

Natural Environment Referral Response - Biodiversity

Application Number:	DA2019/1532
Date:	30/03/2020
Responsible Officer	Georgia Quinn
Land to be developed (Address):	Lot 1 DP 731356 , 1 - 3 Florida Road PALM BEACH NSW 2108

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

Updated Biodiversity Assessment (30 March 2020)

This updated referral is based on the following additional information:

- Arboricultural Impact Assessment Report (RainTree Consulting, 16 March 2020)

The submitted arborist report assesses four trees, two of which are exempt and proposed to be removed. A further two protected trees are assessed and proposed to be retained with tree protection measures as recommended by the arborist. Subject to implementation of recommended tree protection measures and conditions, the proposal is considered compliant with the relevant controls.

Original Biodiversity Assessment (16 January 2020)

Council's Natural Environment - Biodiversity section cannot complete this assessment until further information is provided.

This application was assessed against Pittwater LEP Clause 7.6 Biodiversity and Pittwater DCP B4.6 Wildlife corridors. Any development application must consider proposal options which are compliant with applicable Pittwater LEP and DCP controls, specifically:

- *The development is designed, sited and will be managed to avoid any significant adverse environmental impact.*
- *Development shall not result in a significant loss of canopy cover or a net loss in native canopy trees.*
- *Development shall ensure that at least 60% of any new planting incorporates native vegetation (as per species listed in Native Plants for Your Garden available on the Pittwater Council website). Landscaping is to be outside areas of existing bushland and not include environmental*

weeds.

- *Planting is to maximise linkage within the wildlife corridor.*

The proposal is for the alterations and additions to the existing dwelling including extensions, car parking, pool, spa and terraces. The proposal plans show existing trees within 5 metres of the works (including stormwater works). The controls required that an Arborist Report is submitted if any works are proposed within 5m of prescribed trees.

Required documentation

An Arborist Report is required to be prepared and submitted to support the application in accordance with the following:

- must identify the location, species, health and size of all prescribed trees and trees on adjacent land within 5m of the proposed development (including any trenches for utilities);
- Prepared by a suitably qualified arborist with minimum AQF Level 5;
- Prepared based on the actual plans and documentation submitted in support of the DA;
- Take into account all above- and below-ground works and structures that are ancillary to the development, including any changes in soil/ground level around the base of canopy trees;
- A tree protection and management plan with specific tree protection measures to enable safe retention of all trees proposed for retention, including mapping Tree Protection Zones, Structural Root Zones and any encroachments

The SEE must include:

- An analysis of the proposed development clearly stating the extent of the impact on the natural environment demonstrating that it has been designed to minimise any impact on wildlife corridors.

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

Pre-clearance Survey Required – Bandicoot Habitat

A pre-clearance survey for wildlife is required prior to the removal or relocation of any stockpiles. Clearing or relocation of stockpiles may only proceed if the survey concludes that no wildlife are present within the area to be cleared. A record of each inspection is to be made in the daily inspection register log-book. The log-book is to be made available to the Principal Certifying Authority.

Reason: Wildlife protection.

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

No Planting Environmental Weeds

No environmental weeds are to be planted on the site. Information on weeds of the Northern Beaches can be found at the NSW WeedWise website (<http://weeds.dpi.nsw.gov.au/>).

Reason: Weed management.

Works to cease if item found

If any Aboriginal Engravings or Relics are unearthed all work is to cease immediately and the Aboriginal Heritage Office (AHO) and Office of Environment and Heritage (OEH) are to be notified.

Reason: To protect Aboriginal Heritage.

Dead or Injured Wildlife

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

Reason: To mitigate potential impacts to native wildlife resulting from construction activity.