

Our Ref: 19DEX04

17 May 2021

Mr Tom Smith
Development Manager
Dexus Property Group
Level 25, 264-278 George St, Sydney NSW 2000

Attention: Tom Smith

Dear Tom

Re: Confirmation of biodiversity certification, ENV & NVRA mapping and waterfront land constraints at 311 South Street, Marsden Park, NSW 2765

Travers bushfire & ecology has been requested to provide confirmation of the following matters.

1. *Biodiversity Certification (2007) of the subject land*
2. *Presence or absence of waterfront land as per the Water Management Act (2000)*
3. *Affection of the subject land by (ENV) and (ENVPA) mapped lands under clauses 6.3 and 6.4 of Appendix 12 of the Growth Centres SEPP*



Figure 1. Subject Site 311 South Street Marsden Park NSW (Lot 3 DP 262886)

I refer to the following relevant figures:

- Figure 2 - Hydroline Spatial Data as sourced from the Waterfront Land eTool, showing no mapped watercourses within the site.
- Figure 3 - North West Growth Centre - Biodiversity Certification
- Figure 4 - Native Vegetation Protection Map (NVP_005) showing Existing Native Vegetation (ENV) & Native Vegetation Protection Area (NVPA) SEPP (2006)

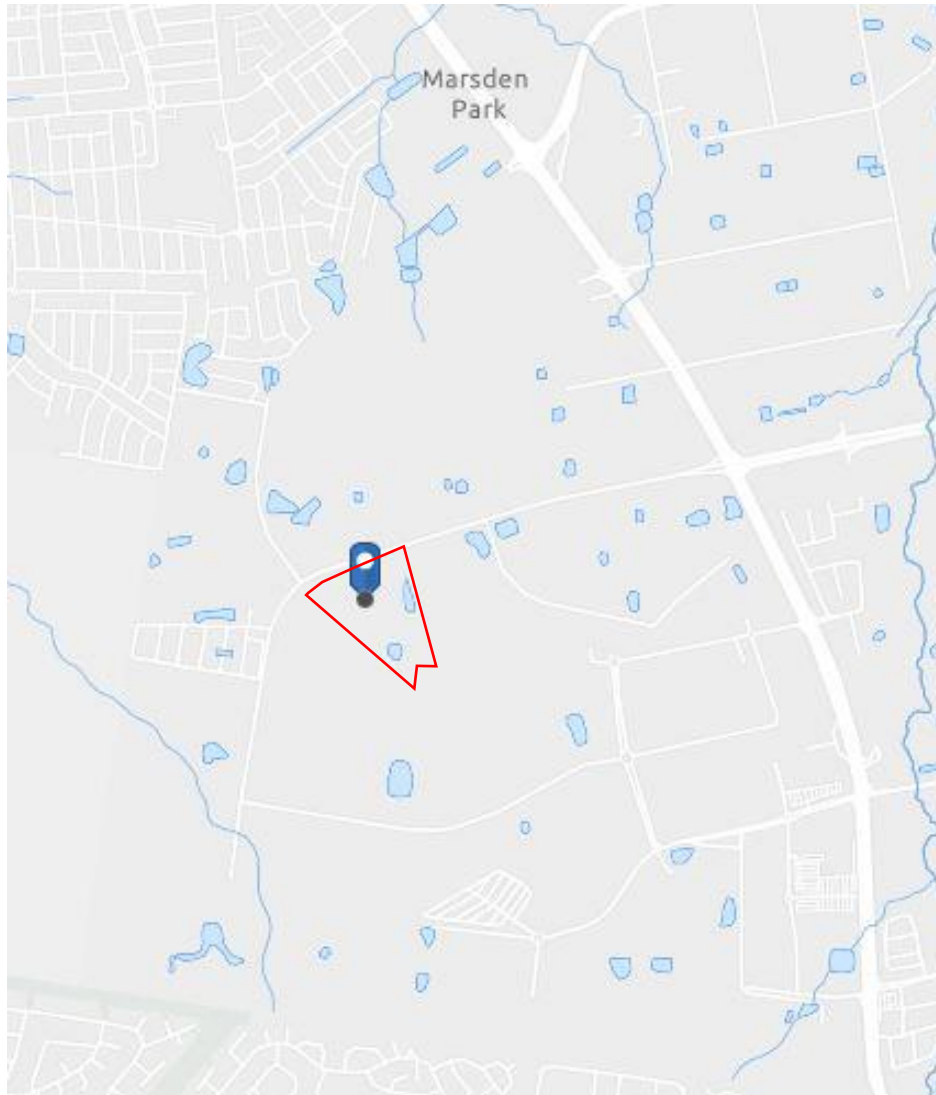


Figure 2 - Hydroline Spatial Data as sourced from the Waterfront Land eTool, showing no on-site watercourses.

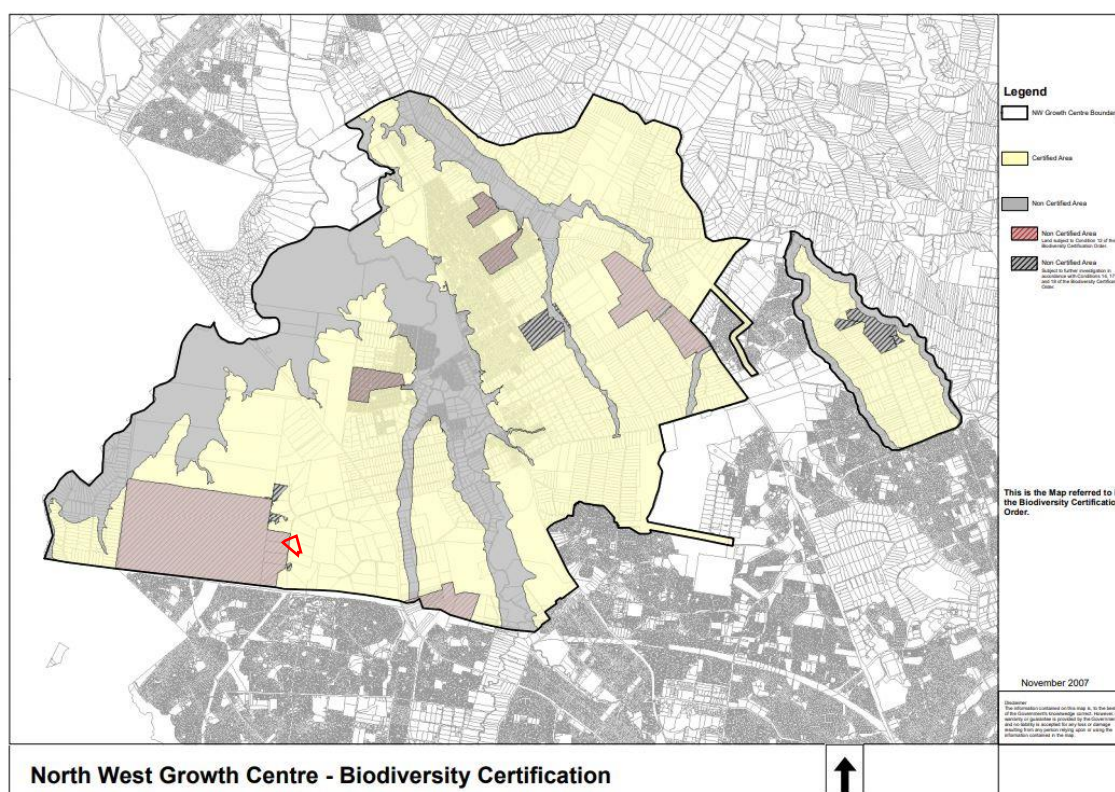
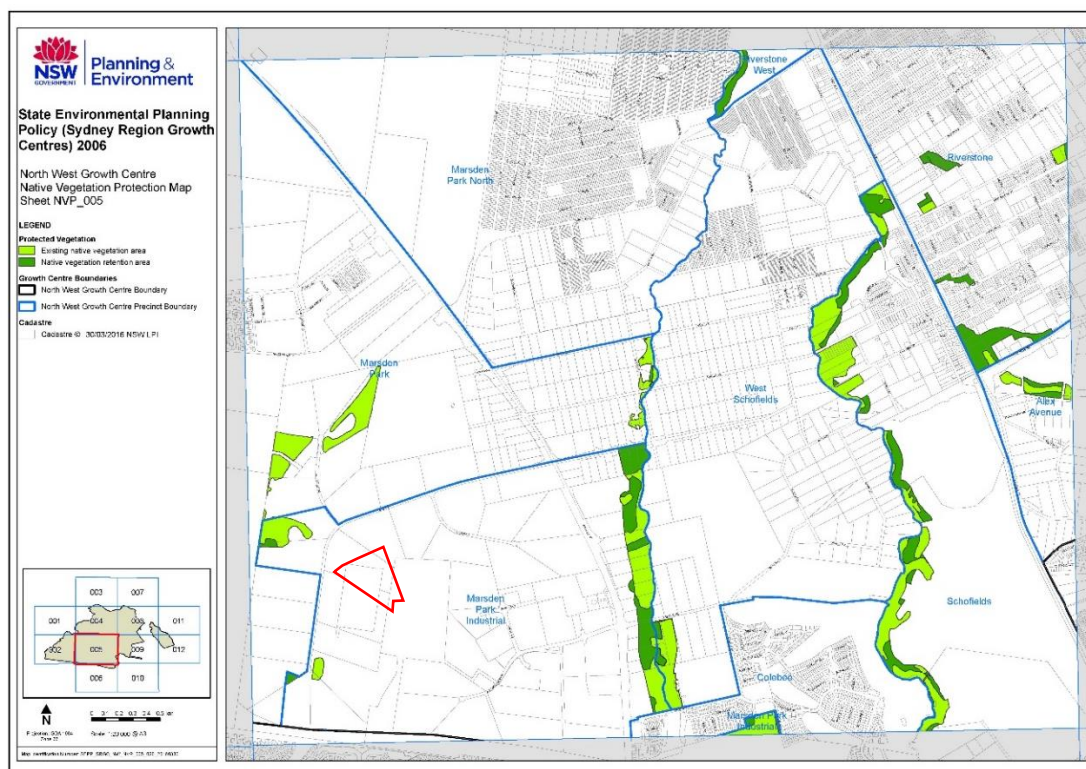


Figure 3 - North West Growth Centre - Biodiversity Certification (source: www.environment.nsw.gov.au)



We further confirm that the property does not contain any waterfront land (figure 2) as defined under the *Water Management Act (2000)* and by the Natural Resources Access Regulator (NRAR) and therefore does not require referral for general terms of approval.

We have undertaken a review of the site to determine if the land is biodiversity certified (figure 3) under the *State Environmental Protection Policy (2006) Sydney Growth Centres* and therefore does not require further assessment of impacts under the *Biodiversity Conservation Act (2016)*.

We have undertaken a review of the Native Vegetation Protection Map as mapped within *State Environmental Protection Policy (2006) Sydney Growth Centres* and confirm that as the site is not mapped as ENV or NVPA, native vegetation development controls do not apply in accordance with regarding *clauses 6.3 - 6.4 of Appendix 12 of the State Environmental Planning Policy (Sydney Region Growth Centres) 2006 (Growth Centres SEPP)*.

If you require any further information, please do not hesitate to the contact the undersigned on (02) 4340 5331 or at info@traversecology.com.au

Yours faithfully



Michael Sheather-Reid | Managing Director
BAM Accredited (BAAS17085)

Travers bushfire & ecology employs
Bushfire Planning and Design (BPAD) Accredited
Practitioners

Travers bushfire & ecology employs
Accredited BioBanking and Biodiversity Assessors