

# ARBORICULTURAL ASSESSMENT REPORT

13 GLADYS STREET, NUNAWADING

REPORT PREPARED FOR: MR W. TAYEH  
C/O PREMIER PROJECTS

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CONSULTING ARBORIST - DB HORTICULTURE PTY LTD.

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## 1. Brief

The client, Mr Walid Tayeh, has requested an Arboricultural Assessment Report containing details of species, age, size, health, suitability, amenity value, Tree Protection Zones (TPZ) and retention value for specified trees within and around the property at 13 Gladys Street, Nunawading.

## 2. Overview

The property contains a single dwelling and is in the Whitehorse Council area, SLO9. Subdivision is proposed.

## 3. Methodology

A visual site inspection of the trees took place on June 22nd, 2022. The trees were not climbed nor was any soil excavation or diagnosis of the internal or below ground components of the trees undertaken.

The trees were photographed on site using an iPhone 11. Height and Spread of trees was recorded via visual estimation. Diameter at Breast Height (DBH) was taken at 1.4 metres above ground level using a diameter tape.

A Retention Value for each tree has been determined using tree condition factors and values as listed on Page 10 of this report.

## 4. Tree Protection Zones (TPZ's)

Where appropriate, Tree Protection Zones and Structural Root Zones have been applied as per AS4970-2009, 'Protection of Trees on Development Sites'.

Tree Protection Zones are determined by multiplying the Trunk Diameter @ Breast Height (DBH) x 12. TPZ's are measured from the centre of the trunk.

Structural Root Zones are the area required for tree stability and are only necessary where major encroachment into the TPZ is to occur. The SRZ radius = (Diameter x 50)<sup>0.42</sup> x 0.64.

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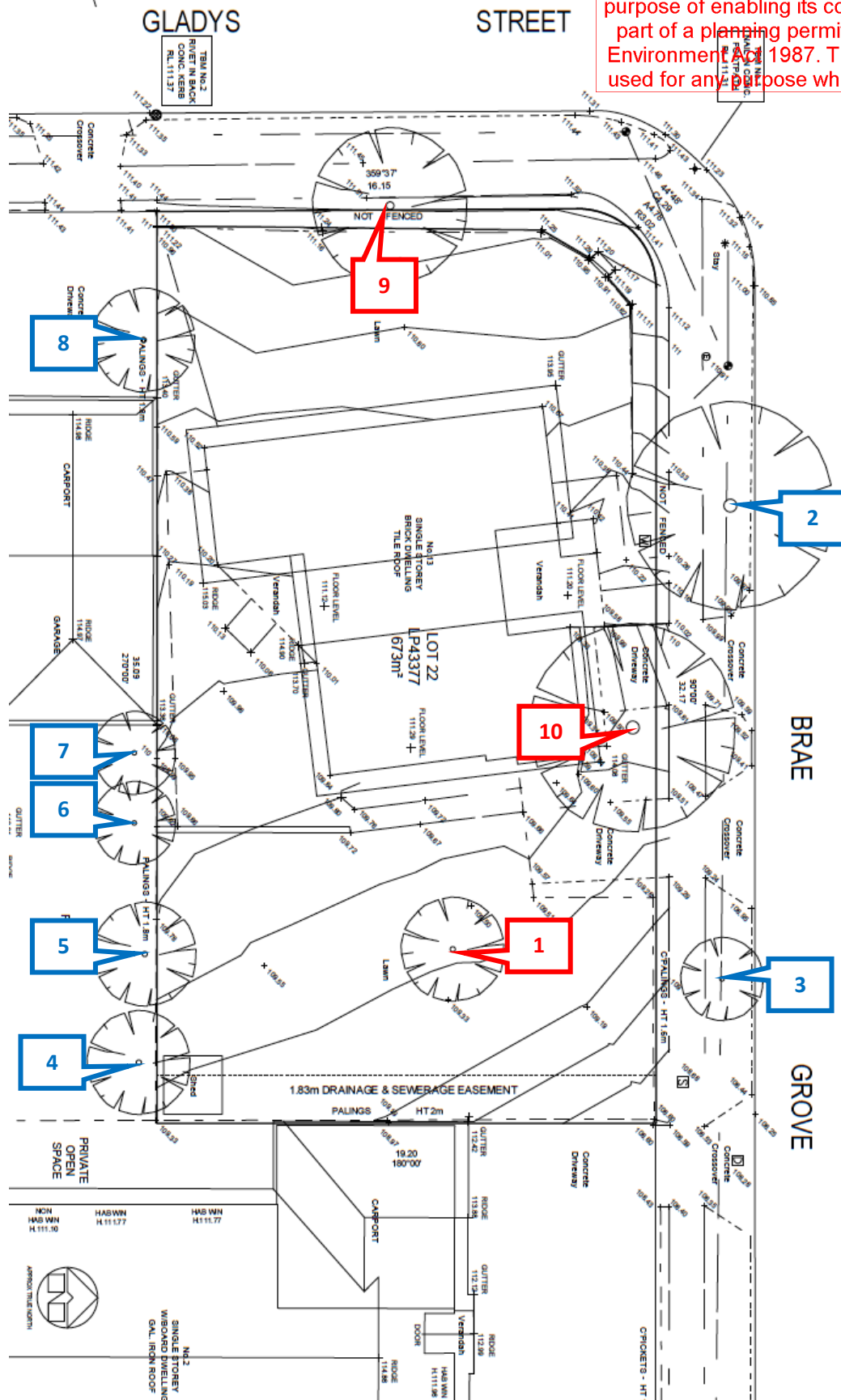
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5. Site Plan (existing)



## 6. Tree Assessment Table

#	Species	Common name	Native/ Exotic	Height (m)	Spread (m)	DBH (cm)	TPz (m)	SRZ (m)	SULE	Age	Condition	Structure	Form	Amenity value	Retention value	Comments
<b>STREET TREES</b>																
2	<i>Melaleuca linariifolia</i>	Snow in Summer	N	7	7	54	6.5	2.5	L	M	G	F	F	F	M	Brae Grove
3	<i>Eucalyptus sp.</i>	Eucalypt	N	2	1	5	2.0	1.5	L	Y	G	G	G	P	L	Brae Grove
<b>TREES WITHIN NEIGHBOURING PROPERTIES</b>																
4	<i>Pittosporum tenuifolium</i>	Kohuhu	E	8	4	10/10/10	2.0	1.7	M	M	F	F	F	P	L	
5	<i>Betula pendula</i>	Silver Birch	E	7	2	15	2.0	1.6	L	SM	G	G	G	P	L	
6	<i>Pyrus calleryana 'Capital'</i>	Capital Pear	E	6	1	10/10	2.0	1.5	L	SM	G	G	G	P	L	
7	<i>Agonis flexuosa</i>	Willow Myrtle	N	5	1	8/8	2.0	1.5	L	SM	G	P	P	P	L	
8	<i>Leptospermum petersonii</i>	Lemon-scented Tea-Tree	N	5	4	20	2.4	2.0	L	M	G	G	G	P	L	
<b>TREES WITHIN SUBJECT PROPERTY</b>																
1	<i>Agonis flexuosa</i>	Willow Myrtle	N	4	2	30	3.6	2.4	L	M	G	P	F	P	L	Lopped
9	<i>Pistacia chinensis</i>	Pistachio	E	6	7	29	3.5	2.3	L	M	G	F	F	P	L	
10	<i>Liquidambar styraciflua</i>	Sweet Gum	E	10	8	41	4.9	2.5	L	M	G	P	P	P	L	Lost apical dominance
*Trees shown in red are considered appropriate for removal if required *Dimensions listed for neighbouring trees are estimates																

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7. Photos



Tree 1

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Tree 2



Tree 3



Trees 4 & 5



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Trees 6 & 7



Tree 8



Tree 9

Tree 10

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## 8. Discussion / Recommendations

### Street Trees

Tree 2, a Paperbark and Tree 3, a small, recently plated Eucalypt; are on the naturestrip in Brae Grove. The TPZ's of these trees will need to be considered if new driveway locations are under consideration. Any potential encroachment into the TPZ's of these trees should not exceed 10%.

### Trees within Neighbouring Properties

Trees 2 to 8 are located within the neighbouring property to the south. Tree types include Capital Pear, Pittosporum, Silver Birch, Lemon-scented Tea-Tree and Willow Myrtle. Any potential encroachment into the TPZ's of these neighbouring trees should not exceed 10%.

### Trees within Subject Property

Tree 9, a Pistachio, Tree 10, a Liquidambar and Tree 1, a Willow Myrtle; are located within the subject site. All three trees are rated as Low Retention Value. The Liquidambar is the largest of these trees, however it is a poorly formed specimen that will never develop into a good tree. It has lost its central leader and requires regular canopy pruning due to the adjacent powerlines. This is the only tree requiring a removal permit under SLO9.

### Damien Burgess

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February 17, 2023.

*Retention value should be considered in the context of a tree being worthy of being a material constraint on the site. Low retention value trees are by definition not worthy of being a material constraint, however, Low Retention value trees should not necessarily always be removed in all cases. Trees of Moderate Retention Value should be considered for retention where they are not a material constraint on the site. Where they conflict with plans for the site, either retention or removal are considered as appropriate options. High Retention Value trees should be retained and designed around.*

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## 9. Tree Descriptors

**Age**

Y	Young	Tree is juvenile or recently planted
SM	Semi-mature	Tree is established and actively growing
M	Mature	Tree has reached expected maximum size
OM	Over Mature	Tree is over mature and in decline

**Condition**

G	Good	Full crown, free of disease, good colour, good extension growth of twigs, no dieback
F	Fair	Tree shows one or more of the following: <25% deadwood, dieback, unbalanced canopy, minor pathogens
P	Poor	Tree shows one or more of the following: >25% deadwood, major pathogen presence, structural faults
D	Dead	Tree is dead

**Structure**

G	Good	Good branch attachments and no structural defects present, no co-dominant stems, good branch and trunk taper, good buttressing at base of trunk
F	Fair	Some minor structural defects or cavities may be present
P	Poor	Major defects to trunk, branches or roots, poor attachment points, missing bark, likely points of failure
H	Hazardous	Tree poses immediate danger and should be removed

**Form**

G	Good	Full and balanced canopy
F	Fair	Minor asymmetry in canopy shape
P	Poor	Major asymmetry, unbalanced appearance

**Amenity Value**

G	Good	Attractive tree which contributes significantly to the surrounding landscape and public realm, may provide good screening and shade qualities
F	Fair	Tree contributes to its immediate surroundings, may be one of a group of trees and/or provide moderate screening and shading qualities
P	Poor	Tree does not make a positive contribution to the landscape and could be considered for removal

**Safe Useful Life Expectancy (SULE)**

L	Long	Tree appears retainable for 40+ years
M	Medium	Tree appears retainable for 15 – 40 years
S	Short	Tree appears retainable for 5 – 15 years
R	Removal	Tree should be removed
MO	Move or Replaced	Trees which can be readily moved or replaced

**Retention Value**

L	Low	An assessment rating which incorporates all the above criteria
M	Moderate	
H	High	

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## 10. References

- Barrell, J. (2001), *SULE, its use and status into the new millennium*, NAAA Conference proceedings
- Clark, J.R. & Matheny N.P. (1998), *Trees and Development: A Technical guide to preservation of trees during land development*, ISA Publishing
- Standards Australia (2009), *AS4970-2009 Protection of Trees on Development Sites*, Standards Australia

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*Unless expressed otherwise; the information contained in this report covers only those items that were covered in the project brief or that were examined during the assessment and reflect the condition of those items at the time of inspection; and the inspection undertaken as part of the preparation of this report was limited to visual examination of accessible components of any tree without climbing the tree or removal of any part of the tree or any dissection, excavation or probing unless otherwise stipulated.*

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