

## Natural Environment Referral Response - Biodiversity

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| <b>Application Number:</b>             | DA2019/0852   |
| <b>Responsible Officer</b>             | Penny Wood  |
| <b>Land to be developed (Address):</b> | Lot 15 DP 222082 , 30 Terama Street BILGOLA PLATEAU<br>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

This application was assessed against Pittwater LEP Clause 7.6 Biodiversity and Pittwater DCP B4.6 Wildlife corridors.

The proposal is for the construction of a in-ground concrete swimming pool. The works are more than 5 m from trees, including one large Council tree within the road reserve. The Landscape Plan shows the replacement canopy tree planting required by TA2019/0272

To comply with biodiversity controls, at least 60% of any new planting incorporates native vegetation (as per species listed in Native Plants for Your Garden available on the Pittwater Council website). This is easily achieved by replacing *Viburnum tinus* with a hedging native such as Lilly Pilly.

Council's Natural Environment - Biodiversity section supports the application, subject to conditions.

### Referral Body Recommendation

Recommended for approval, subject to conditions

### Recommended Natural Environment Conditions:

## CONDITIONS TO BE SATISFIED PRIOR TO THE ISSUE OF THE CONSTRUCTION CERTIFICATE

### Amendment of Landscape Plans

The submitted Landscape Plan is to be amended in accordance with the following:

- Deletion of *Viburnum tinus*
- Replacement with a hedging native such as Lilly Pilly

The amended Landscape Plan is to be certified by a qualified landscape architect, arborist or ecologist prior to issue of the Construction Certificate.

**Reason: To ensure landscaping is consistent with relevant Natural Environment LEP/DCP controls.**

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

#### **New vegetation planting**

Prior to the issue of any Occupation Certificate, evidence that the new vegetation planting comprises a minimum of 60% locally native vegetation species (as per species listed in the Native Gardening Booklet available on Councils website) is to be provided to the Principal Certifying Authority.

**Reason: To maintain native vegetation in accordance with relevant Natural Environment LEP/DCP controls.**

#### **Certification of Landscape Plan**

Landscaping is to be implemented in accordance with the approved Landscape Plans and these conditions of consent. The new landscaping is to be certified as complete and in accordance with approved Landscape Plans and these conditions of consent by a qualified landscape architect, arborist or ecologist prior to issue of any Occupation Certificate.

**Reason: To ensure landscaping is consistent with relevant Natural Environment LEP/DCP controls.**

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

#### **Clearance of Structures from Trees**

A minimum of 200mm clearance is to always be maintained to the tree trunk from proposed bearers, joists and decking.

**Reason: To ensure existing/proposed trees are not negatively impacted.**

#### **No Planting Environmental Weeds**

No environmental weeds are to be planted on the site. Information on weeds of the Northern Beaches can be found at the NSW WeedWise website (<http://weeds.dpi.nsw.gov.au/>).

**Reason: Weed management.**

#### **Works to cease if item found**

If any Aboriginal Engravings or Relics are unearthed all work is to cease immediately and the Aboriginal Heritage Office (AHO) and Office of Environment and Heritage (OEH) are to be notified.

**Reason: To protect Aboriginal Heritage.**

#### **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.**

**Domestic Animals Exclusion**

For the life of the development, cats are to be kept in a cat run and/or inside the dwelling such that they are prevented from entering wildlife habitat areas at all times. Dogs are to be kept in an enclosed area such that they cannot enter areas of bushland, unrestrained, on surrounding properties.

**Reason:** Wildlife protection

**Fencing for Wildlife Passage**

Any new fencing (with the exception of swimming pool fencing) is to be made passable to native wildlife. Hole dimensions are to be a minimum of 150mm wide x 100mm high at ground level spaced at 6 metre intervals.

**Reason:** Management of wildlife corridors