

Protected Vegetation Report

Tuesday 30 June, 2026 4:24 PM

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06/07/2026
APPLICATION REF
A007063369



Case Number

23767207

Dedicated to a better Brisbane

The Protected Vegetation Report provides property or lot-based protected vegetation information for property owners and managers. This report provides existing information extracted from Council systems on the presence of protected vegetation for the requested address. Refer to the Terms and Definitions section for a glossary of terms. To find out more about how the contents of this report may affect decisions to carry out work on existing vegetation, please visit <https://www.brisbane.qld.gov.au/laws-and-permits/laws-and-permits-for-residents/protected-vegetation>. Please note that all trees on the footpath adjacent to or abutting the boundary of a property in Brisbane are protected.

This is a report for:

Customer Name: John Creagan

Address: 1252 Waterworks Road, The Gap 4061



Legend

Council Vegetation



Significant Native Vegetation



Significant Urban Vegetation



Waterway and Wetland Vegetation



Advice

There is no record of vegetation on this property protected by the Natural Assets Local Law 2003, a covenant, development history, heritage listing or Biodiversity overlay. If there are any doubts or any concerns about the requested vegetation, or for further information or enquiries, please contact Council on 07 3403 8888. This advice is limited to vegetation protection within the jurisdiction of Brisbane City Council. There may be other vegetation clearing controls set down by the State and Federal Governments. Disclaimer: This advice is limited to vegetation protection within the jurisdiction of Brisbane City Council. There may be other vegetation clearing controls set down by the State and Federal Governments.

Disclaimer

The status of Protected Vegetation for a property provided in this report has been based on the property details supplied by the Customer and determined from the records the best available information to Council at the date of issue. The Protected Vegetation status for a particular property may change if further information becomes available.

The information in the Protected Vegetation Report is for general informational purposes only. All information in the report is provided in good faith, however Council makes no representation or warranty of any kind, express or implied regarding the accuracy, adequacy, validity, reliability, currency or completeness of any information in the report. Under no circumstances will Council have any liability for any loss or damage of any kind incurred as a result of use of the report or reliance on any information provided in the report. Use of the Protected Vegetation report by the Customer and the Customer's reliance on any information in the report is solely at the Customer's risk.

Terms and Definitions

Natural Assets Local Law

The NALL is a local law which protects our valuable natural assets from indiscriminate clearing. The NALL affects vegetation on private properties and seeks to balance the needs of landowners with environmental needs. It is not a development control. Land owners with NALL affected properties must seek Council approval to interfere with clear protected vegetation, except for basic maintenance, weed control and emergency work

Covenant

A Covenant is a type of contract under which certain conditions are tied to the use of a parcel of land. Issued under the Land Titles Act 1994, a Covenant imposes duties or restrictions upon the use of that land regardless of the owner. With regard to vegetation existing on a private property, a Covenant may exist which simultaneously restricts removal of vegetation from the property whilst also requiring that the owner of the property carry out enhancement planting and weed management. A Covenant may exist as a component of development assessment conditions made during the subdivision stage.

Development History

Many properties in Brisbane may be subject to conditions set as part of a development approval which relate to the vegetation present on the property. For example, during the subdivision or planning stage of a development particular trees or areas of vegetation may have been required to be retained to meet requirements for the subdivision to be approved. On some properties a specific area is designated for house construction to maximise vegetation retention. These conditions, or history, are tied to the land regardless of the owner.

Heritage Listing

A property may be subject to Heritage listing due to either cultural or natural attributes. The listing may refer to trees or other vegetation on the property. A Heritage tree is one which has been protected due to its cultural or natural heritage significance. These trees may be associated with an historical building but a tree may also be solely protected.

Biodiversity Areas Overlay

Koala habitat area sub-category of the Biodiversity areas overlay, Brisbane City Plan 2014. Presence of vegetation may be an assessment trigger during a development application to ensure that any development on the property reflects the outcomes within the Biodiversity Areas Overlay Code.

Interfere with

"Interfere with" means to engage in any activity damaging or leading to the death, disfigurement or mutilation of vegetation including but not limited to, to lop or top, poison, spill onto root zone, cut or tear branches or roots (other than in the course of pruning), ring bark, scar bark, fix objects into, use tree climbing spikes on, damage root zone, uproot or displace, effect the hydrological scheme, burn, scorch, singe or damage by heat or introduce livestock onto

