

Landscape Referral Response

Application Number:	Mod2022/0281
Date:	23/06/2022
Responsible Officer:	Kye Miles
Land to be developed (Address):	Lot 8 DP 6984 , 18 Alexander Street COLLAROY NSW 2097 Lot 9 DP 6984 , 18 Alexander Street COLLAROY NSW 2097

Reasons for referral

This application seeks consent for the following:

- Construction / development works within 5 metres of a tree or
- New residential works with three or more dwellings. (RFB's, townhouses, seniors living, guesthouses, etc). or
- Mixed use developments containing three or more residential dwellings.
- New Dwellings or

Officer comments

The application is for modification to development consent DA2021/1766 comprising amendments to the ground, first and second floor. The proposed amendments increase the gross floor area of the approved development and reduce the landscaped area of the approved development from 502m² to 470.1m².

The Statement of Environmental Effects indicates that the Landscape Plans have been updated yet these plans are not submitted with the modification application and Landscape Referral is unable to continue the assessment of determining the landscape outcome of the updated Landscape Plans relative to the approved Landscape Plans.

The proposal is therefore unsupported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

Recommended Landscape Conditions:

Nil.