

Landscape Referral Response

Application Number:	Mod2022/0359
Date:	26/07/2022
Responsible Officer:	Adam Croft
Land to be developed (Address):	Lot 2 DP 236331 , 135 Seaforth Crescent SEAFORTH NSW 2092

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 DA2020/1324 for construction of a swimming pool and associated works. The modification request approval of as-built works contrary to the approved plans and seeks to modify the development consent height of the swimming pool concourse from RL34.99 to a as-built level at RL35.51.

Condition 28. Landscape Completion item iv) required native species to be utilised along the swimming pool for screening, and it is noted that the Planting Plan LA101 submitted nominates such native screen planting around the edge of the pool, such that the condition is satisfied and remains applicable and relevant to the higher pool height. The selected native species in time will provide screening to the pool and pool surrounds.

Landscape Referral raise no objections to the proposed modification, subject to the reference of the modification plans under condition 'Approved Plans and Supporting Documentation'.

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.