

Regulated Offsets and Additional Environmental Investment

The concept of offsets has been developed by regulatory authorities to assist in dealing with impacts that cannot be effectively mitigated. Where impacts cannot be mitigated, they may be offset – effectively compensated for – by saving or creating equivalent vegetation or habitat.

The Proponent proposes to go beyond this regulatory offset requirement and has prepared a draft integrated package of *Regulated Offsets and Additional Environmental Investments* that provides a net total gain to the natural environment. This draft report is currently under negotiation with government environmental agencies and is not required for public advertising.

The report takes the idea of offsets a step further than compensatory regulatory mechanisms to embrace the concept of 'additionality'; a program or positive outcome that would not have come about without the project. In effect this would be a 'net gain' development.