

## Natural Environment Referral Response - Biodiversity

Application Number:	DA2019/0563
Responsible Officer	Penny Wood
Land to be developed (Address):	Lot 4 DP 550893 , 45 Marine Parade AVALON BEACH 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

This application was assessed under Pittwater DCP B4.3 Flora and Fauna Habitat Enhancement Category 2 Land.

Any development under this control must comply with the following:

- *Development shall provide flora and fauna habitat by active restoration, regeneration, and / or creation.*
- *Development shall not result in a significant onsite loss of canopy cover or a net loss in native canopy trees.*
- *Development shall ensure that at least 60% of any new planting incorporates native vegetation (as per species listed in Native Plants for Your Garden available on the Pittwater Council website). Landscaping is to be outside areas of core bushland and not include environmental weeds.*
- *Caretakers of domestic animals shall prevent them from entering bushland.*
- *Fencing, where permitted, shall be passable by native wildlife.*

The proposal is for the alterations and additions to the existing dwelling and detached studio, and the construction of a detached granny flat with separate driveway crossing. The Arboricultural Impact Assessment report (Urban Forestry Australia, May 2019) assessed 42 trees; of these 7 are exempt or non-prescribed trees under the DCP, 16 are within the property, 12 within Council's road reserve, and 7 on the adjoining property.

The proposal will **remove a total of 15 trees**:

- **9** of the 16 trees within the property, and;
- **4** native trees (plus 2 exotic trees) of the 12 trees, within Council's road reserve.

No Landscape Plan was provided to support the application. No information was provided regarding any proposed replacement canopy tree plantings. As such, the proposal in its current form does not comply with biodiversity controls.

Council's Natural Environment - Biodiversity section cannot support the application until further information is provided which demonstrates compliance with controls within B4.3.

### **Referral Body Recommendation**

Recommended for refusal

### **Recommended Natural Environment Conditions:**

Nil.