

Natural Environment Referral Response - Biodiversity

Application Number:	DA2020/1412
Date:	22/12/2020
Responsible Officer	Kelsey Wilkes
Land to be developed (Address):	Lot 24 DP 29879 , 20 Bilwara Avenue BILGOLA PLATEAU 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 biodiversity referral body has assessed this development application for compliance against the following biodiversity planning legislation and controls:

- PLEP cl. 7.6 Biodiversity Protection
- P21 DCP cl. B4.6 Wildlife Corridors

The site is located within bushfire prone land and as such a Bushfire Hazard Assessment Report (JD Evans and Company 2020) has been prepared and submitted which outlines that the entire site be managed and maintained as an Asset Protection Zone in accordance with the requirements of Planning for Bushfire Protection (2019).

No trees are required to be removed to facilitate the proposed development or APZ, and as such it is considered that the development has been designed and sited to avoid any significant adverse environmental impacts. The proposal is therefore considered to be in compliance with the relevant biodiversity planning legislation and controls.

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:

CONDITIONS TO BE COMPLIED WITH DURING DEMOLITION AND BUILDING WORK

Wildlife Protection and Rehabilitation

If construction activity associated with this development results in injury or death of a native mammal, bird, reptile or amphibian, a registered wildlife rescue and rehabilitation organisation must be contacted for advice.

Reason: To mitigate potential impacts to native wildlife resulting from construction activity.

CONDITIONS WHICH MUST BE COMPLIED WITH PRIOR TO THE ISSUE OF THE OCCUPATION CERTIFICATE

No Weeds Imported On To The Site

No Priority or environmental weeds (as specified on the NSW WeedWise website) are to be imported on to the site prior to or during construction works.

Details demonstrating compliance are to be submitted to the Principal Certifying Authority prior to issue of any Occupation Certificate.

Reason: To reduce the risk of site works contributing to spread of Priority and environmental weeds.