

Landscape Referral Response

Application Number:	DA2020/1120
Date:	06/10/2020
Responsible Officer:	Nick Keeler
Land to be developed (Address):	Lot 17 DP 270907 , 20 Baz Retreat WARRIEWOOD NSW 2102

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 proposal for the construction of a swimming pool, replacement of fencing, and new retaining walls.

Council's Landscape Referral staff have assessed the proposal against the following Pittwater 21 DCP Controls (but not limited to):

- B4.22 Preservation of Trees and Bushland Vegetation
- C1.1 Landscaping
- D16 Warriewood Valley Locality

A Landscape Plan is submitted indicating the calculated landscape area only. No existing vegetation exists within the site nor on adjoining property nor within the road verge. Landscape Referral has no objection to the proposal subject to the provision of screen planting along the boundary extent of the proposed pool and paved area.

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:

CONDITIONS WHICH MUST BE COMPLIED WITH PRIOR TO THE ISSUE OF THE OCCUPATION CERTIFICATE

Required screen planting

Screen planting shall be planted along the boundaries to an equal alignment of the pool and pavement extent, in accordance with the following schedule:

- Native shrub species such as Acmena or Syzygium or any other native shrub, along the

southern and eastern boundary.

The selected planting shall be capable of attaining a height of 3.0 metres at maturity, or be maintained to such a height.

Plants are to be installed at minimum 1 metre intervals and be of a minimum container size of 200mm at planting in a garden bed prepared with a suitable free draining soil mix and minimum 50mm depth of mulch.

Reason: to maintain environmental amenity.