

## Natural Environment Referral Response - Biodiversity

<b>Application Number:</b>	DA2024/0162
<b>Proposed Development:</b>	Alterations and additions to a semi-detached dwelling
<b>Date:</b>	01/03/2024
<b>Responsible Officer</b>	Anaiis Sarkissian
<b>Land to be developed (Address):</b>	Lot 1322 DP 857519 , 4 A Guardian Parade BEACON HILL NSW 2100

### 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 development has been assessed against the following Warringah DCP 2011 Part E Natural Environment Controls:-

- E1 Preservation of Trees or Bushland Vegetation
- E2 Prescribed Vegetation
- E4 Wildlife Corridors
- E6 Retaining unique environmental features
- E7 Development on land adjoining public open space

The works will not require removal of native vegetation or unique environmental features, and the proposal will not significantly alter the existing situation or impact the mapped wildlife corridor or adjoining bushland reserve.

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:

Nil.