

Natural Environment Referral Response - Biodiversity

Application Number:	Mod2018/0263
Responsible Officer	Ashley Warnest
Land to be developed (Address):	Lot 12 DP 13291 , 24 Delecta Avenue CLAREVILLE NSW 2107

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

Council's Bushland & Biodiversity division has assessed the proposal against Pittwater LEP 2014 Control 7.6 Biodiversity Protection & Pittwater 21 DCP 2014 Controls:

B1.4 Aboriginal Heritage Significance,

B4.7 Pittwater Spotted Gum Forest – EEC

B4.15 Saltmarsh EEC

B4.16 Seagrass Conservation

B4.19 Estuarine Habitat and believes the proposed development does not comply to these controls, due to the lack of proposed replacement tree planting and unsupportable encroachment on the existing significant *Eucalyptus* species onsite.

Referral Body Recommendation

Recommended for refusal

Recommended Natural Environment Conditions:

Nil.