

## Natural Environment Referral Response - Biodiversity

<b>Application Number:</b>	DA2023/0647
<b>Proposed Development:</b>	Alterations and additions to a dwelling house
<b>Date:</b>	08/06/2023
<b>Responsible Officer</b>	Jordan Howard
<b>Land to be developed (Address):</b>	Lot 46 DP 7593 , 13 Alleyne Avenue NORTH NARRABEEN NSW 2101

### 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 the following applicable biodiversity controls:

- PLEP Clause 7.6 (Biodiversity Protection)
- PDCP Clause B4.6 (Wildlife Corridors)

The new deck is proposed to be located within an existing cleared area and as such, is unlikely to result in impacts to natural vegetation or wildlife habitat.

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 licensed 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) are to be imported on to the site prior to or during construction works.

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

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