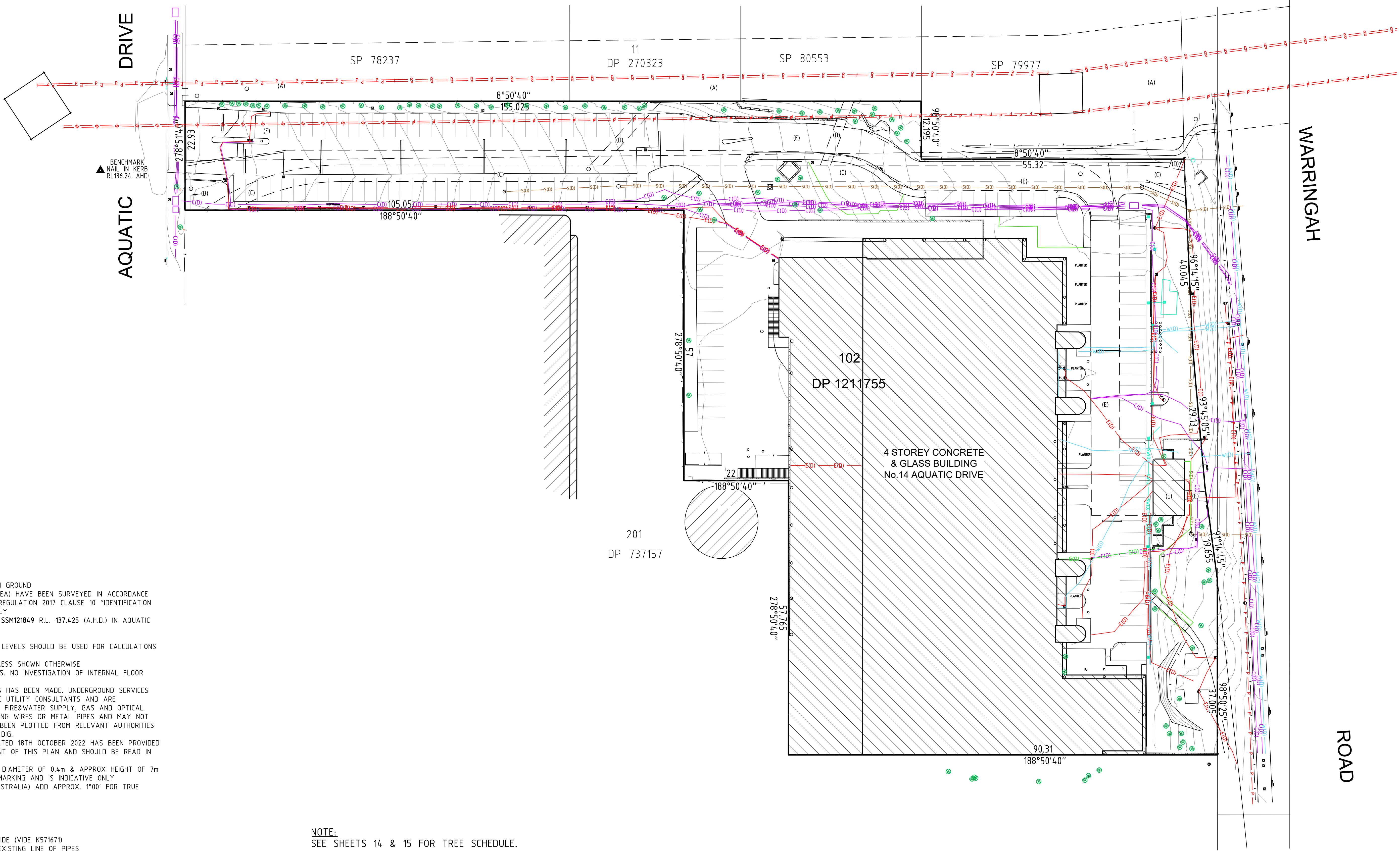


LEGEND

BENCH MARK	▲
COM PIT	■ COM
TELSTRA PIT	■ TEL
ELECTRIC LIGHT POLE	● ELP
ELECTRIC LIGHT POLE	● LP
ELECTRIC LIGHT BOLLARD	● LB
ELECTRICITY PIT	■ EPIT
ELECTRICITY BOX	■ EBOX
SERVICE PIT	□ LID
PIT WITH CONCRETE LID	□ CLID
PIT WITH METAL LID	□ MLID
STREET SIGN	■ SS
BOLLARD	○ BOL
GRATED INLET PIT	■ GIP
KERB INLET PIT	■ KIP
MANHOLE	○ MH
SEWER INSPECTION POINT	○ SIP
SEWER VENT	● SEV
SEWER MANHOLE	○ SMH
STOP VALVE	■ SV
HYDRANT	■ HYD
WATER VALVE	◆ WV
VEHICLE CROSSING	▱ (VC)
PRAM CROSSING	▱ (PC)
UNABLE TO OPEN	UTO
PLANTER BOX	P
UNDERSIDE OF SLAB	USS
GAS (DBYD)	— G —
COMMUNICATIONS (DBYD)	— C —
WATER (DBYD)	— W —
SEWER (DBYD)	— S —
ELECTRICITY (U'GROUND) (DBYD)	— E —
ELECTRICITY (OVERHEAD)	— P —
STORMWATER (DBYD)	— SW —



NOTES

1. THE BOUNDARIES HAVE NOT BEEN MARKED ON GROUND
2. THE BOUNDARY SURVEY (DIMENSIONS AND AREA) HAVE BEEN SURVEYED IN ACCORDANCE WITH SURVEYING AND SPATIAL INFORMATION REGULATION 2017 CLAUSE 10 "IDENTIFICATION SURVEYS" AND ARE SUBJECT TO FINAL SURVEY
3. ORIGIN OF LEVELS ON A.H.D. IS TAKEN FROM SSM121849 R.L. 137.425 (A.H.D.) IN AQUATIC DRIVE
4. CONTOUR INTERVAL 0.5 m
5. CONTOURS ARE INDICATIVE ONLY. ONLY SPOT LEVELS SHOULD BE USED FOR CALCULATIONS OF QUANTITIES WITH CAUTION
6. KERB LEVELS ARE TO THE TOP OF KERB UNLESS SHOWN OTHERWISE
7. FLOOR LEVELS SHOWN ARE THRESHOLD LEVELS. NO INVESTIGATION OF INTERNAL FLOOR LEVELS HAS BEEN UNDERTAKEN
8. AN INVESTIGATION OF UNDERGROUND SERVICES HAS BEEN MADE. UNDERGROUND SERVICES HAVE BEEN DETECTED BY QASAR SUBSURFACE UTILITY CONSULTANTS AND ARE APPROXIMATE ONLY. SOME SERVICES SUCH AS FIRE&WATER SUPPLY, GAS AND OPTICAL FIBRE CABLING DO NOT HAVE METALLIC TRACING WIRES OR METAL PIPES AND MAY NOT HAVE BEEN DETECTED. SERVICES HAVE ALSO BEEN PLOTTED FROM RELEVANT AUTHORITIES RECORDS AS SUPPLIED BY DIAL BEFORE YOU DIG.
9. 'QASAR' UNDERGROUND DETECTION REPORT DATED 18TH OCTOBER 2022 HAS BEEN PROVIDED TO THE CLIENT. IT IS AN INTEGRAL COMPONENT OF THIS PLAN AND SHOULD BE READ IN CONJUNCTION WITH IT.
10. 8/4/7 DENOTES TREE SPREAD OF 8m, TRUNK DIAMETER OF 0.4m & APPROX HEIGHT OF 7m
11. SHOWS APPROXIMATE POSITION OF ROAD LINEMARKING AND IS INDICATIVE ONLY
12. BEARINGS SHOWN ARE MGA (MAP GRID OF AUSTRALIA) ADD APPROX. 1°00' FOR TRUE NORTH

EASEMENTS

- (A) EASEMENT FOR TRANSMISSION LINE 24.385 WIDE (VIDE K571671)
(B) EASEMENT FOR SEWERAGE PURPOSES OVER EXISTING LINE OF PIPES (APPROX. ONLY) (VIDE DP737157)
(C) EASEMENT TO DRAIN WATER 3.5 WIDE (VIDE DP642033)
(D) EASEMENT TO DRAIN WATER 2 WIDE (VIDE DP642033)
(E) LEASE TO SYDNEY ELECTRICITY OF SUBSTATION PREMISES No.16389 TOGETHER WITH RIGHT OF CARRIAGEWAY (VARIABLE WIDTH) AND EASEMENT FOR ELECTRICITY PURPOSES 2 WIDE (VIDE E304850)

NOTE:

SEE SHEETS 14 & 15 FOR TREE SCHEDULE.
TREE SCHEDULE PREPARED BY CIVICA
DATED: 14 NOVEMBER 2022



G	00/00/00	—	00
F	00/00/00	—	00
E	13/05/25	SITE INSPECTION CONDUCTED TO DETERMINE ANY CHANGES TO PLAN SINCE LAST SURVEY OF 24-04-25 UPON COUNCIL'S REQUEST	005
Revision	Date	Description	Reference

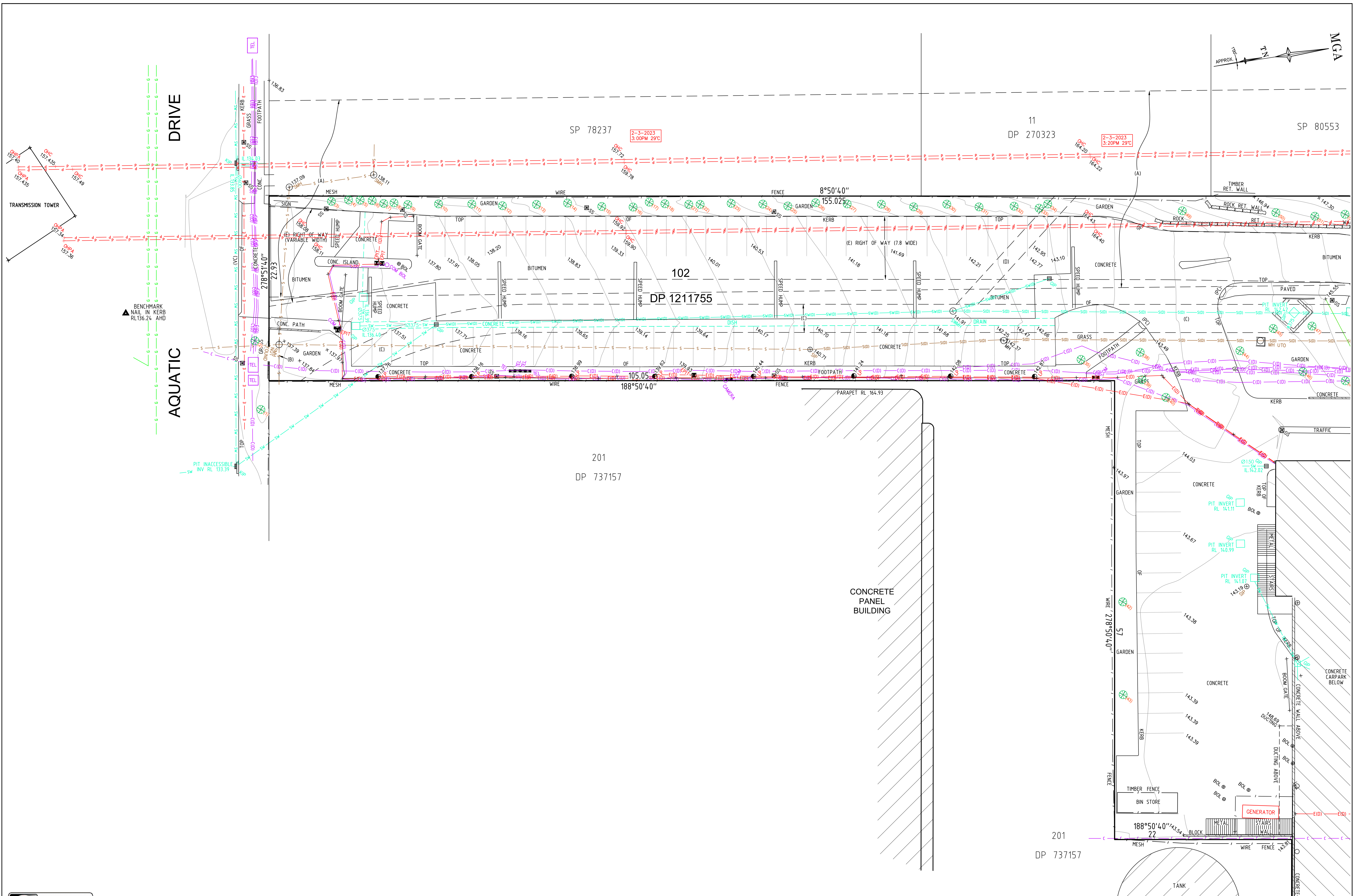
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C	06/03/23	HV TRANSMISSION TOWER CATENARY CABLING INFO ADDED	004
B	31/11/22	SERVICE DETECTION ADDED	003
A	05/08/22	EXTENT OF BASEMENT AND LEVEL 1 CARPARK DETAIL ADDED	002
Revision	Date	Description	Reference



Registered Surveyor NSW
Surveyor ID: 8627

Client GOODMAN PROPERTY SERVICES (NSW) PTY LTD
Drawing title
PLAN OF DETAIL AND LEVELS OVER LOT 102 IN DP 1211755
KNOWN AS 14 AQUATIC DRIVE, FRENCHS FOREST

datum AHD
site Area 1.546ha
LGA NORTHERN BEACHES
reference number 42250 001DT
scale 1:400 @A1
date of survey 9/04/2020
SHEET 15 OF 1



G	00/00/00	—	00	D	24/04/23	TREE TAGS ADDED	005
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CONFIDENCE TOGETHER

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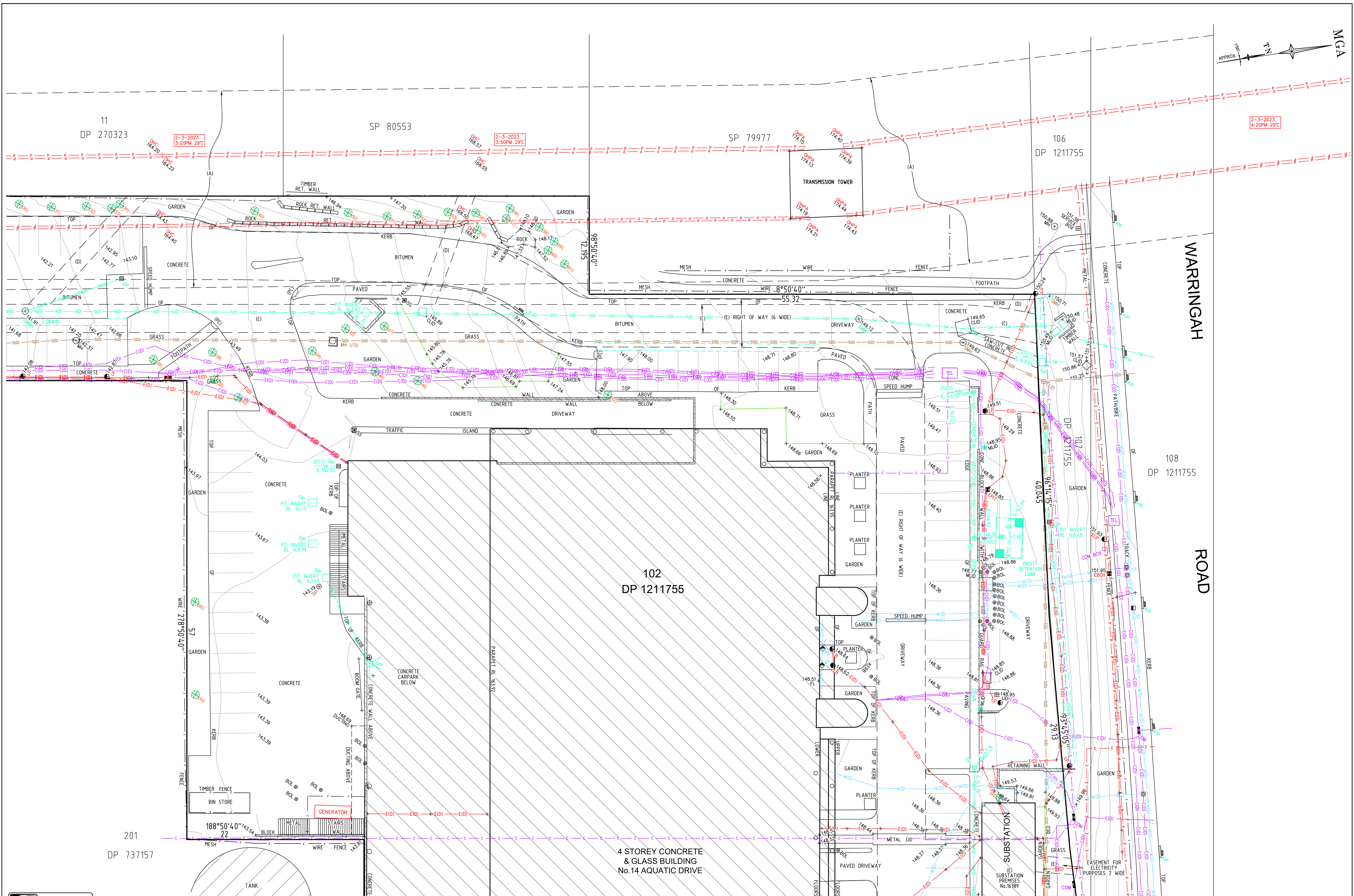
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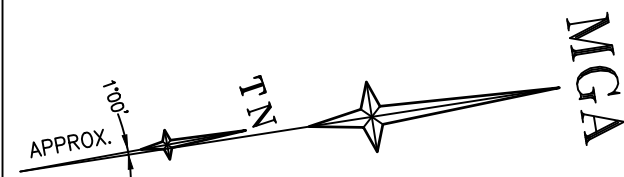
scale
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date of survey
9/04/2020

SHEET
15

2





WARRINGAH

ROAD

109
DP 1211755

104
DP 1211755

103
DP 1211755

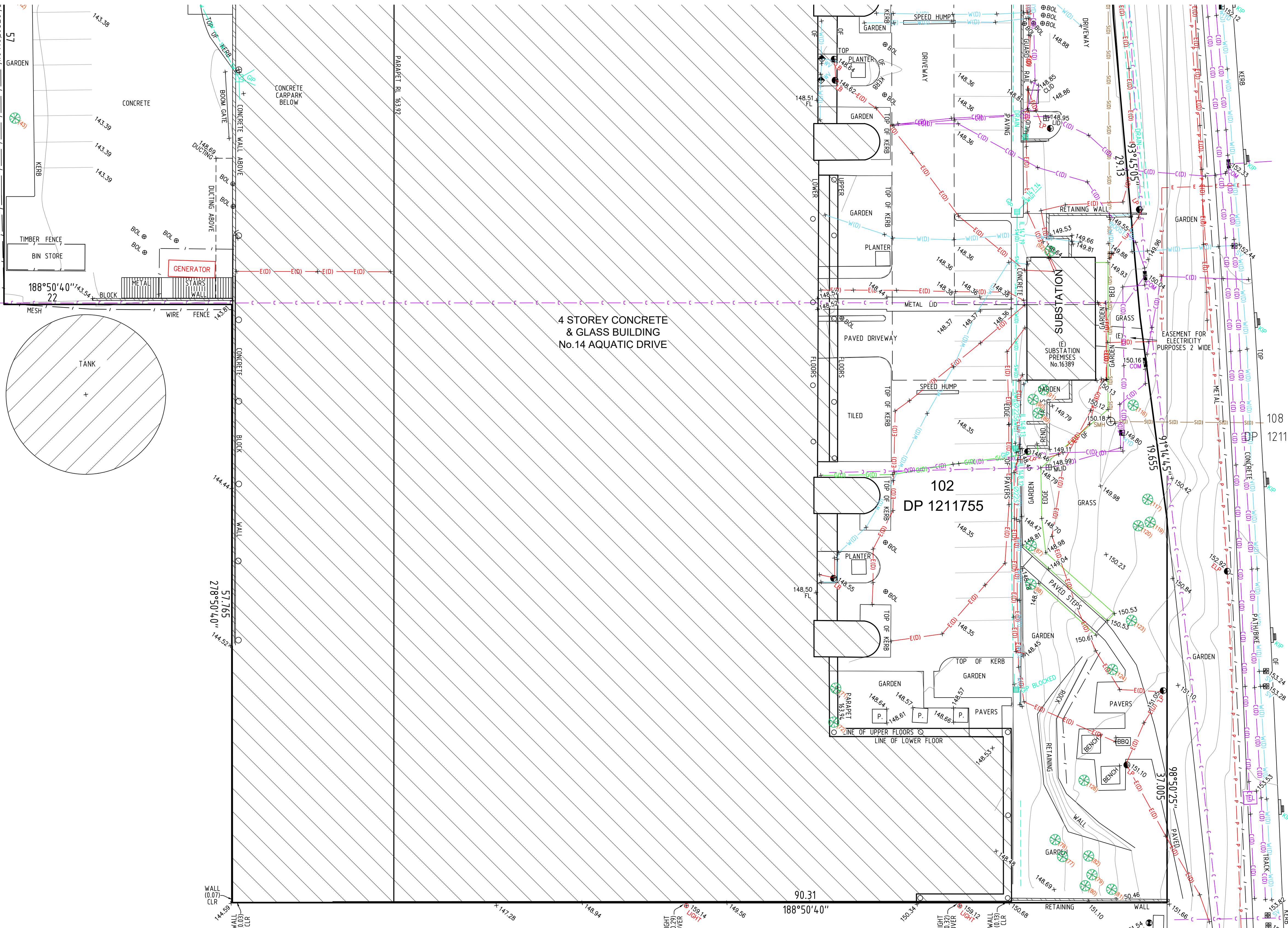
108
DP 1211755

102
DP 1211755

4 STOREY CONCRETE
& GLASS BUILDING
No.14 AQUATIC DRIVE

201
DP 737157

201
DP 737157



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9/04/2020
SHEET
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4

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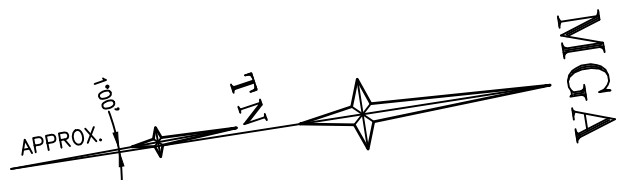
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site Area 1.546ha
LGA NORTHERN BEACHES
reference number 42250 001DT
scale 1:200 @A1
date of survey 9/04/2020
SHEET 15 OF 5



DRIVE

AQUATIC

SP 78237

102
DP 1211755

201

DP 737157

DRAINAGE CONNECTIONS
NOT CONFIRMED IN THIS
AREA



0 2 4 6 8 10
SCALE 1:100 @ A1

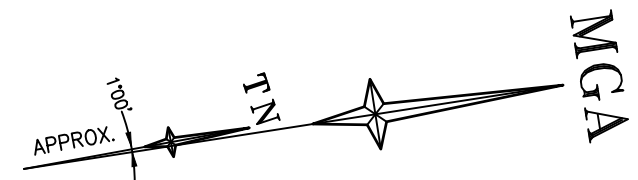
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42250 001DT
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1:100
date of survey
9/04/2020
SHEET
15
7



11

DP 270323

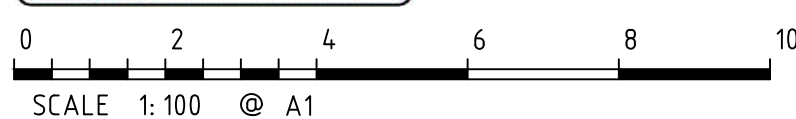
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DP 1211755

201

DP 737157



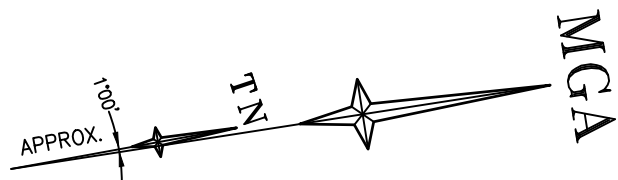
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PLAN OF DETAIL AND LEVELS OVER LOT 102 IN DP 1211755
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datum AHD
site Area 1.546ha
LGA NORTHERN BEACHES
reference number 42250 001DT
scale 1:100
date of survey 9/04/2020
SHEET 15 OF 8



11

DP 270323

SP 80553

SP 79977

102

DP 1211755

UNABLE TO OPEN
ASSUMED TO BE STORMWATER



0 2 4 6 8 10
SCALE 1:100 @ A1

G	00/00/00	—	00
F	00/00/00	—	00
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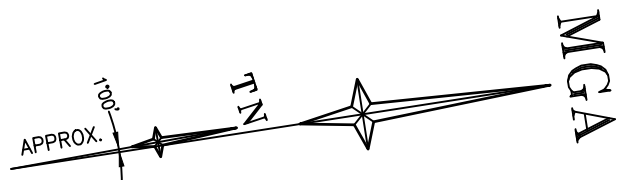
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Registered Surveyor NSW
Surveyor ID: 8627

Client GOODMAN PROPERTY SERVICES (NSW) PTY LTD
Drawing title
PLAN OF DETAIL AND LEVELS OVER LOT 102 IN DP 1211755
KNOWN AS 14 AQUATIC DRIVE, FRENCHS FOREST

datum
AHD
site Area
1.546ha
LGA
NORTHERN BEACHES
reference number
42250 001DT
scale
1:100
date of survey
9/04/2020
SHEET
15
9



WARINGAH ROAD

108
DP 1211755

106
DP 1211755

SP 79977

102
DP 1211755

UNABLE TO OPEN
ASSUMED TO BE STORMWATER

DP 1211755

UNKNOWN CHAMBER

107



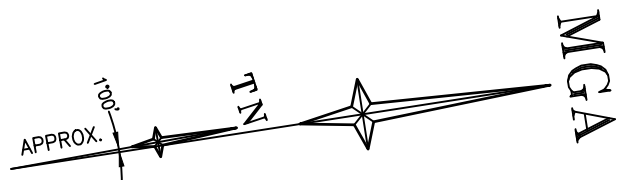
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Drawing title
PLAN OF DETAIL AND LEVELS OVER LOT 102 IN DP 1211755
KNOWN AS 14 AQUATIC DRIVE, FRENCHS FOREST

datum	AHD	reference number	42250 001DT
site Area	1.546ha	scale	1:100 @A1
LGA	NORTHERN BEACHES	date of survey	9/04/2020
		SHEET	15
		OF	10



WARRINGAH ROAD

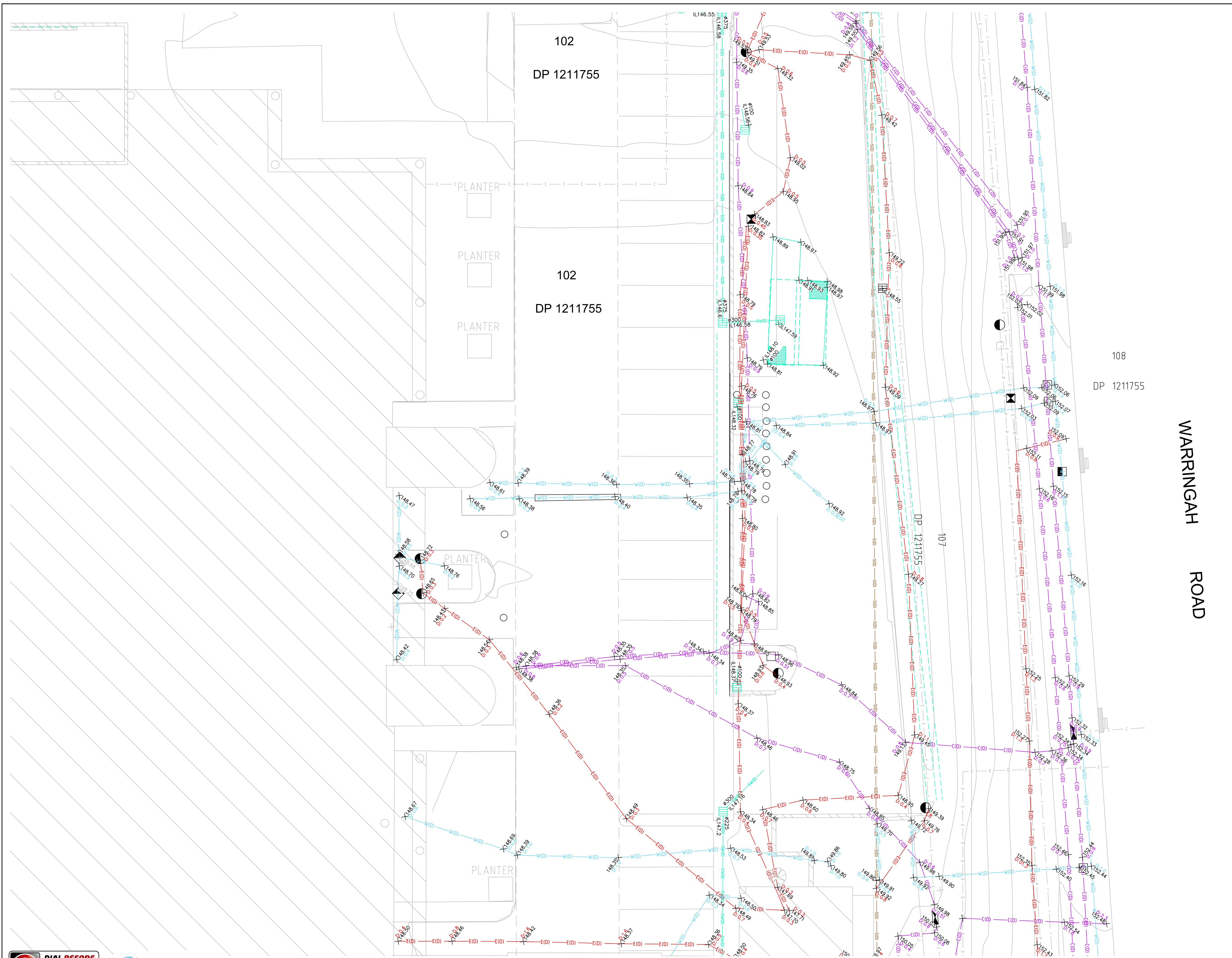
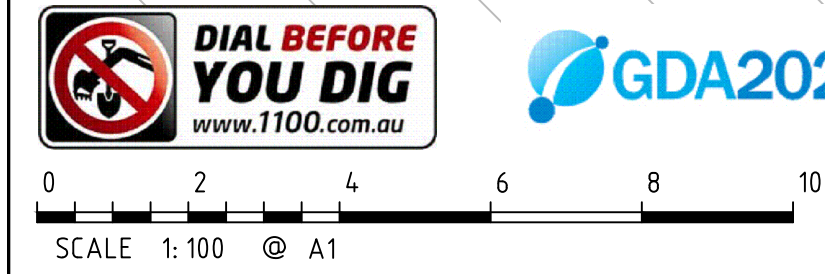
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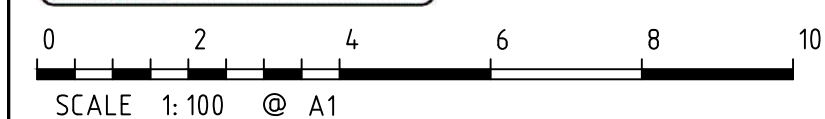
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datum AHD
site Area 1.546ha
LGA NORTHERN BEACHES
reference number 42250 001DT
scale 1:100
date of survey 9/04/2020
SHEET 11 OF 15





G	00/00/00	—	00
F	00/00/00	—	00
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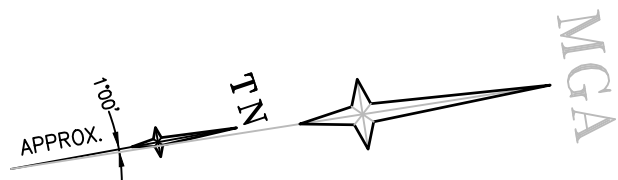
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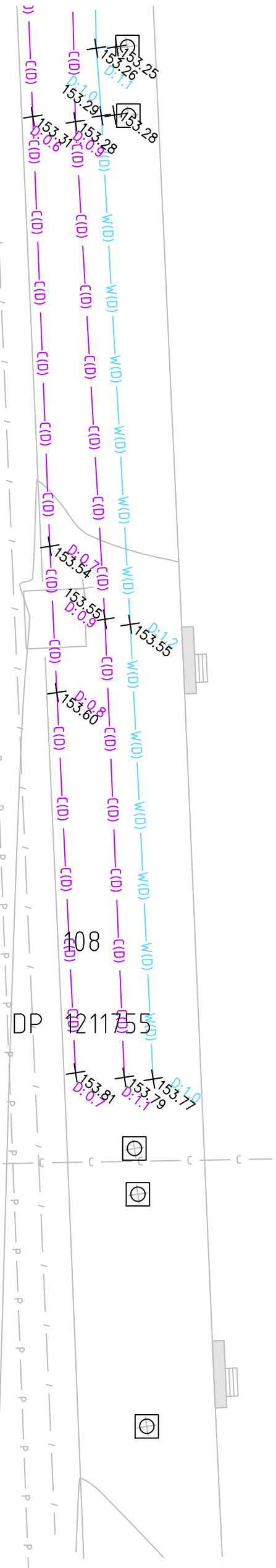
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Registered Surveyor NSW
Surveyor ID: 8627

Client	GOODMAN PROPERTY SERVICES (NSW) PTY LTD
Drawing title	PLAN OF DETAIL AND LEVELS OVER LOT 102 IN DP 1211755 KNOWN AS 14 AQUATIC DRIVE, FRENCHS FOREST

datum	reference	42250 001DT
AHD	number	
site Area	scale	date of survey
1.546ha	1:100 @A1	9/04/2020
LGA		
NORTHERN BEACHES	OF	SHEET 15 12



WARRINGAH ROAD



102
DP 1211755

103
DP 1211755

104
DP 1211755

109
DP 1211755

G	00/00/00	—	00
F	00/00/00	—	00
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Tree no.	Easting (GDA94)	Northing (GDA94)	Botanical Name	Common Name	Within TEC	TEC Species	Trees in group	DBH Total (cm)	DRC (cm)	Radial TPZ (m)	TPZ area (m2)	Radial SRZ (m)	Tree Height (m)	Canopy (m)	Health	Structure	Age	TLE (Yrs.)	Defects	Significance	Action (irrespective of development)	Arborist comments	Tree Quality Score	Tree Retention value subcategory	Recommendation
1	336677.72	6263622.76	Eucalyptus scoparia	Wallangarra White Gum	YES	NO	1	96	102	11.5	416.92	3.3	15-20	15-20	Fair	Poor	Mature	5-10	Co-dominant stems; Crack(s)/split(s); Deadwood/stubs > 100mm; Decay; Dieback; Excessive thinning; Fungal fruiting body(s); Hanger(s); Previous failure(s); Wound(s);	Avenue tree; Amenity value/shade;	Monitor; Other action; Remove deadwood/stubs > 30mm; Remove hanging limb(s);	14-07-2022 : Tom Axford : Tree assessed. 18-07-2020 : Tom Axford : Tree assessed. Health and structure continue to decline. 18-07-2019 : Tom Axford : Tree assessed. ~200mm diameter still attached hanging branch upper canopy eastern aspect. Target over natural area but could land on roadway if branch attachment were to completely fail. 23-10-2017 : Tom Axford : 2017 OCT Tree reassessed. Fungal fruiting bodies present on both leaders. Upper canopy thinning and deadwood continues to degrade. Previous recommendations to notify Council still apply. Structure now considered poor due to pathogen. Species prone to rapid decline once pathogen is present. 02-11-2015 : Tom Axford : Council tree. Remove medium deadwood over parking areas on western and southern sides of tree. Monitor bracket fungus and wound on eastern side of trunk at 3m for decay and increase in fruit size. Recommend advising Council of tree's condition.	B	1	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
2	336671.26	6263624.17	Corymbia maculata	Spotted Gum	YES	NO	1	27	34	3.2	32.98	2.1	10-15	<5	Good	Good	Semi-Mature	>50	Suppressed;	Suitable to site conditions; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
3	336653.01	6263630.18	Eucalyptus microcorys	Tallowwood	NO	NO	1	79	94	9.5	282.34	3.2	5-10	5-10	Good	Poor	Mature	15-25	Crossing/rubbing branches; Deadwood/stubs < 30mm; Epicormic growth; Inappropriate location; Poor pruning; Uncharacteristic form; Weak union(s); Wound(s);	Suitable to site conditions; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed. Regular lopping of tree for power line clearance has resulted in poor structure.	B	1	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
4	336653.41	6263632.98	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	9	11	2.0	12.57	1.5	<5	<5	Good	Good	Juvenile	15-25	Suppressed; Wound(s);	Attractive landscape feature; Screen value; Avenue tree;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
5	336653.74	6263636.03	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	7	10	2.0	12.57	1.5	<5	<5	Good	Good	Juvenile	15-25		Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
6	336654.67	6263638.7	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	8	10	2.0	12.57	1.5	<5	<5	Good	Good	Juvenile	15-25		Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
7	336655.13	6263641.24	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	8	9	2.0	12.57	1.5	<5	<5	Good	Fair	Juvenile	15-25	Co-dominant stems; Included bark; Pests/insects;	Attractive landscape feature; Avenue tree; Screen value;		26-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
8	336655.59	6263643.47	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	5	7	2.0	12.57	1.5	<5	<5	Good	Good	Juvenile	15-25	Suppressed;	Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
9	336656.06	6263646.71	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	19	26	2.3	16.69	1.9	5-10	<5	Good	Fair	Juvenile	15-25	Co-dominant stems; Deadwood/stubs < 30mm; Included bark;	Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
10	336657.11	6263650.84	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	16	19	2.0	12.57	1.6	5-10	<5	Good	Fair	Juvenile	15-25	Co-dominant stems; Crossing/rubbing branches; Included bark; Poor pruning;	Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
11	336657.51	6263654.91	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	20	22	2.4	18.50	1.8	5-10	<5	Good	Fair	Juvenile	15-25	Co-dominant stems; Included bark;	Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
12	336658.64	6263659.17	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	32	31	3.9	47.41	2.0	5-10	<5	Good	Fair	Semi-Mature	15-25	Co-dominant stems; Crossing/rubbing branches; Included bark; Poor pruning; Wound(s);	Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	1	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
13	336659.38	6263663.15	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	26	31	3.1	30.99	2.0	5-10	<5	Good	Fair	Semi-Mature	15-25	Co-dominant stems; Included bark;	Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	1	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
14	336659.6	6263666.8	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	11	13	2.0	12.57	1.5	5-10	<5	Fair	Fair	Juvenile	5-10	Co-dominant stems; Crossing/rubbing branches; Dieback; Epicormic growth; Included bark; Poor pruning; Wound(s);	Avenue tree;		14-07-2022 : Tom Axford : Tree assessed.	B	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
15	336660.09	6263670.03	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	14	19	2.0	12.57	1.6	<5	<5	Good	Good	Juvenile	15-25	Deadwood/stubs < 30mm; Poor pruning;	Attractive landscape feature; Avenue tree; Screen value;	Remove all deadwood/stubs;	14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
16	336660.82	6263673.66	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	11	16	2.0	12.57	1.5	<5	<5	Good	Good	Juvenile	15-25	Co-dominant stems;	Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
17	336660.91	6263678.52	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	7	11	2.0	12.57	1.5	<5	<5	Good	Good	Juvenile	15-25		Avenue tree; Screen value; Attractive landscape feature;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
18	336661.83	6263682.63	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	7	8	2.0	12.57	1.5	<5	<5	Good	Good	Juvenile	15-25		Avenue tree; Screen value; Attractive landscape feature;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
20	336686.13	6263667.31	Eucalyptus sieberi	Silvertop Ash	YES	YES	1	62	75	7.4	173.90	2.9	15-20	10-15	Fair	Fair	Mature	10-15	Deadwood/stubs > 60mm; Epicormic growth; Wound(s);	Within group; Amenity value/shade;	Remove all deadwood/stubs;	14-07-2022 : Tom Axford : Tree assessed. 18-07-2019 : Tom Axford : Tree assessed. VTA limited to observations from car park inside Goodman property. Tree is not tagged.	B	1	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
21	336662.23	6263685.74	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	7	9	2.0	12.57	1.5	<5	<5	Good	Good	Juvenile	15-25	Suppressed;	Avenue tree; Screen value; Attractive landscape feature;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
22	336662.66	6263688.38	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	11	14	2.0	12.57	1.5	5-10	<5	Good	Good	Young	15-25		Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
23	336664.12	6263695.4	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	15	20	2.0	12.57	1.7	5-10	<5	Good	Good	Juvenile	15-25		Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
24	336664.47	6263698.51	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	8	9	2.0	12.57	1.5	<5	<5	Good	Fair	Young	15-25	Suppressed;	Avenue tree; Screen value; Attractive landscape feature;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
25	336663.46	6263690.93	Eucalyptus piperita	Sydney Peppermint	NO	NO	1	58	79	7.0	152.18	3.0	5-10	5-10	Good	Poor	Mature	15-25	Crossing/rubbing branches; Deadwood/stubs < 30mm; Epicormic growth; Inappropriate location; Poor pruning; Uncharacteristic form; Wound(s);	Avenue tree; Unsuitable to site conditions; Amenity value/shade;	14-07-2022 : Tom Axford : Tree assessed. Regular lopping of tree for power line clearance has resulted in poor structure.	B	1	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).	
26	336664.68	6263704	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	11	12	2.0	12.57	1.5	<5	<5	Good	Good	Juvenile	15-25	Suppressed;	Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
27	336665.18	6263707.19	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	13	18	2.0	12.57	1.6	<5	<5	Good	Good	Juvenile	15-25	Co-dominant stems;	Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
28	336665.63	6263709.59	Syzygium leuhmannii	Small-leaved Lilly Pilly	NO	NO	1	14	21	2.0	12.57	1.7	<5	<5	Good	Fair	Juvenile	15-25	Co-dominant stems; Wound(s);	Attractive landscape feature; Avenue tree; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ).
29	336666.21	6263713																							



G	00/00/00	—	00
F	00/00/00	—	00
E	13/05/25	SITE INSPECTION CONDUCTED TO DETERMINE ANY CHANGES TO PLAN SINCE LAST SURVEY OF 24—04—25 UPON COUNCIL'S REQUEST	005
Revision	Date	Description	Reference

D	24/04/23	TREE TAGS ADDED	005
C	06/03/23	HV TRANSMISSION TOWER CATENARY CABLING INFO ADDED	004
B	31/11/22	SERVICE DETECTION ADDED	003
A	05/08/22	EXTENT OF BASEMENT AND LEVEL 1 CARPARK DETAIL ADDED	002
Revision	Date	Description	Reference

Tree no	Easting (GDA94)	Northing (GDA94)	Botanical Name	Common Name	Within TEC	TEC Species	Trees in group	DBH Total (cm)	DRC (cm)	Radial TPZ (m)	TPZ area (m2)	Radial SRZ (m)	Tree Height (m)	Canopy (m)	Health	Structure	Age	TLE (Yrs.)	Defects	Significance	Action (irrespective of development)	Arborist comments	Tree Quality Score	Tree Retention value	Recommendation
47	336690.41	6263751.55	Magnolia grandiflora	Bull Bay	NO	NO	1	11	17	2.0	12.57	1.6	<5	<5	Good	Good	Juvenile	>50		Suitable to site conditions; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
48	336696.32	6263754.71	Magnolia grandiflora	Bull Bay	NO	NO	1	11	15	2.0	12.57	1.5	<5	<5	Good	Good	Juvenile	>50		Suitable to site conditions; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
49	336672.45	6263743.34	Magnolia grandiflora	Bull Bay	NO	NO	1	13	19	2.0	12.57	1.6	<5	<5	Good	Good	Juvenile	>50		Screen value; Suitable to site conditions; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
50	336672.29	6263748.96	Magnolia grandiflora	Bull Bay	NO	NO	1	13	17	2.0	12.57	1.6	<5	<5	Good	Good	Juvenile	>50		Screen value; Suitable to site conditions; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
51	336673.39	6263753.65	Eucalyptus saligna	Sydney Blue Gum	NO	NO	1	73	85	8.8	241.08	3.1	10-15	10-15	Good	Poor	Mature	10-15	Crack(s)/split(s); Deadwood/stubs > 30mm; Epicormic growth; Excessive end weight; Inappropriate location; Poor pruning; Uncharacteristic form; Wound(s);	Unsuitable to site conditions; Amenity value/shade;	Remove deadwood/stubs > 30mm; 18-07-2019 : Tom Axford : Tree assessed. Regular lopping of tree for power line clearance has resulted in poor structure. Trunk splits associated with rapid growth.		B	1	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
52	336673.85	6263756.61	Magnolia grandiflora	Bull Bay	NO	NO	1	15	20	2.0	12.57	1.7	<5	<5	Good	Good	Juvenile	>50		Screen value; Suitable to site conditions; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
53	336674.79	6263760.83	Eucalyptus saligna	Sydney Blue Gum	NO	NO	1	55	63	6.6	136.85	2.7	5-10	5-10	Good	Poor	Mature	5-10	Co-dominant stems; Deadwood/stubs > 100mm; Epicormic growth; Inappropriate location; Poor pruning; Uncharacteristic form; Wound(s);	Unsuitable to site conditions; Amenity value/shade;	14-07-2022 : Tom Axford : Tree assessed. Regular lopping of tree for power line clearance has resulted in poor structure.		B	1	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
54	336675.57	6263763.49	Magnolia grandiflora	Bull Bay	NO	NO	1	11	14	2.0	12.57	1.5	<5	<5	Good	Good	Juvenile	>50	Suppressed;	Suitable to site conditions; Screen value; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
55	336677.45	6263764.89	Eucalyptus saligna	Sydney Blue Gum	NO	NO	1	40	46	4.8	72.38	2.4	10-15	5-10	Good	Poor	Semi-Mature	10-15	Deadwood/stubs < 30mm; Epicormic growth; Inappropriate location; Poor pruning; Uncharacteristic form;	Unsuitable to site conditions; Amenity value/shade;	14-07-2022 : Tom Axford : Tree assessed. Regular lopping of tree for power line clearance has resulted in poor structure.		B	1	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
56	336676.98	6263768.95	Photinia robusta	Large-leaved Photinia	NO	NO	30	6	9	2.0	12.57	1.5	<5	Group	Good	Good	Semi-Mature	25-50	Avenue tree; Screen value; Suitable to site conditions; Attractive landscape feature; Hedge tree; Amenity value/shade; Within group;		11-11-2022 : Jesse Tree : Tree assessed. 14-07-2022 : Tom Axford : Tree assessed.		C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
57	336679.79	6263768.95	Eucalyptus saligna	Sydney Blue Gum	NO	NO	1	56	63	6.7	141.87	2.7	5-10	10-15	Good	Poor	Mature	10-15	Deadwood/stubs > 30mm; Epicormic growth; Inappropriate location; Poor pruning; Uncharacteristic form;	Unsuitable to site conditions; Amenity value/shade;	Remove deadwood/stubs > 30mm; 18-07-2019 : Tom Axford : Tree assessed. Regular lopping of tree for power line clearance has resulted in poor structure.		B	1	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
58	336678.23	6263772.39	Magnolia grandiflora	Bull Bay	NO	NO	1	9	11	2.0	12.57	1.5	<5	<5	Good	Good	Juvenile	15-25		Screen value; Suitable to site conditions; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
59	336679.79	6263774.26	Eucalyptus robusta	Swamp Mahogany	NO	NO	1	31	44	3.7	43.47	2.3	10-15	5-10	Good	Poor	Semi-Mature	10-15	Deadwood/stubs > 60mm; Epicormic growth; Inappropriate location; Poor pruning; Suppressed; Uncharacteristic form; Wound(s);	Unsuitable to site conditions; Amenity value/shade;	Remove deadwood/stubs > 30mm; 18-07-2019 : Tom Axford : Tree assessed. Regular lopping of tree for power line clearance has resulted in poor structure.		C	1	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
60	336683.38	6263774.89	Eucalyptus saligna	Sydney Blue Gum	NO	NO	1	46	61	5.5	95.73	2.7	5-10	5-10	Good	Poor	Mature	10-15	Deadwood/stubs < 30mm; Epicormic growth; Inappropriate location; Poor pruning; Suppressed; Uncharacteristic form;	Amenity value/shade; Unsuitable to site conditions;	14-07-2022 : Tom Axford : Tree assessed. Regular lopping of tree for power line clearance has resulted in poor structure.		B	1	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
61	336685.1	6263777.86	Eucalyptus robusta	Swamp Mahogany	NO	NO	1	51	78	6.1	117.67	3.0	10-15	5-10	Good	Good	Semi-Mature	15-25	Co-dominant stems; Crossing/rubbing branches; Deadwood/stubs > 100mm; Epicormic growth; Exposed root(s); Previous failure(s); Wound(s);	Within group; Attractive landscape feature; Amenity value/shade;	Remove deadwood/stubs > 30mm; 11-11-2022 : Jesse Tree : Trunk located 1.5m West of existing kerb edge. 14-07-2022 : Tom Axford : Tree assessed. 16-07-2021 : Ian Consalvey : Tree assessed. Remove large dead stub, low canopy, northern aspect. Remove deadwood from over footpath and roadway.		B	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
62	336701.23	6263778.37	Callistemon citrinus	Crimson Bottlebrush	NO	NO	14	5	9	2.0	12.57	1.5	<5	Group	Good	Good	Juvenile	10-15	Avenue tree; Screen value; Suitable to site conditions; Hedge tree; Attractive landscape feature; Within group;		11-11-2022 : Jesse Tree : Tree assessed. 14-07-2022 : Tom Axford : Tree assessed.		C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
71	336797.17	6263793.29	Elaeocarpus eumundii	Smooth-leaved Quandong	NO	NO	6	6	9	2.0	12.57	1.5	<5	<5	Good	Good	Young	10-15	Co-dominant stems; Damaging infrastructure;	Screen value; Within group;	Shape from infrastructure;		C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
72	336800.59	6263798.55	Syzygium smithii	Lilly Pilly	YES	NO	5	6	8	2.0	12.57	1.5	<5	<5	Good	Fair	Juvenile	10-15	Epicormic growth;	Screen value; Hedge tree; Within group;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
77	336815.74	6263811.87	Syzygium paniculatum	Magenta Brush Cherry	YES	NO	1	10	13	2.0	12.57	1.5	5-10	<5	Fair	Fair	Semi-Mature	10-15	Deadwood/stubs < 30mm; Excessive thinning; Suppressed;	Within group; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed. 16-07-2021 : Ian Consalvey : Tree assessed. Canopy density is increasing, now at ~50%.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
78	336813.06	6263811.07	Syzygium paniculatum	Magenta Brush Cherry	YES	NO	1	15	20	2.0	12.57	1.7	5-10	<5	Fair	Good	Semi-Mature	15-25	Deadwood/stubs < 30mm; Dieback; Epicormic growth; Suppressed;	Within group; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed. 16-07-2021 : Ian Consalvey : Tree assessed. Canopy continues to increase in density. Now at ~80%. Deadwood over garden bed.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
79	336817.42	6263815.55	Angophora floribunda	Rough-barked Apple Myrtle	YES	NO	1	20	23	2.4	18.10	1.8	10-15	<5	Good	Good	Semi-Mature	15-25	Deadwood/stubs < 30mm; Epicormic growth;	Amenity value/shade; Attractive landscape feature;		14-07-2022 : Tom Axford : Tree assessed. 16-07-2021 : Ian Consalvey : Tree assessed. Deadwood over garden bed.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
80	336819.08	6263816.87	Angophora floribunda	Rough-barked Apple Myrtle	YES	NO	1	24	28	2.9	26.06	1.9	10-15	5-10	Good	Good	Semi-Mature	15-25	Deadwood/stubs < 30mm; Epicormic growth;	Amenity value/shade; Attractive landscape feature;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
81	336818.82	6263818.55	Angophora floribunda	Rough-barked Apple Myrtle	YES	NO	1	22	25	2.6	21.90	1.8	5-10	<5	Good	Good	Semi-Mature	15-25	Co-dominant stems; Deadwood/stubs < 30mm; Epicormic growth;	Amenity value/shade; Attractive landscape feature;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
82	336814.95	6263814.8	Camellia sasanqua	Camellia	YES	NO	5	7	11	2.0	12.57	1.5	<5	<5	Good	Good	Semi-Mature	25-50	Co-dominant stems;	Amenity value/shade; Suitable to site conditions; Within group;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
87	336791.93	6263810.99	Magnolia grandiflora 'Little Gem'	Dwarf Bull Bay	YES	NO	1	8	14	2.0	12.57	1.5	<5	<5	Good	Poor	Semi-Mature	5-10	Epicormic growth; Poor pruning; Uncharacteristic form; Wound(s);			14-07-2022 : Tom Axford : Tree assessed. 18-07-2019 : Tom Axford : Tree assessed. Stump is suckering. Not tagged.	C	3	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
88	336787.79	6263811.12	Magnolia grandiflora 'Little Gem'	Dwarf Bull Bay	YES	NO	1	7	11	2.0	12.57	1.5	<5	<5	Good	Poor	Semi-Mature	<5	Epicormic growth; Poor pruning; Uncharacteristic form; Wound(s);			14-07-2022 : Tom Axford : Tree assessed. 18-07-2019 : Tom Axford : Tree assessed. Stump is suckering. Not tagged.	C	3	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
89	336773.25	6263814.54	Cyathea cooperi	Rough Tree Fern	YES	NO	1	8	13	2.0	12.57	1.5	<5	<5	Good	Good	Semi-Mature	15-25		Amenity value/shade; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
90	336771.76	6263814.8	Cyathea cooperi	Rough Tree Fern	YES	NO	1	13	16	2.0	12.57	1.5	<5	<5	Good	Good	Semi-Mature	15-25	Co-dominant stems;	Amenity value/shade; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
91	336770.79	6263816.03	Cyathea cooperi	Rough Tree Fern	YES	NO	1	19	32	2.3	16.33	2.1	5-10	<5	Good	Good	Mature	15-25		Amenity value/shade; Screen value;	Remove all deadwood/stubs;	14-07-2022 : Tom Axford : Tree assessed. 02-11-2015 : Tom Axford : Remove dead fronds as required.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
92	336757.92	6263818.87	Cyathea cooperi	Rough Tree Fern	YES	NO	1	25	30	3.1	29.41	2.0	<5	<5	Good	Good	Mature	15-25	Co-dominant stems;	Amenity value/shade; Screen value;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
116	336772.92	6263827.08	Eucalyptus globoides	White Stringybark	YES	NO	1	68	79	8.2	209.18	3.0	10-15	10-15	Good	Fair	Mature	10-15	Co-dominant stems; Deadwood/stubs > 100mm; Epicormic growth; Mechanical damage to root(s); Poor pruning; Soil compaction; Soil grade changes; Soil problems;	Amenity value/shade; Attractive landscape feature;	Remove deadwood/stubs > 30mm; 16-07-2021 : Ian Consalvey : Tree assessed. Approximately ten large pieces of deadwood have formed which overhang a building and lawn area.		A	2	Retain tree with specific protection requirements (i.e. Generic measures plus supervision of works within the TPZ and/or use of root sensitive construction techniques)
117	336781.52	6263826.83	Angophora costata	Smooth-barked Apple	YES	YES	1	45	54	5.4	91.61	2.6	10-15	5-10	Good	Fair	Mature	15-25	Co-dominant stems; Deadwood/stubs > 30mm; Epicormic growth; Mechanical damage to root(s); Soil compaction; Soil grade changes; Soil problems;	Within group; Screen value; Amenity value/shade; Attractive landscape feature;	Remove deadwood/stubs > 30mm; 09-07-2020 : Jesse Tree : Tree assessed. No signs of root plate failure (such as soil lifting, cracking, or disturbance) were observed.		B	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
119	336784.37	6263825.99	Angophora costata	Smooth-barked Apple Myrtle	YES	YES	1	32	40	3.8	46.32	2.3	5-10	5-10	Good	Poor	Mature	5-10	Co-dominant stems; Deadwood/stubs > 30mm; Epicormic growth; Mechanical damage to root(s); Poor pruning; Soil compaction; Soil grade changes; Soil problems; Suppressed; Uncharacteristic form; Wound(s);	Amenity value/shade;	Remove deadwood/stubs > 30mm;		C	1	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
120	336784.04	6263822.95	Eucalyptus globoides	White Stringybark	YES	NO	1	45	49	5.4	91.61	2.5	10-15	10-15	Good	Fair	Mature	15-25	Co-dominant stems; Deadwood/stubs > 60mm; Epicormic growth; Poor pruning; Soil compaction; Suppressed;	Within group; Amenity value/shade; Attractive landscape feature;	Remove deadwood/stubs > 30mm;		B	2	Retain tree with specific protection requirements (i.e. Generic measures plus supervision of works within the TPZ and/or use of root sensitive construction techniques)
123	336792.12	6263825.79	Eucalyptus globoides	White Stringybark	YES	NO	1	28	33	3.4	35.47	2.1	5-10	5-10	Good	Fair	Semi-Mature	15-25	Deadwood/stubs > 30mm; Epicormic growth; Excessive end weight; Suppressed;	Amenity value/shade; Attractive landscape feature;	End weight reduction; Remove all deadwood/stubs;	14-07-2022 : Tom Axford : Tree assessed. 16-07-2021 : Ian Consalvey : Tree assessed. Reduce end weight of northernmost limb which extends out towards road. Reduce by removing the lowest second order shoot, back to the internal uprights. Final reduction ~3m.	B	2	Retain tree with generic protection requirements (i.e. protective fencing and restriction of activities within the TPZ)
124	336797.88	6263817.58	Magnolia grandiflora 'Little Gem'	Dwarf Bull Bay	YES	NO	1	14	21	2.0	12.57	1.7	<5	<5	Fair	Good	Semi-Mature	25-50		Attractive landscape feature; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed.	C	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
126	336808.74	6263813.83	Angophora costata	Smooth-barked Apple Myrtle	YES	YES	1	65	74	7.8	191.13	2.9	20-30	15-20	Good	Good	Mature	25-50	Co-dominant stems; Epicormic growth;	Amenity value/shade; Attractive landscape feature; Significant due to age/size; Suitable to site conditions;		14-07-2022 : Tom Axford : Tree assessed.	A	12	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
133	336821.15	6263793.57	Corymbia gummifera	Red Bloodwood	YES	YES	1	44	63	5.3	87.58	2.7	15-20	5-10	Good	Poor	Mature	5-10	Canker(s); Co-dominant stems; Deadwood/stubs > 60mm; Decay; Epicormic growth; Resin exudation/kinio; Wound(s);	Within group; Screen value; Amenity value/shade;	Remove deadwood/stubs > 60mm; 14-07-2022 : Tom Axford : Tree assessed. 18-07-2019 : Tom Axford : Tree assessed. Good reaction wood developing along wound margins.		B	1	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
134	336820.96	6263791.17	Angophora costata	Smooth-barked Apple Myrtle	YES	YES	1	60	67	7.2	162.86	2.8	20-30	10-15	Good	Good	Mature	25-50	Co-dominant stems; Crossing/rubbing branches; Deadwood/stubs > 30mm; Epicormic growth; Resin exudation/kinio;	Within group; Amenity value/shade; Attractive landscape feature;		14-07-2022 : Tom Axford : Tree assessed.	A	12	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
135	336822.7	6263789.82	Glochidion ferdinandi	Cheese Tree	YES	NO	1	40	54	4.8	72.25	2.6	5-10	5-10	Good	Fair	Semi-Mature	25-50	Co-dominant stems; Crossing/rubbing branches; Epicormic growth; Included bark; Suppressed;	Within group; Attractive landscape feature; Amenity value/shade;	Remove selective branches;	14-07-2022 : Tom Axford : Tree assessed. 16-07-2021 : Ian Consalvey : Tree assessed. Remove branches which touch the larger more significant, Tree 134.	B	2	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
136	336820.3	6263781.82	Angophora costata	Smooth-barked Apple Myrtle	YES	YES	1	81	94	9.7	296.81	3.2	20-30	15-20	Good	Good	Mature	>50	Crossing/rubbing branches; Deadwood/stubs > 60mm;	Attractive landscape feature; Suitable to site conditions; Amenity value/shade; Outstanding example of species; Significant due to age/size;	Remove deadwood/stubs > 30mm; Remove selective branches;		A	12	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
137	336821.86	6263775.98	Angophora costata	Smooth-barked Apple Myrtle	YES	YES	1	27	27	3.2	32.98	1.9	5-10	<5	Good	Fair	Semi-Mature	10-15	Crossing/rubbing branches; Inappropriate location; Suppressed; Wound(s);	Within group; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed. 16-07-2021 : Ian Consalvey : Tree assessed. Trees 137, 138 and 139 are supporting each other. Any attempt to remove one of the three would result in the remaining two possibly requiring removal. Tree is not viable long term but presents a low risk presently.	B	1	Remove - tree located within proposed development footprint or has major encroachment into its TPZ
138	336821.67	6263775.05	Glochidion ferdinandi	Cheese Tree	YES	NO	1	33	38	4.0	49.27	2.2	5-10	5-10	Good	Fair	Semi-Mature	25-50	Co-dominant stems; Crossing/rubbing branches; Included bark; Suppressed; Wound(s);	Within group; Amenity value/shade;		14-07-2022 : Tom Axford : Tree assessed. 16-07-2021 : Ian Consalvey : Tree assessed. Trees 137, 138 and 139 are supporting each other. Any attempt to remove one of the three would result in the remaining two possibly requiring removal. Tree is not viable long term but presents a low risk presently.	C	1	

13th May 2025

The General Manager
Northern Beaches Council
PO Box 82, Manly NSW 1655

To Whom it May Concern

Re: 14 Aquatic Drive, Frenches Forest
DA2025/0496-PAN-533686

I refer to your letter of 9th May 2025 to Goodman Property Services (Return of Application) and make the following comments in relation to Item 2:

A boundary survey of the subject property was conducted in 2020 upon the initial site works for Goodman's, with further visits for site works during the course of the next few years as required. Note 2 on the plan (Ref: 42250 001DT dated: 13-05-2025) has now been updated to reflect the requirement as requested from Council.

Furthermore, we have attended site today to ensure **NO** changes have been made to this site since the last site survey works of the 24-04-2023 (Revision D).

LTS Surveyors can confirm that the information shown on the Detail and Level plan remains current as of 13-5-2025 with no changes to the subject site.

Footer notes have been revised to reflect the site visit of today and to assist council's review.

Should you require any further information, please do not hesitate to contact me.

Yours faithfully
LTS Surveyors



SCOTT LORD B.Surv. M.I.S. (NSW)
REGISTERED SURVEYOR ID: 8627