

Natural Environment Referral Response - Biodiversity

Application Number:	Mod2018/0387
Responsible Officer	Nick Armstrong
Land to be developed (Address):	Lot 46 DP 13620 , 967 Barrenjoey Road PALM BEACH NSW 2108

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 Bushland & Biodiversity division has assessed the proposal against Pittwater LEP 2014 Control 7.6 Biodiversity Protection & Pittwater 21 DCP 2014 Control B1.4 Aboriginal Heritage Significance, B4.15 Saltmarsh EEC and believes the proposed development requires additional information prior to approval.

Under the previously approved DA - N0072/14 the condition *B.13. At least three (3) locally native canopy trees of which the species are either *Corymbia maculata*, *Eucalyptus punctata* and/or *Syncarpia glomulifera* are to be planted onsite in addition to what has been proposed or to replace three (3) of the small trees (*Banksia integrifolia*, *Tristaniopsis laurina*, Plum Pine). Trees should not be planted within 3 metres of proposed built structures (including retaining walls) which will allow for future growth. All native trees are to be retained for the life of the development, or for their safe natural life. Trees that die or are removed must be replaced with another locally native canopy tree...*was placed.

This has not been updated with new landscape plan. This should be altered prior to Council assessment/approval.

With this amendment no further issue and the previous natural environment conditions will suffice.

Referral Body Recommendation

Recommended for refusal

Recommended Natural Environment Conditions:

DEVELOPMENT CONSENT OPERATIONAL CONDITIONS

Adherence of previous Natural Environment Conditions of Consent

All previous Natural Environment conditions of consent under the previous development application no. N0072/14 are to be adhered to.

Reason: To protect the Natural Environment (DACNEBOC1)