

Natural Environment Referral Response - Biodiversity

Application Number:	DA2024/1754
Proposed Development:	Alterations and additions to a dwelling house
Date:	14/01/2025
Responsible Officer	Anne-Marie Young
Land to be developed (Address):	Lot 8 DP 8184 , 21 Wallumatta Road NEWPORT NSW 2106

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 Biodiversity Referrals team have assessed the Development Application for compliance against the following applicable provisions:

- Pittwater LEP cl. 7.6 Biodiversity Protection
- Pittwater 21 DCP cl. B4.7 Pittwater Spotted Gum Forest - Endangered Ecological Community

The Architectural Plans (Action Plans, 22.5.24) display that three (3) trees are proposed for removal. This is supported by the Statement of Environmental Effects (Watermark Planning, November 2024) which states that the trees have been identified by an arborist as exempt species, however, an Arborist Report has not been submitted with the application.

An Arboricultural Impact Assessment Report is required to be prepared by a qualified AQF5 (or higher) arborist, and submitted with the application due to proposed works located within 5.0m of a tree.

Council's Biodiversity Referrals team will reassess the development application upon receipt of an Arborist Report.

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.