

Landscape Referral Response

Application Number:	Mod2021/0446
Date:	01/07/2021
Responsible Officer:	Kent Bull
Land to be developed (Address):	Lot 70 DP 11067 , 32 The Strand WHALE BEACH NSW 2107

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 proposed modifications are described as:

1. installation of a passenger lift connecting the second floor level (garage and master bedroom) and the first floor (living) level.
2. the modification of the external south side stairs to delete the top flight (between first floor and garage level)
3. replacing the stair with a planter on the western side of the lift and the lift shaft
4. the deletion of the window into the first floor which the lift core now occupies (L1/W05)
5. the widening of the window/door in the laundry (L1D05)

The plans indicate that no additional impacts on significant landscape features are proposed.

No objections are therefore raised to the Modification. Existing conditions are considered still relevant and adequate.

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.