

Natural Environment Referral Response - Biodiversity

Application Number:	Mod2022/0509
Proposed Development:	Modification of Development Consent DA2021/1483 granted for Alterations and additions to an existing school
Date:	08/12/2022
Responsible Officer	Clare Costanzo
Land to be developed (Address):	Lot 2754 DP 752038 , 41 Cook Street FORESTVILLE NSW 2087

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 comments on this proposal relate to the following provisions:

- SEPP (Resilience and Hazards) 2021
- Warringah DCP Clause E2 Prescribed Vegetation
- Warringah DCP Clause E5 Native Vegetation
- Warringah DCP Clause E6 Retaining unique environmental features

The modifications that have been submitted will unlikely impact native flora and fauna. The retention of native bushland on the Eastern edge of the property, and its exclusion from the asset protection zone is noted and no objections are raised. The NSW RFS have also agreed with this arrangement of the asset protection zone, and the area to be excluded from the APZ is shown on the Plans (s4.55 Future Modifications Ground Floor Plan Drawing AR-125). Conditions have been amended based on the modifications submitted, however, the rest of the conditions set in the previous Natural Environment Referral Response - Biodiversity (09/09/2021) still apply.

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 SATISFIED PRIOR TO THE ISSUE OF THE CONSTRUCTION
CERTIFICATE**

Delineation of Asset Protection Zones

Prior to the commencement of any vegetation clearance/modification, the boundaries of the bushfire Asset Protection Zone (APZ) are to be in line with amended plans (page 5 of plans submitted on 07/11/2022) and clearly marked by way of temporary fencing, flagging tape or markers. Clearing of vegetation for APZ establishment must only occur within the marked APZ boundaries.

Details demonstrating compliance are to be submitted to the Certifier prior to issue of the Construction Certificate.

Reason: To protect native vegetation and wildlife.