

15 Trappers Way
AVALON NSW 2107

20 October 2019

The General Manager
Northern Beaches Council
Village Park, 1 Park Street
MONA VALE NSW 2103

Dear Sir

81 Cabarita Road. Avalon Beach (also has Paccess to 15 Trappers Way, Avalon)

I am the owner of the above property which is the subject of a Development Application with the Council for renovations to an existing residential building.

I refer to clause B4.7 Pittwater Spotted Gum Forest – Endangered Ecological Community, in Pittwater Development Control Plan (copy attached) and advise that I am aware of the importance of preserving and regenerating this Endangered Ecological Community (EEC).

I have been a bush regenerator for over 20 years and was a volunteer with Pittwater Council for many years and now with Northern Beaches Council at Angophora Reserve, north Newport dunes and Rocky Point near Elvina Bay. I am also a volunteer with National Parks & Wildlife at Barrenjoey Headland and Morning Bay, and at the NPWS nursery. I have completed Certificates 2 and 4 Bush Regeneration and a Diploma in Conservation and Land Management.

I bought the above property because of its endangered status, the size of the land and its connection to the property to the north which is heavily treed with many Spotted Gums and is good habitat for native birds and animals.

I am regenerating almost all of the land that is not build on (except where there are a few existing, well established introduced shrubs, mostly near the top of the block) and have been and will continue to plant species endemic to Pittwater Spotted Gum EEC on the property.

Renovations to the house will require no removal of trees and will have minimal impact on the natural environment. The house is designed to fit in with the natural environment – this includes colour and use of natural materials.

I refer to Pittwater 21 Development Control Plan:

'B4.7 Pittwater Spotted Gum Forest – Endangered Ecological Community

'Technical Reports and Supporting Information

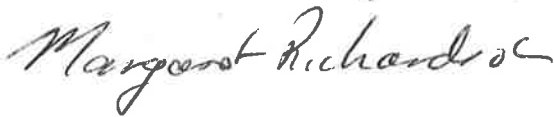
.....
(e) Other

If the development does not fall into any of the above categories (a-d) this control does not apply except for conditioning,

(b) the planting of two canopy trees or appropriate native vegetation and removal/control of noxious and environmental weeds.'

I have been removing and will continue to remove noxious and environmental weeds and will continue to plant appropriate native vegetation, including 2 canopy trees.

Yours sincerely

A handwritten signature in cursive script that reads "Margaret Richardson". The signature is written in dark ink and is positioned above the printed name.

Margaret Richardson

Encl.

B4.7 Pittwater Spotted Gum Forest - Endangered Ecological Community

Land to which this control applies

Land containing or adjoining Pittwater Spotted Gum Forest - P21DCP-BCMDCP025

Uses to which this control applies

Attached dwelling
Boarding house
Business Development
Development ancillary to residential accommodation
Dual occupancy (attached)
Dual occupancy (detached)
Dwelling house
Earthworks
Exhibition home
Group home
Hospital
Hostel
Industrial Development
Jetty
Multi dwelling housing
Other Development
Residential flat building
Rural industry
Rural worker's dwelling
Secondary dwelling
Semi-detached dwelling
Seniors housing
Shop top housing
Subdivision
Water recreation structure

Outcomes

Conservation of intact Pittwater Spotted Gum Forest EEC. (En)
Regeneration and/or restoration of fragmented and / or degraded Pittwater Spotted Gum Forest EEC. (En)
Reinstatement of Pittwater Spotted Gum Forest to link remnants. (En)
Long-term viability of locally native flora and fauna and their habitats through conservation, enhancement and/or creation of habitats and wildlife corridors. (En)

Controls

Development shall not have an adverse impact on Pittwater Spotted Gum Endangered Ecological Community.

Development shall restore and/or regenerate Pittwater Spotted Gum Endangered Ecological Community and provide links between remnants.

Development shall be in accordance with any Pittwater Spotted Gum Forest Recovery Plan.

Development shall result in no significant onsite loss of canopy cover or a net loss in native canopy trees.

Development shall retain and enhance habitat and wildlife corridors for locally native species, threatened species and endangered populations.

Caretakers of domestic animals shall prevent them from entering wildlife habitat.

Fencing shall allow the safe passage of native wildlife.

Development shall ensure that at least 80% of any new planting incorporates native vegetation (as per species found on the site or listed in Pittwater Spotted Gum Endangered Ecological Community).

Development shall ensure any landscaping works are outside areas of existing Pittwater Spotted Gum Endangered Ecological Community and do not include Environmental Weeds.

Variations

Council may consider variation to this control:

- For those activities listed in adopted Plans of Management for public reserves.
- Where development is proposed on parts of the site identified as not containing a PSGF providing the development does not impact on PSGF on the site or adjoining properties.
- Where a development is proposed in the area of least impact on PSGF and or core bushland and where there will be no significant net loss of PSGF vegetation.
- Where fencing is required to contain domestic animals and that fencing is located on a part of the site that does not impede native fauna from traversing the site.
- In Bushfire Asset Protection Zones - vegetation species need not be native to the site but are to be native to Pittwater.

Information to be included in the Statement of Environmental Effects

An analysis of the proposed development clearly stating the extent of the impact on the natural environment demonstrating that it has been designed to minimise any impact on the Pittwater Spotted Gum Forest.

Technical Reports and Supporting Information

Note A: The Information Required to Be Submitted to address this Control is similar to that required for other Controls relating to the Natural Environment (B4.1 to B4.22): Where more than one of these Controls apply, the information to be submitted can be combined into a single set of Plan(s), Document(s) and Report(s) which does not provide duplicated information provided ALL information to be submitted requirements are set out in the various Controls as provided.

(a) Development that disturbs/removes less than 25m² of native vegetation and does not involve removal of native trees.

- 7-part test for removal/modification of native vegetation in Pittwater Spotted Gum Endangered Ecological Community
- 7-part test for any Threatened species/populations/communities in the area
or

(b) Development that may impact/remove up to two native trees including those within 5m of excavation, fill or changes in soil level and remove/modify 0 - 25m² of native vegetation.

- A tree survey and Arborist Report indicating location, species, health and size of all trees within 5m of proposed development. Clearly indicating all trees that may be impacted on or removed.
- 7-part tests are required for all trees and understorey vegetation being modified/removed.
- 7-part tests for NPWS Threatened species/populations/communities.
or

(c) Development that disturbs between 25m² and 500m² of vegetation and/or more than two native trees and/or installation of an on-site waste-water disposal systems.

The following are the minimum requirements, where trees are proposed for removal/modification an Arborist Report is also required.

- Ecological Site Assessment (ESA)
- Biodiversity Impact Assessment (BIA)
- Ecological Sustainability Plan (ESP)
- or combined report covering all issues.

Minimum requirements of ESA, BIA and ESP - Please contact Council.
or

(d) Development that disturbs more than 500m² of vegetation and/or involves the subdivision of land.

The following are the minimum requirements. Where trees are proposed for removal/modification an Arborist Report is also required.

- ESA
- BIA. Survey intensity required increases with area being disturbed.
- ESP
- or combined report covering all issues.
- Species Impact Statement (SIS) for Pittwater Spotted Gum Endangered Ecological Community as per requirements required in EPA Act.

Minimum requirements of ESA, BIA, ESP and SIS - Please contact Council.

or

(e) Other

If the development does not fall into any of the above categories (a-d) this control does not apply except for conditioning,

(b) the planting two canopy trees or appropriate native vegetation and removal/ control of noxious and