

Natural Environment Referral Response - Biodiversity

Application Number:	DA2023/0269
Proposed Development:	Alterations and additions to an existing shared jetty including a ramp, pontoon and berthing area
Date:	24/03/2023
Responsible Officer	Grace Facer
Land to be developed (Address):	Lot 92 DP 12749 , 45 Florence Terrace SCOTLAND ISLAND NSW 2105 Lot LIC 406583 , 45 Florence Terrace SCOTLAND ISLAND NSW 2105 Lot LIC 363575 , 45 Florence Terrace SCOTLAND ISLAND NSW 2105 Lot 93 DP 12749 , 43 Florence Terrace SCOTLAND ISLAND NSW 2105 Lot LIC 363575 , 43 Florence Terrace SCOTLAND ISLAND NSW 2105

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 proposal seeks approval for alterations and additions to an existing shared jetty including a ramp, pontoon and berthing area.

The comments in this referral relate to the following controls and provisions:

- NSW Biodiversity Conservation Act 2016
- NSW Biodiversity Conservation Regulation 2017
- Planning for Bushfire Protection 2019
- Pittwater LEP 2014 - Clause 7.6 Biodiversity Protection
- Pittwater 21 DCP - Clause B4.7 Pittwater Spotted Gum Forest - Endangered Ecological Community

Portions of the site are identified on the Department of Planning and Environment's Biodiversity Values Map (BV Map). Under the NSW Biodiversity Conservation Act, any removal of native vegetation from within mapped areas will trigger the Biodiversity Offsets Scheme (BOS) and the requirement for a Biodiversity Development Assessment Report (BDAR).

However, the submitted plans and documentation indicate that the proposed works are located outside of the BV Map area and therefore will not trigger entry into the BOS.

No native vegetation or fauna habitat would be impacted, the development is designed, sited and will be managed to avoid any significant adverse environmental impact.

Impacts to native seagrasses and marine fauna will be assessed by the appropriate referral body.

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:

Nil.