

Landscape Referral Response

Application Number:	DA2021/0139
Date:	25/03/2021
Responsible Officer:	Alex Keller
Land to be developed (Address):	Lot 100 DP 817162 , 2 Cross Street BROOKVALE NSW 2100

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 comments from Council's Urban Design section are concurred with regarding the importance of landscaped setbacks and tree planting, WDCP front setback requirements and the Brookvale Draft Structure Plan (2017) .

The non-compliance with the setback requirements is not supported with regard to landscape issues.

The proposal is therefore not supported with regard to landscape issues.

The proposal is therefore unsupported.

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

Recommended Landscape Conditions:

Nil.