

## Heritage Referral Response

<b>Application Number:</b>	DA2019/1447
<b>Date:</b>	25/08/2020
<b>To:</b>	Phil Lane
<b>Land to be developed (Address):</b>	Lot 81 DP 4889 , 27 Alan Avenue SEAFORTH NSW 2092

### Officer comments

HERITAGE COMMENTS		
Discussion of reason for referral		
The proposal has been referred to Heritage as the subject site adjoins a heritage item		
<b>I264 - Street Trees - Alan Avenue</b>		
Details of heritage items affected		
Details of the item as contained in the Manly inventory is as follows:		
<u>Statement of significance:</u> Historic and aesthetic street tree planting and streetscape.		
<u>Physical description:</u> Ficus Rubiginosa trees as centre road planting. Unique layout to Manly.		
Other relevant heritage listings		
Sydney Regional Environmental Plan (Sydney Harbour Catchment) 2005	No	
Australian Heritage Register	No	
NSW State Heritage Register	No	
National Trust of Aust (NSW) Register	No	
RAIA Register of 20th Century Buildings of Significance	No	
Other	N/A	
Consideration of Application		
The proposal seeks consent for the construction of two dwellings and torrens title subdivision of 27 Alan Avenue. The heritage item is located directly outside the subject property and covers the centre median tree plantings of Alan Avenue. The proposal is considered to not impact upon the significance of the heritage item, but Heritage supports Landscape's condition that the trees be protected during construction works.		
Therefore Heritage raises no objections and requires no additional conditions.		
Consider against the provisions of CL5.10 of MLEP.		
Is a Conservation Management Plan (CMP) Required? No		

Has a CMP been provided? No  
Is a Heritage Impact Statement required? No  
Has a Heritage Impact Statement been provided? No

Further Comments

COMPLETED BY: Brendan Gavin, Principal Planner

DATE: 25 August 2018

The proposal is therefore supported.

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

**Recommended Heritage Advisor Conditions:**

Nil.