

Growth Centres Biodiversity Certification

Assessment of Consistency between the Relevant Biodiversity Measures of the Biodiversity Certification Order and the draft West Schofields Precinct Plan

June 2018
Exhibition

1. Introduction

In December 2007 an order conferring biodiversity certification on *State Environmental Planning Policy (Sydney Region Growth Centres) 2006* (Growth Centres SEPP) was made by the Minister for the Environment under section 126G of the then *Threatened Species Conservation Act 1995* (TSC Act).

In July 2008, the Minister's certification was validated by the *Threatened Species Conservation Amendment (Special Provisions) Act 2008* which was subsequently incorporated into Part 7 of Schedule 7 of the TSC Act. The amendment gives the Minister for the Environment the power to suspend or revoke the certification if any of its conditions, termed Relevant Biodiversity Measures (RBMs), are not complied with.

The RBMs applying to the certification have remained unaltered since gazettal of the original order and require (among other things) the permanent protection of 2000 hectares of high quality vegetation within the Growth Centres.

On 25 August 2017, the *Biodiversity Conservation Act 2016* (BC Act) came into force, replacing the TSC Act. However, section 35 of the Biodiversity Conservation (Savings and Transitional) Regulation 2017 provides that

35 Biodiversity certification that was conferred on land under Part 7AA of the [Threatened Species Conservation Act 1995](#) and that was in force on the repeal of that Act is taken to be biodiversity certification conferred on the land under Part 8 of the new Act

This report has been prepared to fulfil the requirement of RBM 35 for an assessment of the consistency of proposed precinct plans with the biodiversity certification and the RBMs.

This report has been prepared in a table format and addresses all RBMs that are relevant to precinct planning. It is noted that many of the RBMs are not specific to precinct planning and have therefore not been included in the report.

A complete copy of the relevant biodiversity measures can be found on the Office of Environment and Heritage's website at <http://www.environment.nsw.gov.au/biocertification/notcert.htm>

Where the report indicates that precinct planning is inconsistent with the biodiversity certification, full justification for the inconsistency is provided as part of the ecological assessment for the precinct.

Definitions

Terms defined below appear in **bold** in the table. Where the terms are also defined in the Biodiversity Certification Order, the definitions provided are consistent with those in the Order. However, the Department of Planning and Environment (DPE) and Office of Environment and Heritage (OEH) are replaced in this report for the Growth Centres Commission and the Department of Environment and Climate Change respectively.

- **Additional High Conservation Value Vegetation (AHCVV)** means areas of vegetation which were found during ground-truthing which would otherwise meet the definition of Existing Native Vegetation but was not originally identified as “vegetation” on maps 4 and 5 of the draft Growth Centres Conservation Plan.
- **Biodiversity Certification Maps** means the maps marked “North West Growth Centre – Biodiversity Certification” and “South West Growth Centre – Biodiversity Certification” dated November 2007 and included in Schedule 2 of the Biodiversity Certification Order.
- **BC Act** means the *Biodiversity Conservation Act 2016* (replaces the *Threatened Species Conservation Act 1995*).
- **Certified Area** means an area marked as a certified area on a biodiversity certification map.
- **Clearing of existing native vegetation** means any one or more of the following:
 - a) cutting down, felling, thinning, logging or removing existing native vegetation in whole or in part,
 - b) killing, destroying, poisoning, ringbarking, uprooting or burning existing native vegetation in whole or in part.
- **EPA Act** means the *Environmental Planning and Assessment Act, 1979*.
- **Existing Native Vegetation (ENV)** means areas of indigenous trees (including any sapling) that:
 - c) had 10% or greater over storey canopy cover present,
 - d) were equal to or greater than 0.5 Ha in area, and
 - e) were identified as “vegetation” on maps 4 and 5 of the draft Growth Centres Conservation Plan.
- **Minister** means the Minister administering the TSC Act and/or the BC Act.
- **Non-certified Area** means an area marked as a non-certified area on a biodiversity certification map.
- **Protection or Protected** in relation to land means land that is protected by a land use zoning under an environmental planning instrument or public ownership arrangements that provide for the protection of biodiversity values as a priority, or another arrangement that provides in perpetuity security for biodiversity on the subject land.
- **Relevant Biodiversity Measures** means the conditions in Schedule 1 of the Biodiversity Certification Order.
- **TSC Act** means the *Threatened Species Conservation Act 1995*.

2. Assessment

Table 1: Assessment of consistency between the relevant biodiversity measures of the Biodiversity Certification Order and the draft West Schofields Precinct Plan

	Relevant Biodiversity Measure	Comment	Consistent with RBMs and Part 7 of Schedule 7 of the TSC Act	Justification
General				
4	Copies of all final reports, maps, reviews, plans and monitoring data referred to in the conditions of biodiversity certification must be held by the DPE and made publicly available, either on request and/or by a mechanism that is broadly publicly accessible. This does not apply to material that is commercially sensitive or contains sensitive information regarding the location of threatened species, populations or ecological communities or their habitat.	All information required by the RBMs for the West Schofields Precinct will be publicly exhibited.	Yes	All information required by the RBMs for the West Schofields Precinct will be publicly exhibited.
Native vegetation to be retained within the Growth Centres				
6	A minimum of 2,000 hectares of existing native vegetation must be retained and protected within the Growth Centres, either within the certified areas and/or the non-certified areas , subject to conditions 7 to 13 below.	The draft Growth Centres Conservation Plan identifies 52.55 ha of ENV to be retained within the entire Precinct to maintain parity with the 2000 ha requirement.	Yes	57.95 ha of ENV will be protected in the draft West Schofields Precinct Plan. This will be achieved by using the following mechanisms: <ul style="list-style-type: none"> Applying clause 6.4 Development Controls – Existing Native Vegetation as mapped on the proposed Native Vegetation Protection Map (Annex C) to validated ENV in the E2 Environmental Conservation, RE1 Recreation and SP2 Drainage zones. Amending the Biodiversity Certification ‘subject land’ to the above areas.

	Relevant Biodiversity Measure	Comment	Consistent with RBMs and Part 7 of Schedule 7 of the TSC Act	Justification
Retention of existing native vegetation during precinct planning				
7	During the precinct planning process, the DPE may determine to make areas of existing native vegetation within the non-certified areas available for development if the clearance of such vegetation is considered necessary for either the provision of essential infrastructure and/or to meet the required Development Parameters specified in the Growth Centres Development Code.	1.5 ha of non-certified ENV will be cleared for essential infrastructure and achieving development parameters.	Yes	The loss of 1.5 ha of validated ENV on non-certified land is to allow for road connections or expansion for Burdekin Link Road and Garfield Road West. Losses also occur of small areas of ENV to allow for logical development layout.
8	In making a determination under condition 7, the DPE must demonstrate by way of information provided during the public exhibition of the precinct plan (where that exhibition occurs after this order takes effect) that the clearing of any existing native vegetation in the non-certified areas will be offset by: <p>(a) the protection of an equal or greater area of existing native vegetation elsewhere in the Growth Centres; and/or</p> <p>(b) the revegetation and/or restoration of an area of land elsewhere in the Growth Centres, subject to satisfying the following,</p> <p>(i) that the clearance of existing native vegetation in the non-certified areas will not affect the capacity to achieve overall improvement or maintenance of biodiversity values for threatened species, populations and ecological communities and their habitats,</p> <p>(ii) the revegetated and/or restored areas will be protected,</p> <p>(iii) the extent of revegetation and/or restoration compared to clearing of existing native vegetation must be undertaken at a ratio of at least 3:1 (to reflect the greater ecological risks relative to retaining existing native vegetation),</p> <p>(iv) areas subject to revegetation and/or restoration must be of a suitable boundary configuration and design to support long-term management,</p>	As 1.5 ha of mapped non-certified ENV will be lost to infrastructure/development, this must be offset.	Yes	12.5 ha of validated ENV will be retained on land that is currently certified, but is proposed to be non-certified. This amount is greater than the loss of ENV for infrastructure described in RBM 7.

	Relevant Biodiversity Measure	Comment	Consistent with RBMs and Part 7 of Schedule 7 of the TSC Act	Justification
	<p>(v) revegetation and/or restoration of the proposed areas would not be undertaken under another scheme or regulatory requirement already in operation at the time that the clearing is approved (this includes but is not limited to any approvals, and associated conditions of such approvals, that may be required under the <i>Rivers and Foreshores Improvement Act 1948</i> and <i>Water Management Act 2000</i>),</p> <p>(vi) revegetation and/or restoration will be undertaken by suitably qualified and experienced persons using indigenous plant stock, and</p> <p>(vii) sufficient resources will be made available to undertake the revegetation and/or restoration and any necessary follow-up maintenance and monitoring for a minimum period of 5 years following the commencement of the revegetation and/or restoration.</p>			
9	<p>Revegetation and/or restoration may be partly counted towards meeting the overall requirement to protect 2,000 hectares of existing vegetation required in condition 6. The amount that may be counted shall be calculated by dividing the total area of revegetation and/or restoration required under condition 8b (iii) by 3.</p> <p>Note: for example, if 9 hectares of revegetation is undertaken then 3 hectares may be counted.</p>	N/A		

	Relevant Biodiversity Measure	Comment	Consistent with RBMs and Part 7 of Schedule 7 of the TSC Act	Justification
Retention of existing native vegetation shown in areas marked with red hatching				
12	Notwithstanding any other conditions of biodiversity certification, in the lands marked by a red hatching on the biodiversity certification maps existing native vegetation must not be cleared unless it is in accordance with a plan of management or unless such clearance has been agreed to by the OEH .	N/A		
Ground-truthing of existing native vegetation				
13	If new information becomes available after the biodiversity certification order took effect that demonstrates that the vegetation within an area does not otherwise meet the definition of existing native vegetation , then for the purposes of conditions 7 to 8 and condition 11 to 12 only the area of confirmed existing native vegetation shall be considered.	Eco Logical Australia conducted ground truthing and aerial photo interpretation of ENV within the Precinct. The calculations of loss is based on the originally mapped ENV (to maintain comparison with the Precinct target) whilst protection is calculated on field validated ENV (for conditions 7 to 8 and 11 to 12) reflect the updated vegetation mapping.	Yes	The draft conservation plan maps 85.51 ha of ENV within West Schofields Precinct, 52.55 ha of which falls within non-certified land areas. Field Survey validated 74.20 ha of ENV currently existing throughout the Precinct of which 46.95 is located in non-certified areas. Field surveys also recorded areas totalling 41.82 ha of additional high conservation value vegetation (AHCVV) throughout the Precinct, of which 21.82 ha is located within currently non-certified land.
Additional conservation actions within the Growth Centres – native vegetation				
14	During or before the preparation of the relevant precinct plan(s) under the Growth Centres Development Code, a further detailed assessment must be undertaken of the areas adjoining or proximate to the Shanes Park Air Services Australia site marked in blue hatching on the biodiversity certification maps .	N/A		

	Relevant Biodiversity Measure	Comment	Consistent with RBMs and Part 7 of Schedule 7 of the TSC Act	Justification						
15	The assessment referred to in condition 14 must examine whether the areas meet the criteria specified in Schedule 3.	N/A								
16	Based on the outcomes of the assessment the OEH shall provide advice to the Minister on whether the areas should be included within the certified areas or the non-certified areas shown on the biodiversity certification maps .	N/A								
Additional conservation actions within the Growth Centres – plants										
17	During or before the preparation of the relevant precinct plan(s) under the Growth Centres Development Code relating to the areas referred to in the table below, the following actions must be undertaken:	N/A								
	<table border="1"> <thead> <tr> <th>Species</th> <th>Required action</th> </tr> </thead> <tbody> <tr> <td><i>Acacia pubescens</i></td> <td> <p>Potential populations at Cross Street, Kemps Creek and Thirty-second Avenue, Austral – as shown in black hatching on the biodiversity certification maps:</p> <ul style="list-style-type: none"> survey to confirm the presence of the species, and <p>if the species is present, provide for the protection of the area of suitable habitat for the species to the satisfaction of the OEH.</p> </td> </tr> <tr> <td><i>Pimelea spicata</i></td> <td> <p>Potential populations at Denham Court Road - as shown in black hatching on the biodiversity certification maps:</p> <ul style="list-style-type: none"> survey to confirm the presence of species, and <p>if the species is present, provide for the protection of the area of suitable habitat for the species to the satisfaction of the OEH.</p> </td> </tr> </tbody> </table>	Species	Required action	<i>Acacia pubescens</i>	<p>Potential populations at Cross Street, Kemps Creek and Thirty-second Avenue, Austral – as shown in black hatching on the biodiversity certification maps:</p> <ul style="list-style-type: none"> survey to confirm the presence of the species, and <p>if the species is present, provide for the protection of the area of suitable habitat for the species to the satisfaction of the OEH.</p>	<i>Pimelea spicata</i>	<p>Potential populations at Denham Court Road - as shown in black hatching on the biodiversity certification maps:</p> <ul style="list-style-type: none"> survey to confirm the presence of species, and <p>if the species is present, provide for the protection of the area of suitable habitat for the species to the satisfaction of the OEH.</p>			
Species	Required action									
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	Relevant Biodiversity Measure	Comment	Consistent with RBMs and Part 7 of Schedule 7 of the TSC Act	Justification
	<p><i>Persoonia hirsuta</i></p> <p>Potential populations at North Kellyville – as shown in black hatching on the biodiversity certification maps:</p> <ul style="list-style-type: none"> survey to confirm the presence of the species, and <p>if the species is present, provide for the protection of the area of suitable habitat for the species to the satisfaction of the OEH.</p>			
	<p><i>Leucopogon fletcheri</i></p> <p>Known population at North Kellyville - as shown in black hatching on the biodiversity certification maps:</p> <ul style="list-style-type: none"> survey to confirm the extent of the population, and <p>provide for the protection of the population to the satisfaction of the OEH.</p>			
	<p><i>Darwinia biflora</i> <i>Hibbertia superans</i> <i>Epacris purpurascens</i> var <i>purpurascens</i> <i>Eucalyptus</i> sp "Cattai"</p> <p>Known populations at North Kellyville - as shown in black hatching on the biodiversity certification maps:</p> <ul style="list-style-type: none"> survey to confirm the extent of the populations, and <p>provide for the protection of the population to the satisfaction of the OEH.</p>			
	<p>Note: On completion of the above actions the Minister may decide that it is appropriate to amend the boundaries of the area subject to biodiversity certification, in accordance with condition 3.</p>			

	Relevant Biodiversity Measure	Comment	Consistent with RBMs and Part 7 of Schedule 7 of the TSC Act	Justification				
Additional conservation actions within the Growth Centres – animals								
18	<p>During or before the preparation of the relevant precinct plan(s) under the Growth Centres Development Code relating to the area referred to in the table below, the following actions must be undertaken:</p> <table border="1"> <thead> <tr> <th>Species</th> <th>Required action</th> </tr> </thead> <tbody> <tr> <td>Green and Golden Bell Frog</td> <td> <p>Potential population at Riverstone – as shown in black hatching on the biodiversity certification maps:</p> <p><i>Option 1</i></p> <ul style="list-style-type: none"> survey to confirm the presence of the species, and if the species is present, provide protection of the area of suitable habitat for the species to the satisfaction of the OEH. <p><i>Option 2</i></p> <ul style="list-style-type: none"> if the species is present at Riverstone but cannot be adequately protected to the satisfaction of the OEH, then: <ul style="list-style-type: none"> a) undertake targeted survey to confirm the presence of the species elsewhere in the Growth Centres, and b) if the species is present elsewhere in the Growth Centres, provide for the protection of an area(s) of suitable habitat for the species to the satisfaction of the OEH. </td> </tr> </tbody> </table>	Species	Required action	Green and Golden Bell Frog	<p>Potential population at Riverstone – as shown in black hatching on the biodiversity certification maps:</p> <p><i>Option 1</i></p> <ul style="list-style-type: none"> survey to confirm the presence of the species, and if the species is present, provide protection of the area of suitable habitat for the species to the satisfaction of the OEH. <p><i>Option 2</i></p> <ul style="list-style-type: none"> if the species is present at Riverstone but cannot be adequately protected to the satisfaction of the OEH, then: <ul style="list-style-type: none"> a) undertake targeted survey to confirm the presence of the species elsewhere in the Growth Centres, and b) if the species is present elsewhere in the Growth Centres, provide for the protection of an area(s) of suitable habitat for the species to the satisfaction of the OEH. 	N/A		
Species	Required action							
Green and Golden Bell Frog	<p>Potential population at Riverstone – as shown in black hatching on the biodiversity certification maps:</p> <p><i>Option 1</i></p> <ul style="list-style-type: none"> survey to confirm the presence of the species, and if the species is present, provide protection of the area of suitable habitat for the species to the satisfaction of the OEH. <p><i>Option 2</i></p> <ul style="list-style-type: none"> if the species is present at Riverstone but cannot be adequately protected to the satisfaction of the OEH, then: <ul style="list-style-type: none"> a) undertake targeted survey to confirm the presence of the species elsewhere in the Growth Centres, and b) if the species is present elsewhere in the Growth Centres, provide for the protection of an area(s) of suitable habitat for the species to the satisfaction of the OEH. 							
<p>Note: On completion of the above actions the Minister may decide that it is appropriate to amend the boundaries of the area subject to biodiversity certification, in accordance with condition 3.</p>								

	Relevant Biodiversity Measure	Comment	Consistent with RBMs and Part 7 of Schedule 7 of the TSC Act	Justification
Additional conservation actions within the Growth Centres – development sites				
19	<p>Within twelve months of the biodiversity certification order taking effect, the DPE (in consultation with the OEH) must put in place procedures so that all future precinct plans (excluding any plans that were publicly exhibited before the biodiversity certification order took effect), where practicable, provide for the appropriate re-use of:</p> <p>(a) native plants (including but not limited to seed collection) and the re-location of native animals from development sites, prior to development commencing; and</p> <p>(b) top soil from development sites that contain known or potential native seed bank.</p> <p>For the purposes of condition 19a and 19b appropriate uses may include, but are not limited to, application in revegetation or restoration works and landscaping in the Growth Centres.</p>	These provisions will be incorporated into the development control plan.	Yes	These provisions will be incorporated into the development control plan.
Future precinct plans				
35	During the preparation of future precinct plans (excluding any precinct plans already publicly exhibited before this order took effect) the GCC must undertake and make publicly available an assessment of the consistency of the proposed precinct plan with the conditions of biodiversity certification. This may occur during or before any public exhibition of future draft precinct plans.	This assessment of consistency has been prepared to satisfy this RBM. This report will be publicly exhibited with the full Precinct Planning package.	Yes	This assessment addresses all RBMs applicable to the planning for the West Schofields Precinct.
Future threatened species listings or discoveries				
36	Where a preliminary determination is made under the Act to list a species, population or ecological community, and that species, population or ecological community may or is known to occur within the Growth Centres, then the DPE must (as soon as practicable) provide advice to the OEH on whether:	A number of listed species have been previously recorded onsite and have the potential to occur within the Precinct.	Yes	The West Schofields Precinct Biodiversity and Riparian Corridors Assessment (ELA 2018) has assessed the potential for threatened species, and determined that there is no new information to provide to OEH at this time.

	Relevant Biodiversity Measure	Comment	Consistent with RBMs and Part 7 of Schedule 7 of the TSC Act	Justification
	<p>(a) the species, population or ecological community is known or likely to be present in the Growth Centres;</p> <p>(b) it was considered during the preparation of the draft Growth Centres Conservation Plan by the DPE; and</p> <p>(c) whether the SEPP, and related measures, provides adequate protection for the species, population or ecological community.</p>			
37	Based on the information provided in accordance with condition 36, and any other relevant matters, the OEH shall advise the Minister on whether to formally review, maintain, modify, suspend or revoke the biodiversity certification of the SEPP if the species, population or ecological community is listed under the Act.		Yes	

3. Conclusion

This report has undertaken an assessment of the consistency of the draft West Schofields Precinct Plan, with the biodiversity certification and the applicable relevant biodiversity measures.

It is concluded that the draft West Schofields Precinct Plan is consistent with the biodiversity certification of the Growth Centres SEPP, as follows:

- The draft West Schofields Precinct Plan will protect 57.95 ha of field validated ENV and will count towards the 2000 ha target, in accordance with RBM6. This exceeds the target the 52.55 ha target identified for the Precinct in the Draft Conservation Plan.
- The 57.95 ha of ENV will be protected via the E2 zone and with some areas within the RE1 and SP2 zones as described below (Annex B and C).
- The Growth Centres SEPP amendment will provide a clause that prevents the clearing of ENV (and areas of AHCVV) in certain areas (principally in the non-certified land) as shown on the draft Native Vegetation Protection Map (Annex C).

Land use zones have been selected based on advice from OEH in relation to appropriate zoning of land containing ENV, and with consideration of other land use planning factors, including the future ownership, acquisition and use of land in accordance with the draft Precinct Plan and the EPA Act. In accordance with the hierarchy of land use zones preferred by OEH, land use zones have been applied to ENV that is proposed to be protected as follows:

- All ENV to be protected will be located on land to be zoned E2, RE1 or SP2. Land proposed to be zoned RE1 and SP2 will be acquired by a public authority.

Proposed biodiversity certification map

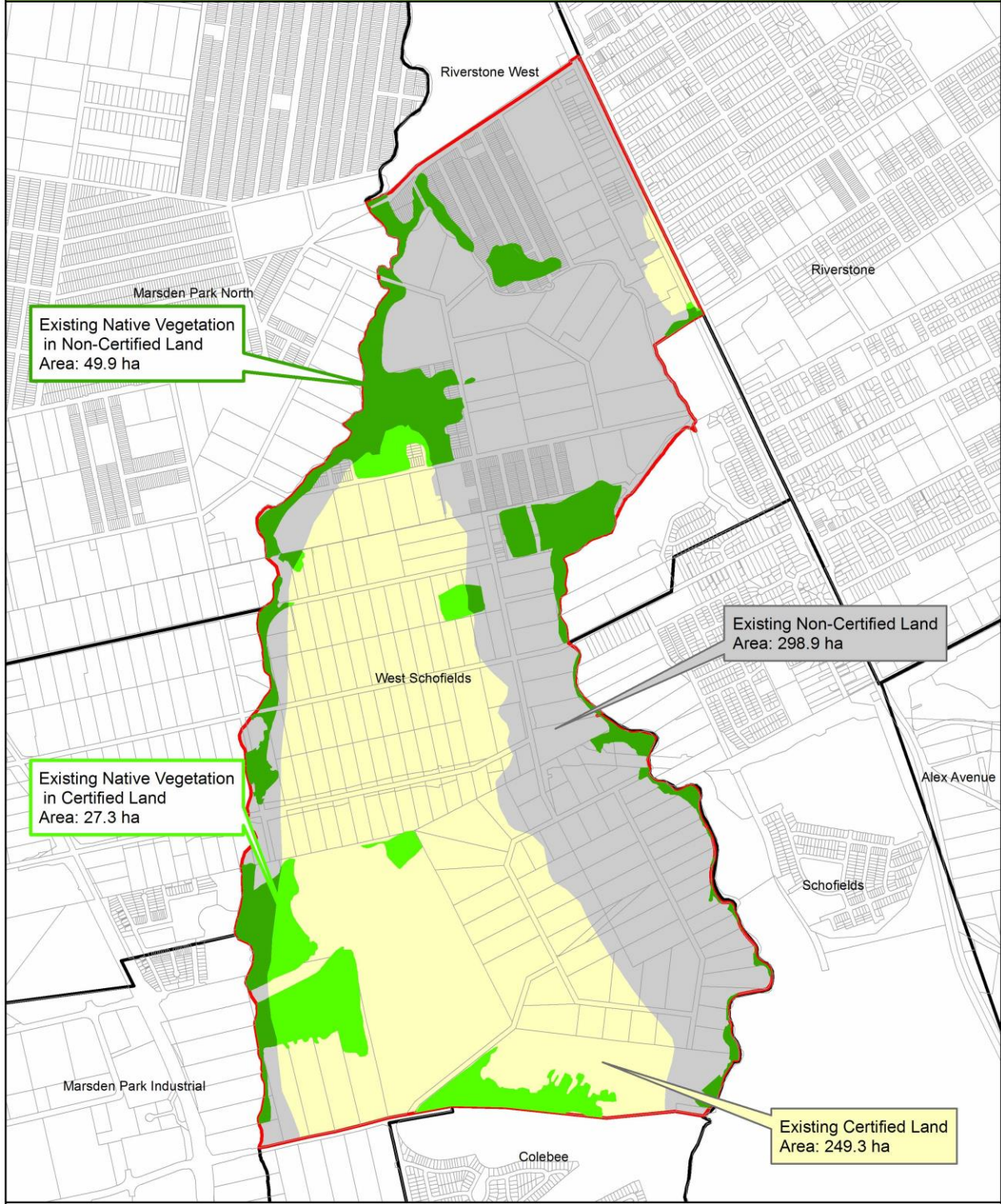
To reflect the outcomes of the draft West Schofields Precinct Plan and ensure the protection of ENV, amendments are proposed to the boundaries of certified and non-certified land as shown on the biodiversity certification map (referred to as the subject lands map) (**see Annex D**). The new boundaries of the non-certified lands are proposed to reflect the boundaries of the:

- Protected ENV (as mapped as 'Existing Native Vegetation' on the Native Vegetation Protection Map – see Annex C) and Native Vegetation Retention areas on the NVP Map, excluding the area of ENV conserved under a separate conservation covenant.
- Development areas and essential infrastructure.

Annex A

Draft Biodiversity Certification Map for the draft West Schofield Precinct Plan (including field validation results)

Biodiversity Certification Boundaries and Existing Native Vegetation

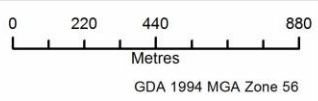


Legend

- Study Area (West Schofields Precinct)
- Growth Centre Precincts
- Cadastre

Ground-truthed Existing Native Vegetation

- ENV in Existing Certified Land
- ENV in Existing Non-Certified Land

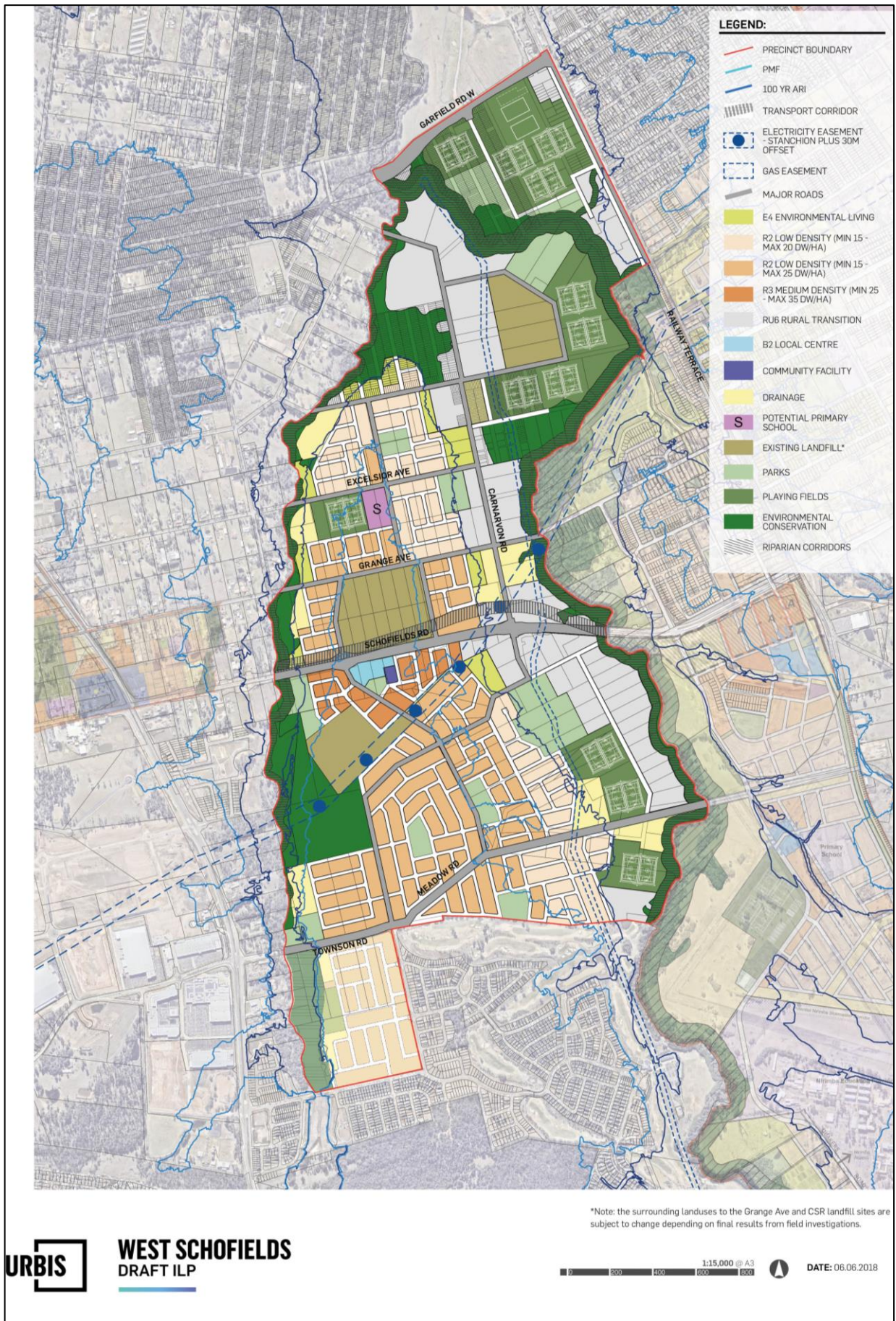


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Annex B

Proposed draft Indicative Layout Plan for the West Schofields Precinct



Annex C

Proposed Protection Measures for the draft West Schofield Precinct Plan (including draft Native Vegetation Protection and Zoning Maps)

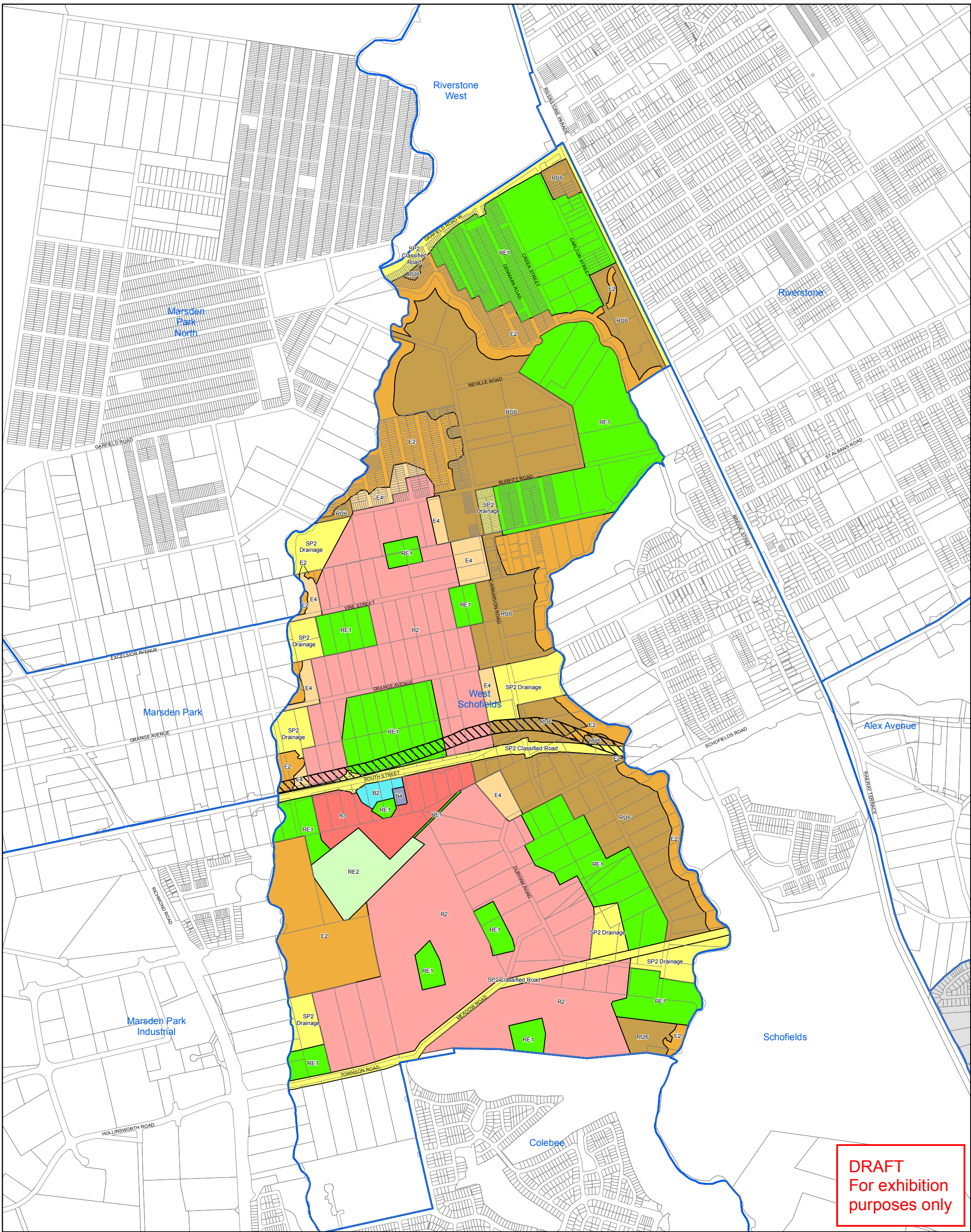
Calculations of ENV within the draft West Schofields Precinct Plan

Results of field validation for ENV and AHCVV

Reference	Item	Stage 1 Area (ha)
A	Area of mapped ENV in non-certified areas (as per Conservation Plan)	52.55
B	Area of validated ENV in non-certified areas	46.95
C	Area of validated ENV in certified areas	27.25
D	Total area of validated ENV in the Precinct	74.20
E	Total area of validated AHCVV in Precinct	41.82

Summary of impacts, offsets and areas of ENV to be protected

Reference	Item	Stage 1 Area (ha)
A	Area of mapped ENV in non-certified areas (as per Conservation Plan)	52.55
B	Area of validated ENV in non-certified areas	46.95
C	Impacts: Validated non-certified ENV to be cleared (area to become certified)	1.5
D	Offsets: Validated certified ENV to be used as offset (area to become non-certified)	12.5
E	Total area of ENV to be protected in non-certified areas (E = B-C+D)	57.95
F	Area of additional high conservation value vegetation (AHCVV) to be protected	10.92
H	Total area of ENV/AHCVV to be protected (H = F+E)	68.87



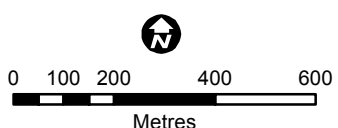
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For exhibition
purposes only

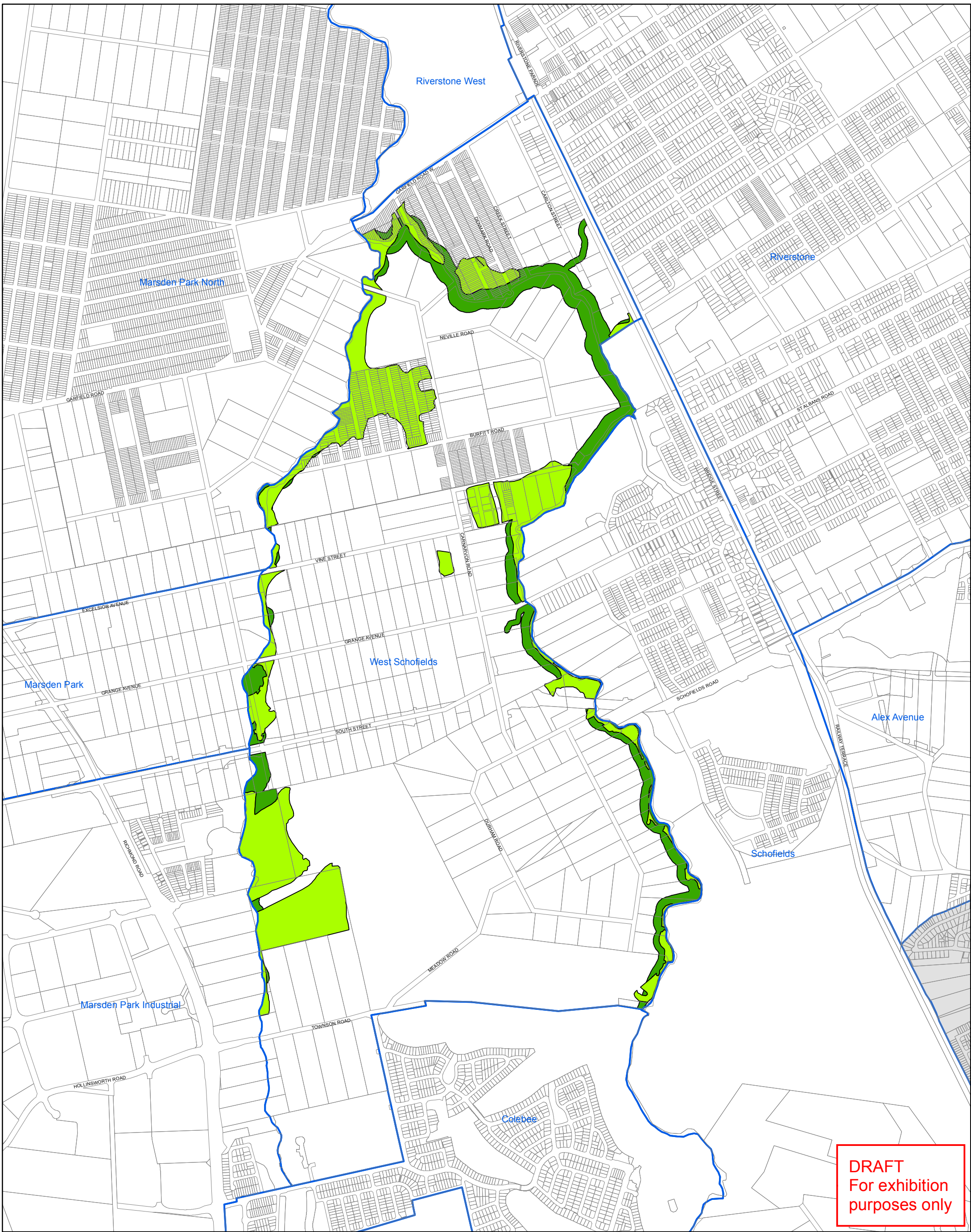
DRAFT West Schofields - North West Growth Centre - Land Zoning Map
State Environmental Planning Policy (Sydney Region Growth Centres) 2006

Disclaimer: The information contained on this map is, to the best of the Government's knowledge, correct. However, no warranty or guarantee is provided by the Government and no liability is accepted for any loss or damage resulting from any person relying upon or using the information contained in the map.



Zone	
B1	Neighbourhood Centre
B2	Local Centre
B4	Mixed Use
B5	Business Development
B6	Enterprise Corridor
B7	Business Park
E2	Environmental Conservation
E3	Environmental Management
E4	Environmental Living
IN1	General Industrial
IN2	Light Industrial
R1	General Residential
R2	Low Density Residential
R3	Medium Density Residential
R4	High Density Residential
RE1	Public Recreation
RE2	Private Recreation
RU6	Transition
SP2	Infrastructure
Transport Corridor	
Growth Centre boundaries	
North West Growth Centre Precinct Boundary	

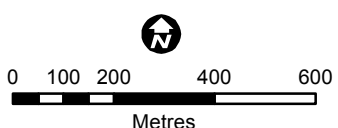




- Protected Vegetation**
- Existing native vegetation area
 - Native vegetation retention area
- Growth Centre Boundaries**
- North West Growth Centre Precinct Boundary

DRAFT West Schofields - North West Growth Centre - Native Vegetation Protection Area Map
 State Environmental Planning Policy (Sydney Region Growth Centres) 2006

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Annex D

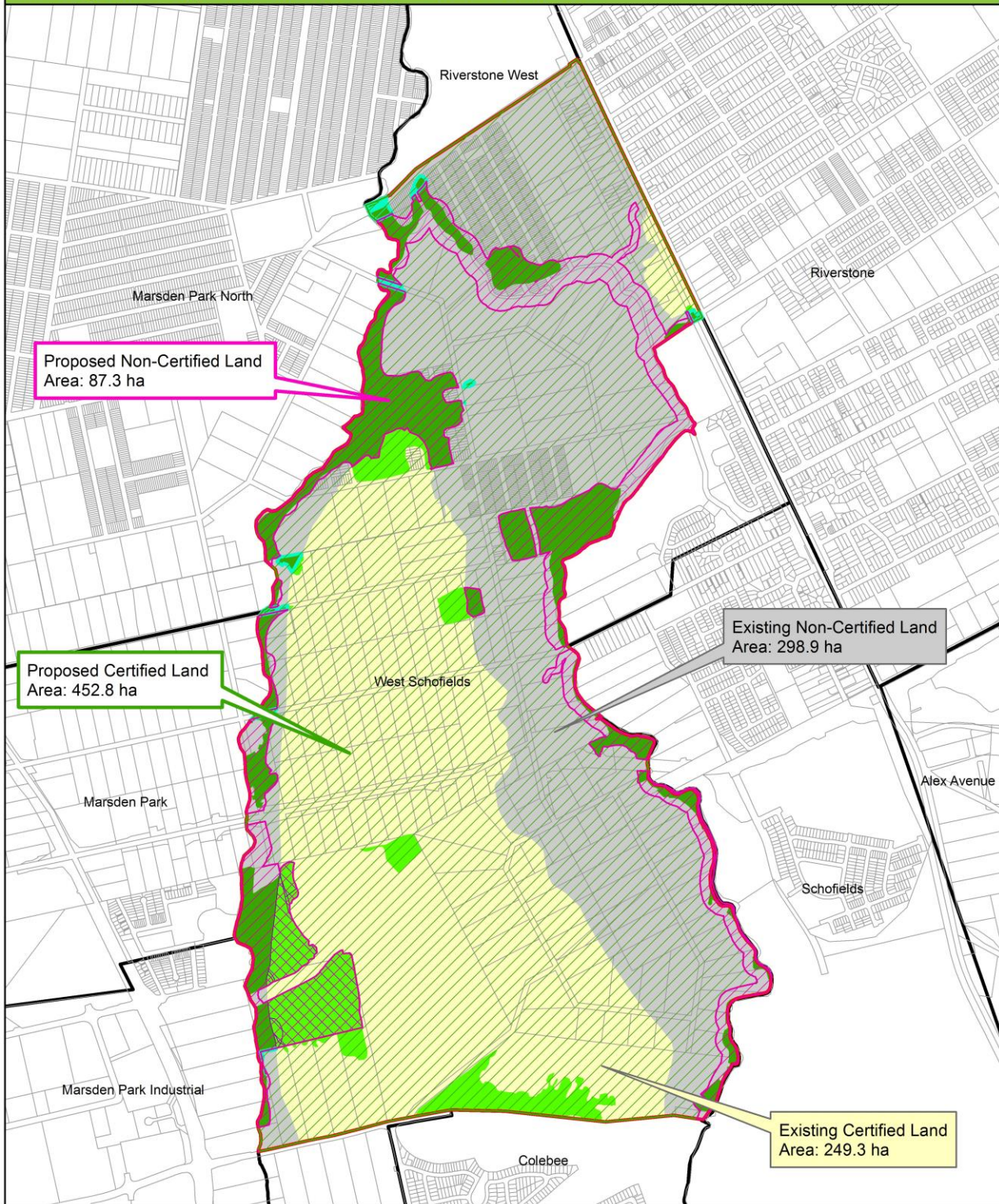
Proposed Amendments to Biodiversity Certification Map

Comparison of existing and proposed certified/non-certified land

The following table outlines the current and proposed certified and non-certified areas.

Land Type	West Schofields Current Area (Ha)	West Schofields proposed Area (Ha)
Certified Land	249.3	452.8
Non Certified Land	298.9	87.3

Existing and Proposed Biodiversity Certification Area



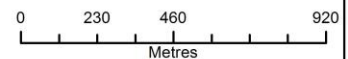
Legend

- Study Area (West Schofields Precinct)
- Growth Centre Precincts
- Cadastre

Ground-truthed Existing Native Vegetation

- ENV in Existing Certified Land
- ENV in Existing Non-Certified Land

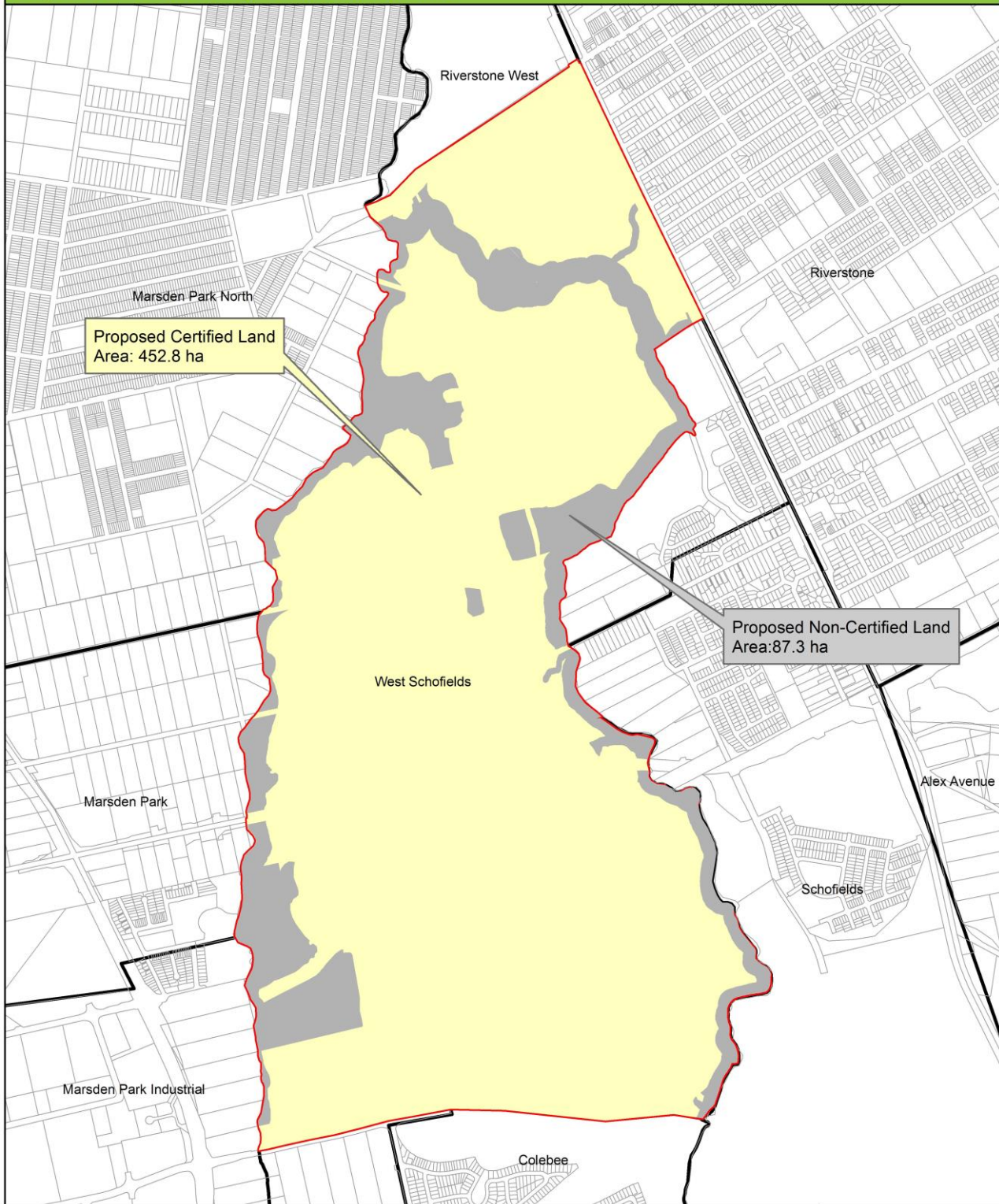
- Proposed Certification Land
- Proposed Non-Certification Land
- Impacts: Validated Non-Certified ENV proposed to be Certified (1.5 ha)
- Offsets: Validated Certified ENV proposed to be Non-Certified (12.5 ha)
- Existing Certified Land (Subject Land)
- Existing Non-Certified (Subject Land)



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Proposed Biodiversity Certification Area

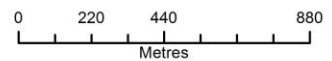


Legend

- Study Area (West Schofields Precinct)
- Growth Centre Precints
- Cadastre

Biodiversity Certification

- Proposed Certification Land
- Proposed Non-Certification Land



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