

Landscape Referral Response

Application Number:	Mod2022/0181
Date:	17/05/2022
Responsible Officer:	Adam Susko
Land to be developed (Address):	Lot 1 DP 601101 , 8 Wyatt Avenue BELROSE NSW 2085

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 DA2019/1420, seeking amendments to the western boundary fence height that do not alter the landscape outcome of the development.

Condition 28 of DA2019/1420 has been amended to reflect the updated Landscape Plan.

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:

CONDITIONS WHICH MUST BE COMPLIED WITH PRIOR TO THE ISSUE OF THE OCCUPATION CERTIFICATE

Required Planting

a) Trees shall be planted in accordance with the following schedule:

Minimum No. of Trees Required.	Species	Location	Pot Size
All trees	As indicated on Landscape Plan Dwg No. LPDA20-38/1 Rev. G dated 02.03.22 prepared by Conzept Landscape Architects	As indicated on the Landscape Plan	As indicated on the Landscape Plan

b) Details demonstrating compliance are to be submitted to the Principal Certifying Authority prior to the issue of any interim / final Occupation Certificate.

Reason: To maintain environmental amenity.