

Natural Environment Referral Response - Biodiversity

Application Number:	DA2020/1206
Date:	15/12/2020
Responsible Officer	Kent Bull
Land to be developed (Address):	Lot H DP 396772 , 21 Waterview Street MONA VALE NSW 2103

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

The proposed development has been assessed against the following biodiversity planning legislation and controls:

- PLEP 2014 cl. 7.6 Biodiversity
- P21 DCP B4.4 Flora and Fauna Habitat Enhancement Category 2 and Wildlife Corridor
- State Environmental Planning Policy (Coastal Management) - Littoral Rainforest Proximity Area

The proposed development is largely located within the footprint of the existing dwelling. As such, no native vegetation is required for removal, and will result in no significant onsite loss of canopy cover or net loss in native canopy trees. The development is considered to have been designed and sited to avoid any significant adverse environmental impact.

Any future landscaping associated with the development application is to ensure that at least 60% of any new planting incorporates native vegetation (as per species listed in the *Native Plant Species Guide - Pittwater Ward*, which is located on the Council Website <https://www.northernbeaches.nsw.gov.au/node/34932>). Landscaping should not include the planting of any environmental weeds.

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 TO BE COMPLIED WITH DURING DEMOLITION AND BUILDING WORK****Wildlife protection and rehabilitation**

If construction activity associated with this development results in the 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.

**CONDITIONS WHICH MUST BE COMPLIED WITH PRIOR TO THE ISSUE OF THE
OCCUPATION CERTIFICATE****No Weeds Imported On To The Site**

No Priority or environmental weeds (as specified in NSW WeedWise website <https://weeds.dpi.nsw.gov.au/WeedBiosecurities?Areald=3>) are to be imported on to the site prior to or during construction works.

Details demonstrating compliance are to be submitted to the Principal Certifying Authority prior to issue of any Occupation Certificate.

Reason: To reduce the risk of site works contributing to spread of Priority and environmental weeds.