

12th November, 2020

Sean McNeill
Rise Projects,
57/6-89 Herbert Street,
ST LEONARDS, NSW, 2065



Dear Sean,

Landscape Referral Response: DA2020/1163
24 Wandeen Rd, Clareville

Blues Brothers Arboriculture has been engaged to provide supplemental commentary on the development following Council Correspondence of 10/11/2020 requesting further information regarding the development.

The scope of this statement includes:

1. Justification for the removal of Moderate and High significance trees.
2. Requirement for root mapping where TPZ encroachment exceeds 10%.
3. Construction technique of the driveway.
4. Impacts associated with landscaping (retaining walls etc).

In response to the scope of works, the following commentary is offered:

1. Removal of Trees:

Recommendations for the removal of select trees has been made in consideration of the proposed development, existing landscape and significance values of the trees.

- Tree 16: This tree is located within the proposed construction footprint. Retention of this tree is not possible under the proposed design.
- Tree 17: The large size of this tree has resulted in a TPZ area (per AS4970:2009) of 10.2m which encompasses much of the street frontage of the property. Any development on the property will likely have a major TPZ encroachment and major impact to the tree.

The tree displayed various structural defects within the crown of the tree during the assessment including elevated levels of deadwood high within the canopy of the tree. Despite dead wood removal, the impacts associated with development would likely cause further stress to the tree, potentially leading to further canopy dieback. This is assuming that development does not destabilise the tree or surrounding soils.

2. Root mapping

Detail drawings supplied by the architect in response to Council indicates a proposal for an on-ground retaining wall to be constructed within the vicinity of Tree 20. Ground engagement for this structure is proposed to be achieved by two isolated piers within the TPZ area.

The arborist supports the proposal for root mapping at the proposed location of footings however it is noted that the steep aspect of the site will pose some practical limitations on the success of such exploratory excavation.

3. Driveway construction techniques

The arborist supports the use of cantilevered sections, isolated piers and the limiting of mass soil cuts in the construction of the driveway.

4. Associated landscaping

Supplied details as indicated in point 3 (above) also provide commentary regarding the deletion of proposed retaining walls. The arborist therefore understands that development impacts to this tree will revert to minor which therefore should not pose a constraint on development.

It is the arborist's opinion that the site poses a very unique and challenging set of constraints relating to possible development. The proposal, in current form, appears to minimise impacts to as many trees as possible.

Despite a Council desire to retain Tree 17, the removal of this tree will permit the retention of three other trees of moderate and high significance. These three trees are significantly younger than Tree 17 and therefore pose a better option for retention in the long term due to reduced safety hazards and better outlooks of longevity.

It is not practical to retain all of the moderate and high value trees on the site whilst permitting development within relevant engineering codes and Australian Standards.

Should you have any questions or concerns, please do not hesitate to contact me.

Kind regards,



Gordon Blues
Consulting Arborist (AQF 5)
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