

Natural Environment Referral Response - Biodiversity

Application Number:	Mod2018/0373
Responsible Officer	Nick Armstrong
Land to be developed (Address):	Lot 4 DP 22726 , 13 Therry Street AVALON BEACH NSW 2107

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 Bushland & Biodiversity division has assessed the proposal against Pittwater LEP 2014 Control 7.6 Biodiversity Protection & Pittwater 21 DCP 2014 Control B1.4 Aboriginal Heritage Significance, B4.6 Wildlife Corridors and believes the proposed development complies subject to conditions, as recommended.

Referral Body Recommendation

Recommended for approval, subject to conditions

Recommended Natural Environment Conditions:

ON-GOING CONDITIONS THAT MUST BE COMPLIED WITH AT ALL TIMES

All previous conditions as per N0339/16 to be upheld

All previous conditions within N0339/16 are to be upheld with the amendment of Tree 18 being approved for removal. All landscaping is to comply with Landscape Plan by Conzept Landscape Architect, dated August 2016 drawing no. LPS9617-033/1.

Reason: Environmental Protection.