

Natural Environment Referral Response - Biodiversity

Application Number:	DA2020/0136
Date:	18/03/2020
Responsible Officer	Penny Wood
Land to be developed (Address):	Lot 2 DP 219815 , 34 Nullaburra Road NEWPORT NSW 2106

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 proposed dwelling is located within a lot created under a recently approved subdivision that considered the local planning controls, including PLEP cl. 7.6 Biodiversity. Based on the subdivision assessment and approval, the development is designed, sited and will be managed to avoid any significant adverse environmental impact. The site is mapped as Flora and Fauna Habitat Enhancement Category 2 and Wildlife Corridor, and has been assessed against cl. 4.4 of Pittwater 21 DCP. The site is also mapped as part of the Pittwater Wagstaff Spotted Gum Forest Endangered Ecological Community by Sydney Metro CMA mapping, although is not mapped as such under the DCP. Based on this the landscape plan should be amended to ensure that at least 60% of any new planting incorporates native vegetation characteristic of the EEC . Landscaping is to be outside areas of existing bushland and should not include environmental weeds.

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 SATISFIED PRIOR TO THE ISSUE OF THE CONSTRUCTION CERTIFICATE

Landscaping

The landscape plan should be amended to ensure that at least 60% of any new planting incorporates native vegetation characteristic of the Pittwater Spotted Gum Forest - Endangered Ecological

Community . Landscaping is to be outside areas of existing bushland and should not include environmental weeds. No Grevillea or Banksia hybrids are to be used in the landscaping for this development. Details demonstrating compliance are to be submitted to the Certifying Authority prior to the issue of the Construction Certificate.

Reason: Biodiversity conservation and management

ON-GOING CONDITIONS THAT MUST BE COMPLIED WITH AT ALL TIMES

Control of Weeds

Prior to the completion of works, all priority weeds (as listed under the Biosecurity Act 2015) are to be removed/controlled within the subject site using an appropriately registered control method. Information on weeds of the Northern Beaches can be found at the NSW WeedWise website (<http://weeds.dpi.nsw.gov.au/>). All environmental weeds are to be removed and controlled. Refer to Council website http://www.pittwater.nsw.gov.au/environment/noxious_weeds

Reason: Weed management.