

Landscape Referral Response

Application Number:	Mod2022/0090
Date:	21/04/2022
Responsible Officer:	Clare Costanzo
	Lot 7356 DP 1167221 Crown Licence RI 569549,7356 / 1167221 Huston Parade NORTH CURL CURL NSW 2099

Reasons for referral

This application seeks consent for the following:

- Construction / development works within 5 metres of a tree or
- New residential works with three or more dwellings. (RFB's, townhouses, seniors living, guesthouses, etc). or
- Mixed use developments containing three or more residential dwellings.
- New Dwellings or

Officer comments

The application for modification to development consent DA2020/0661 requests removal of Condition 10(ii) additional creek embankment rehabilitation planting containing a mix of indigenous trees, shrubs and groundcovers, as per the accompanying sketch in the development consent:



Landscape Referral consider that Condition 10(ii) for revegetation is appropriate to remain to improve visual amenity of the approved development as intended by the DA approval, and to restore a protion of the land area back to a native vegetation state in accord with and in recognition of the area as part of the Estuarine Swamp Oak Forest.



Included in the modification application documents is the applicant's Flora and Fauna Assessment and Biodiversity Management Plan prepared by Ecological Australia dated 23 July 2019. In this report the area in question, and in fact a far greater area, is mapped as Estuarine Swamp Oak Forest - refer to page 3 of the report and to Figure 1 below. Further to this the report, the land area is also identified as Native Vegetation as documented in the Warringah DCP 2011 - refer to page 4 of the report and to Figure 2 below. It is also noted the land area is identified in the Warringah DCP 2011 as Wildlife Corridor, and as Waterways and Riparian Land, and thus it is considered appropriate that the extent of revegetation the subject of Condition 10(ii) shall be undertaken.



Figure 1 - land mapped as Estuarine Swamp Oak Forest

Figure 2 - land mapped as Native Vegetation



Native Vegetation		
Legend		
Study Area Proposed Base Station	Site Plan	Metres Datum/Projection: GDA 1994 MGA Zone 56
Proposed Power and Fibre Route	Fencing — Vegetation	
Warringah Council Development Control Plan (2011)	Top of Bank	
Native Vegetation	Water Level Top	

The proposal is therefore unsupported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

Recommended Landscape Conditions:

Nil.