

IDAS form 1—Application details

(Sustainable Planning Act 2009 version 4.2 effective 3 August 2015)

This form must be used for **ALL** development applications.

You **MUST** complete **ALL** questions that are stated to be a mandatory requirement unless otherwise identified on this form.

For all development applications, you must:

- complete this form (*IDAS form 1—Application details*)
- complete any other forms relevant to your application
- provide any mandatory supporting information identified on the forms as being required to accompany your application.

Attach extra pages if there is insufficient space on this form.

All terms used on this form have the meaning given in the *Sustainable Planning Act 2009* (SPA) or the Sustainable Planning Regulation 2009.

This form and any other IDAS form relevant to your application must be used for development applications relating to strategic port land and Brisbane core port land under the *Transport Infrastructure Act 1994* and airport land under the *Airport Assets (Restructuring and Disposal) Act 2008*. Whenever a planning scheme is mentioned, take it to mean land use plan for the strategic port land, Brisbane core port land or airport land.

PLEASE NOTE: This form is not required to accompany requests for compliance assessment.

Mandatory requirements

Applicant details (Note: the applicant is the person responsible for making the application and need not be the owner of the land. The applicant is responsible for ensuring the information provided on all IDAS application forms is correct. Any development permit or preliminary approval that may be issued as a consequence of this application will be issued to the applicant.)

Name/s (individual or company name in full)

Melaleucas of Port Douglas

For companies, contact name

Fran Wennerborn

Postal address

1 A T. Tree St

Suburb

Port Douglas

State

QLD

Postcode

4877

Country

Australia

Contact phone number

0427 345603

Mobile number (non-mandatory requirement)

as above

Fax number (non-mandatory requirement)

2016.1559.1

File Name	OP1559/2016
Document No	
- 6 JUL 2016	
Attention	TAV onig ✓
Information	RN: 145952

Email address (non-mandatory requirement)

info

@ reeflocksmiths.com.au

Applicant's reference number (non-mandatory requirement)

1. What is the nature of the development proposed and what type of approval is being sought?**Table A—Aspect 1 of the application** (If there are additional aspects to the application please list in Table B—Aspect 2.)

a) What is the nature of the development? (Please only tick one box.)

☐ Material change of use ☐ Reconfiguring a lot ☐ Building work ☒ Operational work

b) What is the approval type? (Please only tick one box.)

☐ Preliminary approval under s241 of SPA ☐ Preliminary approval under s241 and s242 of SPA ☐ Development permit
c) Provide a brief description of the proposal, including use definition and number of buildings or structures where applicable (e.g. six unit apartment building defined as a *multi-unit dwelling*, 30 lot residential subdivision etc.)

d) What is the level of assessment? (Please only tick one box.)

☐ Impact assessment ☒ Code assessment
Table B—Aspect 2 of the application (If there are additional aspects to the application please list in Table C—Additional aspects of the application.)

a) What is the nature of development? (Please only tick one box.)

☐ Material change of use ☐ Reconfiguring a lot ☐ Building work ☐ Operational work

b) What is the approval type? (Please only tick one box.)

☐ Preliminary approval under s241 of SPA ☐ Preliminary approval under s241 and s242 of SPA ☐ Development permit
c) Provide a brief description of the proposal, including use definition and number of buildings or structures where applicable (e.g. six unit apartment building defined as a *multi-unit dwelling*, 30 lot residential subdivision etc.)

d) What is the level of assessment?

☐ Impact assessment ☐ Code assessment
Table C—Additional aspects of the application (If there are additional aspects to the application please list in a separate table on an extra page and attach to this form.)
☐ Refer attached schedule ☐ Not required

2. Location of the premises (Complete Table D and/or Table E as applicable. Identify each lot in a separate row.)

Table D—Street address and lot on plan for the premises or street address and lot on plan for the land adjoining or adjacent to the premises (Note: this table is to be used for applications involving taking or interfering with water.) (Attach a separate schedule if there is insufficient space in this table.)

- ☐ Street address **and** lot on plan (All lots must be listed.)
- ☐ Street address **and** lot on plan for the land adjoining or adjacent to the premises (Appropriate for development in water but adjoining or adjacent to land, e.g. jetty, pontoon. All lots must be listed.)

Street address					Lot on plan description		Local government area (e.g. Logan, Cairns)
Lot	Unit no.	Street no.	Street name and official suburb/ locality name	Post-code	Lot no.	Plan type and plan no.	
i)		1A	Ti Tree St	4817			
ii)							
iii)							

Planning scheme details (If the premises involves multiple zones, clearly identify the relevant zone/s for each lot in a separate row in the below table. Non-mandatory)

Lot	Applicable zone / precinct	Applicable local plan / precinct	Applicable overlay/s
i)			
ii)			
iii)			

Table E—Premises coordinates (Appropriate for development in remote areas, over part of a lot or in water not adjoining or adjacent to land e.g. channel dredging in Moreton Bay.) (Attach a separate schedule if there is insufficient space in this table.)

Coordinates (Note: place each set of coordinates in a separate row)				Zone reference	Datum	Local government area (if applicable)
Easting	Northing	Latitude	Longitude			
					<input type="checkbox"/> GDA94 <input type="checkbox"/> WGS84 <input type="checkbox"/> other	

3. Total area of the premises on which the development is proposed (indicate square metres)

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4. Current use/s of the premises (e.g. vacant land, house, apartment building, cane farm etc.)

Multi unit housing

5. Are there any current approvals (e.g. a preliminary approval) associated with this application? (Non-mandatory requirement)

☐ No ☒ Yes—provide details below

List of approval reference/s	Date approved (dd/mm/yy)	Date approval lapses (dd/mm/yy)
MCU MUA		

6. Is owner's consent required for this application? (Refer to notes at the end of this form for more information.)

☐ No
☒ Yes—complete either Table F, Table G or Table H as applicable

Table F

Name of owner/s of the land	Melbourne of Port Douglas
I/We, the above-mentioned owner/s of the land, consent to the making of this application.	
Signature of owner/s of the land	see attached letter
Date	

Table G

Name of owner/s of the land	
<input type="checkbox"/> The owner's written consent is attached or will be provided separately to the assessment manager.	

Table H

Name of owner/s of the land	
<input type="checkbox"/> By making this application, I, the applicant, declare that the owner has given written consent to the making of the application.	

7. Identify if any of the following apply to the premises (Tick applicable box/es.)

- ☐ Adjacent to a water body, watercourse or aquifer (e.g. creek, river, lake, canal)—complete Table I
- ☐ On strategic port land under the *Transport Infrastructure Act 1994*—complete Table J
- ☐ In a tidal water area—complete Table K
- ☐ On Brisbane core port land under the *Transport Infrastructure Act 1994* (No table requires completion.)
- ☐ On airport land under the *Airport Assets (Restructuring and Disposal) Act 2008* (no table requires completion)
- ☐ Listed on either the Contaminated Land Register (CLR) or the Environmental Management Register (EMR) under the *Environmental Protection Act 1994* (no table requires completion)

Table I

Name of water body, watercourse or aquifer

Table J

Lot on plan description for strategic port land	Port authority for the lot

Table K

Name of local government for the tidal area (if applicable)	Port authority for the tidal area (if applicable)

8. Are there any existing easements on the premises? (e.g. for vehicular access, electricity, overland flow, water etc)

☐ No ☐ Yes—ensure the type, location and dimension of each easement is included in the plans submitted

9. Does the proposal include new building work or operational work on the premises? (Including any services)

☐ No ☐ Yes—ensure the nature, location and dimension of proposed works are included in plans submitted

10. Is the payment of a portable long service leave levy applicable to this application? (Refer to notes at the end of this form for more information.)

☐ No—go to question 12 ☐ Yes

11. Has the portable long service leave levy been paid? (Refer to notes at the end of this form for more information.)

☐ No
☐ Yes—complete Table L and submit with this application the yellow local government/private certifier's copy of the receipted QLeave form

Table L

Amount paid	Date paid (dd/mm/yy)	QLeave project number (6 digit number starting with A, B, E, L or P)

12. Has the local government agreed to apply a superseded planning scheme to this application under section 96 of the Sustainable Planning Act 2009?

☐ No
☐ Yes—please provide details below

Name of local government	Date of written notice given by local government (dd/mm/yy)	Reference number of written notice given by local government (if applicable)

- 13. List below all of the forms and supporting information that accompany this application** (Include all IDAS forms, checklists, mandatory supporting information etc. that will be submitted as part of this application)

Description of attachment or title of attachment	Method of lodgement to assessment manager
cover letter	
owners consent	
MPDT Report	
Photos	
Cheque	

14. Applicant's declaration

- ☐ By making this application, I declare that all information in this application is true and correct (Note: it is unlawful to provide false or misleading information)

Notes for completing this form

- Section 261 of the *Sustainable Planning Act 2009* prescribes when an application is a properly-made application. Note, the assessment manager has discretion to accept an application as properly made despite any non-compliance with the requirement to provide mandatory supporting information under section 260(1)(c) of the *Sustainable Planning Act 2009*

Applicant details

- Where the applicant is not a natural person, ensure the applicant entity is a real legal entity.

Question 1

- Schedule 3 of the *Sustainable Planning Regulation 2009* identifies assessable development and the type of assessment. Where schedule 3 identifies assessable development as "various aspects of development" the applicant must identify each aspect of the development on Tables A, B and C respectively and as required.

Question 6

- Section 263 of the *Sustainable Planning Act 2009* sets out when the consent of the owner of the land is required for an application. Section 260(1)(e) of the *Sustainable Planning Act 2009* provides that if the owner's consent is required under section 263, then an application must contain, or be accompanied by, the written consent of the owner, or include a declaration by the applicant that the owner has given written consent to the making of the application. If a development application relates to a state resource, the application is not required to be supported by evidence of an allocation or entitlement to a state resource. However, where the state is the owner of the subject land, the written consent of the state, as landowner, may be required. Allocation or entitlement to the state resource is a separate process and will need to be obtained before development commences.

Question 7

- If the premises is listed on either the Contaminated Land Register (CLR) or the Environmental Management Register (EMR) under the *Environmental Protection Act 1994* it may be necessary to seek compliance assessment. Schedule 18 of the *Sustainable Planning Regulation 2009* identifies where compliance assessment is required.

Question 11

- The *Building and Construction Industry (Portable Long Service Leave) Act 1991* prescribes when the portable long service leave levy is payable.
- The portable long service leave levy amount and other prescribed percentages and rates for calculating the levy are prescribed in the *Building and Construction Industry (Portable Long Service Leave) Regulation 2002*.

Question 12

- The portable long service leave levy need not be paid when the application is made, but the *Building and Construction Industry (Portable Long Service Leave) Act 1991* requires the levy to be paid before a development permit is issued.
- Building and construction industry notification and payment forms are available from any Queensland post office or agency, on request from QLeave, or can be completed on the QLeave website at www.qleave.qld.gov.au. For further information contact QLeave on 1800 803 481 or visit www.qleave.qld.gov.au.

Privacy—The information collected in this form will be used by the Department of Infrastructure, Local Government and Planning (DILGP), assessment manager, referral agency and/or building certifier in accordance with the processing and assessment of your application. Your personal details should not be disclosed for a purpose outside of the IDAS process or the provisions about public access to planning and development information in the *Sustainable Planning Act 2009*, except where required by legislation (including the *Right to Information Act 2009*) or as required by Parliament. This information may be stored in relevant databases. The information collected will be retained as required by the *Public Records Act 2002*.

OFFICE USE ONLY

Date received

Reference numbers

NOTIFICATION OF ENGAGEMENT OF A PRIVATE CERTIFIER

To

Council. I have been engaged as the private certifier for the building work referred to in this application

Date of engagement	Name	BSA Certification license number	Building classification/s
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

QLEAVE NOTIFICATION AND PAYMENT (For completion by assessment manager or private certifier if applicable.)

Description of the work	QLeave project number	Amount paid (\$)	Date paid	Date receipted form sighted by assessment manager	Name of officer who sighted the form
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

The *Sustainable Planning Act 2009* is administered by the Department of Infrastructure, Local Government and Planning. This form and all other required application materials should be sent to your assessment manager and any referral agency.

IDAS form 6—Building or operational work assessable against a planning scheme

(Sustainable Planning Act 2009 version 3.1 effective 3 August 2015)

This form must be used for development applications for building work or operational work assessable against a planning scheme.

You **MUST** complete **ALL** questions that are stated to be a mandatory requirement unless otherwise identified on this form.

For all development applications, you must:

- complete *IDAS form 1—Application details*
- complete any other forms relevant to your application
- provide any mandatory supporting information identified on the forms as being required to accompany your application.

Attach extra pages if there is insufficient space on this form.

All terms used on this form have the meaning given in the *Sustainable Planning Act 2009* (SPA) or the Sustainable Planning Regulation 2009.

This form must be used for building work or operational work relating on strategic port land and Brisbane core port land under the *Transport Infrastructure Act 1994* and airport land under the *Airport Assets (Restructuring and Disposal) Act 2008* that requires assessment against the land use plan for that land. Whenever a planning scheme is mentioned, take it to mean land use plan for the strategic port land, Brisbane core port land or airport land.

Mandatory requirements

1. What is the nature of the work that requires assessment against a planning scheme? (Tick all applicable boxes.)

- ☐ Building work—complete Table A ☒ Operational work—complete Table B

Table A

a) What is the nature of the building work (e.g. building, repairing, altering, underpinning, moving or demolishing a building)?

Vegetation damage (one tree)

b) Are there any current approvals associated with this application? (e.g. material change of use.)

- ☒ No ☐ Yes—provide details below

List of approval reference/s	Date approved (dd/mm/yy)	Date approval lapses (dd/mm/yy)

Table B

a) What is the nature of the operational work? (Tick all applicable boxes.)

- ☐ Road works ☐ Stormwater ☐ Water infrastructure
☐ Drainage works ☐ Earthworks ☐ Sewerage infrastructure
☐ Landscaping ☐ Signage ☒ Clearing vegetation under the planning scheme
☐ Other—provide details

b) Is the operational work necessary to facilitate the creation of new lots? (E.g. subdivision.)

- ☒ No ☐ Yes—specify the number of lots being created

c) Are there any current approvals associated with this application? (E.g. material change of use.)

- ☒ No ☐ Yes—provide details below

List of approval reference/s	Date approved (dd/mm/yy)	Date approval lapses (dd/mm/yy)

2. What is the dollar value of the proposed building work?

(Inc GST, materials and labour.)

\$2500.00
\$245.00**3. What is the dollar value of the proposed operational work?**

(Inc GST, materials and labour.)

\$2500.00

Mandatory supporting information**4. Confirm that the following mandatory supporting information accompanies this application**

Mandatory supporting information	Confirmation of lodgement	Method of lodgement
All applications involving building work or operational work		
A site plan drawn to an appropriate scale (1:100, 1:200 or 1:500 are recommended scales) which shows the following: <ul style="list-style-type: none"> the location and site area of the land to which the application relates (<i>relevant land</i>) the north point the boundaries of the relevant land the allotment layout showing existing lots, any proposed lots (including the dimensions of those lots), existing or proposed road reserves, building envelopes and existing or proposed open space (note: numbering is required for all lots) any existing or proposed easements on the relevant land and their function any access limitation strips all existing and proposed roads and access points on the relevant land. 	<input checked="" type="checkbox"/> Confirmed	

A statement about how the proposed development addresses the local government's planning schemes and any other planning documents relevant to the application.	<input checked="" type="checkbox"/> Confirmed	
A statement addressing the relevant part(s) of the State Development Assessment Provisions (SDAP).	<input type="checkbox"/> Confirmed <input checked="" type="checkbox"/> Not applicable	
Applications for building work (including extensions and demolition that is assessable development)		
<p>Floor plans drawn to an appropriate scale (1:50, 1:100 or 1:200 are recommended scales) which show the following:</p> <ul style="list-style-type: none"> the north point the intended use of each area on the floor plan (for commercial, industrial or mixed use developments only) the room layout (for residential development only) with all rooms clearly labelled the existing and the proposed built form (for extensions only) the gross floor area of each proposed floor area. 	<input type="checkbox"/> Confirmed <input checked="" type="checkbox"/> Not applicable	
Elevations drawn to an appropriate scale (1:100, 1:200 or 1:500 are recommended scales) which show plans of all building elevations and facades, clearly labelled to identify orientation (e.g. north elevation).	<input type="checkbox"/> Confirmed <input checked="" type="checkbox"/> Not applicable	
Plans showing the size, location, proposed site cover, proposed maximum number of storeys, and proposed maximum height above natural ground level of the proposed new building work.	<input type="checkbox"/> Confirmed <input checked="" type="checkbox"/> Not applicable	
Plans showing the extent of any demolition that is assessable development.	<input type="checkbox"/> Confirmed <input checked="" type="checkbox"/> Not applicable	
Applications for operational work involving earthworks (filling and excavating)		
<p>Drawings showing:</p> <ul style="list-style-type: none"> existing and proposed contours areas to be cut and filled the location and level of any permanent survey marks or reference stations used as datum for the works the location of any proposed retaining walls on the relevant land and their height the defined flood level (if applicable) the fill level (if applicable). 	<input type="checkbox"/> Confirmed <input checked="" type="checkbox"/> Not applicable	
Applications for operational work involving roadworks		
<p>Drawings showing:</p> <ul style="list-style-type: none"> existing and proposed contours the centreline or construction line showing chainages, bearings, offsets if the construction line is not the centreline of the road and all intersection points information for each curve including tangent point chainages and offsets, curve radii, arc length, tangent length, superelevation (if applicable) and curve widening (if applicable) kerb lines including kerb radii (where not parallel to centreline) and tangent point changes (where not parallel to centreline) edge of pavement where kerb is not constructed position and extent of channelisation location and details of all traffic signs, guideposts, guardrail and other street furniture pavement markings including details on raised pavement markers 	<input type="checkbox"/> Confirmed <input checked="" type="checkbox"/> Not applicable	

<ul style="list-style-type: none"> • catchpit, manhole and pipeline locations • drainage details (if applicable) • cross road drainage culverts (if applicable) • concrete footpaths and cycle paths • location and details for access points, ramps and invert crossings • changes in surfacing material. 		
Applications for operational work involving stormwater drainage		
Drawings showing: <ul style="list-style-type: none"> • existing and proposed contours • drainage locations, diameters and class of pipe, open drains and easements • manhole location, chainage and offset or coordinates and inlet and outlet invert levels • inlet pit locations, chainage and offset or coordinates and invert and kerb levels. 	<input type="checkbox"/> Confirmed <input checked="" type="checkbox"/> Not applicable	
Applications for operational work involving water reticulation		
Drawings showing: <ul style="list-style-type: none"> • kerb lines or edge of pavement where kerb is not constructed • location and levels of other utility services where affected by water reticulation works • pipe diameter, type of pipe and pipe alignment • water main alignments • water supply pump station details (if applicable) • minor reservoir details (if applicable) • conduits • location of valves and fire hydrants • location of house connections (if applicable) • location of bench marks and reference pegs. 	<input type="checkbox"/> Confirmed <input checked="" type="checkbox"/> Not applicable	
Applications for operational work involving sewerage reticulation		
Drawings showing: <ul style="list-style-type: none"> • location of all existing and proposed services • location of all existing and proposed sewer lines and manhole locations • location of all house connection branches • kerb lines or edge of pavement where kerb is not constructed • chainages • design sewer invert levels • design top of manhole levels • type of manhole and manhole cover • pipe diameter, type of pipe and pipe alignment • location of house connections (if applicable) • sewer pump station details (if applicable). 	<input type="checkbox"/> Confirmed <input checked="" type="checkbox"/> Not applicable	
Applications for operational work involving street lighting		
Drawings showing: <ul style="list-style-type: none"> • location of all light poles and service conduits • location of all other cross road conduits • type of wattage and lighting • any traffic calming devices • additional plans for roundabouts and major roads (if applicable) • details of any variations to normal alignment 	<input type="checkbox"/> Confirmed <input checked="" type="checkbox"/> Not applicable	

<ul style="list-style-type: none"> • details of lighting levels. 		
Applications for operational work involving public utility services		
Drawings showing: <ul style="list-style-type: none"> • any existing light poles and power poles • any existing underground services • details of proposed services • alteration to existing services. 	<input type="checkbox"/> Confirmed <input checked="" type="checkbox"/> Not applicable	
Applications for operational work involving landscaping works		
Drawings showing: <ul style="list-style-type: none"> • the location of proposed plant species • a plant schedule indicating common and botanical names, pot sizes and numbers of plants • planting bed preparation details including topsoil depth, subgrade preparation, mulch type and depth, type of turf, pebble, paving and garden edge • the location and type of any existing trees to be retained • construction details of planter boxes, retaining walls and fences • the proposed maintenance period • irrigation system details. 	<input checked="" type="checkbox"/> Confirmed <input type="checkbox"/> Not applicable	

Privacy—Please refer to your assessment manager, referral agency and/or building certifier for further details on the use of information recorded in this form.

OFFICE USE ONLY

Date received

Reference numbers

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■ Vegetation Management Code

Purpose

The purpose of this Code is to provide for the protection and management of vegetation within the planning scheme area to facilitate sustainable development and to ensure the Region's biodiversity and ecological values, landscape character and amenity are maintained.

The purpose of the code will be achieved through the following overall outcomes:

- Vegetation will be protected from inappropriate damage; and
- Vegetation damage will be undertaken in a sustainable manner; and
- Significant trees are maintained and protected; and
- The biodiversity and ecological values are protected and maintained; and
- Habitats for rare, threatened and endemic species of flora and fauna are protected and maintained; and
- The landscape character and amenity is protected and maintained; and
- Cultural heritage values are protected and maintained.

Applicability

This code applies to development that is operational work for vegetation damage which is identified as self-assessable or assessable in the table of assessment other than works undertaken by or on-behalf of Council.

For self assessable development assessed against this Code, the applicable Acceptable Solutions are A1.1 – A3.2 (Inclusive).

Self assessable development which does not comply with Acceptable Solutions A1.1 – A3.2 (Inclusive), will require Code Assessment.

Elements of the Code

PERFORMANCE CRITERIA	ACCEPTABLE SOLUTIONS
<p>P1 Vegetation must be protected to ensure that-</p> <ul style="list-style-type: none"> a) The character and amenity of the local area is maintained; and b) Vegetation damage does not result in fragmentation of habitats; and c) Vegetation damage is undertaken in a sustainable manner; and d) The regions biodiversity and ecological values are maintained and protected; and e) Vegetation of historical, cultural and / or visual significance is retained. f) Vegetation is retained for erosion prevention and slope stabilisation. 	<p>A1.1 The vegetation damage occurs on a lot, other than a lot in the Flagstaff Hill Special Management Area, and has a lot size equal to or less than 800m². OR</p> <p>A1.2 The lot is within an Urban Area or Rural Settlement Planning Area, other than the Flagstaff Hill Special Management Area, and the vegetation damage is within six (6) metres (measured from the centre of the tree's trunk, at ground level, to the nearest edge of the structure) of an existing or approved building or structure or within three (3) metres of a boundary fence. OR</p> <p>A1.3 The lot is within a Conservation Planning Area or the Flagstaff Hill Special Management Area and the vegetation damage is within three (3) metres (measured from the centre of the tree's trunk, at ground level, to the nearest edge of the structure) of an existing or approved building or structure. OR</p>



	<p>A1.4 The vegetation damage occurs within the path of, or within three (3) metres (measured from the centre of the tree's trunk, at ground level, to the nearest edge of the structure/infrastructure) of the path of an approved road, water supply, sewerage or drainage works. OR</p> <p>A1.5 The vegetation damage is essential for carrying out work authorised or required under another Act. OR</p> <p>A1.5 The lot is within a Rural Planning Area and the vegetation damage is within ten (10) metres (measured from the centre of the tree's trunk, at ground level, to the nearest edge of the structure) of an existing or approved building or structure or within three (3) metres of a boundary fence. OR</p> <p>A1.7 The lot is within the Rural or Rural Settlement Planning Area and the vegetation damage is for Routine Management, Essential Management or in accordance with a regular maintenance program in conjunction with an existing lawful rural pursuit. OR</p> <p>A1.8 The vegetation damage is considered to be one or more of the following:</p> <ul style="list-style-type: none"> a) actually or potentially dangerous as a result of being dead, dying or diseased, structurally unsound, or having a growth form or habit which is hazardous and is presenting a threat to the safety of persons or property; b) is the removal of vegetation which was planted for landscaping purposes. OR <p>A1.9 The vegetation damage is essential for the survey of a property boundary by a licensed cadastral surveyor. OR</p> <p>A1.10 The vegetation damage is to maintain an existing fire break. OR</p> <p>A1.11 The vegetation is damaged as the result of pruning essential to prevent interference to overhead service cabling. OR</p> <p>A1.12 The vegetation is damaged as the result of a regular maintenance program to remove part of the vegetation (e.g. fronds or seeds or deadwooding). OR</p> <p>A1.13 The vegetation damage is the removal and disposal, at an approved site, of a declared pest. OR</p> <p>A1.14 The vegetation is damaged as the result of an approved Forest Practice, where the lot is subject to a scheme approved under another law. OR</p> <p>A1.15 The vegetation is damaged in association with a traditional Aboriginal or Torres Strait Islander cultural activity, other than a commercial activity.</p> <p>(For assistance in clarification please contact Council's Development Assessment team on 4044 3044.)</p>
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PERFORMANCE CRITERIA	ACCEPTABLE SOLUTIONS
P2 Vegetation damaged on a lot does not result in a nuisance.	<p>A2.1 Damaged vegetation is removed and disposed of at an approved site. OR</p> <p>A2.2 Damaged vegetation is mulched or chipped and used onsite. OR</p> <p>A2.3 On a lot in the Rural Planning Area vegetation is disposed of by burning, approved by an appropriate authority.</p>



PERFORMANCE CRITERIA	ACCEPTABLE SOLUTIONS
P3 Vegetation damage does not result in the removal of a healthy, significant tree from the streetscape.	A3.1 Vegetation damaged does not result in the removal of a significant tree from between the forward building line and the sites frontage or within six (6) metres of the sites frontage (if not building exists on-site).

MPDT has advised tree is damaged dangerous see attached documents

PERFORMANCE CRITERIA	ACCEPTABLE SOLUTIONS
P4 Vegetation damage on a lot identified on a Local Heritage Overlay or on a lot identified on the Queensland Heritage Register does not result in a negative impact on the sites heritage values.	A4.1 The vegetation damage results in the removal of vegetation that is one or more of the following: <ul style="list-style-type: none"> a) actually or potentially dangerous as a result of being dead, dying or diseased, structurally unsound, or having a growth form or habit which is hazardous; b) a threat to the safety of persons or property; c) restricting the habitability of the dwelling on the lot or a neighbouring lot.

e-mail: Julie.lawson@bcssm.com.au

30 June 2016

Douglas Shire Council
PO Box 723
Mossman QLD 4873

Dear Sir

DOUGLAS SHIRE COUNCIL Received	
File Name	Temp Unnamed (op)
Document No	779244
- 4 JUL 2016	
Attention	TAV orig ✓
Information	

RE: Melaleuca Port Douglas –1A Ti Tree St Port Douglas QLD 4877

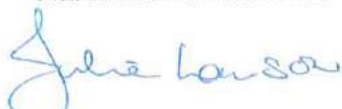
I write in reference to a tree on that is affecting the gardens, grounds and building at the above mentioned property and wish to advise that the Body Corporate has requested that this be attended to.

As you can see from attached photos the tree in question has branches leaning into unit 6 and has its trunk rubbing on the bin shed causing damage. There seems to be root problem and this is evident in the concrete wall where the roots are causing damage.

Therefore we are seeking permission to remove this tree before it causes more property damage.

Do not hesitate to contact me at any time.

Yours sincerely
for and on behalf of the Body Corporate for
MELALEUCA CTS28516



Julie Lawson
Body Corporate Manager

Enhancing Community Living

Corporate Lic No: 862864, Memberships:
Strata Community Australia (SCA)

Branches: (NSW): Sydney, Central Coast, Forster-Tuncurry, Miranda, Mona Vale, Newcastle, Tweed Heads, Willoughby, Wollongong
(QLD): Brisbane, Cairns, Coolangatta, Gold Coast, Mackay, Noosa, Port Douglas, Townsville
(VIC): Hawthorn, Melbourne







DOUGLAS SHIRE COUNCIL
Received

File Name.....
Document No.....

- 4 JUL 2016

Attention.....
Information.....

QUOTE

**PO Box 349,
Mossman, 4873
Ph: 40 988264 Fx: 40 988024
Mob: 0407 86 0009**

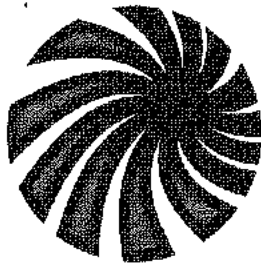
Name / Address	
Shane Fogg Unit 1 of 1A Ti Tree Street Port Douglas QLD 4877	
Job	

Date	Quote #	Quote Expires
27/06/2016	15494	27/07/2016

Item	Description	Qty/Hours	Rate	TAX Amt	Total (excl)
Tree Lopping	<p>Shane 0414 345 603 or Fran 0427 345 603 Unit 1 of 1A Ti Tree St, Port Douglas</p> <p>- To cut and remove one melaleuca tree, chip debris and remove from site</p> <p>Hi Fran,</p> <p>As per our previous discussion, the large melaleuca tree that you have in the front built up garden will continue to cause structural damage as it continues to grow. As you can clearly see, it is within a foot of an existing building that is on the tension side of the tree. This is concerning as I assume that the tree is much older than the building and there would be mechanical damage on the topside (Tension) if the tree. As the tree continues to grow with is further away from base, this tree will rely more on the integrity of the top side.</p> <p>Please note this is not a tree report, though one can be provided, as its quite obvious that this tree isn't</p>	1	2,500.00	250.00	2,500.00

THIS QUOTE IS VALID FOR 30 DAYS

I,, accept this quotation for the work as detailed above, and give permission for the work to proceed. Signature.....Date:.....	Subtotal
	Tax
	Total
ON ACCEPTANCE OF THIS QUOTE, PLEASE SIGN AND FAX BACK TO (07) 40988024	



IMPDT
THE TREE SPECIALIST

QUOTE

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Job	

Date	Quote #	Quote Expires
27/06/2016	15494	27/07/2016

Item	Description	Qty/Hours	Rate	TAX Amt	Total (excl)
	suitable for an urban environment. If I can be of any further assistance please let me know.				

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	Tax
	Total
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I,, accept this quotation for the work as detailed above, and give permission for the work to proceed. Signature.....Date:.....	Subtotal	\$2,500.00
	Tax	\$250.00
	Total	\$2,750.00

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