

EXPLANATORY NOTES

3. Assess the impact of the proposal on those values identified, both within the site and the Jervis Bay context.

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Describe the changes which will take place if your proposal is implemented. Explain how these changes will impact upon your site and what effect, if any, the changes will have upon the Jervis Bay Region as a whole. For example could your proposal result in the loss of a species of vegetation which is rare or endangered or, alternatively, could it result only in the removal of vegetation which is indigenous and abundant throughout the Region.

If your proposal involves the erection of buildings or structures or the carrying out of work, explain how the building, structure or work will relate to its urban or rural context.

4. Provide details on how the immediate and cumulative impacts of the proposal will be managed, to achieve the aims of the JBREP.

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The aims of the JBREP are to:

- (a) protect the natural and cultural values of Jervis Bay, and*
- (b) to allow proposals that contribute to the natural and cultural values of the area.*

You must describe how your proposal, if implemented, will protect or enhance the natural and cultural values of the Jervis Bay Region. For example, if you are proposing to carry out work on, or near, a building, work or place which may have heritage significance, how will you ensure that the works do not compromise that significance?

If you are proposing a development involving earthworks, how will you ensure that stormwater leaving your site both during and after construction will not adversely affect water quality in Jervis Bay?

Please note: The degree of detail required in answer to the above will be specific to each proposal. Council will provide some guidance on the suitable level of detail needed. If the development is designated development, an environmental impact statement will be required. The Director-General of Urban Affairs and Planning will provide the requirements for the EIS and must be consulted.

CONSULTATION WITH NATIONAL PARKS AND WILDLIFE SERVICE (NPWS) (CL. 13)

5. Is your proposal within a coastal dune area, on a rocky headland or on a flat well-drained area along a major creekline?

Does your proposal involve the construction of an access road through any land identified as a habitat corridor on Map 3 of the JBREP?

- Yes – you must consult NPWS
- No – no further action on this clause

6. Have you consulted the Director General of NPWS?

- Yes
- No

7. Have you attached a copy of the NPWS response?

- Yes
- No

8. If you have not attached a copy of the NPWS response, please comment.

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CATCHMENT PROTECTION (WATER QUALITY) (CL. 11)

Map 2 identifies the following uses sustained by water bodies within the JBREP area:

- 1. Protection of aquatic ecosystems**
- 2. Primary contact recreation**
- 3. Drinking water for livestock**

All named water bodies sustain uses 1 and 2. Some also sustain use 3 and these are marked with an asterisk (*See Notes*).

9. Does your site drain either directly or indirectly to any of the nominated water bodies?

- Yes – Go to question 10
- No – Go to question 11

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There are many sites of special significance to Aboriginal communities. Coastal sand dune areas, rocky headlands and the flat, well-drained areas along the major creeklines have a high potential for containing Aboriginal archeological sites. Such sites may include:

- Eastborne Avenue, Culburra
- Southside of Penguin Head Road
- Plantation Point
- Land adjacent to Currumbene, Moona Moona; Bid Bid and Coonemia Creeks

A proposal must not disturb any Aboriginal archeological site unless the approval of the Director-General of National Parks and Wildlife has been obtained. In order to meet the consultation requirements of the JBREP you must write to the following address and provide full details of your proposal:

*The Manager – Southern Zone
National Parks & Wildlife Service
PO Box 2115
QUEANBEYAN NSW 2620
Attention: Mr. Michael Hood*

Waterbodies identified by Map 2 are:

Lake Woolumboola; Bid Bid Creek; Cabbage Tree Creek; Callala Creek; Cararma Creek; Coonemia Creek*; Currumbene Creek*; Downs Creek; Georges Creek; Moona Moona Creek; Parma Creek*; Tomerong Creek*; Wollong Creek; Wowly Gully; Yerriyong Gully*.*

'Primary contact recreation' means water sports, swimming, fishing, boating and the like.

If your site drains to a natural watercourse, whether perennial or intermittent, then it may, ultimately, drain to one of the nominated watercourses.

You may need to examine the topographic map for your area in order to correctly answer this question.

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10. If yes, will the proposal have any effect on, or make any change to the quality of the stormwater leaving the site?

Yes

No – Go to question 11

If yes, the proposal must:

(a) demonstrate how the uses identified on Map 2 will be sustained; or

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(b) demonstrate how the water quality will be maintained or improved if the water quality in those waterbodies does not *at that time* sustain the uses identified on Map 2; and

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(c) outline a water quality management strategy for surface water to demonstrate how paragraphs (a) or (b) will be achieved, and

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(d) rehabilitate and restore any degraded areas along a waterbody on the site; and

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Your proposal will have an effect on, or change the quality of the stormwater leaving the site if it involves the erection of buildings or structures; if there will be an increase in hard surface area; or if there is a possibility that polluting substances such as oil or grease may be washed into the stormwater system.

In order to demonstrate how the nominated uses will be sustained, it will be necessary for you to investigate the impact of your proposal in so far as it may, or may not, affect the quality of water leaving your site and what effect, if any, this would have on the uses associated with the nominated waterbodies.

Describe what steps you propose to take as a consequence of your development in order to mitigate the impact of the effects which you have identified.

Provide details of the stormwater controls you propose to install and how you propose to dispose of effluent. For example, piping to sediment traps, etc.; onsite effluent disposal to evaporation trench.

Describe the works you propose to carry out in order to rehabilitate and/or restore the banks/foreshores of any waterbody with which your site shares a common boundary.

Restoration Works are required only for that part of the bank/foreshore located on your site.

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(e) provide sewerage for all new development (unless the development is within an existing unsewered area).

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(f) protect ecosystems and natural habitats, including water bodies from degradation.

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LANDSCAPE QUALITY (CL. 12)

11. Does the proposal:

(a) maintain the visual quality of a waterbody, a wetland or a foreshore dune?

Yes **No**

(b) maintain distinct urban communities that have an individual identity?

Yes **No**

(c) let the landscape, not the structures, be the dominant feature?

Yes **No**

(d) allow the existing tree canopy, on or around the site to dominate?

Yes **No**

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If your site is within an area serviced by a reticulated sewerage system, then your proposal must be connected to that system.

If your site is in an unsewered area you must describe how you propose to dispose of sewage, eg. aerated wastewater treatment system; package sewerage treatment plant.

You must describe the measures you propose to take to protect natural habitats and water bodies from degradation. For example, specify the distance that your proposal would be setback from the banks of a nominated creek, swamp or wetland. Alternatively, do you propose to fence an important area of natural habitat to limit pedestrian and/or stock access.

If you answer 'No' to any one of questions 11(a) to 11(d), then you must provide more detail about your proposal.

If necessary, attach an additional sheet or include additional plans.

CULTURAL HERITAGE (CL. 13)

12. Is your proposal next to or near the Huskisson Tapalla Point rock platform?

Yes

No – Go to question 13

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HABITAT CORRIDORS (CL. 14)

13. Is your proposal on land identified as within a habitat corridor as shown on Map 3 of the JBREP?

Yes

No – Go to question 15

14. Does your proposal:

(a) retain the natural vegetation on the site?

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(b) cluster development, share driveways and establish building envelopes?

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If you answer 'Yes' to this question, your proposal must protect the rock platform which is of State and Regional heritage significance.

You must give details of how your proposal will protect the rock platform. You may need to attach additional documentation in support of your response to this question.

If your proposal is within a habitat corridor it must:

(a) be designed to minimise disturbance to the existing structure and species composition of native vegetation communities; and

(b) allow native fauna and flora to feed, breed disperse, colonise or migrate (whether seasonally or nomadically), and

(c) regenerate and revegetate degraded lands with local native species.

You must demonstrate how the above can be achieved by providing answers to questions 14(a) to 14(e). Your answers must describe the features of your proposal which achieve the outcomes described in (a) to (c) above. Include additional detail if space inadequate.

(c) utilise native species to meet landscaping requirements (or non-invasive exotic species for areas close to buildings)?

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(d) minimise the need for herbicides and pesticides?

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(e) provide for bushfire hazard protection?

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DISTURBED HABITAT VEGETATION

15. Is your proposal located on land identified by broken hatching on Map 3.

- Yes**
- No – Go to question 16**

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If you answered 'Yes' to question 15 your proposal must be designed to maximise:

(a) retention of native vegetation, and

(b) the rehabilitation of degraded areas.

You must advise Council how your proposal will achieve (a) and (b) above. You must identify the native vegetation to be retained or removed and describe what works you propose to undertake, eg. supplementary planting, in order to rehabilitate degraded areas.

TOURISM DEVELOPMENT (CL. 17)

16. Does your proposal involve Tourism Development?

Yes

No – Go to question 17

Describe how your proposal will achieve the outcomes described in the Explanatory Notes opposite.

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NATIONAL PARK (CL. 18)

17. Is your proposal on land shown as Zone 8(b) on Map 5 of the JBREP.

Yes

No – you need not answer this question.

If your site is zoned 8(b) you must describe how your proposal will achieve the management objectives outlined opposite.

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A proposal for tourism should achieve the following outcomes:

- (a) contribute to the variety of activities for visitors;*
- (b) contribute to the variety of accommodation for visitors; and*
- (c) contribute to the visitor appreciation of the natural and cultural values of Jervis Bay.*

Land zoned 8(b) is proposed National park. If you own land in this zone you may request the Director-General of National Parks and Wildlife to acquire the land. All development in this zone requires the consent of Council.

Any application for development of land zoned 8(b) must demonstrate how the land will be managed in a way that:

- (a) protects the natural heritage; and*
- (b) conserves wildlife; and*
- (c) protects the special features, natural scenery and landscape qualities; and*
- (d) protects natural habitats from the negative effects of introduced plants and animals and fire; and*
- (e) prevents soil erosion and maintains the land in a natural condition; and*
- (f) will provide opportunities for future Aboriginal ownership; and*
- (g) allow for co-operative management between the relevant Aboriginal communities and the Director-General of NPWS.*