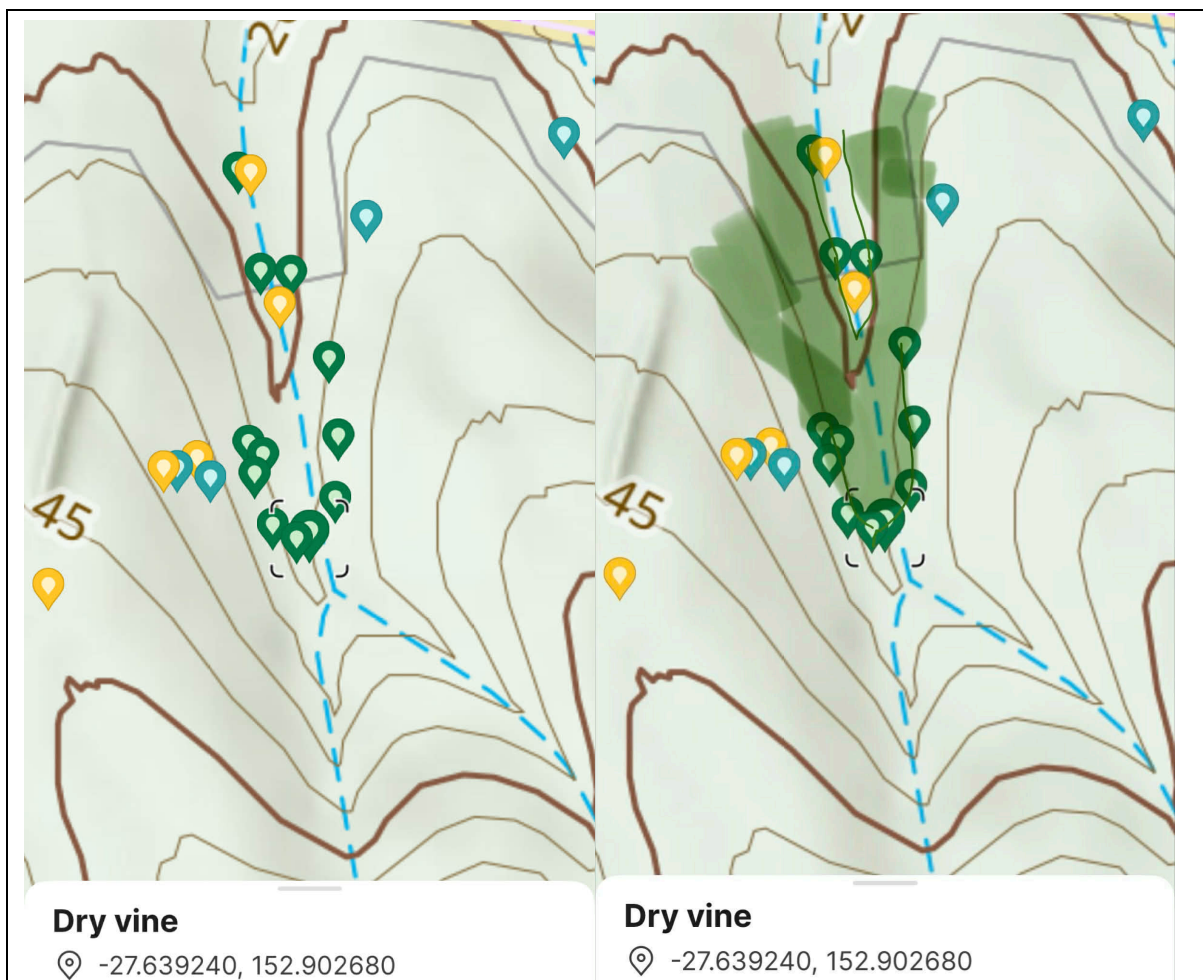
-27.646709, 152.900438

-27.646682, 152.900353

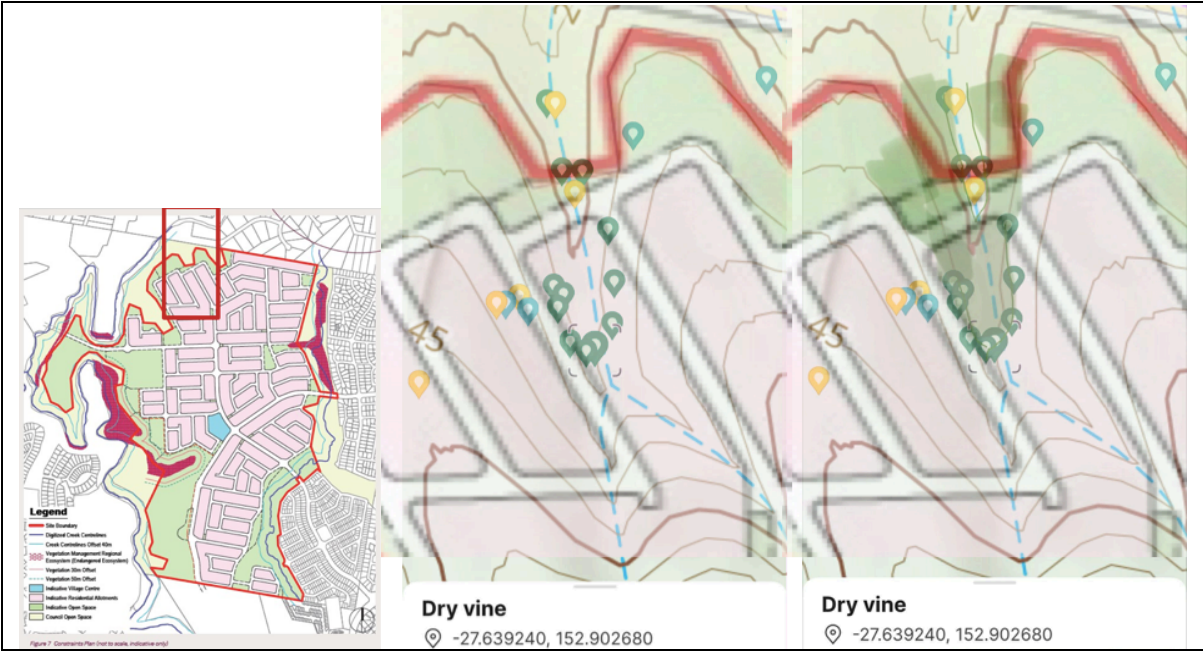
-27.646645, 152.900062

-27.646735, 152.899861

..



**Figure 33.** Section 7 Northern Woogaroo refer to Figure 34 for location.



**Figure 34.** Section 7 (refer to figure 3) in Relation to Indicative Development

Note: The entirety of the intact section shown (figures 39 to 42) in these photographs will be bulldozed according to the maps provided. The yellow point and two green points on the development boundary are where figures 37 and 38 were taken which have invasive species in the creek line. Figures 39 to 42 are outside the area that is protected and will be destroyed.

**Figure 35.** Coordinates of Dry Vine Boundary of Section 7 (see figure 33, 34, and 3).

-27.638254, 152.902604
-27.638573, 152.902762
-27.638861, 152.902801
-27.639093, 152.902788
-27.639240, 152.902680
-27.639243, 152.902627
-27.639192, 152.902527
-27.639001, 152.902452
-27.638930, 152.902487
-27.638885, 152.902427



**Figure 36.**  
 27.63805° S, 152.90290° E  
 Looking west from the top of the hill down on the east side where the teal waypoint is on the maps.



**Figure 37.**  
 27.63805° S, 152.90290° E  
 Looking north to north-west up the center of the creek towards Woogaroo Creek. See Dry Vine midstory on either side of the creek bed which is in good condition, but the creek bed is overrun with invasive weeds.



**Figure 39.**  
 27.63845° S, 152.90256° E  
 Start of intact Dry rainforest section which grows on the gully sides and the creek bed. This is just out of sight in the image to the right where the weeds stop and the denser bushes and trees can be seen.



**Figure 38.**  
 27.63805° S, 152.90290° E  
 Same position as the one above but looking up creek, facing South West at this point. See midstory close in and invasive weeds start to shrink. This is the section that is proposed to be left by the development.



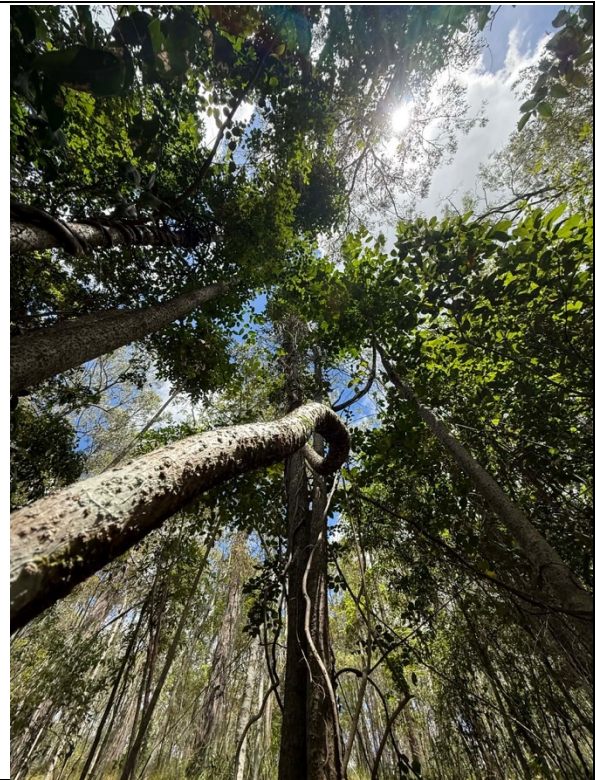
**Figure 40.**

27.63900° S, 152.90266° E

Note: Copper-Backed Brood Frogs (*Pseudophryne Raveni*) were audio recorded and logged with FrogID at this location and in Section 6 (see figure 3).



**Figure 41.**  
27.63900° S, 152.90266° E  
The light in the distance of this photo is the edge of this Dry Vine Section which leads into Eucalyptus forest with native grasses.



**Figure 42.**  
27.63900° S, 152.90266° E  
The front of the Dry Rainforest pocket showing the canopy of midstory and larger trees. Showcasing a celery wood (*Polyscias elegans*).

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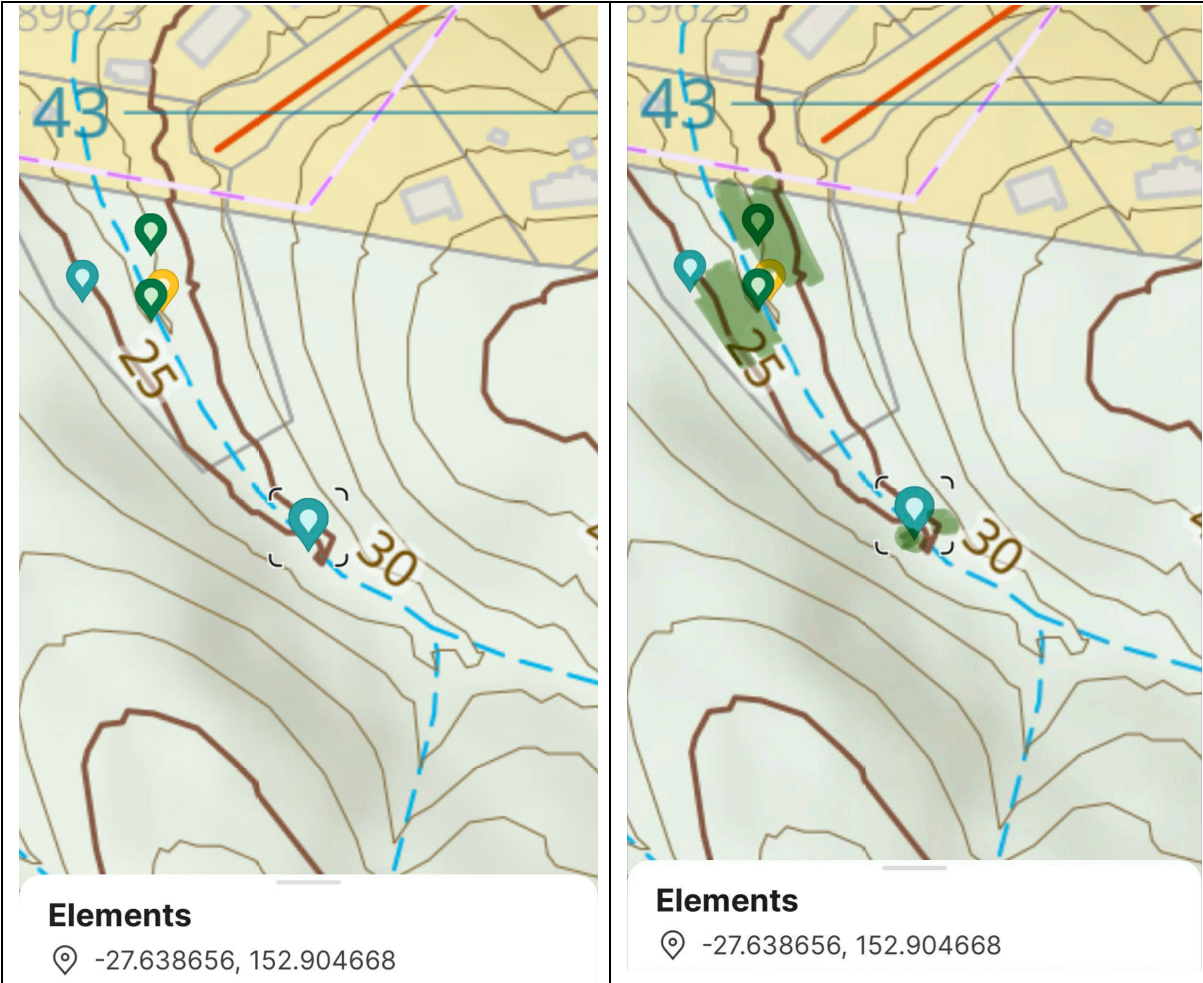


Figure 43. Section 8 (see figure 3 and 44)

This section contains mixed elements of Eucalyptus forest and features of dry Rainforest when the bank of the creeks become step. Features such as vines, mosses, ferns, and select species of mixed midstory trees that are dense leaf and create shade.



Figure 44. Section 8 (see figure 3) in relation to indicative development



**Figure 45.**

27.63900° S, 152.90542° E

Starting from within Lot 1999 and moving downstream. Pools of water were seen after rains a week before. This is typical Eucalyptus forest features leading up to the site in question.

**Figure 46.**

27.63894° S, 152.90514°

This is typical Eucalyptus forest features leading up to the site in question. A few older trees like this one measuring 2076mm.



**Figure 47.**

27.63873° S, 152.90468° E

Dry Vine features start popping up like this with Wombat berry and cockspur vine and dense midstory shrubs. Figures 47 to 49 are marked by the first teal dot point on maps in figures 43 and 44.



**Figure 48.** Creek bed and side wall features



**Figure 49.** Creek Bed and side wall features

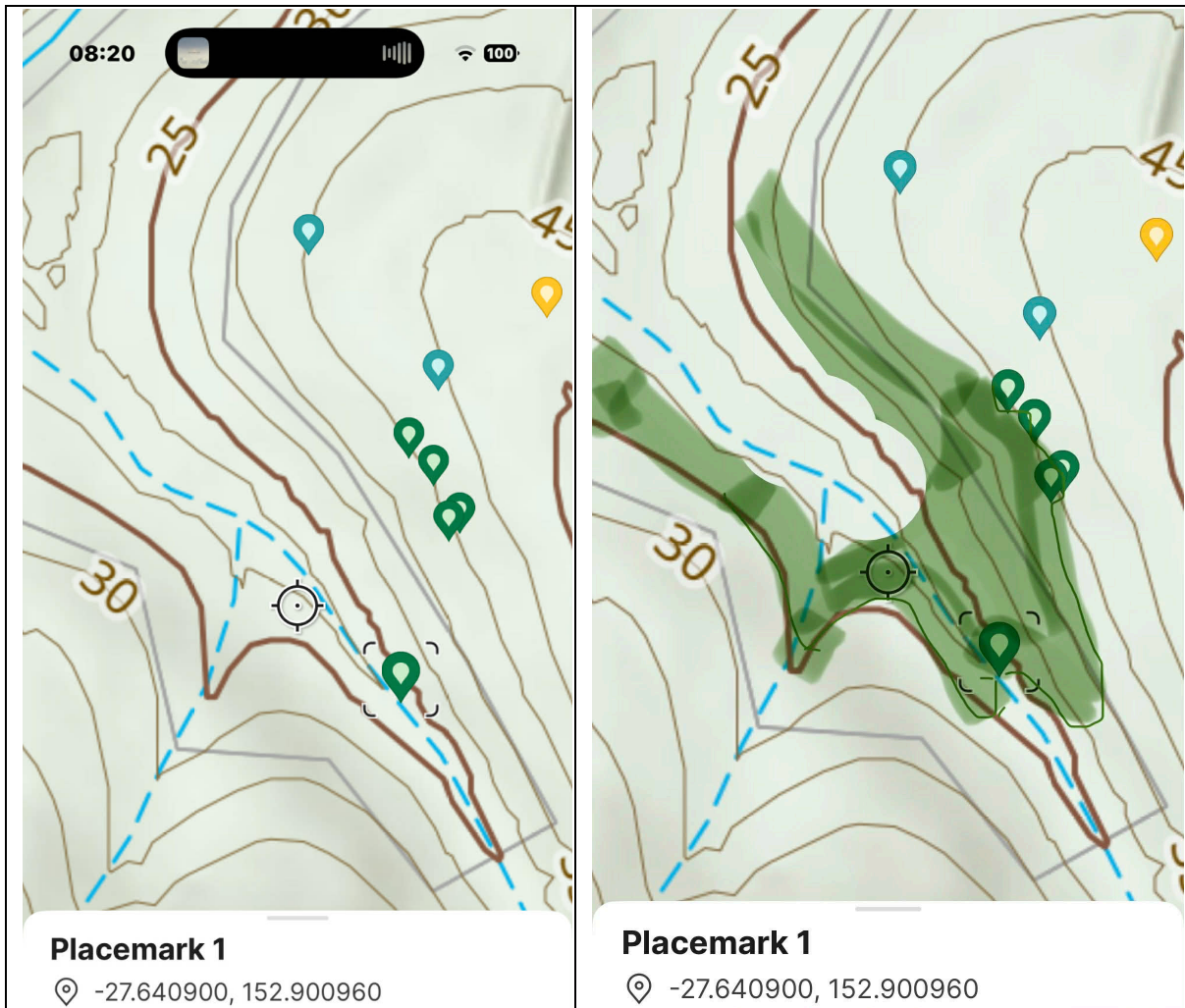


**Figure 50.**  
27.63753° S, 152.90407° E  
Creek bed outside Lot 1999 boundary.



**Figure 51.**  
27.63753° S, 152.90407° E  
This pocket is offsite near Camira houses,  
and would be located to the right, outside of  
frame in figure 50.

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**Figure 53.**

This is the main gully in the north of Lot 9999, and contains a small but decent section of dry vine. It grows in about 50m of the creek bed before being overrun by *Ageratum conyzoides* (billy goat weed), lantana, and towards Woogaroo Creek, camphor laurel trees seem to dominate. There is limited to no invasive plant species south east or west of the dry vine starting in this image. I could not get proper GPS on this location. Rock features and whirl pools start about 100-200m before the dry rainforest section indicated.

Historically, Woogaroo came from the Aboriginal, Yagarra, word 'Wuguru' meaning whirlpool after a feature of the creek. It's suspected that this area is a remanent of those creek features. A gray waypoint is located on Figure 3 to show the start of these features.

**Figure 54. Coordinates of Dry Vine Boundary Section 6 (see figure 3).**

-27.640900, 152.900960 core
-27.640277, 152.901168
-27.640246, 152.901216
-27.640063, 152.901102
-27.639957, 152.900996 dense midstory



Figure 55.



Figure 56.



Figure 57.



Figure 58.



Figure 58.



Figure 59.

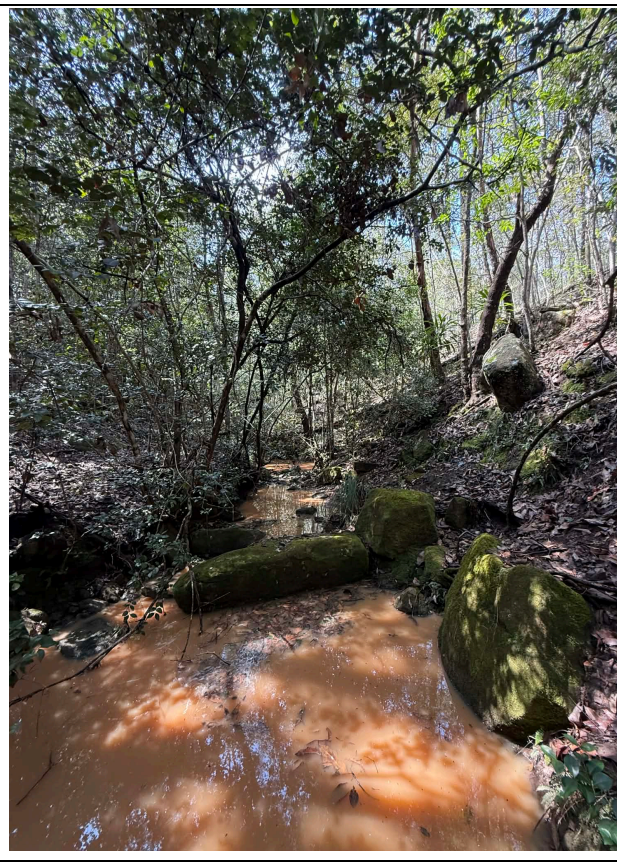


Figure 60.



Figure 61.



Figure 62.

### Invasive Plant Species Increase

Development will lead to a greater increase in weeds as most areas that will be cleared are devoid of weeds or in varying density will have perhaps 1 to 3 individual plants. However, vast areas proposed to be preserved are almost impassable with lantana. Here are two examples:



Figure 63.  
Facing 143o South-East  
27.63907° S, 152.90202° E



Figure 64.  
Facing 314o North West  
27.63907° S, 152.90202° E

This had a very sudden transition, and it is a good example. Where one side is dry sclerophyll forest with predominately native grasses and sedges, the other side has been over taken by lantana and *Passiflora* vines. The further away from the lantana section the less invasive species there are.



27.64507° S, 152.89580° E

27.64507° S, 152.89580° E

I found this while trying to map dry vine in the norther section near Opossum creek, see figure 4 for map. The further I got from central Woogaroo, the more these plants seen to infiltrate the dry vine section and beyond that where eucalyptus tree and grasses should be all I could see is lantana. Given this area in particular was deforested and left unattended by the owner I'm not surprised. Central Woogaroo was never clear-felled and that is why there are limited amounts of invasive weeds (likely brought in by birds). I noticed that while the dry vine continued, I could not physically pass through the vegetation so I turned towards the creek, where the lantana faded.