

DEVELOPMENT ACT 1993
CITY OF SALISBURY

NOTICE OF APPLICATION FOR CATEGORY 2 DEVELOPMENT

Pursuant to Section 38(4) of the *Development Act 1993*

An application for development has been lodged with the Council for assessment. The details are as follows:

APPLICATION NO:	361/677/2019/2T
APPLICANT:	City of Salisbury PO Box 8 SALISBURY SA 5108
NATURE OF DEVELOPMENT:	Removal Of A Regulated Tree On Road Reserve
LOCATION:	Adjacent 18 Cork Street, Salisbury Downs SA 5108
CERTIFICATE OF TITLE:	Road Reserve
ZONE:	Residential

The application may be examined at the Office of the Council located at 12 James Street, Salisbury during normal business hours (8.30am – 5pm Monday to Friday) and on Council's web site at www.salisbury.sa.gov.au. Any person or body may make representations in writing, or by email development@salisbury.sa.gov.au, concerning this application and should address their representation to the Chief Executive Officer at PO Box 8, Salisbury or representations@salisbury.sa.gov.au. Representations must be received **no later than Thursday 9th May 2019**.

Each person making a submission should indicate whether they wish to appear personally, or be represented by another party, in support of their submission. Please note that should you nominate to be heard in support of your representation, you will be required to attend a Development Assessment Panel meeting held at the Council offices, scheduled on the fourth Tuesday of each month at 6.00pm (unless otherwise advised).

Please note that pursuant to Section 38(8) of the *Development Act 1993*, a copy of each representation received will be forwarded to the applicant to allow them to respond to all representations received.

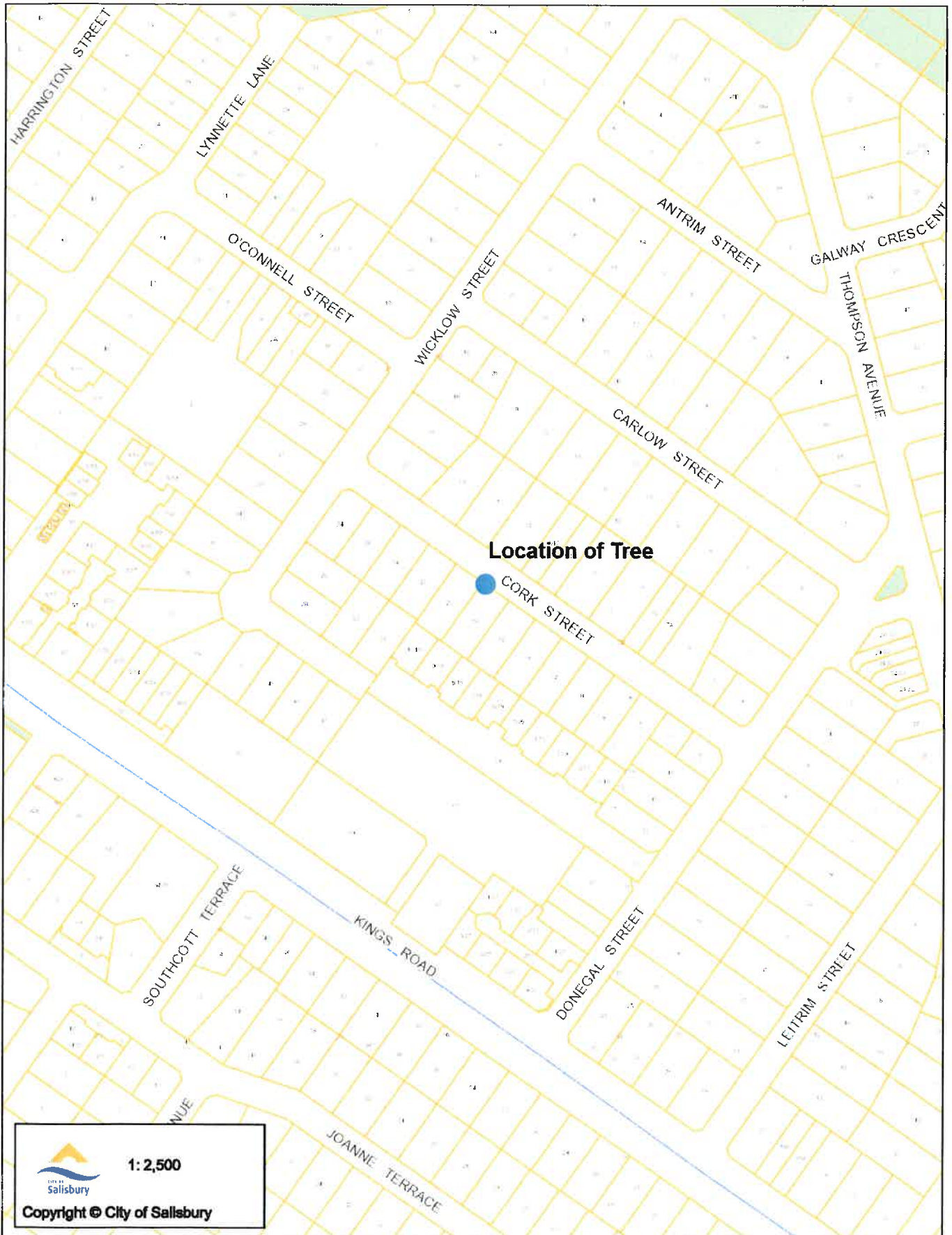
This development is classified as a Category 2 development under the Development Act. Please be aware that there is no right of appeal against Council's decision.

Signed: Karyn Brown, Development Officer

Date: 26 April 2019

THIS IS THE FIRST AND ONLY PUBLICATION OF THIS NOTICE

361/677/2019/2T Location of Tree





CITY OF SALISBURY DEVELOPMENT APPLICATION FORM

361/ 677 /2019/ 2T

Please use BLOCK LETTERS and Black or Blue Ink

APPLICANT NAME:		City Infrastructure	
POSTAL ADDRESS:			
OWNER NAME: (This must be completed)		City of Salisbury	<input type="checkbox"/> as above
OWNER POSTAL ADDRESS:			<input type="checkbox"/> as above
OWNER PHONE NO:	OWNER FAX NO:	OWNER EMAIL:	
CONTACT PERSON FOR FURTHER INFORMATION			<input type="checkbox"/> as above
NAME:		TELEPHONE (W):	
Kevin Davey		0401 984 772	
EMAIL:		FAX:	
BUILDER NAME:		BUILDERS EMAIL:	
N/A			
BUILDER POSTAL ADDRESS:		CONTACT NO.:	
		LICENCE NO.:	
CURRENT USE OF PROPERTY:			
DESCRIPTION OF PROPOSAL:		DEVELOPMENT COST	
Tree removal		\$	
LOCATION OF PROPOSAL			
Street No: 18	Street: Cork Street	Suburb: Salisbury Downs	
Lot No:	Section:	Plan:	Volume: Follo:
OFFICE USE ONLY			
Registration Date:	/ /2016	Zone:	Ward:
BUILDING RULES CLASSIFICATION			
Classification sought:			
If Class 5, 6, 7, or 8 classification is sought, state the proposed number of employees			Male:
			Female:
If Class 8a classification is sought, state the number of persons for whom accommodation is provided:			
If Class 9b classification is sought, state the proposed number of occupants of the various spaces at the premises:			

I acknowledge that copies of this application and supporting documentation may be provided to interested persons in accordance with the Development Regulations, 1993. Developments requiring public notification will be made available to the public for comment via Council's web site at www.salisbury.sa.gov.au

SIGNATURE: _____

DATE: 16/ 4 / 2019

CITY OF SALISBURY DEVELOPMENT APPLICATION

Arboricultural assessment of a *Eucalyptus spathulata* in relation to removal of a street tree.

Summary

The *Eucalyptus spathulata* (Swamp Mallet) located within the Council verge at the front of 18 Cork Street, Salisbury Downs qualifies as a regulated tree.



APPLICATION NUMBER:

Details

DA NUMBER	
DATE OF INSPECTION	8 th April 2019
SITE	18 Cork Street, Salisbury Downs
CONTACT	Kevin Davey
LOCATION	The tree is located within the Council verge at the front of the property.
REASON FOR REQUEST	The tree displays a decline in health and structure
REGULATED OR SIGNIFICANT	Regulated Tree

Species

Eucalyptus spathulata (Swamp Mallet)

Tree dimensions

Height	Approximately 14 metres
Crown spread	Approximately 9 metres
Trunk circumference 1 metre above ground level	2.12 metres
Age class of tree	Over mature

Visual Appearance:

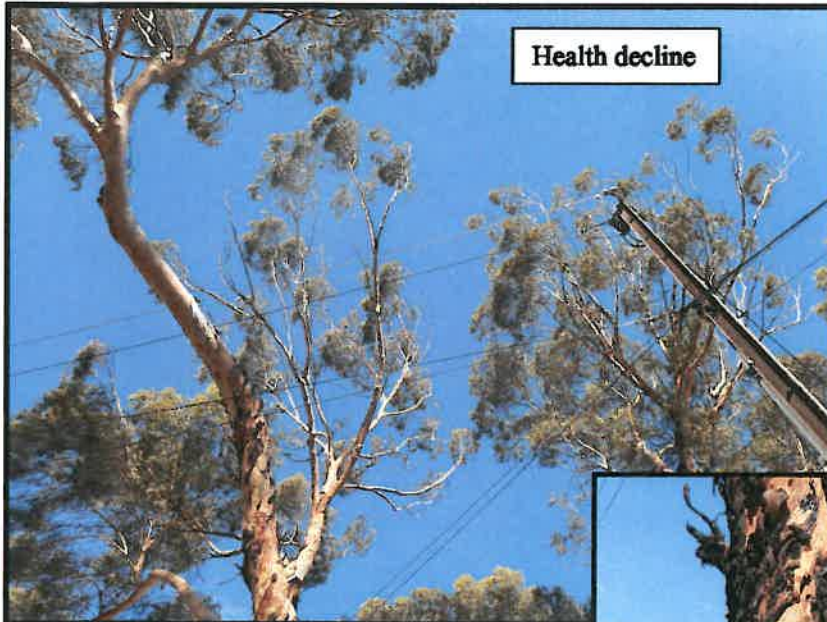
The tree currently has moderate to low amenity value within the local area.

Tree health

This tree currently displays a decline in health with less than typical foliage density and colour throughout the crown.

Tree structure

Tree structure consists of a single trunk that displays several large wounds with extensive decayed wood within.



Development Assessment

Regulated Trees

OBJECTIVES

1. The conservation of regulated trees that provide important aesthetic and/or environmental benefit.
2. Development in balance with preserving regulated trees that demonstrate one or more of the following attributes:

	Objective	Satisfied	Comments
a)	significantly contributes to the character or visual amenity of the locality	No	The tree displays obvious health decline
b)	indigenous to the locality	No	
c)	a rare or endangered species	No	
d)	an important habitat for native fauna	No	

PRINCIPLES OF DEVELOPMENT CONTROL

1. Development should have minimum adverse effects on regulated trees.
2. A regulated tree should not be removed or damaged other than where it can be demonstrated that one or more of the following apply:

	Principle of Development Control	Satisfied	Comments
a)	The tree is diseased and its life expectancy is short;	Yes	The tree displays a decline in health
b)	The tree represents a material risk to public or private safety;	Yes	The tree does currently represent a material risk to public or private safety;
c)	The tree is causing damage to a building;	No	
d)	Development that is reasonable and expected would not otherwise be possible;	N/A	
e)	The work is required for the removal of dead wood, treatment of disease, or is in the general interests of the health of the tree.	No	

Tree damaging activity other than removal should seek to maintain the health, aesthetic appearance and structural integrity of the tree.

Appraisal

This tree is an over-mature specimen that displays a long-term decline in health and structure

It is my opinion that the decline is not reversible and therefore, the tree requires complete removal.

Recommendation

Complete removal of the tree is recommended for the following reasons:

- **The tree is a poor specimen that displays poor health and structure.**
- **Practical remedial measures are not available to reduce or reverse this.**
- **The Parks and Open Space Assets team supports the removal of this tree.**

**Kevin Davey
Technical Officer
Parks & Open Space Assets**

Tree location





STATEMENT OF REPRESENTATION
Pursuant to Section 38 of the *Development Act 1993*

To: City of Salisbury
PO Box 8, SALISBURY SA 5108
Email: representations@salisbury.sa.gov.au

THIS SHEET PROVIDES YOU WITH THE OPPORTUNITY TO MAKE COMMENTS IN RELATION TO A PROPOSED DEVELOPMENT. PLEASE FIND ATTACHED DETAILS OF THE PROPOSED DEVELOPMENT.

Application No:	361/677/2019/2T
Applicant:	City of Salisbury
Location:	Adjacent 18 Cork Street, Salisbury Downs SA 5108
Nature of Development:	Removal Of A Regulated Tree On Road Reserve

YOUR DETAILS: (this information must be provided to ensure that this is a valid representation)

NAME(S):

ADDRESS:

PHONE NO: EMAIL:

I am: *(please tick one of the following boxes as appropriate)*

The owner/occupier of the property located at:

Other (please state):

YOUR COMMENTS:

I/We: *(please tick the most appropriate box below)*

Support the proposed development.

Oppose the proposed development.

Whether you support or oppose this proposal you must provide written reasons below to ensure that this is a valid representation.

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361/677/2019/2T

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My concerns would be addressed by: *(state changes/actions to the proposal sought)*

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Regulation 35(e) of the *Development Regulations 2008* requires that a representation must indicate a person's desire to be heard. Please note that if you do not indicate that you wish to be heard, it will be taken that you do not wish to be heard by the Panel.

I/We:

- Do not wish to be heard in support of my representation.
- Wish to be heard in support of my representation, and I will be:

- Appearing personally,

OR

- Represented by the following person:

Contact details:

(Please note, matters raised in your written representation will be considered during the assessment and do not need to be repeated at the hearing).

Your written representation must be received by Council no later than 11.59pm on Thursday 9th May 2019, to ensure that it is a valid representation and taken into account.

Representor's Declaration:

I am aware that the representation will become a public document as prescribed in the *Freedom of Information Act 1991*, and will be made available to the applicant, agencies and other bodies pursuant to the *Development Act 1993*, and may be uploaded to the Council's website as an attachment to the hearing agenda.

Signature:

Date: / /

Please complete this checklist to ensure your representation is valid:

- Name and address of person (or persons).
- If more than one person, details of person making the representation.
- Detail of reasons for making the representation.
- Indication whether or not the person (or persons) wishes to be heard.
- Submitted no later than 11.59pm on **Thursday 9th May 2019**.