



Natural Environment Referral Response - Biodiversity

Application Number:	Mod2020/0352
Date:	11/09/2020
Responsible Officer	Rhiannon McLardy
Land to be developed (Address):	Lot 3 DP 270907 , 73 Lorikeet Grove WARRIEWOOD NSW 2102 Lot 4 DP 270907 , 75 Lorikeet Grove WARRIEWOOD NSW 2102 Lot 5 DP 270907 , 77 Lorikeet Grove WARRIEWOOD NSW 2102 Lot 6 DP 270907 , 79 Lorikeet Grove WARRIEWOOD NSW 2102 Lot 7 DP 270907 , 3 Baz Retreat WARRIEWOOD NSW 2102 Lot 8 DP 270907 , 5 Baz Retreat WARRIEWOOD NSW 2102 Lot 9 DP 270907 , 7 Baz Retreat WARRIEWOOD NSW 2102 Lot 10 DP 270907 , 9 Baz Retreat WARRIEWOOD NSW 2102 Lot 11 DP 270907 , 8 Baz Retreat WARRIEWOOD NSW 2102 Lot 12 DP 270907 , 10 Baz Retreat WARRIEWOOD NSW 2102 Lot 13 DP 270907 , 12 Baz Retreat WARRIEWOOD NSW 2102 Lot 14 DP 270907 , 14 Baz Retreat WARRIEWOOD NSW 2102 Lot 15 DP 270907 , 16 Baz Retreat WARRIEWOOD NSW 2102 Lot 16 DP 270907 , 18 Baz Retreat WARRIEWOOD NSW 2102 Lot 17 DP 270907 , 20 Baz Retreat WARRIEWOOD NSW 2102 Lot 18 DP 270907 , 22 Baz Retreat WARRIEWOOD NSW 2102 Lot 19 DP 270907 , 24 Baz Retreat WARRIEWOOD NSW 2102 Lot 20 DP 270907 , 26 Baz Retreat WARRIEWOOD NSW 2102 Lot 21 DP 270907 , 28 Baz Retreat WARRIEWOOD NSW 2102 Lot 22 DP 270907 , 30 Baz Retreat WARRIEWOOD NSW 2102 Lot 2 DP 270907 , 71 Lorikeet Grove WARRIEWOOD NSW 2102 Lot 23 DP 270907 , 65 - 69 Lorikeet Grove WARRIEWOOD NSW 2102

Reasons for referral

This application seeks consent development on land, or within 40m of land, containing:

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- 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 proposed modification has been considered, and Conditions E5 (i) & (ii) have been amended to reflect the requirements for keeping of domestic pets applied to more recent development consents within the Warriewood Valley area. The keeping of domestic cats is to be allowed, with a requirement that they are to be kept indoors at all times. The amended conditions are to be reflected in an amended Community Management Statement.

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:

CONDITIONS THAT MUST BE COMPLIED WITH PRIOR TO THE ISSUE OF ANY STRATA SUBDIVISION OR SUBDIVISION CERTIFICATE

Amendment of Condition E5

The existing conditions E5(i) and E5(ii), within development consent N0182/13 are to be replaced as follows:-

- E5 (i) Ferrets and rabbits are not permitted to be kept on site
- E5 (ii) Domestic dogs and cats are to be kept from entering wildlife habitat areas at all times. Cats are to be kept inside the dwelling at all times. Dogs are to be kept in an enclosed area and/or inside the dwelling, or on a leash such that they cannot enter areas of wildlife habitat or bushland unrestrained, on the site or on surrounding properties or reserves.

The Community Management Statement By-Law 28.1 shall be amended to reflect the above requirements.

Reason: To protect native wildlife in accordance with relevant Natural Environment LEP/DCP controls.