

Natural Environment Referral Response - Biodiversity

Application Number:	DA2022/0550
Date:	05/07/2022
Responsible Officer	Gareth David
Land to be developed (Address):	Lot 7 DP 1251955 , 121 Dove Lane WARRIEWOOD NSW 2102

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 has been assessed against previous consents and the following applicable biodiversity-related provisions:

- NSW Biodiversity Conservation Act 2016
- Pittwater LEP cl 7.6 - Biodiversity Protection
- Pittwater DCP cl. B4.15 - Saltmarsh Endangered Ecological Community

Previous consents have provided approval for removal of up to 0.14ha native vegetation across the broader subdivision site. The current application proposes removal of one additional native tree, which will be compensated for through substantial replanting in the two lots. It is noted that comparison of the previous arboricultural assessment (Naturally Trees, 10 December 2020) and the landscape plans submitted with the current application (Habitat8, 4 March 2022) appears to indicate that Tree 44 (*Glochidion ferdinandi*) is the tree currently proposed for removal. This should be confirmed prior to any determination.

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

Adherence to Natural Environment Consent Conditions

All biodiversity-related conditions of consent under previous development applications are to be adhered to unless amended by these biodiversity-related conditions of consent.

Reason: To protect biodiversity values.

CONDITIONS TO BE COMPLIED WITH DURING DEMOLITION AND BUILDING WORK

Implementation of biodiversity measures

All biodiversity-related measures are to be implemented during construction in accordance with previous consent conditions and the approved ecological assessment submitted in support of the original subdivision proposal.

Compliance with these measures is to be certified in writing to the Principal Certifying Authority.

Reason: To confirm compliance with wildlife and habitat protection/replacement measures.

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.

CONDITIONS WHICH MUST BE COMPLIED WITH PRIOR TO THE ISSUE OF THE OCCUPATION CERTIFICATE

No Weeds Imported On To The Site

No Priority or environmental weeds (as specified in the Northern Beaches Local Weed Management Plan 2019 – 2023) are to be imported on to the site prior to or during construction works.

Details demonstrating compliance are to be submitted to the Principal Certifying Authority prior to issue of any Occupation Certificate.

Reason: To reduce the risk of site works contributing to spread of Priority and environmental weeds.

Priority Weed Removal and Management

All Priority weeds as specified in the Northern Beaches Local Weed Management Plan 2019 – 2023) within the development footprint are to be removed.

Details demonstrating compliance are to be submitted to the Principal Certifying Authority prior to issue of any Occupation Certificate.

Reason: To reduce the risk of site works contributing to spread of Priority weeds.