

Natural Environment Referral Response - Biodiversity

Application Number:	DA2019/1353
Responsible Officer	Georgia Quinn
Land to be developed (Address):	Lot 8 DP 249245 , 83 Rednal Street MONA VALE NSW 2103

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 provisions apply to the site:

- Pittwater LEP Clause 7.6 (Biodiversity Protection)
- Pittwater DCP Clause B4.6 (Wildlife Corridors)
- SEPP (Coastal Management) - Littoral Rainforest Proximity Area
- SEPP (Coastal Management) - Coastal Environment Area

The proposed development is generally within the existing development footprint and is therefore unlikely to impact upon vegetation, biodiversity or coastal environmental values at the site. It is considered that the proposal complies with relevant controls.

Referral Body Recommendation

Recommended for approval, subject to conditions

Recommended Natural Environment Conditions:

ON-GOING CONDITIONS THAT MUST BE COMPLIED WITH AT ALL TIMES

Dead or Injured Wildlife

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.