

Natural Environment Referral Response - Biodiversity

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| Application Number: | DA2021/0137 |
| Date: | 07/04/2021 |
| Responsible Officer | Phil Lane |
| Land to be developed (Address): | Lot 25 DP 11547 , 45 Carefree Road 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 following biodiversity related provisions are applicable to the proposed development:

- Pittwater LEP cl. 7.6 Biodiversity Protection
- Pittwater 21 DCP cl. B4.6 Wildlife Corridors
- Coastal Management SEPP cl. 11 Development on land in proximity to coastal wetlands or littoral rainforest
- Coastal Management SEPP cl. 13 Development on land within the coastal environment area

It is noted that an Arborist Report was not submitted with the application. Council's Landscape referral team have requested the submission of an Arborist Report to indicate the location, health and condition of trees, as well as impacts of the proposed works. Upon submission of the Arborist Report, Council's biodiversity referrals team will review the report to enable proper assessment of biodiversity impacts.

Furthermore, the Landscape Plan is to be amended to ensure that at least 60% of any new planting incorporates native vegetation (as per species listed in the Native Plant Species Guide - Narrabeen Ward, which is available on the Council website (<https://www.northernbeaches.nsw.gov.au/node/34931>)).

The proposal is therefore unsupported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

Recommended Natural Environment Conditions:

Nil.