

## Natural Environment Referral Response - Biodiversity

<b>Application Number:</b>	Mod2022/0625
<b>Proposed Development:</b>	Modification of Development Consent DA2021/1790 granted for Alterations and additions to a dwelling house, including a swimming pool and garage
<b>Date:</b>	09/12/2022
<b>Responsible Officer</b>	Thomas Burns
<b>Land to be developed (Address):</b>	Lot 41 DP 13760 , 214 Hudson Parade CLAREVILLE NSW 2107 Lot LIC 187249 , 214 Hudson Parade CLAREVILLE NSW 2107

### Reasons for referral

This application seeks consent development on land, or within 40m of land, containing:

- All Development Applications on
- Actual or potential threatened species, populations, ecological communities, or their habitats;
- Wildlife corridors;
- Vegetation query stipulating that a Flora and Fauna Assessment is required;
- Vegetation query - X type located in both A & C Wards;

And as such, Council's Natural Environment Unit officers are required to consider the likely potential environmental impacts.

### Officer comments

The proposal seeks approval for modifications under section 4.55 for DA2021/1790  
The comments on this referral relate to the following provisions:

- SEPP (Resilience and Hazards) 2021 - Chapter 2 Coastal Environment Area
- Pittwater LEP 2014 - Clause 7.6 Biodiversity Protection
- Pittwater 21 DCP - Clause B4.7 Pittwater Spotted Gum Forest - Endangered Ecological Community

The proposal seeks approval for the landscaping plan. Species selection complies with previous requirements where at least 80% of species and plant total has to belong within the Pittwater Spotted Gum Forest Endangered Ecological Community. Therefore, it is unlikely that native flora and fauna will be impacted by the proposed modifications.

The proposal is therefore supported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

### Recommended Natural Environment Conditions:

## CONDITIONS TO BE COMPLIED WITH DURING DEMOLITION AND BUILDING WORK

### **Wildlife Protection**

If construction activity associated with this development results in injury or displacement of a native mammal, bird, reptile or amphibian, a registered wildlife rescue and rehabilitation organisation must be contacted for advice.

Reason: To protect native wildlife.