

# Development Application Process

The new Koala Habitat SEPP replaces the former SEPP 44. It makes the DA process clearer, more transparent and accountable for DA proponents.



## Old SEPP

Applies to all land in Local Government Areas (LGAs) listed in Schedule 1.

## New SEPP

Applies to land in the same LGAs as the old SEPP if identified on the pink development application map.

Both the old and new SEPPs apply to the same LGAs, on land over one hectare (excluding National Parks and State Forests). Neither SEPP applies if council has an approved KPoM in place. The approved KPoM sets out any relevant DA requirements.

### STEP 1

Landholder commissions a flora survey to establish if their site is 'potential koala habitat'.

### STEP 1

Address the streamlined development application criteria of the Guideline, including the direct and indirect impacts of the proposal on koalas/koala habitat.

New SEPP limits DA requirements to land on the pink map.

### STEP 2

Landholder commissions a fauna survey to establish koala presence.

### Tier 1 development

Low or no impact to koalas/habitat—No surveys or suitably qualified persons required.

### Tier 2 development

Affects koalas/habitat—Prepare Koala Assessment Report.

### STEP 3

Landholder commissions an Individual Koala Plan of Management (KPoM) to address impact on koala habitat.

### OR

Landholder commissions a survey to demonstrate the land is not core koala habitat. Similar to requirement to conduct tree survey under the old SEPP.

Suitably qualified person always required by the old SEPP but only by the new SEPP if the proposal has an impact on koalas/habitat.

Individual KPoMs are no longer required under the new SEPP. Instead the Guideline contains a streamlined set of DA criteria. Core koala habitat previously identified through Individual KPoMs will no longer be identified.

### STEP 4

Council assesses proposal and determines if KPoM adequately responds to impact on koalas.

### STEP 2

Council assesses proposal and determines if application adequately addresses any direct/indirect impact to koala habitat proportionate to development impact.

### STEP 5

Secretary of the Department considers and determines the KPoM. DAs determined by council if the Secretary approves the KPoM. Land identified as core koala habitat in an approved Individual KPoM becomes Category 2 – Sensitive Regulated Land which restricts code-based clearing under the Local Land Services Act 2013. Private native forestry codes prevent private native forestry.

No land is identified as core koala habitat through the new DA process.