

THIS APPROVAL SHOULD NOT BE TAKEN TO CONSTITUTE PERMISSION TO ENTER NEIGHBOURING PROPERTIES TO CONSTRUCT (INCLUDING ASSOCIATED WORKS SUCH AS DRAINAGE AND EXCAVATION) ANY BUILT TO BOUNDARY WALL OR FENCES. PERMISSION MUST BE OBTAINED FROM RELEVANT PROPERTY OWNERS.

No.	Type	Trunk Dia	Approx Ht
T1	Gum	0.7	15
T2	Gum	0.6	30
T3	Gum	0.6	30
T4	Tree	0.8	14
T5	Tree	0.3	10
T6	Pine	0.3	16
T7	Pine	0.3	17
T8	Pine	0.3	18
T9	Pine	0.3	18
T10	Pine	0.3	18
T11	Pine	0.3	18
T12	Pine	0.3	16
T13	Pine	0.3	16

No.	Type	Trunk Dia	Approx Ht
T14	Pine	0.4	20
T15	Pine	0.3	18
T16	Pine	0.3	18
T17	Pine	0.4	18
T18	Pine	0.3	18
T19	Pine	0.3	18
T20	Pine	0.3	18
T21	Pine	0.4	18
T22	Gum (Dead)	0.6	16
T23	Gum	0.5	16
T24	Gum	0.8	16
T25	Gum	0.6	16
T26	Gum	0.7	20

No.	Type	Trunk Dia	Approx Ht
T27	Gum	0.7	16
T28	Gum (Dead)	0.8	14
T29	Gum	0.7	18
T30	Gum	0.6	18
T31	Gum	0.5	16
T32	Gum	0.5	16
T33	Gum	0.5	16
T34	Gum	0.5	14
T35	Gum	0.4	18
T36	Gum	0.8	16
T37	Gum	0.5	25
T38	Gum	0.5	25
T39	Gum	0.7	20

No.	Type	Trunk Dia	Approx Ht
T40	Gum	0.5	20
T41	Gum	0.4	16
T42	Gum	0.4	16
T43	Gum	0.6	22
T44	Gum	0.4	18
T45	Gum	0.4	14
T46	Gum	0.4	22
T47	Gum	0.3	16
T48	Gum	0.6	20
T49	Gum	0.4	18

WARNING Underground services present on site and in road (not located) – refer to Dial Before You Dig!
***See Site Plan (sheet 1) for existing site details, levels and additional information!**

CLIENT YONG	Date of Survey	17/10/2016
	Revision	D 13/09/2017
	Contour Interval	0.25m
Reference: 1823	Locality	CALAMVALE
	Local Authority	BRISBANE CITY COUNCIL
SHEET: 2 OF 2	Level Datum	AHD derived based upon Permanent Survey Mark No. 44506
	Surveyor	L.J.
	Drafter	R.W.

PROPOSED SUBDIVISION PLAN
of Lots 1-5 & EMT A cancelling
Lot 7 on SP246839
(15 Clarence Street, Calamvale)
SCALE 1:400 @ A3

SITE SURVEYS
 Email: mail@sitesurveys.com.au
 148 Arthur Tce, REDHILL QLD 4059
 PO BOX 3133, NEWMARKET 4051

Notes:
 Levels and Contours on this plan are of ground level defined in accordance with Brisbane City Plan 2014 and were created from Brisbane City Plan 2002 Contours and may not represent existing site levels!

Disclaimer:
 This is NOT a Boundary Survey, areas and dimensions if shown are indicative only and subject to Cadastral Survey.

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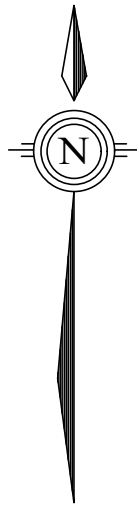
Scale 1: 400 – Lengths are in Metres.

0 4 8 12 16 20 24 28 32 36 40

PLANS AND DOCUMENTS
 referred to in the
DEVELOPMENT APPROVAL
 Issued: 29/06/2018
 Minor change: 19/06/2026

Received
 30.10.2017
BCC DS

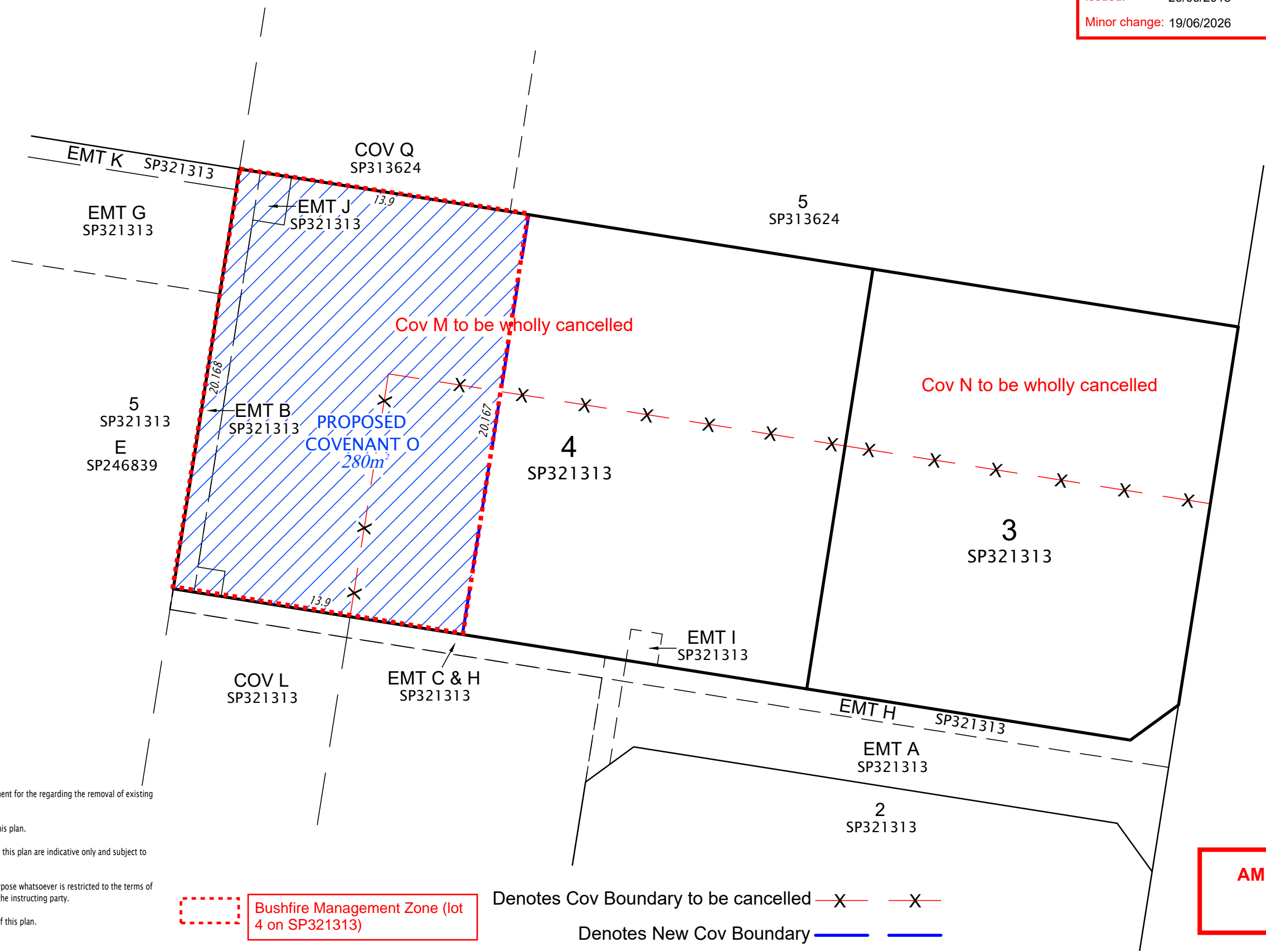
PLANS AND DOCUMENTS
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PLANS AND DOCUMENTS
referred to in the
DEVELOPMENT APPROVAL

Issued: 29/06/2018
Minor change: 19/06/2026

BCC DS
RECEIVED
26/05/2026
APPLICATION REF
A007000662



DISCLAIMER:
This is a proposal plan only for the purpose of Council assessment for the regarding the removal of existing Covenants M & N and replacement with new Covneant O.
No field survey has been undertaken as part of preparation of this plan.
This is NOT a Boundary Survey, areas and dimensions shown on this plan are indicative only and subject to Cadastral Survey, unless advised otherwise by Site Surveys P/L*
Any license express of implied to use this document for any purpose whatsoever is restricted to the terms of agreement of implied agreement between Site Surveys P/L and the instructing party.
*Contact Site Surveys P/L for advice on the specific limitations of this plan.

Bushfire Management Zone (lot 4 on SP321313)

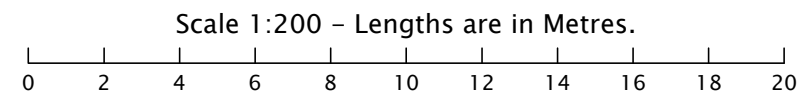
Denotes Cov Boundary to be cancelled —X— X—
Denotes New Cov Boundary ——— ———

AMENDED IN RED
10/06/2026

CLIENT NHY CORPORATION UNITY & HN YONG FAMILY HOLDINGS	Date of Survey	NA
Reference: 6665	Revision	A 26/5/2026
SHEET: 1 of 1	Contour Interval	NA
	Locality	Calamvale
	Local Authority	BRISBANE CITY COUNCIL
	Level Datum	NA
	Surveyor	BD
	Drafter	BD

PROPOSED COVENANT PLAN
of Covenant O in Lot 4 on SP321313
(Existing Cov's M & N to be wholly cancelled)
11 & 13 Clarence St, Calamvale
SCALE 1:200 @ A3

Ph. 07 3367 0433
Email. mail@sitesurveys.com.au
Unit 2, 30 Boothby Street
KEDRON QLD 4031



~~Note:
Final tree retention subject to future detailed assessment to be undertaken as part of future Operational Works application.~~

PLANS AND DOCUMENTS referred to in the DEVELOPMENT APPROVAL
 Issued: 29/06/2018
 Minor change: 19/05/2023

TPZ
Tree Protection Zone
 All vegetation to be protected in accordance with AS4970 - Protection of Trees on Development Sites & any conditions of approval.

PLANS AND DOCUMENTS referred to in the **APPROVAL**
 Dated: 29/06/2018

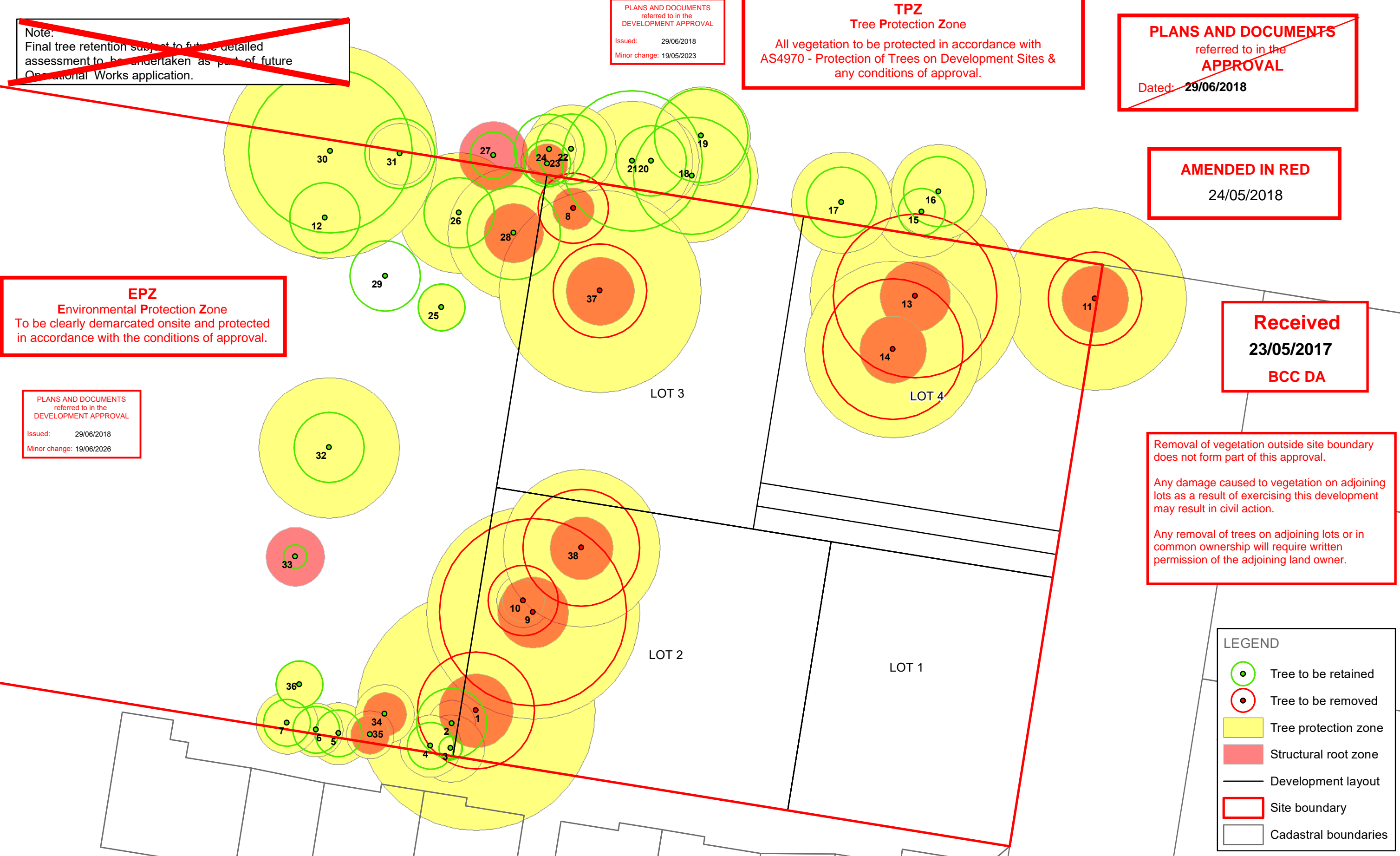
AMENDED IN RED
 24/05/2018

EPZ
Environmental Protection Zone
 To be clearly demarcated onsite and protected in accordance with the conditions of approval.

PLANS AND DOCUMENTS referred to in the DEVELOPMENT APPROVAL
 Issued: 29/06/2018
 Minor change: 19/06/2026

Received
23/05/2017
BCC DA

Removal of vegetation outside site boundary does not form part of this approval.
 Any damage caused to vegetation on adjoining lots as a result of exercising this development may result in civil action.
 Any removal of trees on adjoining lots or in common ownership will require written permission of the adjoining land owner.

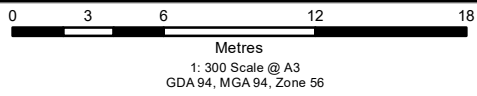


LEGEND

- Tree to be retained
- Tree to be removed
- Tree protection zone
- Structural root zone
- Development layout
- Site boundary
- Cadastral boundaries

Figure Title: Figure 5.14 Tree Retention Plan		
Project Name: 15 Clarence Street, Calamvale		
Project No: 15061-1	Client: Vincent Yong	
Date: May 2017	Revision:	Approved: SW

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Tree No.	Scientific Name	Common Name	DBH (cm) ¹	Height (m)	Canopy (m) ²	Age Class ³	Form ⁴	Vitality ³	TPZ (m) ¹	SRZ (m)	Notes	Action
1	<i>Eucalyptus racemosa</i>	scribbly gum	85	18	5	M	F	F to P	10.2	3.15	Basal decay on northern and south-eastern face of trunk. Fence has previously been constructed within SRZ. Appears to be in decline based on the volume of epicormic shoots in the crown. Multiple medium and large hollows, nest.	Remove
2	<i>Acacia concurrens</i>	late-flowering hickory	16	5	3	M	G	G	2			Retain
3	<i>Pinus elliotii</i>	slash pine	24	10	1	M	G	P	2.88			Remove
4	<i>Pinus elliotii</i>	slash pine	22	12	2	M	G	F to P	2.64			Remove
5	<i>Pinus elliotii</i>	slash pine	22	12	2	M	G	G	2.64			Retain
6	<i>Pinus elliotii</i>	slash pine	19	9	2	M	F to G	F to G	2.28			Retain
7	<i>Pinus elliotii</i>	slash pine	22	10	2	M	F	F	2.64			Retain
8	Stag		21	9	3	-	-	-	2.52	1.79		Retain
9	<i>Eucalyptus racemosa</i>	scribbly gum	76	19	8	M	G	F to G	9.12	3.03	Multiple small hollows. Low volumen of deadwood in crown	Retain
10	<i>Acacia concurrens</i>	late-flowering hickory	19	8	3	M	F to G	F to G	2.28	1.79		Retain
11	<i>Eucalyptus seeana</i>	narrow-leaved red gum	65	14	4	O	F	F to P	7.8	2.85	Tree is in decline based on the extent of canopy dieback. Approximate 10 degree lean to the north-east. Small branch hollows.	Retain
12	<i>Eucalyptus seeana</i>	narrow-leaved red gum	29	10	3	M	F	F to P	3.48			Retain
13	<i>Eucalyptus siderophloia</i>	grey ironbark	75	23	7	M	F to G	G	9		Evidence of recent branch failure with similar branches present in the crown. Possible small branch hollows (unable to be confirmed from ground level).	Retain
14	<i>Eucalyptus siderophloia</i>	grey ironbark	63	22	6	M	F to G	F	7.56	2.85	Tree is possibly in the early stages of decline based on the volume of epicormic shoots in the crown	Retain
15	<i>Pinus elliotii</i>	slash pine	32	14	2	M	G	F to P	3.84			Retain
16	<i>Pinus elliotii</i>	slash pine	34	14	3	M	F	F	4.08			Retain
17	<i>Pinus elliotii</i>	slash pine	26	12	3	M	G	F	4.32			Retain
18	<i>Pinus elliotii</i>	slash pine	47	16	5	M	G	F	5.64			Retain
19	<i>Pinus elliotii</i>	slash pine	35	15	4	M	F to P	F	4.2		Unbalanced crown with a heavy bias to the north	Retain
20	<i>Pinus elliotii</i>	slash pine	34	15	3	M	F	F to G	4.08			Retain
21	<i>Pinus elliotii</i>	slash pine	43	16	6	M	F	F to G	5.16			Retain
22	<i>Pinus elliotii</i>	slash pine	32	17	3	M	F	F	3.84			Retain
23	Stag		19	8	2	-	-	-	2.28	1.72		Retain
24	<i>Pinus elliotii</i>	slash pine	19	9	3	M	F to P	F to P	2.28			Remove
25	<i>Acacia concurrens</i>	late-flowering hickory	16	7	2	O	G	P	2		Tree is in decline	Retain
26	<i>Eucalyptus carnea</i>	broad-leaved white mahogany	43	12	3	O	F to G	P	5.16		Tree is in decline	Remove
27	Stag			17	2				2.95		Multiple medium and large hollows	Retain
28	<i>Eucalyptus racemosa</i>	scribbly gum	47	16	4	M	F	F to P	5.64	2.53	Tree is in decline with basal decay on southern face of trunk. Possum scat	Retain
29	<i>Eucalyptus microcorys</i>	tallowwood	-	9	3	O	G	P	-		Major crown dieback with remaining foliage consisting of epicormic shoots. Tree is in the advanced stages of decline.	Retain
30	<i>Eucalyptus racemosa</i>	scribbly gum	76	16	7	M	F to G	F	9.12		Multiple medium and large hollows	Retain
31	<i>Acacia disparrima</i>	hickory wattle	22	11	3	O	F to P	P	2.64		Tree is in decline	Remove
32	<i>Corymbia intermedia</i>	pink bloodwood	50	15	3	O	G	P	6		Tree is in the advanced stages of decline.	Remove
33	Stag		-	7	1	-	-	-	-	2.51		Remove
34	Stag		21	6	-	-	-	-	2.52	1.85		Retain
35	Stag		17	5	-	-	-	-	2.04	1.65		Retain
36	<i>Acacia disparrima</i>	hickory wattle	15	7	2	M	G	G	2			Retain
37	<i>Eucalyptus carnea</i>	broad-leaved white mahogany	72	13	4	O	F to P	F to P	8.64	2.92	Tree is in decline based on the high volume of epicormic shoots in the crown. Evidence of significant internal decay in the trunk and first order branches. Multiple small and medium hollows.	Remove
38	<i>Corymbia trachyphloia</i>	brown bloodwood	56	16	5	M	F to P	F to G	6.72	2.69	Codominant stems with included bark and bulge/rib indicative of progressive internal cracking	Remove

Notes
¹Measurements and calculations for multi-stem trees and Tree Protection Zones have been undertaken in accordance with the requirements of Australian Standard AS 4970-2009 Protection of Trees on Development Sites.
²Radial spread.

³Age Class: Y = Young; M = Mature; O = Over-mature. Refer to Appendix C for further details.
⁴Form: G = Good; F = Fair; P = Poor.

G = Good; F = Fair; P = Poor.

Figure Title: Figure 5.15 Tree Schedule	
Project Name: 15 Clarence Street, Calamvale	
Project No: 17008-1	Client: Vincent Yong
Date: May 2017	Approved: SW

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