

Natural Environment Referral Response - Biodiversity

Application Number:	DA2022/0656
Date:	20/05/2022
Responsible Officer	Kye Miles
Land to be developed (Address):	Lot 17 DP 11356 , 82 Nareen Parade NORTH NARRABEEN NSW 2101

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 Biodiversity referral team have reviewed the application for consistency against the relevant planning controls, including;

- *SEPP (Coastal Management) 2018*,
- Pittwater LEP 2014 Part 7.6 Biodiversity Protection,
- Pittwater DCP Part B4.4 Flora and Fauna Habitat Enhancement Category 2 and Wildlife Corridor,

The proposal consists of alterations and additions to an existing dwelling within the existing building envelop and does not require impacts to prescribed trees or vegetation. The alterations and additions will not impact on existing biodiversity values within the proposal site or on adjoining properties.

Conditions have been applied to ensure consistency with the controls above, including the protection of wildlife and natural landscape features on site, which are to remain undisturbed during the construction works. All storage, stockpiling and parking of vehicles must be within the existing hard stand area or designated area outside of any Tree Protection Zones.

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

If construction activity associated with this development results in injury or displacement of a native mammal, bird, reptile or amphibian, a registered wildlife rescue and rehabilitation organisation must be contacted for advice.

Reason: To protect native wildlife.

Protection of Habitat Features

All natural landscape features, including any rock outcrops, native vegetation not included in any landscape plan and/or watercourses, are to remain undisturbed during the construction works.

All storage, stockpiling and parking of vehicles must be within the existing hard stand area or designated area outside Tree Protection Zones. Tree protection measures are to be in place should construction works impinge on canopy trees or their root plate zones.

Reason: To protect wildlife habitat.

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 the Northern Beaches Local Weed Management Plan 2019 – 2023) 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.