

Natural Environment Referral Response - Biodiversity

Application Number:	Mod2022/0385
Date:	15/08/2022
Responsible Officer	Olivia Ramage
Land to be developed (Address):	Lot 19 DP 27133 , 9 Ilya Avenue BAYVIEW NSW 2104

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 Natural Environment Unit - Biodiversity referral team have reviewed the application for consistency against the relevant environmental legislation and controls, including:
Biodiversity Conservation Act 2016 (BC Act)
Pittwater Local Environmental Plan (PLEP)

- 7.6 Biodiversity Protection

Pittwater Development Control Plan (PDCP)

- B4.4 Flora and Fauna Habitat Enhancement Category 2 and Wildlife Corridor

The modification application does not require the removal of prescribed trees or vegetation, nor is it likely to impact on nearby biodiversity values. The proposed modifications are a simplification proposed changes are either minor or internal.

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.