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ARBORICULTURAL DEVELOPMENT IMPACT ASSESSMENT REPORT

Terry Hills Flower Power, Mona Vale Road, Terry Hills NSW

REVISION A
1 March 2022

Prepared for
Statewide Project Management

Prepared by

Birds Tree Consultancy
Glenn Bird Grad Cert Arboriculture Uni Melb (AQF8) Dip. Hort (Arboriculture) (AQF5)
PO Box 6048 DURAL NSW 2158
PH 0438 892 634
glenn@birdstrees.com.au
www.birdstrees.com.au
ABN 31 105 006 657

MEMBER OF INSTITUTE OF AUSTRALIAN CONSULTING ARBORICULTURISTS

Executive Summary

This Arboricultural Development Impact Assessment Report has been commissioned by Statewide Project Management to report on trees within the site of Terry Hills Flower Power, Mona Vale Road, Terry Hills NSW. The subject trees are located within or adjacent to the boundaries of this site. This site is currently a commercial property with exiting commercial buildings and nursery present. The site is proposed for redevelopment including the demolition of existing buildings and building of new commercial buildings, entry roads, pedestrian links and associated landscape works. This report has been commissioned to outline the health, condition and stability of these trees as well as their viability for retention within the context of the proposed development. The scope of this report includes all trees within areas that may be impacted by the proposed development.

The subject Trees are preserved under Part E1 of Warringah Development Control Plan 2011 with the exception of Trees 11, 12, 15, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71 and 72 which are all exempt from this development control.

Tree 42 is in poor and declining condition with significant deadwood, significant apical dieback and evidence of decay at the base of the trunk.

Trees 67, 101, 102, 103, 104, 105, 121, 122, 123, 128, 138, 139 are environmental pest species and are recommended for removal.

Trees 13, 16, 80 and 81 have evidence of significant decay and cavity within the trunk which places these trees at increased risk of failure. If these trees are proposed to be retained under the proposed development, we recommend a TRAQ Level 3 Risk Assessment be carried out on these trees.

Trees 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 80, 81, 82, 83, 86, 92, 96, 97 and 98 are encroached by the proposed construction and required earthworks by a major encroachment as defined by *AS4970-2009 Protection of Trees on Development Sites.* The Structural Root Zone of these trees will be encroached which will impact the stability of these trees. These trees will not be viable to be retained and will be required to be removed due to the proposed development.

This Impact Assessment Report assessed 101 Trees and found that 28 trees will remain viable under the proposed development and 73 trees will not be viable to be retained under the proposed development. Of the trees that are not viable to be retained, 9 have high retention value, 6 have medium retention value and 58 have low retention including 56 trees that are exempt from Warringah Development Control Plan 2011. The methodology for the calculation of retention values is outlined in Section 5.0 of this report.

All other trees are viable to be retained and are to be protected as defined below.

Recommendations for tree retention or removal are summarised as follows:

Tree no.	Species	Recommendations	Comments	Retention Value
1.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
2.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
3.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
4.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
5.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
6.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
7.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
8.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
9.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
10.	*Eucalyptus haemastoma*	Remove	Not viable to be retained due to the proposed development.	High

11.	*Alnus jorullensis*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
12.	*Syagrus romanzoffiana*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
13.	*Agonis flexuosa*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
14.	*Elaeocarpus reticulatis*	Remove	Not viable to be retained due to the proposed development.	Medium
15.	*Syagrus romanzoffiana*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
16.	*Eucalyptus haemastoma*	Remove	Not viable to be retained due to the proposed development.	Medium
17.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
18.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
19.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed	Low

			development. Exempt from Warringah DCP 2011.	
20.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
21.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
22.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
23.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
24.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
25.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
26.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low

27.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
28.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
29.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
30.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
31.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
32.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
33.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
34.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development.	Low

			Exempt from Warringah DCP 2011.	
35.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
36.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
37.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
38.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
39.	*Ligustrum lucidum*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
40.	*Syncarpia glomulifera*	Remove	Not viable to be retained due to the proposed development.	High
41.	*Corymbia citriodora*	Remove	Not viable to be retained due to the proposed development.	Medium
42.	*Eucalyptus tereticornis*	Remove	Not viable to be retained due to the proposed development.	Low
43.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed	Low

			development. Exempt from Warringah DCP 2011.	
44.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
45.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
46.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
47.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
48.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
49.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
50.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low

51.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
52.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
53.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
54.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
55.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
56.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
57.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
58.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development.	Low

			Exempt from Warringah DCP 2011.	
59.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
60.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
61.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
62.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
63.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
64.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
65.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low

66.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
67.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
68.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
69.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
70.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
71.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
72.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
73.	*Acer palmatum*	Remove	Not viable to be retained due to the proposed development.	Medium

74.	*Magnolia grandiflora*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
75.	*Magnolia grandiflora*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
76.	*Magnolia grandiflora*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
77.	*Magnolia grandiflora*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
78.	*Magnolia grandiflora*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
79.	*Grove of Strelitzia nicolai*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
80.	*Pittosporum undulatum*	Remove	Not viable to be retained due to the proposed development.	Medium
81.	*Angophora costata*	Remove	Not viable to be retained due to the proposed development.	Medium
82.	*Corymbia gummifera*	Remove	Not viable to be retained due to the proposed development.	High
83.	*Corymbia gummifera*	Remove	Not viable to be retained due to the proposed development.	High
84.	*Pittosporum undulatum*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
85.	*Corymbia gummifera*	Retain	Viable to be retained and	High

			protected in accordance with 8.0.	
86.	*Corymbia gummifera*	Remove	Not viable to be retained due to the proposed development.	High
87.	*Corymbia gummifera*	Retain	Viable to be retained and protected in accordance with 8.0.	High
88.	*Corymbia gummifera*	Retain	Viable to be retained and protected in accordance with 8.0.	High
89.	*Eucalyptus punctata*	Retain	Viable to be retained and protected in accordance with 8.0.	High
90.	*Corymbia gummifera*	Retain	Viable to be retained and protected in accordance with 8.0.	High
91.	*Eucalyptus haemastoma*	Retain	Viable to be retained and protected in accordance with 8.0.	High
92.	*Corymbia gummifera*	Remove	Not viable to be retained due to the proposed development.	High
93.	*Corymbia gummifera*	Retain	Viable to be retained and protected in accordance with 8.0.	High
94.	*Eucalyptus piperita*	Retain	Viable to be retained and protected in accordance with 8.0.	High
95.	*Eucalyptus piperita*	Retain	Viable to be retained and protected in accordance with 8.0.	High
96.	*Eucalyptus piperita*	Remove	Not viable to be retained due to the	High

			proposed development.	
97.	*Eucalyptus piperita*	Remove	Not viable to be retained due to the proposed development.	High
98.	*Corymbia gummifera*	Remove	Not viable to be retained due to the proposed development.	High
99.	*Corymbia gummifera*	Retain	Viable to be retained and protected in accordance with 8.0.	High
100.	*Corymbia gummifera*	Retain	Viable to be retained and protected in accordance with 8.0.	High
101.	*Eucalyptus haemastoma*	Retain	Viable to be retained and protected in accordance with 8.0.	High

Contents

1.0 Scope of Works

This Arboricultural Development Impact Assessment Report has been commissioned by Statewide Project Management to report on trees within the site of Terry Hills Flower Power, Mona Vale Road, Terry Hills NSW. It has been commissioned to outline the health, condition and stability of these trees as well as their viability for retention within the context of the proposed development. The scope of this report includes all trees within areas that may be impacted by the proposed development.

On the 19th of December 2021, Glenn Bird of Birds Tree Consultancy attended site and inspected the subject trees from the ground. There was no aerial inspection carried out. A Visual Tree Assessment was undertaken in accordance with Visual Tree Assessment (VTA) guidelines (Mattheck and Breloer, 1994). Tree heights were measured using a Nikon Forestry 550 Heightmeter.

2.0 Site Analysis

2.1 Site

The subject site is Terry Hills Flower Power, Mona Vale Road, Terry Hills NSW. The subject trees are located within or adjacent to the boundaries of this site. This site is currently a commercial property with exiting commercial buildings and nursery present. The site is proposed for redevelopment including the demolition of existing buildings and building of new commercial buildings, entry roads, pedestrian links and associated landscape works.

2.2 Documentation

This Development Impact Assessment Report has been compiled based on the following documentation provided:

1. Leffler Simes Site Plan SK03 B
2. Boxall Detail Survey dated 24/11/2021

2.3 Topography

The site slopes from the highest point on Cooyong Street in the north western corner of the site to the lowest point on the southern boundary. Refer to detailed survey for detailed levels.

2.4 Identification

Trees are as identified in the attached inspection forms in Appendix C and shown in Tree location Plan A01 in Appendix D.

2.5 Soils

Soil material and horizons were not tested for this report.

3.0 Existing Trees

The following trees were inspected from the ground and the following items identified. Please refer also to the attached inspection data in Appendix C.

3.1. Tree 1. *Pyrus calleryana*

This semi-mature tree is approximately 6m tall with a canopy spread of 3m. It has a single trunk with a diameter at breast height (DBH) of 140mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.2. Tree 2. *Pyrus calleryana*

This semi-mature tree is approximately 6m tall with a canopy spread of 3m. It has a single trunk with a diameter at breast height (DBH) of 140mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.3. Tree 3. *Pyrus calleryana*

This semi-mature tree is approximately 6m tall with a canopy spread of 2m. It has a single trunk with a DBH of 120mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.4. Tree 4. *Pyrus calleryana*

This semi-mature tree is approximately 6m tall with a canopy spread of 2m. It has a single trunk with a DBH of 130mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.5. Tree 5. *Pyrus calleryana*

This semi-mature tree is approximately 6m tall with a canopy spread of 3m. It has a single trunk with a DBH of 140mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.6. Tree 6. *Pyrus calleryana*

This semi-mature tree is approximately 5m tall with a canopy spread of 3m. It has a single trunk with a DBH of 130mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.7. Tree 7. *Pyrus calleryana*

This semi-mature tree is approximately 6m tall with a canopy spread of 2m. It has a single trunk with a DBH of 120mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.8. Tree 8. *Pyrus calleryana*

This semi-mature tree is approximately 6m tall with a canopy spread of 3m. It has a single trunk with a DBH of 140mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.9. Tree 9. *Pyrus calleryana*

This semi-mature tree is approximately 5m tall with a canopy spread of 0m. It has a single trunk with a DBH of 120mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.10. Tree 10. *Eucalyptus haemastoma*

This mature tree is approximately 14m tall with a canopy spread of 17m. It has a single trunk with a DBH of 660mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.11. Tree 11. *Alnus jorullensis*

This mature tree is approximately 11m tall with a canopy spread of 11m. It has a single trunk with a DBH of 520mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.12. Tree 12. *Syagrus romanzoffiana*

This mature tree is approximately 11m tall with a canopy spread of 5m. It has a single trunk. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.13. Tree 13. *Agonis flexuosa*

This mature tree is approximately 11m tall with a canopy spread of 13m. It has a single trunk with a DBH of 1200mm. This tree is in fair health and condition with a thinning canopy, moderate deadwood and moderate epicormic growth. There is evidence of decay and cavity.

3.14. Tree 14. *Elaeocarpus reticulatis*

This semi-mature tree is approximately 7m tall with a canopy spread of 4m. It has twin co-dominant trunks from the base with an aggregate DBH of 220mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.15. Tree 15. *Syagrus romanzoffiana*

This mature tree is approximately 14m tall with a canopy spread of 5m. It has a single trunk. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.16. Tree 16. *Eucalyptus haemastoma*

This mature tree is approximately 12m tall with a canopy spread of 9m. It has a single trunk with a DBH of 700mm. This tree is in fair health and condition with a thinning canopy, moderate deadwood and moderate epicormic growth. There is evidence of cavity present in primary junction and decay. A full risk assessment is recommended for this tree.

3.17. Tree 17. *Cupressocyparis leylandii*

This mature tree is approximately 11m tall with a canopy spread of 7m. It has a single trunk with a DBH of 250mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.18. Tree 18. *Cupressocyparis leylandii*

This mature tree is approximately 11m tall with a canopy spread of 7m. It has a single trunk with a DBH of 250mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.19. Tree 19. *Cupressocyparis leylandii*

This mature tree is approximately 11m tall with a canopy spread of 7m. It has a single trunk with a DBH of 250mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.20. Tree 20. *Cupressocyparis leylandii*

This mature tree is approximately 11m tall with a canopy spread of 7m. It has a single trunk with a DBH of 230mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.21. Tree 21. *Cupressocyparis leylandii*

This mature tree is approximately 11m tall with a canopy spread of 7m. It has a single trunk with a DBH of 230mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.22. Tree 22. *Cupressocyparis leylandii*

This mature tree is approximately 11m tall with a canopy spread of 7m. It has a single trunk with a DBH of 260mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.23. Tree 23. *Cupressocyparis leylandii*

This mature tree is approximately 11m tall with a canopy spread of 7m. It has a single trunk with a DBH of 240mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.24. Tree 24. *Cupressocyparis leylandii*

This mature tree is approximately 11m tall with a canopy spread of 6m. It has a single trunk with a DBH of 240mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.25. Tree 25. *Cupressocyparis leylandii*

This mature tree is approximately 11m tall with a canopy spread of 6m. It has a single trunk with a DBH of 260mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.26. Tree 26. *Cupressocyparis leylandii*

This mature tree is approximately 11m tall with a canopy spread of 6m. It has a single trunk with a DBH of 260mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.27. Tree 27. *Cupressocyparis leylandii*

This mature tree is approximately 10m tall with a canopy spread of 6m. It has a single trunk with a DBH of 230mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.28. Tree 28. *Cupressocyparis leylandii*

This mature tree is approximately 9m tall with a canopy spread of 5m. It has a single trunk with a DBH of 240mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.29. Tree 29. *Cupressocyparis leylandii*

This mature tree is approximately 9m tall with a canopy spread of 5m. It has a single trunk with a DBH of 230mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.30. Tree 30. *Cupressocyparis leylandii*

This mature tree is approximately 7m tall with a canopy spread of 4m. It has a single trunk with a DBH of 220mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.31. Tree 31. *Cupressocyparis leylandii*

This mature tree is approximately 7m tall with a canopy spread of 4m. It has a single trunk with a DBH of 220mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.32. Tree 32. *Cupressocyparis leylandii*

This mature tree is approximately 7m tall with a canopy spread of 4m. It has a single trunk with a DBH of 220mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.33. Tree 33. *Cupressocyparis leylandii*

This mature tree is approximately 7m tall with a canopy spread of 4m. It has a single trunk with a DBH of 220mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.34. Tree 34. *Cupressocyparis leylandii*

This mature tree is approximately 7m tall with a canopy spread of 4m. It has a single trunk with a DBH of 220mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.35. Tree 35. *Cupressocyparis leylandii*

This mature tree is approximately 7m tall with a canopy spread of 4m. It has a single trunk with a DBH of 230mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.36. Tree 36. *Cupressocyparis leylandii*

This mature tree is approximately 7m tall with a canopy spread of 2m. It has a single trunk with a DBH of 220mm. This tree is in poor health and condition with moderate deadwood and minimal epicormic growth.

3.37. Tree 37. *Cupressocyparis leylandii*

This mature tree is approximately 7m tall with a canopy spread of 3m. It has a single trunk with a DBH of 150mm. This tree is in poor health and condition with moderate deadwood and minimal epicormic growth.

3.38. Tree 38. *Cupressocyparis leylandii*

This mature tree is approximately 9m tall with a canopy spread of 3m. It has a single trunk with a DBH of 250mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.39. Tree 39. *Ligustrum lucidum*

This mature tree is approximately 7m tall with a canopy spread of 6m. It has a single trunk with a DBH of 230mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.40. Tree 40. *Syncarpia glomulifera*

This mature tree is approximately 7m tall with a canopy spread of 5m. It has a single trunk with a DBH of 300mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.41. Tree 41. *Corymbia citriodora*

This mature tree is approximately 20m tall with a canopy spread of 10m. It has a single trunk with a DBH of 360mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.42. Tree 42. *Eucalyptus tereticornis*

This mature tree is approximately 15m tall with a canopy spread of 9m. It has a single trunk with a DBH of 620mm. This tree is in poor health and condition with a sparse canopy, significant deadwood, minimal epicormic growth and significant apical dieback. There is evidence of extensive decay at base of trunk and extensive cavity throughout trunk. We are recommending further investigation by means of Resistograph testing to determine viability of retention or the removal of this tree.

3.43. Tree 43. *Cupressocyparis leylandii*

This mature tree is approximately 10m tall with a canopy spread of 6m. It has a single trunk with a DBH of 250mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.44. Tree 44. *Cupressocyparis leylandii*

This mature tree is approximately 10m tall with a canopy spread of 6m. It has a single trunk with a DBH of 260mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.45. Tree 45. *Cupressocyparis leylandii*

This mature tree is approximately 10m tall with a canopy spread of 6m. It has a single trunk with a DBH of 230mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.46. Tree 46. *Cupressocyparis leylandii*

This mature tree is approximately 10m tall with a canopy spread of 6m. It has a single trunk with a DBH of 240mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.47. Tree 47. *Cupressocyparis leylandii*

This mature tree is approximately 10m tall with a canopy spread of 6m. It has a single trunk with a DBH of 260mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.48. Tree 48. *Cupressus sempervirens*

This mature tree is approximately 9m tall with a canopy spread of 4m. It has a single trunk with a DBH of 250mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.49. Tree 49. *Cupressus sempervirens*

This mature tree is approximately 9m tall with a canopy spread of 4m. It has a single trunk with a DBH of 250mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.50. Tree 50. *Cupressus sempervirens*

This mature tree is approximately 9m tall with a canopy spread of 4m. It has a single trunk with a DBH of 250mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.51. Tree 51. *Cupressus sempervirens*

This mature tree is approximately 6m tall with a canopy spread of 3m. It has a single trunk with a DBH of 180mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.52. Tree 52. *Cupressus sempervirens*

This mature tree is approximately 6m tall with a canopy spread of 3m. It has a single trunk with a DBH of 200mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.53. Tree 53. *Cupressus sempervirens*

This mature tree is approximately 6m tall with a canopy spread of 3m. It has a single trunk with a DBH of 200mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.54. Tree 54. *Cupressus sempervirens*

This mature tree is approximately 11m tall with a canopy spread of 5m. It has a single trunk with a DBH of 330mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.55. Tree 55. *Cupressus sempervirens*

This mature tree is approximately 11m tall with a canopy spread of 5m. It has a single trunk with a DBH of 290mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.56. Tree 56. *Cupressus sempervirens*

This mature tree is approximately 11m tall with a canopy spread of 5m. It has a single trunk with a DBH of 330mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.57. Tree 57. *Cupressus sempervirens*

This mature tree is approximately 11m tall with a canopy spread of 5m. It has a single trunk with a DBH of 350mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.58. Tree 58. *Cupressus sempervirens*

This mature tree is approximately 11m tall with a canopy spread of 5m. It has a single trunk with a DBH of 320mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.59. Tree 59. *Cupressus sempervirens*

This mature tree is approximately 10m tall with a canopy spread of 5m. It has a single trunk with a DBH of 330mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.60. Tree 60. *Cupressus sempervirens*

This mature tree is approximately 9m tall with a canopy spread of 4m. It has a single trunk with a DBH of 280mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.61. Tree 61. *Cupressus sempervirens*

This mature tree is approximately 8m tall with a canopy spread of 4m. It has a single trunk with a DBH of 250mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.62. Tree 62. *Cupressus sempervirens*

This mature tree is approximately 6m tall with a canopy spread of 3m. It has a single trunk with a DBH of 230mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.63. Tree 63. *Cupressus sempervirens*

This mature tree is approximately 6m tall with a canopy spread of 3m. It has a single trunk with a DBH of 200mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.64. Tree 64. *Cupressus sempervirens*

This mature tree is approximately 8m tall with a canopy spread of 4m. It has a single trunk with a DBH of 260mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.65. Tree 65. *Cupressus sempervirens*

This mature tree is approximately 9m tall with a canopy spread of 4m. It has a single trunk with a DBH of 250mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.66. Tree 66. *Cupressus sempervirens*

This mature tree is approximately 8m tall with a canopy spread of 4m. It has a single trunk with a DBH of 230mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.67. Tree 67. *Cupressus sempervirens*

This mature tree is approximately 9m tall with a canopy spread of 5m. It has a single trunk with a DBH of 450mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.68. Tree 68. *Cupressus sempervirens*

This mature tree is approximately 11m tall with a canopy spread of 5m. It has a single trunk with a DBH of 350mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.69. Tree 69. *Cupressus sempervirens*

This mature tree is approximately 11m tall with a canopy spread of 5m. It has a single trunk with a DBH of 330mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.70. Tree 70. *Cupressus sempervirens*

This mature tree is approximately 11m tall with a canopy spread of 5m. It has a single trunk with a DBH of 350mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.71. Tree 71. *Cupressus sempervirens*

This mature tree is approximately 11m tall with a canopy spread of 5m. It has a single trunk with a DBH of 340mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.72. Tree 72. *Cupressus sempervirens*

This mature tree is approximately 11m tall with a canopy spread of 5m. It has a single trunk with a DBH of 420mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.73. Tree 73. *Acer palmatum*

This mature tree is approximately 5m tall with a canopy spread of 5m. It has twin co-dominant trunks from 1m above the base with an aggregate DBH of 230mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.74. Tree 74. *Magnolia grandiflora*

This semi-mature tree is approximately 6m tall with a canopy spread of 4m. It has a single trunk with a DBH of 210mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.75. Tree 75. *Magnolia grandiflora*

This semi-mature tree is approximately 5m tall with a canopy spread of 3m. It has a single trunk with a DBH of 120mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.76. Tree 76. *Magnolia grandiflora*

This semi-mature tree is approximately 5m tall with a canopy spread of 3m. It has a single trunk with a DBH of 150mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.77. Tree 77. *Magnolia grandiflora*

This semi-mature tree is approximately 5m tall with a canopy spread of 3m. It has a single trunk with a DBH of 140mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.78. Tree 78. *Magnolia grandiflora*

This semi-mature tree is approximately 5m tall with a canopy spread of 3m. It has a single trunk with a DBH of 140mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.79. Tree 79. *Grove of Strelitzia nicolai*

This is a grove of mature *Strelitzia nicholii.* They are approximately 8m tall with a canopy spread of 4m. They have a single trunk. These trees are in good health and condition with minimal deadwood and epicormic growth.

3.80. Tree 80. *Pittosporum undulatum*

This mature tree is approximately 8m tall with a canopy spread of 4m. It has a single trunk with a DBH of 320mm. This tree is in good health and condition with minimal deadwood and epicormic growth. There is evidence of cavity at base and decay. A full risk assessment is recommended for this tree.

3.81. Tree 81. *Angophora costata*

This mature tree is approximately 21m tall with a canopy spread of 9m. It has a single trunk with a DBH of 470mm. This tree is in good health and condition with minimal deadwood and epicormic growth. There is evidence of decay and cavity. A full risk assessment is recommended for this tree.

3.82. Tree 82. *Corymbia gummifera*

This mature tree is approximately 27m tall with a canopy spread of 12m. It has twin co-dominant trunks from 1m above the base with an aggregate DBH of 650mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.83. Tree 83. *Corymbia gummifera*

This mature tree is approximately 22m tall with a canopy spread of 9m. It has a single trunk with a DBH of 500mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.84. Tree 84. *Pittosporum undulatum*

This mature tree is approximately 10m tall with a canopy spread of 3m. It has twin co-dominant trunks from 1m above the base with an aggregate DBH of 240mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.85. Tree 85. *Corymbia gummifera*

This mature tree is approximately 16m tall with a canopy spread of 9m. It has a single trunk with a DBH of 400mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.86. Tree 86. *Corymbia gummifera*

This mature tree is approximately 23m tall with a canopy spread of 12m. It has a single trunk with a DBH of 520mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.87. Tree 87. *Corymbia gummifera*

This mature tree is approximately 15m tall with a canopy spread of 12m. It has a single trunk with a DBH of 650mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.88. Tree 88. *Corymbia gummifera*

This mature tree is approximately 20m tall with a canopy spread of 7m. It has a single trunk with a DBH of 350mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.89. Tree 89. *Eucalyptus punctata*

This mature tree is approximately 18m tall with a canopy spread of 9m. It has a single trunk with a DBH of 460mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.90. Tree 90. *Corymbia gummifera*

This mature tree is approximately 22m tall with a canopy spread of 14m. It has a single trunk with a DBH of 500mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.91. Tree 91. *Eucalyptus haemastoma*

This mature tree is approximately 12m tall with a canopy spread of 5m. It has a single trunk with a DBH of 340mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.92. Tree 92. *Corymbia gummifera*

This mature tree is approximately 29m tall with a canopy spread of 8m. It has a single trunk with a DBH of 620mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.93. Tree 93. *Corymbia gummifera*

This mature tree is approximately 18m tall with a canopy spread of 6m. It has a single trunk with a DBH of 320mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.94. Tree 94. *Eucalyptus piperita*

This mature tree is approximately 22m tall with a canopy spread of 9m. It has a single trunk with a DBH of 480mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.95. Tree 95. *Eucalyptus piperita*

This mature tree is approximately 11m tall with a canopy spread of 7m. It has a single trunk with a DBH of 480mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.96. Tree 96. *Eucalyptus piperita*

This mature tree is approximately 11m tall with a canopy spread of 12m. It has a single trunk with a DBH of 650mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.97. Tree 97. *Eucalyptus piperita*

This mature tree is approximately 14m tall with a canopy spread of 12m. It has a single trunk with a DBH of 700mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.98. Tree 98. *Corymbia gummifera*

This mature tree is approximately 24m tall with a canopy spread of 14m. It has a single trunk with a DBH of 500mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.99. Tree 99. *Corymbia gummifera*

This mature tree is approximately 24m tall with a canopy spread of 9m. It has a single trunk with a DBH of 340mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.100. Tree 100. *Corymbia gummifera*

This mature tree is approximately 22m tall with a canopy spread of 12m. It has a single trunk with a DBH of 400mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

3.101. Tree 101. *Eucalyptus haemastoma*

This mature tree is approximately 24m tall with a canopy spread of 9m. It has a single trunk with a DBH of 660mm. This tree is in good health and condition with minimal deadwood and epicormic growth.

4.0 Landscape Significance of Trees

4.1 Landscape Significance

The significance of a tree within the landscape is a factor of the health and condition of the tree, vitality, the form of the tree, environmental, cultural, amenity and heritage value.

4.2 Methodology of Determining Landscape Significance

For the purpose of this report, the Significance of a Tree, Assessment Rating System (STARS) as developed by the Institute of Australian Consulting Arborists (IACA) has been implemented. Please refer to Appendix A for greater detail of this assessment system. This system defines Landscape Significance for individual trees as High, Medium or Low Significance.

4.3 Landscape Significance of Subject Trees

Based on our assessment of the subject trees and implementation of the IACA Significance of a Tree, Assessment Rating System, the Landscape Significance of the Subject Trees was determined as shown in Table 1.

Tree no.	Species	Landscape Significance
1.	*Pyrus calleryana*	Medium
2.	*Pyrus calleryana*	Medium
3.	*Pyrus calleryana*	Medium
4.	*Pyrus calleryana*	Medium
5.	*Pyrus calleryana*	Medium
6.	*Pyrus calleryana*	Medium
7.	*Pyrus calleryana*	Medium
8.	*Pyrus calleryana*	Medium
9.	*Pyrus calleryana*	Medium
10.	*Eucalyptus haemastoma*	High
11.	*Alnus jorullensis*	Low
12.	*Syagrus romanzoffiana*	Low
13.	*Agonis flexuosa*	Low
14.	*Elaeocarpus reticulatis*	Medium
15.	*Syagrus romanzoffiana*	Low
16.	*Eucalyptus haemastoma*	Medium
17.	*Cupressocyparis leylandii*	Low
18.	*Cupressocyparis leylandii*	Low
19.	*Cupressocyparis leylandii*	Low
20.	*Cupressocyparis leylandii*	Low
21.	*Cupressocyparis leylandii*	Low
22.	*Cupressocyparis leylandii*	Low
23.	*Cupressocyparis leylandii*	Low
24.	*Cupressocyparis leylandii*	Low
25.	*Cupressocyparis leylandii*	Low

26.	*Cupressocyparis leylandii*	Low
27.	*Cupressocyparis leylandii*	Low
28.	*Cupressocyparis leylandii*	Low
29.	*Cupressocyparis leylandii*	Low
30.	*Cupressocyparis leylandii*	Low
31.	*Cupressocyparis leylandii*	Low
32.	*Cupressocyparis leylandii*	Low
33.	*Cupressocyparis leylandii*	Low
34.	*Cupressocyparis leylandii*	Low
35.	*Cupressocyparis leylandii*	Low
36.	*Cupressocyparis leylandii*	Low
37.	*Cupressocyparis leylandii*	Low
38.	*Cupressocyparis leylandii*	Low
39.	*Ligustrum lucidum*	Low
40.	*Syncarpia glomulifera*	High
41.	*Corymbia citriodora*	Medium
42.	*Eucalyptus tereticornis*	Medium
43.	*Cupressocyparis leylandii*	Low
44.	*Cupressocyparis leylandii*	Low
45.	*Cupressocyparis leylandii*	Low
46.	*Cupressocyparis leylandii*	Low
47.	*Cupressocyparis leylandii*	Low
48.	*Cupressus sempervirens*	Low
49.	*Cupressus sempervirens*	Low
50.	*Cupressus sempervirens*	Low
51.	*Cupressus sempervirens*	Low
52.	*Cupressus sempervirens*	Low
53.	*Cupressus sempervirens*	Low
54.	*Cupressus sempervirens*	Low
55.	*Cupressus sempervirens*	Low
56.	*Cupressus sempervirens*	Low
57.	*Cupressus sempervirens*	Low
58.	*Cupressus sempervirens*	Low
59.	*Cupressus sempervirens*	Low
60.	*Cupressus sempervirens*	Low
61.	*Cupressus sempervirens*	Low
62.	*Cupressus sempervirens*	Low
63.	*Cupressus sempervirens*	Low
64.	*Cupressus sempervirens*	Low
65.	*Cupressus sempervirens*	Low
66.	*Cupressus sempervirens*	Low
67.	*Cupressus sempervirens*	Low
68.	*Cupressus sempervirens*	Low
69.	*Cupressus sempervirens*	Low

70.	*Cupressus sempervirens*	Low
71.	*Cupressus sempervirens*	Low
72.	*Cupressus sempervirens*	Low
73.	*Acer palmatum*	Medium
74.	*Magnolia grandiflora*	Medium
75.	*Magnolia grandiflora*	Medium
76.	*Magnolia grandiflora*	Medium
77.	*Magnolia grandiflora*	Medium
78.	*Magnolia grandiflora*	Medium
79.	*Grove of Strelitzia nicolai*	Medium
80.	*Pittosporum undulatum*	Medium
81.	*Angophora costata*	Medium
82.	*Corymbia gummifera*	High
83.	*Corymbia gummifera*	High
84.	*Pittosporum undulatum*	Medium
85.	*Corymbia gummifera*	High
86.	*Corymbia gummifera*	High
87.	*Corymbia gummifera*	High
88.	*Corymbia gummifera*	High
89.	*Eucalyptus punctata*	High
90.	*Corymbia gummifera*	High
91.	*Eucalyptus haemastoma*	High
92.	*Corymbia gummifera*	High
93.	*Corymbia gummifera*	High
94.	*Eucalyptus piperita*	High
95.	*Eucalyptus piperita*	High
96.	*Eucalyptus piperita*	High
97.	*Eucalyptus piperita*	High
98.	*Corymbia gummifera*	High
99.	*Corymbia gummifera*	High
100.	*Corymbia gummifera*	High
101.	*Eucalyptus haemastoma*	High

Table 1 - Landscape Significance

5.0 Subject Tree Retention Value

5.1 Tree Retention Value Methodology

For the purpose of this report, the Tree Retention Values have been assessed by incorporating Landscape Significance Values as determined in 4.0 with the Useful Life Expectancy of the subject trees and assessing the retention values based on the Tree Retention Value Priority Matrix as developed by the Institute of Australian Consulting Arborists (IACA). Please refer to Appendix B for greater detail of this Tree Retention Value Priority Matrix. This matrix defines Landscape Significance for

individual trees as High, Medium or Low Retention Value as well as Priority for Removal.

5.2 Retention Value of Subject Trees

Based on our assessment of the subject trees and implementation of the IACA Tree Retention Value Priority Matrix, the Retention Values of the Subject Trees were determined as shown in Table 2.

Tree no.	Species	Retention Value
1.	*Pyrus calleryana*	Medium
2.	*Pyrus calleryana*	Medium
3.	*Pyrus calleryana*	Medium
4.	*Pyrus calleryana*	Medium
5.	*Pyrus calleryana*	Medium
6.	*Pyrus calleryana*	Medium
7.	*Pyrus calleryana*	Medium
8.	*Pyrus calleryana*	Medium
9.	*Pyrus calleryana*	Medium
10.	*Eucalyptus haemastoma*	High
11.	*Alnus jorullensis*	Low
12.	*Syagrus romanzoffiana*	Low
13.	*Agonis flexuosa*	Low
14.	*Elaeocarpus reticulatis*	Medium
15.	*Syagrus romanzoffiana*	Low
16.	*Eucalyptus haemastoma*	Medium
17.	*Cupressocyparis leylandii*	Low
18.	*Cupressocyparis leylandii*	Low
19.	*Cupressocyparis leylandii*	Low
20.	*Cupressocyparis leylandii*	Low
21.	*Cupressocyparis leylandii*	Low
22.	*Cupressocyparis leylandii*	Low
23.	*Cupressocyparis leylandii*	Low
24.	*Cupressocyparis leylandii*	Low
25.	*Cupressocyparis leylandii*	Low
26.	*Cupressocyparis leylandii*	Low
27.	*Cupressocyparis leylandii*	Low
28.	*Cupressocyparis leylandii*	Low
29.	*Cupressocyparis leylandii*	Low
30.	*Cupressocyparis leylandii*	Low
31.	*Cupressocyparis leylandii*	Low
32.	*Cupressocyparis leylandii*	Low
33.	*Cupressocyparis leylandii*	Low
34.	*Cupressocyparis leylandii*	Low

35.	*Cupressocyparis leylandii*	Low
36.	*Cupressocyparis leylandii*	Low
37.	*Cupressocyparis leylandii*	Low
38.	*Cupressocyparis leylandii*	Low
39.	*Ligustrum lucidum*	Low
40.	*Syncarpia glomulifera*	High
41.	*Corymbia citriodora*	Medium
42.	*Eucalyptus tereticornis*	Low
43.	*Cupressocyparis leylandii*	Low
44.	*Cupressocyparis leylandii*	Low
45.	*Cupressocyparis leylandii*	Low
46.	*Cupressocyparis leylandii*	Low
47.	*Cupressocyparis leylandii*	Low
48.	*Cupressus sempervirens*	Low
49.	*Cupressus sempervirens*	Low
50.	*Cupressus sempervirens*	Low
51.	*Cupressus sempervirens*	Low
52.	*Cupressus sempervirens*	Low
53.	*Cupressus sempervirens*	Low
54.	*Cupressus sempervirens*	Low
55.	*Cupressus sempervirens*	Low
56.	*Cupressus sempervirens*	Low
57.	*Cupressus sempervirens*	Low
58.	*Cupressus sempervirens*	Low
59.	*Cupressus sempervirens*	Low
60.	*Cupressus sempervirens*	Low
61.	*Cupressus sempervirens*	Low
62.	*Cupressus sempervirens*	Low
63.	*Cupressus sempervirens*	Low
64.	*Cupressus sempervirens*	Low
65.	*Cupressus sempervirens*	Low
66.	*Cupressus sempervirens*	Low
67.	*Cupressus sempervirens*	Low
68.	*Cupressus sempervirens*	Low
69.	*Cupressus sempervirens*	Low
70.	*Cupressus sempervirens*	Low
71.	*Cupressus sempervirens*	Low
72.	*Cupressus sempervirens*	Low
73.	*Acer palmatum*	Medium
74.	*Magnolia grandiflora*	Medium
75.	*Magnolia grandiflora*	Medium
76.	*Magnolia grandiflora*	Medium
77.	*Magnolia grandiflora*	Medium
78.	*Magnolia grandiflora*	Medium

79.	*Grove of Strelitzia nicolai*	Medium
80.	*Pittosporum undulatum*	Medium
81.	*Angophora costata*	Medium
82.	*Corymbia gummifera*	High
83.	*Corymbia gummifera*	High
84.	*Pittosporum undulatum*	Medium
85.	*Corymbia gummifera*	High
86.	*Corymbia gummifera*	High
87.	*Corymbia gummifera*	High
88.	*Corymbia gummifera*	High
89.	*Eucalyptus punctata*	High
90.	*Corymbia gummifera*	High
91.	*Eucalyptus haemastoma*	High
92.	*Corymbia gummifera*	High
93.	*Corymbia gummifera*	High
94.	*Eucalyptus piperita*	High
95.	*Eucalyptus piperita*	High
96.	*Eucalyptus piperita*	High
97.	*Eucalyptus piperita*	High
98.	*Corymbia gummifera*	High
99.	*Corymbia gummifera*	High
100.	*Corymbia gummifera*	High
101.	*Eucalyptus haemastoma*	High

Table 2 – Tree Retention Value

6.0 Impact of Development

6.1 Tree Protection Zone

Tree Protection Zones (TPZs) have been defined for the subject trees in order to define the encroachment of the proposed development in accordance with *AS4970-2009*. The TPZs required have been taken as a circular area with a radius 12 x the diameter at breast height of the tree. This requirement is in line with Australian Standard AS 4970-2009 Protection of Trees on Development Sites. This standard defines a maximum of 10% encroachment to be minimal encroachment. Any encroachment over 10% requires the site arborist to give consideration as to the viability of the tree due to the proposed development.

6.2 Structural Root Zone

Structural Root Zone (SRZs) are defined by AS*4970-2009* as the area of root development required for the structural stability of the tree. The SRZ is required to be assessed only when an encroachment greater than 10% is considered.

Tree no.	Species	TPZ Radius (m)	Encroachment (%)	SRZ Radius (m) Encroached / Not Encroached
1.	*Pyrus calleryana*	2	0	1.68
2.	*Pyrus calleryana*	2	0	1.68
3.	*Pyrus calleryana*	2	0	1.68
4.	*Pyrus calleryana*	2	0	1.68
5.	*Pyrus calleryana*	2	0	1.68
6.	*Pyrus calleryana*	2	0	1.68
7.	*Pyrus calleryana*	2	0	1.68
8.	*Pyrus calleryana*	2	0	1.68
9.	*Pyrus calleryana*	2	0	1.68
10.	*Eucalyptus haemastoma*	7.92	100	2.93
11.	*Alnus jorullensis*	6.24	100	2.67
12.	*Syagrus romanzoffiana*	3	100	N/A
13.	*Agonis flexuosa*	14.4	100	3.92
14.	*Elaeocarpus reticulatis*	2.64	100	1.85
15.	*Syagrus romanzoffiana*	3	100	N/A
16.	*Eucalyptus haemastoma*	8.4	100	3.01
17.	*Cupressocyparis leylandii*	3	100	2.13
18.	*Cupressocyparis leylandii*	3	100	2.13
19.	*Cupressocyparis leylandii*	3	100	2.13
20.	*Cupressocyparis leylandii*	2.76	100	2.13
21.	*Cupressocyparis leylandii*	2.76	100	2.13
22.	*Cupressocyparis leylandii*	3.12	100	2.13
23.	*Cupressocyparis leylandii*	2.88	100	2.13
24.	*Cupressocyparis leylandii*	2.88	100	2.13
25.	*Cupressocyparis leylandii*	3.12	100	2.13
26.	*Cupressocyparis leylandii*	3.12	100	2.13

27.	*Cupressocyparis leylandii*	2.76	100	2.13
28.	*Cupressocyparis leylandii*	2.88	100	2.13
29.	*Cupressocyparis leylandii*	2.76	100	2.13
30.	*Cupressocyparis leylandii*	2.64	100	2.00
31.	*Cupressocyparis leylandii*	2.64	100	2.00
32.	*Cupressocyparis leylandii*	2.64	100	2.00
33.	*Cupressocyparis leylandii*	2.64	100	2.00
34.	*Cupressocyparis leylandii*	2.64	100	2.00
35.	*Cupressocyparis leylandii*	2.76	100	2.00
36.	*Cupressocyparis leylandii*	2.64	100	1.85
37.	*Cupressocyparis leylandii*	2	100	1.68
38.	*Cupressocyparis leylandii*	3	100	2.13
39.	*Ligustrum lucidum*	2.76	100	2.00
40.	*Syncarpia glomulifera*	3.6	100	2.13
41.	*Corymbia citriodora*	4.32	100	2.25
42.	*Eucalyptus tereticornis*	7.44	100	2.85
43.	*Cupressocyparis leylandii*	3	100	2.00
44.	*Cupressocyparis leylandii*	3.12	100	2.00
45.	*Cupressocyparis leylandii*	2.76	100	2.00
46.	*Cupressocyparis leylandii*	2.88	100	2.00
47.	*Cupressocyparis leylandii*	3.12	100	2.00
48.	*Cupressus sempervirens*	3	100	2.00
49.	*Cupressus sempervirens*	3	100	2.00
50.	*Cupressus sempervirens*	3	100	2.00

51.	*Cupressus sempervirens*	2.16	100	1.68
52.	*Cupressus sempervirens*	2.4	100	2.00
53.	*Cupressus sempervirens*	2.4	100	2.00
54.	*Cupressus sempervirens*	3.96	100	2.25
55.	*Cupressus sempervirens*	3.48	100	2.25
56.	*Cupressus sempervirens*	3.96	100	2.25
57.	*Cupressus sempervirens*	4.2	100	2.25
58.	*Cupressus sempervirens*	3.84	100	2.25
59.	*Cupressus sempervirens*	3.96	100	2.25
60.	*Cupressus sempervirens*	3.36	100	2.25
61.	*Cupressus sempervirens*	3	100	2.00
62.	*Cupressus sempervirens*	2.76	100	2.00
63.	*Cupressus sempervirens*	2.4	100	2.00
64.	*Cupressus sempervirens*	3.12	100	2.08
65.	*Cupressus sempervirens*	3	100	2.00
66.	*Cupressus sempervirens*	2.76	100	2.00
67.	*Cupressus sempervirens*	5.4	100	2.47
68.	*Cupressus sempervirens*	4.2	100	2.25
69.	*Cupressus sempervirens*	3.96	100	2.25
70.	*Cupressus sempervirens*	4.2	100	2.25
71.	*Cupressus sempervirens*	4.08	100	2.25
72.	*Cupressus sempervirens*	5.04	100	2.47
73.	*Acer palmatum*	2.76	100	1.85

74.	*Magnolia grandiflora*	2.52	0	2.00
75.	*Magnolia grandiflora*	2	0	1.68
76.	*Magnolia grandiflora*	2	0	1.68
77.	*Magnolia grandiflora*	2	0	1.68
78.	*Magnolia grandiflora*	2	0	1.68
79.	*Grove of Strelitzia nicolai*	0	0	N/A
80.	*Pittosporum undulatum*	3.84	100	2.20
81.	*Angophora costata*	5.64	100	2.57
82.	*Corymbia gummifera*	7.8	100	2.85
83.	*Corymbia gummifera*	6	100	2.67
84.	*Pittosporum undulatum*	2.88	0	2.00
85.	*Corymbia gummifera*	4.8	0	2.39
86.	*Corymbia gummifera*	6.24	20	2.67
87.	*Corymbia gummifera*	7.8	10	2.93
88.	*Corymbia gummifera*	4.2	5	2.25
89.	*Eucalyptus punctata*	5.52	10	2.55
90.	*Corymbia gummifera*	6	10	2.57
91.	*Eucalyptus haemastoma*	4.08	0	2.25
92.	*Corymbia gummifera*	7.44	25	2.85
93.	*Corymbia gummifera*	3.84	0	2.15
94.	*Eucalyptus piperita*	5.76	10	2.57
95.	*Eucalyptus piperita*	5.76	10	2.55
96.	*Eucalyptus piperita*	7.8	25	2.85
97.	*Eucalyptus piperita*	8.4	30	2.93
98.	*Corymbia gummifera*	6	20	2.57
99.	*Corymbia gummifera*	4.08	5	2.25
100.	*Corymbia gummifera*	4.8	10	2.37
101.	*Eucalyptus haemastoma*	7.92	10	2.93

6.3 Development Impact

6.3.1. Tree 1. *Pyrus calleryana*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.2. Tree 2. *Pyrus calleryana*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be

further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.3. Tree 3. *Pyrus calleryana*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.4. Tree 4. *Pyrus calleryana*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.5. Tree 5. *Pyrus calleryana*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.6. Tree 6. *Pyrus calleryana*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.7. Tree 7. *Pyrus calleryana*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.8. Tree 8. *Pyrus calleryana*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.9. Tree 9. *Pyrus calleryana*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.10. Tree 10. *Eucalyptus haemastoma*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.11. Tree 11. *Alnus jorullensis*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.12. Tree 12. *Syagrus romanzoffiana*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.13. Tree 13. *Agonis flexuosa*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.14. Tree 14. *Elaeocarpus reticulatis*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.15. Tree 15. *Syagrus romanzoffiana*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.16. Tree 16. *Eucalyptus haemastoma*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.17. Tree 17. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.18. Tree 18. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.19. Tree 19. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.20. Tree 20. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.21. Tree 21. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.22. Tree 22. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.23. Tree 23. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.24. Tree 24. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.25. Tree 25. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.26. Tree 26. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.27. Tree 27. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.28. Tree 28. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.29. Tree 29. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.30. Tree 30. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.31. Tree 31. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.32. Tree 32. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.33. Tree 33. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.34. Tree 34. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.35. Tree 35. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.36. Tree 36. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.37. Tree 37. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.38. Tree 38. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.39. Tree 39. *Ligustrum lucidum*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.40. Tree 40. *Syncarpia glomulifera*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.41. Tree 41. *Corymbia citriodora*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.42. Tree 42. *Eucalyptus tereticornis*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.43. Tree 43. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.44. Tree 44. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.45. Tree 45. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.46. Tree 46. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.47. Tree 47. *Cupressocyparis leylandii*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.48. Tree 48. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.49. Tree 49. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.50. Tree 50. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.51. Tree 51. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.52. Tree 52. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.53. Tree 53. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.54. Tree 54. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.55. Tree 55. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.56. Tree 56. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.57. Tree 57. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.58. Tree 58. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.59. Tree 59. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.60. Tree 60. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.61. Tree 61. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.62. Tree 62. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.63. Tree 63. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.64. Tree 64. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.65. Tree 65. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.66. Tree 66. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.67. Tree 67. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.68. Tree 68. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.69. Tree 69. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.70. Tree 70. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.71. Tree 71. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.72. Tree 72. *Cupressus sempervirens*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.73. Tree 73. *Acer palmatum*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.74. Tree 74. *Magnolia grandiflora*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.75. Tree 75. *Magnolia grandiflora*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.76. Tree 76. *Magnolia grandiflora*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.77. Tree 77. *Magnolia grandiflora*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.78. Tree 78. *Magnolia grandiflora*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.79. Tree 79. *Grove of Strelitzia nicolai*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.80. Tree 80. *Pittosporum undulatum*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.81. Tree 81. *Angophora costata*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.82. Tree 82. *Corymbia gummifera*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.83. Tree 83. *Corymbia gummifera*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be totally encroached by the proposed development. This tree will not be viable to be retained under the proposed development.

6.3.84. Tree 84. *Pittosporum undulatum*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.85. Tree 85. *Corymbia gummifera*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.86. Tree 86. *Corymbia gummifera*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 20% which is significantly greater than the minor encroachment as defined by AS 4970-2009. Additionally, the Structural Root Zone of this tree will be encroached, impacting the stability of this tree. This tree will not be viable to be retained under the proposed development.

6.3.87. Tree 87. *Corymbia gummifera*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 10% which is a minor encroachment as defined by AS 4970-2009. This tree will be viable to be retained under the proposed development.

6.3.88. Tree 88. *Corymbia gummifera*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 5% which is less than the minor encroachment as defined by AS 4970-2009. This tree will remain viable to be retained under the proposed development.

6.3.89. Tree 89. *Eucalyptus punctata*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 10% which is less than the minor encroachment as defined by AS 4970-2009. This tree will remain viable to be retained under the proposed development.

6.3.90. Tree 90. *Corymbia gummifera*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 10% which is less than the minor encroachment as defined by AS 4970-2009. This tree will remain viable to be retained under the proposed development.

6.3.91. Tree 91. *Eucalyptus haemastoma*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.92. Tree 92. *Corymbia gummifera*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 25% which is significantly greater than the minor encroachment as defined by AS 4970-2009. Additionally, the Structural Root Zone of this tree will be encroached, impacting the stability of this tree. This tree will not be viable to be retained under the proposed development.

6.3.93. Tree 93. *Corymbia gummifera*

The Tree Protection Zone (TPZ) of this tree in accordance with *AS 4970-2009 Protection of Trees on Development Sites* will not be further encroached by the proposed development. This tree will be viable to be retained under the proposed development.

6.3.94. Tree 94. *Eucalyptus piperita*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 10% which is less than the minor encroachment as defined by AS 4970-2009. This tree will remain viable to be retained under the proposed development.

6.3.95. Tree 95. *Eucalyptus piperita*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 10% which is less than the minor encroachment as defined by AS 4970-2009. This tree will remain viable to be retained under the proposed development.

6.3.96. Tree 96. *Eucalyptus piperita*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 25% which is significantly greater than the minor encroachment as defined by AS 4970-2009. Additionally, the Structural Root Zone of this tree will be encroached, impacting the stability of this tree. This tree will not be viable to be retained under the proposed development.

6.3.97. Tree 97. *Eucalyptus piperita*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 30% which is significantly greater than the minor encroachment as defined by AS 4970-2009. Additionally, the Structural Root Zone of this tree will be encroached, impacting the stability of this tree. This tree will not be viable to be retained under the proposed development.

6.3.98. Tree 98. *Corymbia gummifera*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 20% which is significantly greater than the minor encroachment as defined by AS 4970-2009. Additionally, the Structural Root Zone of this tree will be encroached, impacting the stability of this tree. This tree will not be viable to be retained under the proposed development.

6.3.99. Tree 99. *Corymbia gummifera*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 5% which is less than the minor encroachment as defined by AS 4970-2009. This tree will remain viable to be retained under the proposed development.

6.3.100. Tree 100. *Corymbia gummifera*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 10% which is less than the minor encroachment as defined by AS 4970-2009. This tree will remain viable to be retained under the proposed development.

6.3.101. Tree 101. *Eucalyptus haemastoma*

The Tree Protection Zone (TPZ) of this tree in accordance with AS 4970-2009 Protection of Trees on Development Sites will be encroached by the proposed development by 10% which is less than the minor encroachment as defined by AS 4970-2009. This tree will remain viable to be retained under the proposed development.

7.0 Recommendations

The subject Trees are preserved under Part E1 of Warringah Development Control Plan 2011 with the exception of Trees 11, 12, 15, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71 and 72 which are all exempt from this development control.

Tree 42 is in poor and declining condition with significant deadwood, significant apical dieback and evidence of decay at the base of the trunk.

Trees 67, 101, 102, 103, 104, 105, 121, 122, 123, 128, 138, 139 are environmental pest species and are recommended for removal.

Trees 13, 16, 80 and 81 have evidence of significant decay and cavity within the trunk which places these trees at increased risk of failure. If these trees are proposed to be retained under the proposed development, we recommend a TRAQ Level 3 Risk Assessment be carried out on these trees.

Trees 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 80, 81, 82, 83, 86, 92, 96, 97 and 98 are encroached by the proposed construction and required earthworks by a major encroachment as defined by *AS4970-2009 Protection of Trees on Development Sites.* The Structural Root Zone of these trees will be encroached which will impact the stability of these trees. These trees will not be viable to be retained and will be required to be removed due to the proposed development.

This Impact Assessment Report assessed 101 Trees and found that 28 trees will remain viable under the proposed development and 73 trees will not be viable to be retained under the proposed development. Of the trees that are not viable to be retained, 9 have high retention value, 6 have medium retention value and 58 have low retention including 56 trees that are exempt from Warringah Development Control Plan 2011. The methodology for the calculation of retention values is outlined in Section 5.0 of this report.

All other trees are viable to be retained and are to be protected as defined below.

Recommendations for tree retention or removal are summarised as follows:

Tree no.	Species	Recommendations	Comments	Retention Value
1.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
2.	*Pyrus calleryana*	Retain	Viable to be retained and protected in	Medium

			accordance with 8.0.	
3.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
4.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
5.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
6.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
7.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
8.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
9.	*Pyrus calleryana*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
10.	*Eucalyptus haemastoma*	Remove	Not viable to be retained due to the proposed development.	High
11.	*Alnus jorullensis*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
12.	*Syagrus romanzoffiana*	Remove	Not viable to be retained due to the proposed development. Exempt from	Low

			Warringah DCP 2011.	
13.	*Agonis flexuosa*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
14.	*Elaeocarpus reticulatis*	Remove	Not viable to be retained due to the proposed development.	Medium
15.	*Syagrus romanzoffiana*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
16.	*Eucalyptus haemastoma*	Remove	Not viable to be retained due to the proposed development.	Medium
17.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
18.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
19.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
20.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low

21.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
22.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
23.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
24.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
25.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
26.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
27.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
28.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development.	Low

			Exempt from Warringah DCP 2011.	
29.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
30.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
31.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
32.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
33.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
34.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
35.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low

36.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
37.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
38.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
39.	*Ligustrum lucidum*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
40.	*Syncarpia glomulifera*	Remove	Not viable to be retained due to the proposed development.	High
41.	*Corymbia citriodora*	Remove	Not viable to be retained due to the proposed development.	Medium
42.	*Eucalyptus tereticornis*	Remove	Not viable to be retained due to the proposed development.	Low
43.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
44.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from	Low

			Warringah DCP 2011.	
45.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
46.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
47.	*Cupressocyparis leylandii*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
48.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
49.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
50.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
51.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
52.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the	Low

			proposed development. Exempt from Warringah DCP 2011.	
53.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
54.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
55.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
56.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
57.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
58.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
59.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from	Low

			Warringah DCP 2011.	
60.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
61.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
62.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
63.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
64.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
65.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
66.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
67.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the	Low

			proposed development. Exempt from Warringah DCP 2011.	
68.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
69.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
70.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
71.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
72.	*Cupressus sempervirens*	Remove	Not viable to be retained due to the proposed development. Exempt from Warringah DCP 2011.	Low
73.	*Acer palmatum*	Remove	Not viable to be retained due to the proposed development.	Medium
74.	*Magnolia grandiflora*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
75.	*Magnolia grandiflora*	Retain	Viable to be retained and protected in	Medium

			accordance with 8.0.	
76.	*Magnolia grandiflora*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
77.	*Magnolia grandiflora*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
78.	*Magnolia grandiflora*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
79.	*Grove of Strelitzia nicolai*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
80.	*Pittosporum undulatum*	Remove	Not viable to be retained due to the proposed development.	Medium
81.	*Angophora costata*	Remove	Not viable to be retained due to the proposed development.	Medium
82.	*Corymbia gummifera*	Remove	Not viable to be retained due to the proposed development.	High
83.	*Corymbia gummifera*	Remove	Not viable to be retained due to the proposed development.	High
84.	*Pittosporum undulatum*	Retain	Viable to be retained and protected in accordance with 8.0.	Medium
85.	*Corymbia gummifera*	Retain	Viable to be retained and protected in accordance with 8.0.	High
86.	*Corymbia gummifera*	Remove	Not viable to be retained due to the proposed development.	High

87.	*Corymbia gummifera*	Retain	Viable to be retained and protected in accordance with 8.0.	High
88.	*Corymbia gummifera*	Retain	Viable to be retained and protected in accordance with 8.0.	High
89.	*Eucalyptus punctata*	Retain	Viable to be retained and protected in accordance with 8.0.	High
90.	*Corymbia gummifera*	Retain	Viable to be retained and protected in accordance with 8.0.	High
91.	*Eucalyptus haemastoma*	Retain	Viable to be retained and protected in accordance with 8.0.	High
92.	*Corymbia gummifera*	Remove	Not viable to be retained due to the proposed development.	High
93.	*Corymbia gummifera*	Retain	Viable to be retained and protected in accordance with 8.0.	High
94.	*Eucalyptus piperita*	Retain	Viable to be retained and protected in accordance with 8.0.	High
95.	*Eucalyptus piperita*	Retain	Viable to be retained and protected in accordance with 8.0.	High
96.	*Eucalyptus piperita*	Remove	Not viable to be retained due to the proposed development.	High
97.	*Eucalyptus piperita*	Remove	Not viable to be retained due to the proposed development.	High

98.	*Corymbia gummifera*	Remove	Not viable to be retained due to the proposed development.	High
99.	*Corymbia gummifera*	Retain	Viable to be retained and protected in accordance with 8.0.	High
100.	*Corymbia gummifera*	Retain	Viable to be retained and protected in accordance with 8.0.	High
101.	*Eucalyptus haemastoma*	Retain	Viable to be retained and protected in accordance with 8.0.	High

8.0 Pre-Construction Tree Protection Measures

8.1 General

All tree protection works shall be carried out before excavation, grading and site works commence. Tree protection works shall be inspected and approved by a Consulting Arborist meeting AQF Level 5 prior to construction works commencing.

Storage of materials, mixing of materials, vehicle parking, disposal of liquids, machinery repairs and refueling, site office and sheds, and the lighting of fires, stockpiling of soil, rubble or any debris shall not be carried out within the TPZ of existing trees. No backfilling shall occur within the TPZ of existing trees. Trees shall not be removed or lopped unless specific instruction is given in writing by the Superintendent.

8.2 Identification

All trees to be protected shall be clearly identified and all TPZs surveyed.

8.3 Site Arborist

Prior to all site works commencing, a Site Arborist is to be appointed with the responsibility of implementing all Tree Protection Measures in this report as well as compliance with AS4970-2009 Protection of Trees on Development Sites. The Site Arborist is to hold qualifications equivalent of AQF Level 5.

8.4 Protective Fence

Fencing is to be erected around existing trees to be retained. In addition to this protective fencing within the site, Protective Fencing is to be installed to the full extent of the TPZs within the site. This fencing is to be erected prior to any materials being brought on site or before any site, civil works or construction works commence. The fence shall enclose a sufficient area so as to prevent damage to the TPZ as defined on Appendix D Tree Protection Plan and as defined in 5.1 above. Fence to comprise

1800mm high chain wire mesh fixed to 50mm diameter Galvanised steel posts. Panels should be securely fixed top and bottom to avoid separation. No storage of building materials, tools, paint, fuel or contaminants and the like shall occur within the fenced area.

8.5 Mulching

Install mulch to the extent of all tree protection fencing. Use a leaf mulch conforming to AS 4454 which is free of deleterious and extraneous matter such as soil, weeds, sticks and stones and consisting of a minimum of 90% recycled content compliant with AS 4454 (1999) and AS 4419 (1998). All trees marked as to be removed on the proposed development are to be chipped and reused for this purpose. Place mulch evenly and to a depth of 100mm.

8.6 Signage

Prior to works commencing, tree protection signage is to be attached to each tree protection zone, displayed in a prominent position and the sign repeated at 10 metres intervals or closer where the fence changes direction. Each sign shall contain in a clearly legible form, the following information:
Tree protection zone.

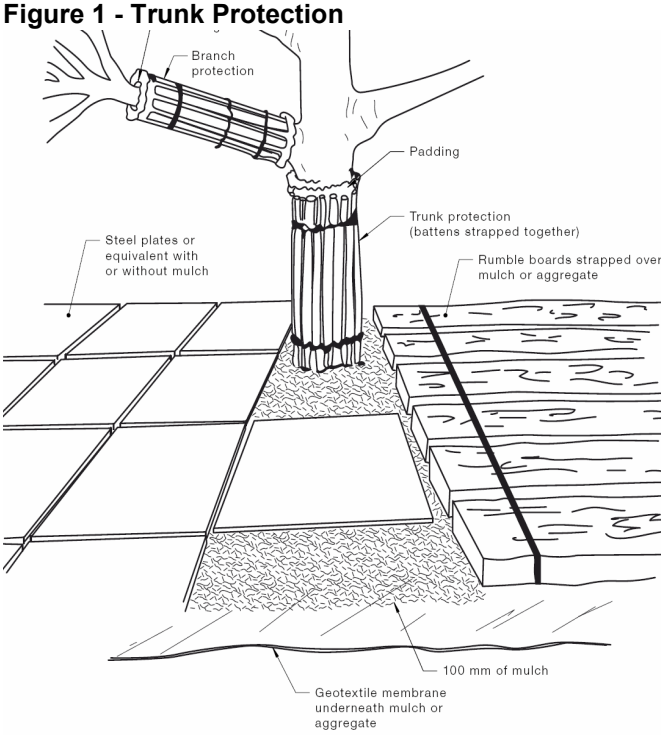
- This fence has been installed to prevent damage to the trees and their growing environment both above and below ground and access is restricted.
- No Access within Tree Protection Zone
- The name, address, and telephone number of the developer.

The name and telephone number of the Site Arborist.

8.7 Trunk and Branch Protection

Where a tree is to be retained and a Tree Protection Zone cannot be adequately established due to restricted access, the trunk and branches in the lower crown will be protected by wrapping 2 layers of hessian or carpet underfelt around the trunk and branches for a minimum of 2 m or as lower branches permit, then metal strapping

Figure 1 - Trunk Protection



secures 38x50 x2000 mm timber battens together around the trunk (do not nail or screw to the trunk or branches). The number of battens to be used is as required to encircle the trunk and the battens are to extend to the base of the tree (AS4970 2009 Protection of trees on development sites, Figure 3 Examples of Trunk, Branch and ground protection).

9.0 Site Management Issues

9.1 Soil Compaction

Plant and pedestrian traffic during the construction period will cause significant soil compaction. This will be exacerbated by increased water expected on these soils as result of adjacent construction and weather. Compaction of the soil within the TPZ will reduce the voids between soil peds or particles therefore will reduce the gaseous exchange capacity of the root system which will slow critical metabolic processes. No pedestrian or plant access is permissible to the TPZ.

9.2 Site Access

Sufficient access is required to enable efficient construction. It is essential to delineate access zones or corridors which will provide suitable access without damaging the existing trees to be retained or causing compaction to the root zone.

9.3 Excavation within Tree Protection Area

No excavation is to be carried out within the TPZs of retained trees without the permission and supervision of the Site Arborist (AQF5)

9.4 Possible Contamination / Storage of Materials

The construction site will require the use of many chemicals and materials that are possible contaminants which if not managed will pose a risk to the existing trees. These possible contaminants include fuels, herbicides, solvents and the like. A site-specific Environmental Management Plan shall be provided, and this specific risk identified and addressed.

10.0 Tree Protection Measures During Construction

10.1 Maintenance of Pre-Construction Tree Protection Measures

The Pre-Construction Tree Protection Measures identified in 5.0 above are to be maintained in good and serviceable condition throughout the construction period.

10.2 Possible Contaminants

Do not store or otherwise place bulk materials and harmful materials under or near trees. Do not place spoil from excavations within the TPZs. Prevent wind-blown materials such as cement from harming trees. All possible contaminants are to be stored in a designated and appropriate area with secure chemical spill measures such as a bund in place.

10.3 Physical Damage

Prevent damage to tree. Do not attach stays, guys and the like to trees. No personnel, plant, machinery or materials are to be allowed within the tree protection fencing.

10.4 Compaction

No filling or compaction shall occur over tree roots zones within tree protection fenced areas. Where construction occurs close to or the TPZ of trees to be retained it shall be necessary to install protection to avoid compaction of the ground surface. This protection is to be planks supported clear of the ground fixed to scaffolding.

10.5 Trenching

No Trenching should be necessary within the TPZs or within tree protection fencing. No further trenching is to be carried out without the approval of the Site Arborist. Should any further trenching be required within the TPZs identified, this work is to be carried out by hand and under the supervision of a qualified Arborist.

10.6 Irrigation/Watering

Contractor is to ensure that soil moisture levels are adequately maintained. Apply water at an appropriate rate suitable for the species during periods of little or no rainfall.

10.7 Site Sheds / Amenities/ Storage

Site sheds, site amenities, ablutions and site storage shall be in the area clear of all TPZ. Chemicals and potential contaminants are to be stored appropriately and this storage area is to be enclosed by a chemical spill bund to prevent the potential run off of contaminants in the event of a spillage or accident.

11.0 Environmental / Heritage/ Legislative Considerations

None of the subject trees are identified as threatened species or elements of endangered ecological communities within the NSW Biodiversity Conservation Act 2016.

12.0 References

Mattheck, C. Breloer, K. 1993, The Body Language of Trees: A Handbook for Failure Analysis, 12th Impression 2010 The Stationery Office.
AS4970-2009 Protection of Trees on Development Sites: Standards Australia

13.0 Disclaimer

This Appraisal has been prepared for the exclusive use of the Client and Birds Tree Consultancy.
Birds Tree Consultancy accepts no responsibility for its use by other persons. The Client acknowledges that this Appraisal, and any opinions, advice or recommendations expressed or given in it, are based on the information supplied by the Client and on the data inspections, measurements and analysis carried out or obtained Birds Tree Consultancy and referred to in the Appraisal. The Client should rely on the Appraisal, and on its contents, only to that extent.

Every effort has been made in this report to include, assess and address all defects, structural weaknesses, instabilities and the like of the subject trees. All inspections were made from ground level using only visual means and no intrusive or destructive

means of inspection were used. For many structural defects such as decay and inclusions, internal inspection is required by means of Resistograph or similar. No such investigation has been made in this case. Trees are living organisms and are subject to failure through a variety of causes not able to be identified by means of this inspection and report.

Appendix A Landscape Significance

IACA Significance of a Tree, Assessment Rating System (STARS) ©
(IACA 2010) ©

In the development of this document IACA acknowledges the contribution and original concept of the Footprint Green Tree Significance & Retention Value Matrix, developed by Footprint Green Pty Ltd in June 2001.

The landscape significance of a tree is an essential criterion to establish the importance that a particular tree may have on a site. However, rating the significance of a tree becomes subjective and difficult to ascertain in a consistent and repetitive fashion due to assessor bias. It is therefore necessary to have a rating system utilising structured qualitative criteria to assist in determining the retention value for a tree. To assist this process all definitions for terms used in the *Tree Significance - Assessment Criteria* and *Tree Retention Value - Priority Matrix*, are taken from the IACA Dictionary for Managing Trees in Urban Environments 2009.

This rating system will assist in the planning processes for proposed works, above and below ground where trees are to be retained on or adjacent a development site. The system uses a scale of *High*, *Medium* and *Low* significance in the landscape. Once the landscape significance of an individual tree has been defined, the retention value can be determined.

Tree Significance - Assessment Criteria

1. High Significance in landscape

- The tree is in good condition and good vigour;
- The tree has a form typical for the species;
- The tree is a remnant or is a planted locally indigenous specimen and/or is rare or uncommon in the local area or of botanical interest or of substantial age;
- The tree is listed as a Heritage Item, Threatened Species or part of an Endangered ecological community or listed on Councils significant Tree Register;
- The tree is visually prominent and visible from a considerable distance when viewed from most directions within the landscape due to its size and scale and makes a positive contribution to the local amenity;
- The tree supports social and cultural sentiments or spiritual associations, reflected by the broader population or community group or has commemorative values;
- The tree's growth is unrestricted by above and below ground influences, supporting its ability to reach dimensions typical for the taxa *in situ* - tree is appropriate to the site conditions.

2. Medium Significance in landscape

- The tree is in fair-good condition and good or low vigour;
- The tree has form typical or atypical of the species;
- The tree is a planted locally indigenous or a common species with its taxa commonly planted in the local area
- The tree is visible from surrounding properties, although not visually prominent as partially obstructed by other vegetation or buildings when viewed from the street,
- The tree provides a fair contribution to the visual character and amenity of the local area,
- The tree's growth is moderately restricted by above or below ground influences, reducing its ability to reach dimensions typical for the taxa *in situ*.

3. Low Significance in landscape

- The tree is in fair-poor condition and good or low vigour;
- The tree has form atypical of the species;
- The tree is not visible or is partly visible from surrounding properties as obstructed by other vegetation or buildings,
- The tree provides a minor contribution or has a negative impact on the visual character and amenity of the local area,
- The tree is a young specimen which may or may not have reached dimension to be protected by local Tree Preservation orders or similar protection mechanisms and can easily be replaced with a suitable specimen,
- The tree's growth is severely restricted by above or below ground influences, unlikely to reach dimensions typical for the taxa *in situ* - tree is inappropriate to the site conditions,
- The tree is listed as exempt under the provisions of the local Council Tree Preservation Order or similar protection mechanisms,
- The tree has a wound or defect that has potential to become structurally unsound.

Environmental Pest / Noxious Weed Species

- The tree is an Environmental Pest Species due to its invasiveness or poisonous/ allergenic properties,
- The tree is a declared noxious weed by legislation.

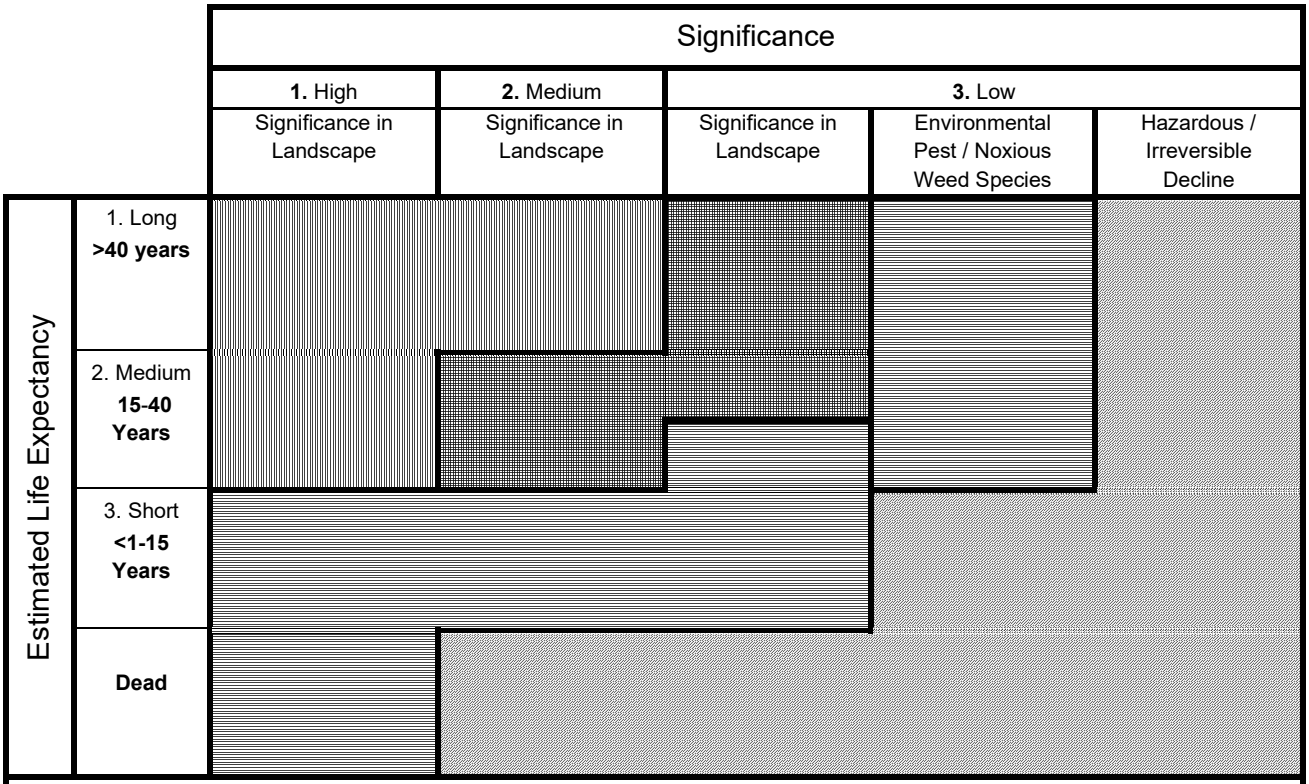
Hazardous/Irreversible Decline

- The tree is structurally unsound and/or unstable and is considered potentially dangerous,
- The tree is dead, or is in irreversible decline, or has the potential to fail or collapse in full or part in the immediate to short term.

The tree is to have a minimum of three (3) criteria in a category to be classified in that group.

Note: The assessment criteria are for individual trees only, however, can be applied to a monocultural stand in its entirety e.g. hedge.

Appendix B Tree Retention Values



Legend for Matrix Assessment

	Priority for Retention (High) - These trees are considered important for retention and should be retained and protected. Design modification or re-location of building/s should be considered to accommodate the setbacks as prescribed by the Australian Standard AS4970 *Protection of trees on development sites*. Tree sensitive construction measures must be implemented e.g. pier and beam etc if works are to proceed within the Tree Protection Zone.
	Consider for Retention (Medium) - These trees may be retained and protected. These are considered less critical; however their retention should remain priority with removal considered only if adversely affecting the proposed building/works and all other alternatives have been considered and exhausted.
	Consider for Removal (Low) - These trees are not considered important for retention, nor require special works or design modification to be implemented for their retention.
	Priority for Removal - These trees are considered hazardous, or in irreversible decline, or weeds and should be removed irrespective of development.

REFERENCES

Australia ICOMOS Inc. 1999, *The Burra Charter – The Australian ICOMOS Charter for Places of Cultural Significance*, International Council of Monuments and Sites, www.icomos.org/australia

Draper BD and Richards PA 2009, *Dictionary for Managing Trees in Urban Environments*, Institute of Australian Consulting Arboriculturists (IACA), CSIRO Publishing, Collingwood, Victoria, Australia.

Footprint Green Pty Ltd 2001, *Footprint Green Tree Significance & Retention Value Matrix*, Avalon, NSW Australia, www.footprintgreen.com.au

Appendix C - Tree Inspection Data

Birds Tree Consultancy

Consulting Arborist• Project Management • Horticultural Consultancy • Landscape Management

Inspection Data 19-Dec-21

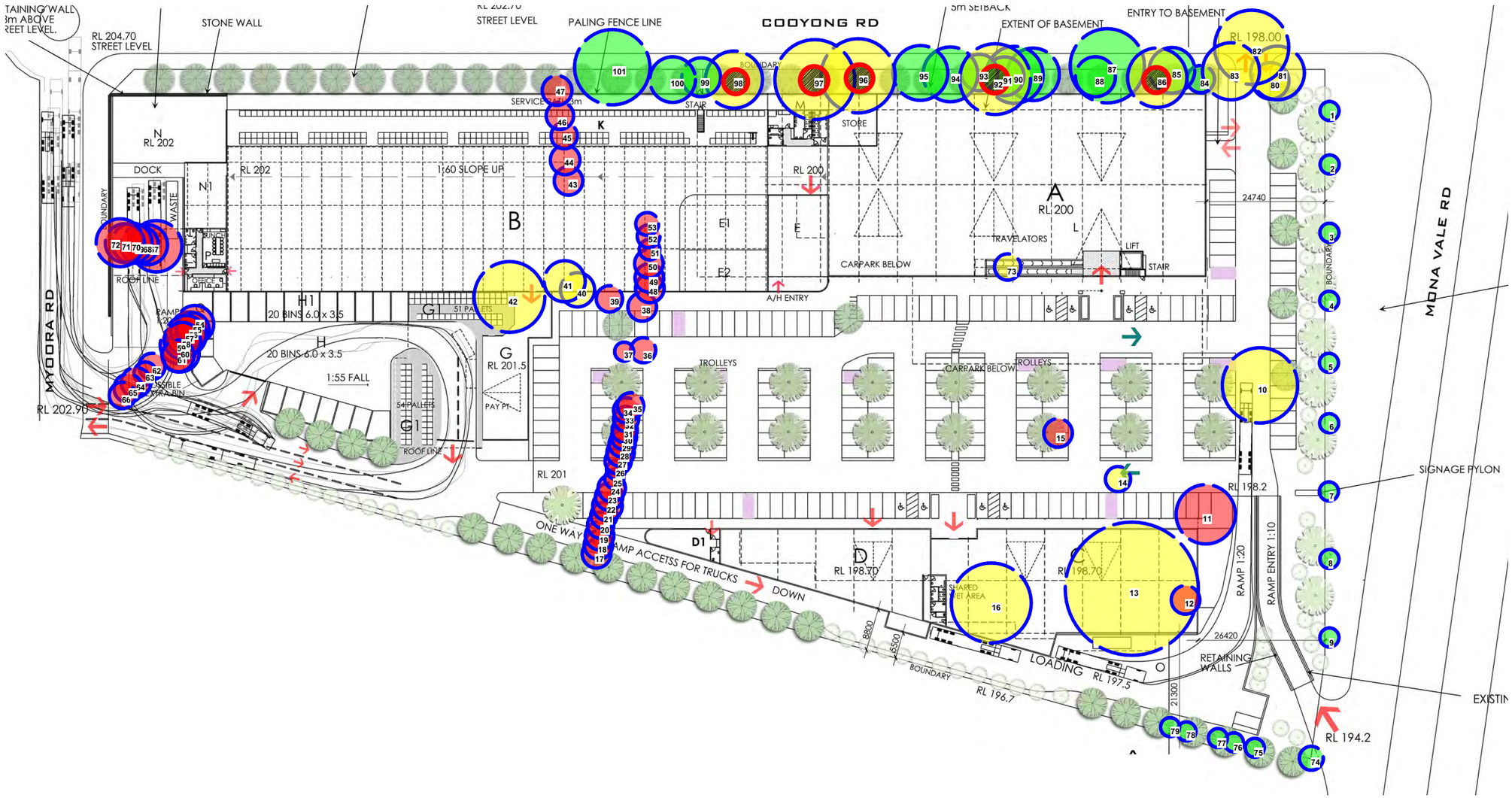
Terrey Hills Flower Power

Tree no.	Species	Height (m)	Spread(m)	DBH (mm)	TPZ Radius (m)			Maturity	Trunk (single, twin, multiple @)	Trunk lean	Form/Crown shape	Branching Habit	Crown Distribution	Stability	Branching Structure	Pruning History	Defects	Damage	Overall Health & Vigour	Canopy Density	Foliage	Deadwood	Epicormic Growth	Pest Infestation	Disease	Life expectancy	Env. & Landcape significance	Retention Value	Notes/Comments
1	Pyrus calleryana	6	3	140	2	200	1.68	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
1	Pyrus calleryana	6	3	140	2	200	1.68	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
1	Pyrus calleryana	6	2	120	2	200	1.68	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
1	Pyrus calleryana	6	2	130	2	200	1.68	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
1	Pyrus calleryana	6	3	140	2	200	1.68	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
1	Pyrus calleryana	5	3	130	2	200	1.68	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
1	Pyrus calleryana	6	2	120	2	200	1.68	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
1	Pyrus calleryana	6	3	140	2	200	1.68	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
1	Pyrus calleryana	5	2	120	2	200	1.68	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
10	Eucalyptus haemastoma	14	17	660	7.92	750	2.93	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
11	Alnus jorullensis	11	11	520	6.24	600	2.67	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
12	Syagrus romanzoffiana	11	5		3		N/A	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
13	Agonis flexuosa	11	13	1200	14.4	1500	3.92	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Evidence of decay, Cavity	Nil	Fair	Thinning	Nil	30%	25%	No evidence	No evidence	5-15y	Low	Low	
14	Elaeocarpus reticulatis	7	4	220	2.64	250	1.85	Semi-mature	Twin @ base	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
15	Syagrus romanzoffiana	14	5		3		N/A	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
16	Eucalyptus haemastoma	12	9	700	8.4	800	3.01	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Cavity, Evidence of decay	Nil	Fair	Thinning	Nil	25%	15%	No evidence	No evidence	5-15y	Medium	Medium	Cavity present in primary junction. Recommend risk assessment
17	Cupressocyparis leylandii	11	7	250	3	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
18	Cupressocyparis leylandii	11	7	250	3	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
19	Cupressocyparis leylandii	11	7	250	3	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
20	Cupressocyparis leylandii	11	7	230	2.76	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
21	Cupressocyparis leylandii	11	7	230	2.76	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
22	Cupressocyparis leylandii	11	7	260	3.12	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
23	Cupressocyparis leylandii	11	7	240	2.88	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
24	Cupressocyparis leylandii	11	6	240	2.88	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
25	Cupressocyparis leylandii	11	6	260	3.12	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
26	Cupressocyparis leylandii	11	6	260	3.12	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
27	Cupressocyparis leylandii	10	6	230	2.76	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
28	Cupressocyparis leylandii	9	5	240	2.88	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
29	Cupressocyparis leylandii	9	5	230	2.76	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
30	Cupressocyparis leylandii	7	4	220	2.64	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
31	Cupressocyparis leylandii	7	4	220	2.64	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
32	Cupressocyparis leylandii	7	4	220	2.64	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
33	Cupressocyparis leylandii	7	4	220	2.64	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	

Tree no.	Species	Height (m)	Spread(m)	DBH (mm)	TPZ Radius (m)			Maturity	Trunk (single, twin, multiple @)	Trunk lean	Form/Crown shape	Branching Habit	Crown Distribution	Stability	Branching Structure	Pruning History	Defects	Damage	Overall Health & Vigour	Canopy Density	Foliage	Deadwood	Epicormic Growth	Pest Infestation	Disease	Life expectancy	Env. & Landcape significance	Retention Value	Notes/Comments
34	Cupressocyparis leylandii	7	4	220	2.64	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
35	Cupressocyparis leylandii	7	4	230	2.76	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
36	Cupressocyparis leylandii	7	2	220	2.64	250	1.85	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Poor	Normal	Nil	20%	<5%	No evidence	No evidence	5-15y	Low	Low	
37	Cupressocyparis leylandii	7	3	150	2	200	1.68	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Poor	Normal	Nil	20%	<5%	No evidence	No evidence	5-15y	Low	Low	
38	Cupressocyparis leylandii	9	6	250	3	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
39	Ligustrum lucidum	7	6	230	2.76	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
40	Syncarpia glomulifera	7	5	300	3.6	350	2.13	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
41	Corymbia citriodora	20	10	360	4.32	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
42	Eucalyptus tereticornis	15	9	620	7.44	700	2.85	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Evidence of decay, Cavity	Nil	Poor	Sparse	Nil	50%	<5%	No evidence	No evidence	5-15y	Low	Low	Evidence of extensive decay at base of trunk. Recommend Resistograph testing , Extensive cavity throughout trunk. Remove, Significant apical dieback
43	Cupressocyparis leylandii	10	6	250	3	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
44	Cupressocyparis leylandii	10	6	260	3.12	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
45	Cupressocyparis leylandii	10	6	230	2.76	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
46	Cupressocyparis leylandii	10	6	240	2.88	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
47	Cupressocyparis leylandii	10	6	260	3.12	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
48	Cupressus sempervirens	9	4	250	3	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
49	Cupressus sempervirens	9	4	250	3	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
50	Cupressus sempervirens	9	4	250	3	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
51	Cupressus sempervirens	6	3	180	2.16	200	1.68	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
52	Cupressus sempervirens	6	3	200	2.4	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
53	Cupressus sempervirens	6	3	200	2.4	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
54	Cupressus sempervirens	11	5	330	3.96	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
55	Cupressus sempervirens	11	5	290	3.48	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
56	Cupressus sempervirens	11	5	330	3.96	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
57	Cupressus sempervirens	11	5	350	4.2	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
58	Cupressus sempervirens	11	5	320	3.84	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
59	Cupressus sempervirens	10	5	330	3.96	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
60	Cupressus sempervirens	9	4	280	3.36	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
61	Cupressus sempervirens	8	4	250	3	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
62	Cupressus sempervirens	6	3	230	2.76	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
63	Cupressus sempervirens	6	3	200	2.4	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
64	Cupressus sempervirens	8	4	260	3.12	330	2.08	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
65	Cupressus sempervirens	9	4	250	3	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
66	Cupressus sempervirens	8	4	230	2.76	300	2.00	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
67	Cupressus sempervirens	9	5	450	5.4	500	2.47	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
68	Cupressus sempervirens	11	5	350	4.2	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
69	Cupressus sempervirens	11	5	330	3.96	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	

Tree no.	Species	Height (m)	Spread(m)	DBH (mm)	TPZ Radius (m)			Maturity	Trunk (single, twin, multiple @)	Trunk lean	Form/Crown shape	Branching Habit	Crown Distribution	Stability	Branching Structure	Pruning History	Defects	Damage	Overall Health & Vigour	Canopy Density	Foliage	Deadwood	Epicormic Growth	Pest Infestation	Disease	Life expectancy	Env. & Landcape significance	Retention Value	Notes/Comments
70	Cupressus sempervirens	11	5	350	4.2	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
71	Cupressus sempervirens	11	5	340	4.08	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
72	Cupressus sempervirens	11	5	420	5.04	500	2.47	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Low	Low	
73	Acer palmatum	5	5	230	2.76	250	1.85	Mature	Twin @ 1m	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
74	Magnolia grandiflora	6	4	210	2.52	300	2.00	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
75	Magnolia grandiflora	5	3	120	2	200	1.68	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
76	Magnolia grandiflora	5	3	150	2	200	1.68	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
77	Magnolia grandiflora	5	3	140	2	200	1.68	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
78	Magnolia grandiflora	5	3	140	2	200	1.68	Semi-mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
79	Grove of Strelizia nicholllii	8	4		0		N/A	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
80	Pittosporum undulatum	8	4	320	3.84	380	2.20	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Evidence of decay, Cavity	Cavity	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	Cavity at base. Recommend Risk Assessment
81	Angophora costata	21	9	470	5.64	550	2.57	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Evidence of decay, Cavity	Cavity	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	Evidence of decay. Recommend Risk Assessment
82	Corymbia gummifera	27	12	650	7.8	700	2.85	Mature	Twin @ 1m	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
83	Corymbia gummifera	22	9	500	6	600	2.67	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
84	Pittosporum undulatum	10	3	240	2.88	300	2.00	Mature	Twin @ 1m	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	Medium	Medium	
85	Corymbia gummifera	16	9	400	4.8	460	2.39	Mature	Single	NIL	Irregular	Normal	Balanced	Stable	Stable	Line clearance	Nil	Nil	Good	Normal	Nil	<5%	25%	No evidence	No evidence	15-40y	High	High	
86	Corymbia gummifera	23	12	520	6.24	600	2.67	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
87	Corymbia gummifera	15	12	650	7.8	750	2.93	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
88	Corymbia gummifera	20	7	350	4.2	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
89	Eucalyptus punctata	18	9	460	5.52	540	2.55	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
90	Corymbia gummifera	22	14	500	6	550	2.57	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
91	Eucalyptus haemastoma	12	5	340	4.08	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
92	Corymbia gummifera	29	8	620	7.44	700	2.85	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
93	Corymbia gummifera	18	6	320	3.84	360	2.15	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
94	Eucalyptus piperita	22	9	480	5.76	550	2.57	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
95	Eucalyptus piperita	11	7	480	5.76	540	2.55	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
96	Eucalyptus piperita	11	12	650	7.8	700	2.85	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
97	Eucalyptus piperita	14	12	700	8.4	750	2.93	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
98	Corymbia gummifera	24	14	500	6	550	2.57	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
99	Corymbia gummifera	24	9	340	4.08	400	2.25	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
100	Corymbia gummifera	22	12	400	4.8	450	2.37	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	
101	Eucalyptus haemastoma	24	9	660	7.92	750	2.93	Mature	Single	NIL	Normal	Normal	Balanced	Stable	Stable	No evidence	Nil	Nil	Good	Normal	Nil	<5%	<5%	No evidence	No evidence	15-40y	High	High	

Appendix D – Tree Location Plan



Legend

- Tree to be Retained and Protected
- Tree - Exempt from Warringah DCP 2011
- Tree Not Viable to be Retained due to Proposed Development
- Tree Protection Zone (TPZ) in accordance with AS4970-2009
- Structural Root Zone (SRZ) in accordance with AS4970-2009

Birds Tree Consultancy
0438 892 634
glenn@birdstrees.com.au
www.birdstrees.com.au

Project: Terrey Hills - Flower Power
Client: Statewide Project Management
DWG: A01 REVISION A
Plan: Tree Location Plan
Date: 01 March 2022 Scale : 1:1000 @ A3