

Natural Environment Referral Response - Biodiversity

Application Number:	DA2025/0395
Proposed Development:	Use of Premises as a recreation facility (indoor), fitout and signage
Date:	06/05/2025
Responsible Officer	Charlotte Asbridge
Land to be developed (Address):	Lot 4 DP 523068 , 144 Old Pittwater Road BROOKVALE 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 comments in this referral relate to the following applicable controls and provisions:

- Warringah DCP Clause E2 Prescribed Vegetation
- Warringah DCP Clause E4 Wildlife Corridors
- Warringah DCP Clause E6 Retaining unique environmental features

The proposed works would take place in previously disturbed areas of the site and will not require the removal of any vegetation.

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.