

Landscape Referral Response

Application Number:	Mod2023/0224
Date:	09/05/2023
Proposed Development:	Modification of Development Consent DA2020/0231 granted for Alterations and additions to a dwelling house including a swimming pool
Responsible Officer:	Thomas Bershtein
Land to be developed (Address):	Lot 22 DP 19657 , 16 Stephen Street BEACON HILL NSW 2100

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 DA2020/0231 as described in reports and as illustrated in plans.

A Landscape Concept Plan is submitted indicating new areas of landscape area and the modification does not impact on the landscape outcomes of the development consent, and as such no Landscape Referral concerns are raised, for modified landscape works as indicated on the Landscape Concept Plan.

All Landscape Referral conditions under development consent DA2020/0231 remain.

The proposal is therefore supported.

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

Recommended Landscape Conditions:

Nil.