



*Diploma of Arboriculture AQF5  
NC Forestry + Arboriculture level 3  
Tech. Cert level 2  
NPTC City and Guilds Qualified  
Registered QTRA user  
ISA TRAQ Qualified  
MAA  
MISA*

Email: [hugh@hughthearborist.com.au](mailto:hugh@hughthearborist.com.au)

Website: [www.hughthearborist.com.au](http://www.hughthearborist.com.au)

Tel: 0426836701

ABN: 15737641162

**Date prepared:** 4<sup>th</sup> May 2021  
**Site Address:** 35a Plateau Road, Avalon NSW  
**Client name:** J. Nosworthy

This statement has been prepared to confirm the protection status of three trees immediately adjoining the rear deck of the existing dwelling at the above-named address. Tree heights have been taken from the survey plan attached to this report. It has also been requested that the species of tree be identified via photographs.

The attached survey states that the three shrubs directly adjacent to the deck measure three metres in height. This is below the 5-meter threshold for protection as specified in Northern Beaches Council Tree Preservation Controls which states that trees and shrubs less than 5 metres in height may be removed without a Council permit.

The tree species identified in the photographs provided are:

- Pittosporum Undulatum (Sweet Pittosporum) Tile 1
- Olea europaea subsp. Europaea (African Olive) Tile 2
- Davidsonia pruriens (Davidsons Plum) Tile 3

Hugh Millington

Senior Consultant and Director



Tile 1.

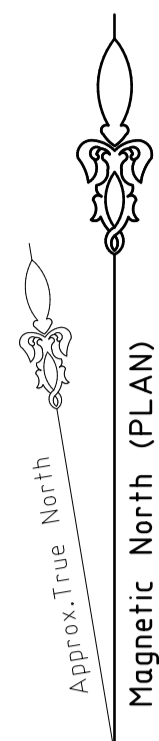


Tile 2.



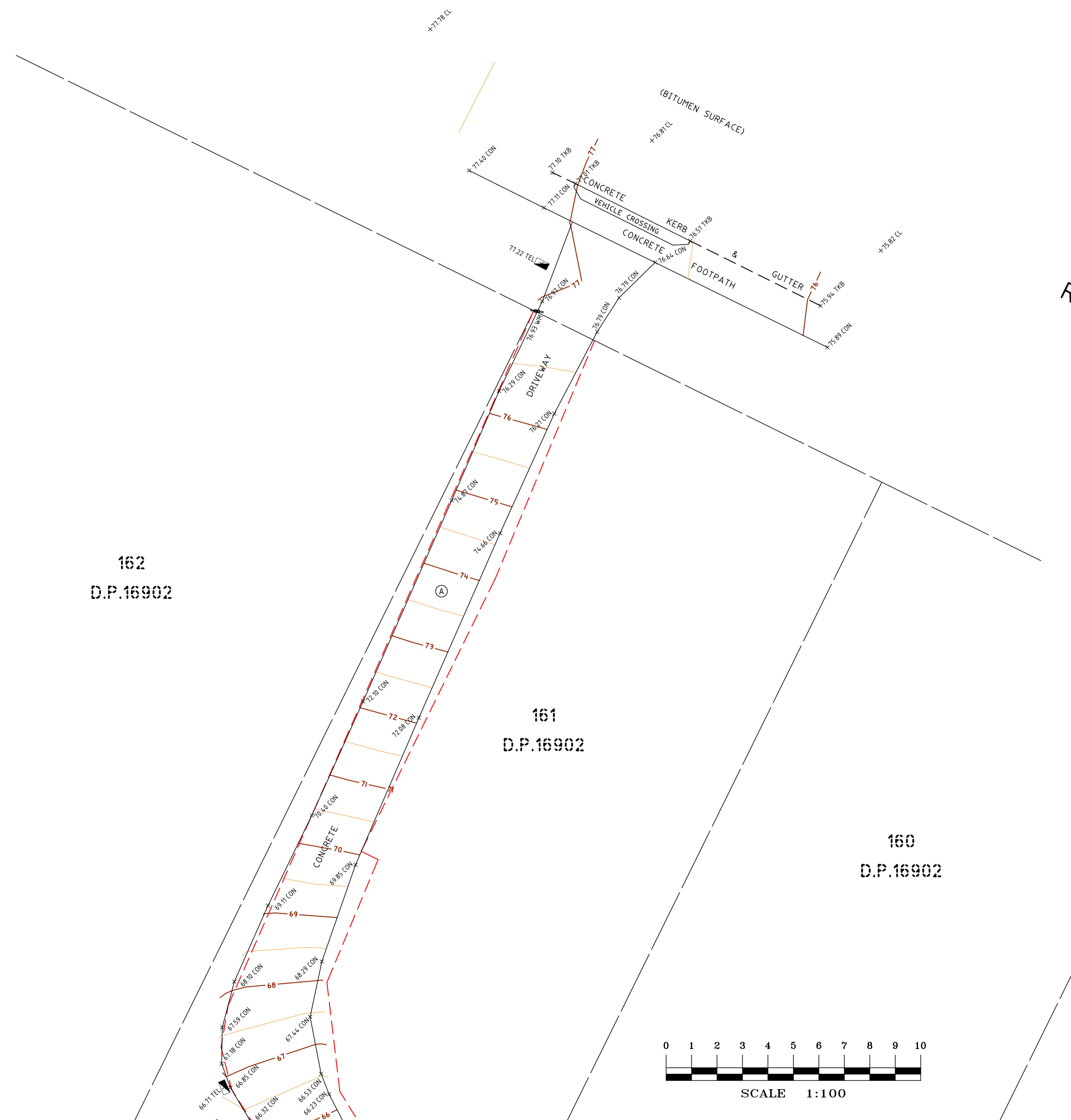
Tile 3.





PLATEAU

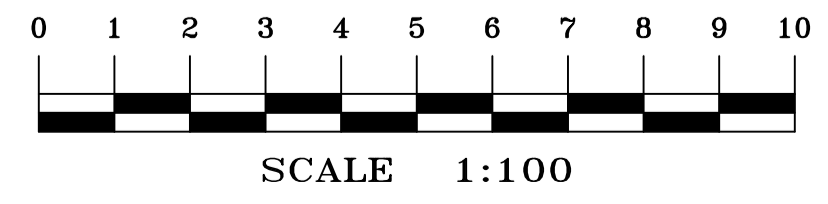
ROAD



- LEGEND
- BB BOTTOM OF BANK
  - BL BALCONY
  - CL CENTERLINE
  - CON CONCRETE
  - DK DECK
  - DS DOOR SILL LEVEL
  - EAVE EAVE
  - ELO ELECTRICITY OVERHEAD
  - FL FLOOR LEVEL
  - HL HOOD LEVEL
  - NS NATURAL SURFACE
  - PAV PAVING
  - PLM TREE PALM-DIA,SPREAD,HEIGHT
  - PP POWER POLE NETWORK
  - RF ROOF
  - RR ROOF RIDGE
  - SL SILL LEVEL
  - STR STAIRS
  - TB TOP OF BANK
  - TEL TELSTRA
  - TG TOP OF GUTTER
  - TKB TOP OF KERB
  - TR TREE-DIA,SPREAD,HEIGHT
  - TRW TOP OF RETAINING WALL
  - WM WATER METER

TITLE INDICATES THAT LOT 138 IN D.P.16902 IS SUBJECT TO:

- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- C99037 COVENANT (NOT INVESTIGATED)
- EASEMENT(S) AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM CREATED BY:
  - DP607430 RIGHT OF CARRIAGEWAY
- EASEMENT(S) APPURTENANT TO THE LAND ABOVE DESCRIBED CREATED BY:
  - (A) DP607430 RIGHT OF CARRIAGEWAY
  - (B) DP640418 EASEMENT FOR PARKING
  - (C) DP640418 RIGHT OF CARRIAGEWAY
  - (D) DP640418 RIGHT OF CARRIAGEWAY
  - (E) E876412 RIGHT OF CARRIAGEWAY CREATED BY DP607430 HAS BEEN RELEASED IN SO FAR AS IT AFFECTS THE PART SHOWN IN PLAN WITH E876412
  - T571075 RIGHT OF CARRIAGEWAY CREATED BY DP607430 APPURTENANT TO THE LAND WITHIN DESCRIBED HAS BEEN RELEASED IN SO FAR AS IT AFFECTS THE PART SHOWN SO BURDENED IN DP607430



C	TREES, SHRUBS ADDED	02/05/21
B	BOUNDARIES AMENDED	03/02/20
A	FIRST ISSUE	09/10/18

- BOUNDARIES SHOWN HEREON HAVE BEEN DEFINED/IDENTIFIED FOR DESIGN AND DA PURPOSES. OFFSETS FROM STRUCTURES TO BOUNDARY SHOULD NOT BE USED FOR CONSTRUCTION SETOUT.

- IF CONSTRUCTION ON OR NEAR BOUNDARIES IS UNDERTAKEN THE BOUNDARIES OF THE LAND SHOULD BE MARKED BY THE WORKS SETOUT BY A REGISTERED SURVEYOR.

- TREE SIZES ARE ESTIMATES ONLY.

- THIS PLAN HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF JESSICA NOSWORTHY.

- RELATIONSHIP OF IMPROVEMENTS TO BOUNDARIES IS DIAGRAMMATIC ONLY. WHERE OFFSETS ARE CRITICAL THEY SHOULD BE CONFIRMED BY FURTHER SURVEY.

- EXCEPT WHERE SHOWN BY DIMENSION LOCATION OF DETAIL WITH RESPECT TO BOUNDARIES IS INDICATIVE ONLY.

- ONLY VISIBLE SERVICES HAVE BEEN LOCATED. UNDERGROUND SERVICES HAVE NOT BEEN LOCATED. DIAL BEFORE YOU DIG SERVICES (ph 1100) SHOULD BE USED AND A FULL UTILITY INVESTIGATION, INCLUDING A UTILITY LOCATION SURVEY, SHOULD BE UNDERTAKEN BEFORE CARRYING OUT ANY CONSTRUCTION ACTIVITY IN OR NEAR THE SURVEYED AREA.

- CRITICAL SPOT LEVELS SHOULD BE CONFIRMED WITH SURVEYOR.

- THIS PLAN IS ONLY TO BE USED FOR THE PURPOSE OF DESIGNING NEW CONSTRUCTIONS.

- CONTOURS SHOWN DEPICT THE TOPOGRAPHY. EXCEPT AT SPOT LEVELS SHOWN, THEY DO NOT REPRESENT THE EXACT LEVEL AT ANY PARTICULAR POINT. ONLY SPOT LEVELS SHOULD BE USED FOR CALCULATIONS OF QUANTITIES WITH CAUTION.

- CONTOUR INTERVAL - 0.5 metre. - SPOT LEVELS SHOULD BE ADOPTED.

- POSITION OF RIDGE LINES ARE DIAGRAMMATIC ONLY (NOT TO SCALE).

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- IF ACCURATE TRUE NORTH IS REQUIRED A FURTHER SURVEY WOULD BE NECESSARY.

- COPYRIGHT WATERVIEW SURVEYING SERVICES

- NO PART OF THIS SURVEY MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM OR TRANSMITTED IN ANY FORM, WITHOUT THE WRITTEN PERMISSION OF THE COPYRIGHT OWNER EXCEPT AS PERMITTED BY THE COPYRIGHT ACT 1968.

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- THIS NOTICE MUST NOT BE ERASED.

MICHAEL K. JOYCE  
REGISTERED SURVEYOR I.D. 8268



1A Mona Street Mona Vale NSW 2103  
ACN 610 583 572  
michael@wvsurveying.com.au  
0474 843 180

Vertical Datum  
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)  
B.M. PM 6898  
R.L. 47.412  
SOURCE: S.C.I.M.S. 4/10/2018

Client Details  
JESSICA NOSWORTHY  
35A PLATEAU ROAD  
AVALON BEACH NSW 2107

Drawing Title  
DETAIL AND LEVELS OVER  
35A PLATEAU ROAD  
AVALON BEACH NSW 2107  
BEING LOT 138 IN DP.16902

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Date of survey 03/10/2018/ 02/02/21	Drawing No. 888detail 1
Scale 1:100 @ A1	Rev. B



162  
D.P.16902

161  
D.P.16902

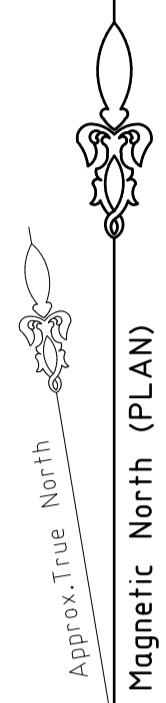
160  
D.P.16902

139  
D.P.16902

137  
D.P.16902

138  
D.P.16902  
519.8 m<sup>2</sup>

BARRENJOE ROAD  
(NOT SURVEYED)



- LEGEND
- BB BOTTOM OF BANK
  - BL BALCONY
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