

Landscape Referral Response

Application Number:	Mod2022/0460
Date:	15/12/2022
Proposed Development:	Modification of Development Consent DA2020/0014 granted for Demolition works and construction of a dwelling house including a swimming pool
Responsible Officer:	Stephanie Gelder
Land to be developed (Address):	Lot 51 DP 740538 , 1772 Pittwater Road BAYVIEW NSW 2104

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 DA2020/0014. The modifications proposed do not impact the landscape outcome under the development consent, and protection of the existing street tree identified in the Arboricultural Impact Assessment prepared by Urban Forestry as T2 - Lemon Scented Gum remains necessary and condition 34 of the development consent DA2020/0014 is updated by amendment as required under this modification.

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 TO BE COMPLIED WITH DURING DEMOLITION AND BUILDING WORK

Project Arborist

AMEND 34. Project Arborist

A Project Arborist with AQF minimum Level 5 qualification in arboriculture/horticulture is to be appointed to supervise and certify tree protection measures for the existing street tree identified as T2 to be retained and protected, requiring site attendance during excavation and construction works of any works within the tree protection zone of T2, in accordance with AS4970- 2009 Protection of Trees on Development Sites, with particular reference to Section 4, and the recommendations of the Arboricultural Impact Assessment prepared by Urban Forestry Australia dated November 2019.

This shall include supervision, acceptance of the works and certification of tree sensitive work in the

vicinity of the existing street tree identified as ~~T1~~T2, under Section 5.0 Recommendations,
i) actions and recommendations as listed under 5.2 Minimising Impacts on Trees to be Retained,
ii) actions and recommendations as listed under 5.3 Tree Protection,

The Arborist shall submit certification that the works described in the above sections have been correctly installed and adhered to during the construction period.

The tree protection measures specified in this clause must:

- iii) be in place before work commences on the site, and
- iv) be maintained in good condition during the construction period, and
- v) remain in place for the duration of the construction works.

The Certifying Authority or a Project Arborist AQF Level 5 must ensure that:

- vi) the activities listed in section 4.2 of AS4970- 2009 Protection of Trees on Development Sites, do not occur within the tree protection zone of any tree, and
- vii) any temporary access to, or location of scaffolding within the tree protection zone of a protected tree, or any other tree to be retained on the site during the construction, is undertaken using the protection measures specified in sections 4.5.3 and 4.5.6 of that standard.

A separate permit or development consent may be required if the branches or roots of a protected tree on the site or on an adjoining site are required to be pruned or removed.

Reason: to ensure tree protection is provided and maintained.