

# Attachments

## Council Meeting

Monday 30 January 2023

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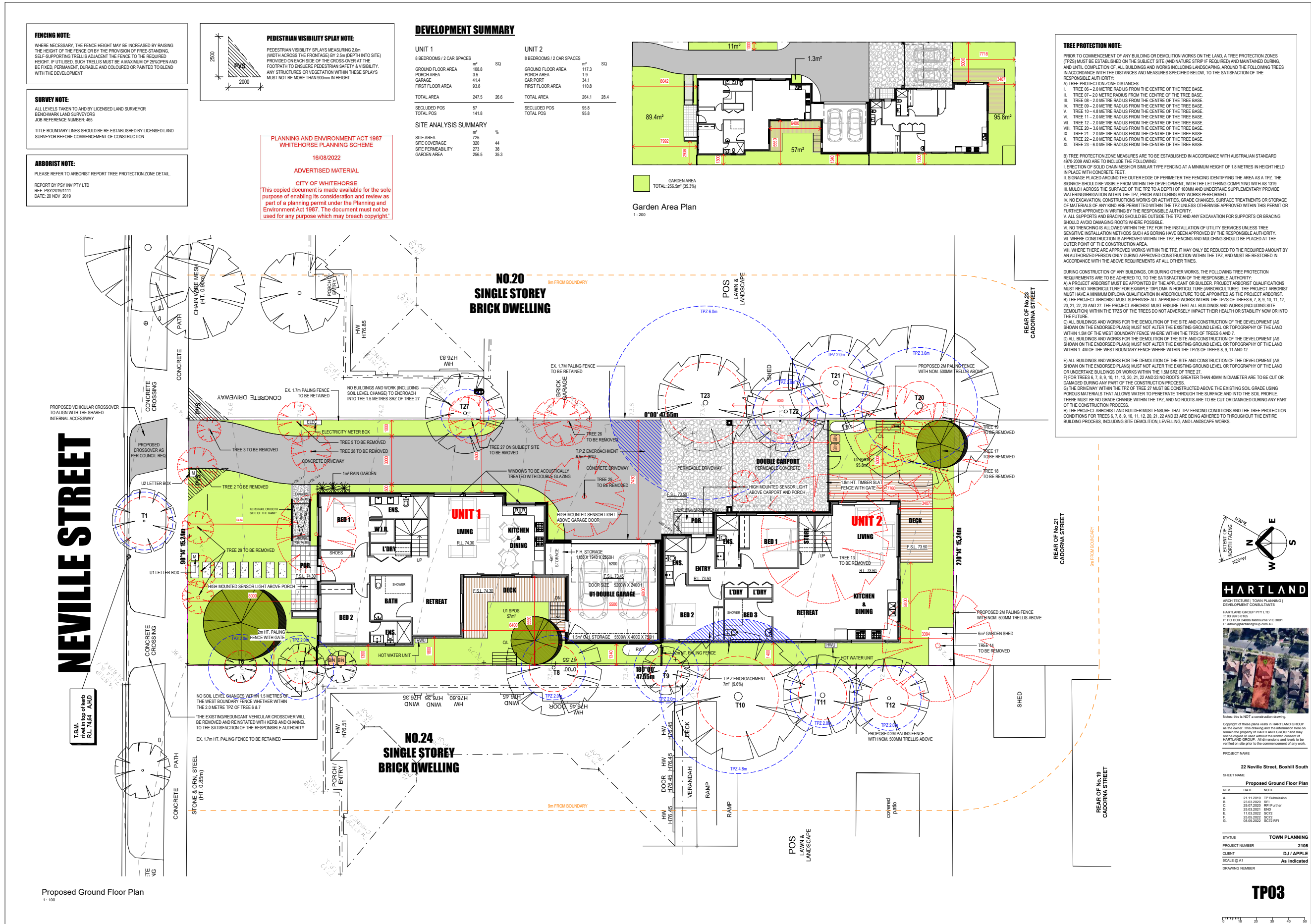
11.1            22 Neville Street, BOX HILL  
                    SOUTH (LOT 184 LP 7124 10)–  
                    Amendment to Planning Permit  
                    WH/2019/1227

Attachment 1   Proposed Plans

Attachment 2   Previously Approved Plans

Attachment 3   Proposed Operational Management Plan

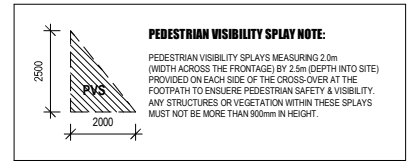
11.1 – ATTACHMENT 1. Proposed Plans



**FENCING NOTE:**  
WHERE NECESSARY, THE FENCE HEIGHT MAY BE INCREASED BY RAISING THE HEIGHT OF THE FENCE OR BY THE PROVISION OF FREE STANDING, SELF-SUPPORTING TRELLIS ADJACENT TO THE FENCE TO THE REQUIRED HEIGHT. IF UTILISED, SUCH TRELLIS MUST BE A MAXIMUM OF 2500mm OPEN AND BE FIXED, PERMANENT, DURABLE AND COLOURED OR PAINTED TO BLEND WITH THE DEVELOPMENT.

**SURVEY NOTE:**  
ALL LEVELS TAKEN TO AHD BY LICENSED LAND SURVEYOR BENCHMARK LAND SURVEYORS JOB REFERENCE NUMBER: 465  
TITLE BOUNDARY LINES SHOULD BE RE-ESTABLISHED BY LICENSED LAND SURVEYOR BEFORE COMMENCEMENT OF CONSTRUCTION

**ARBORIST NOTE:**  
PLEASE REFER TO ARBORIST REPORT TREE PROTECTION ZONE DETAIL.  
REPORT BY PSY INV PTY LTD REF: PSY20191111 DATE: 20 NOV 2019

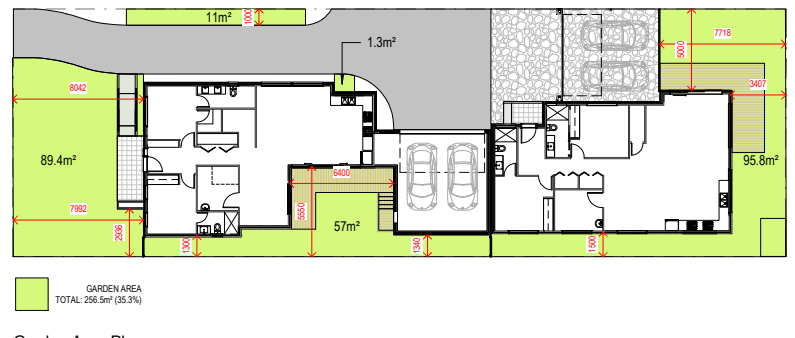


**DEVELOPMENT SUMMARY**

UNIT 1		UNIT 2	
	m <sup>2</sup>		m <sup>2</sup>
8 BEDROOMS / 2 CAR SPACES		8 BEDROOMS / 2 CAR SPACES	
GROUND FLOOR AREA	108.8	GROUND FLOOR AREA	117.3
PORCH AREA	1.5	PORCH AREA	1.9
GARAGE	41.4	CAR PORT	34.1
FIRST FLOOR AREA	93.9	FIRST FLOOR AREA	110.8
TOTAL AREA	247.5	TOTAL AREA	264.1
SECLUDED POS	57	SECLUDED POS	95.8
SITE POS	141.8	TOTAL POS	95.8

SITE ANALYSIS SUMMARY	
	%
SITE AREA	725
SITE COVERAGE	32.9
SITE PERMEABILITY	27.3
GARDEN AREA	256.5
	35.3



**TREE PROTECTION NOTE:**  
PRIOR TO COMMENCEMENT OF ANY BUILDING OR DEMOLITION WORKS ON THE LAND, A TREE PROTECTION ZONES (TPZ) MUST BE ESTABLISHED ON THE SUBJECT SITE AND MAINTAINED DURING AND UNTIL COMPLETION OF ALL BUILDINGS AND WORKS INCLUDING LANDSCAPING AROUND THE FOLLOWING TREES IN ACCORDANCE WITH THE DISTANCES AND MEASURES SPECIFIED BELOW, TO THE SATISFACTION OF THE RESPONSIBLE AUTHORITY:

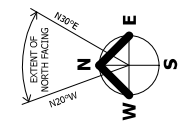
- TREE 06 - 2.0 METRE RADIUS FROM THE CENTRE OF THE TREE BASE.
- TREE 07 - 2.0 METRE RADIUS FROM THE CENTRE OF THE TREE BASE.
- TREE 08 - 2.0 METRE RADIUS FROM THE CENTRE OF THE TREE BASE.
- TREE 09 - 2.0 METRE RADIUS FROM THE CENTRE OF THE TREE BASE.
- TREE 10 - 4.8 METRE RADIUS FROM THE CENTRE OF THE TREE BASE.
- TREE 11 - 2.0 METRE RADIUS FROM THE CENTRE OF THE TREE BASE.
- TREE 12 - 2.0 METRE RADIUS FROM THE CENTRE OF THE TREE BASE.
- TREE 20 - 3.6 METRE RADIUS FROM THE CENTRE OF THE TREE BASE.
- TREE 21 - 2.0 METRE RADIUS FROM THE CENTRE OF THE TREE BASE.
- TREE 22 - 2.0 METRE RADIUS FROM THE CENTRE OF THE TREE BASE.
- TREE 23 - 6.0 METRE RADIUS FROM THE CENTRE OF THE TREE BASE.

B) TREE PROTECTION ZONE MEASURES ARE TO BE ESTABLISHED IN ACCORDANCE WITH AUSTRALIAN STANDARD 4970:2009 AND ARE TO INCLUDE THE FOLLOWING:

- ERECTION OF SOLID CHAIN MESH OR SIMILAR TYPE FENCING AT A MINIMUM HEIGHT OF 1.8 METRES IN HEIGHT HELD IN PLACE WITH CONCRETE FEET.
- SIGNAGE PLACED AROUND THE OUTER EDGE OF PERIMETER THE FENCING IDENTIFYING THE AREA AS A TPZ. THE SIGNAGE SHOULD BE VISIBLE FROM WITHIN THE DEVELOPMENT, WITH THE LETTERING COMPLYING WITH AS 1319.
- MULCH ACROSS THE SURFACE OF THE TPZ TO A DEPTH OF 100MM AND UNDERTAKE SUPPLEMENTARY PROVIDE WATER IRRIGATION WITHIN THE TPZ PRIOR AND DURING ANY WORKS PERFORMED.
- NO EXCAVATION, CONSTRUCTION WORKS OR ACTIVITIES, GRADE CHANGES, SURFACE TREATMENTS OR STORAGE OF MATERIALS OF ANY KIND ARE PERMITTED WITHIN THE TPZ UNLESS OTHERWISE APPROVED WITHIN THIS PERMIT OR FURTHER APPROVED IN WRITING BY THE RESPONSIBLE AUTHORITY.
- ALL SUPPORTS AND BRACING SHOULD BE OUTSIDE THE TPZ AND ANY EXCAVATION FOR SUPPORTS OR BRACING SHOULD AVOID DAMAGING ROOTS WHERE POSSIBLE.
- NO TREENING IS ALLOWED WITHIN THE TPZ FOR THE INSTALLATION OF UTILITY SERVICES UNLESS TREE SENSITIVE INSTALLATION METHODS SUCH AS BORING HAVE BEEN APPROVED BY THE RESPONSIBLE AUTHORITY.
- WHERE CONSTRUCTION IS APPROVED WITHIN THE TPZ, FENCING AND MULCHING SHOULD BE PLACED AT THE OUTER FRONT OF THE CONSTRUCTION AREA.
- WHERE THERE ARE APPROVED WORKS WITHIN THE TPZ, IT MAY ONLY BE REDUCED TO THE REQUIRED AMOUNT BY AN AUTHORIZED PERSON ONLY DURING APPROVED CONSTRUCTION WITHIN THE TPZ, AND MUST BE RESTORED IN ACCORDANCE WITH THE ABOVE REQUIREMENTS AT ALL OTHER TIMES.

DURING CONSTRUCTION OF ANY BUILDINGS, OR DURING OTHER WORKS, THE FOLLOWING TREE PROTECTION REQUIREMENTS ARE TO BE ADHERED TO, TO THE SATISFACTION OF THE RESPONSIBLE AUTHORITY:

- A PROJECT ARBORIST MUST BE APPOINTED BY THE APPLICANT OR BUILDER. PROJECT ARBORIST QUALIFICATIONS MUST READ 'ARBOCULTURE FOR EXAMPLE DIPLOMA IN HORTICULTURE (ARBOCULTURE)'. THE PROJECT ARBORIST MUST HAVE A MINIMUM DIPLOMA QUALIFICATION IN ARBOCULTURE TO BE APPOINTED AS THE PROJECT ARBORIST.
- THE PROJECT ARBORIST MUST SUPERVISE ALL APPROVED WORKS WITHIN THE TPZS OF TREES 6, 7, 8, 9, 10, 11, 12, 20, 21, 22, 23 AND 27. THE PROJECT ARBORIST MUST ENSURE THAT ALL BUILDINGS AND WORKS (INCLUDING SITE DEMOLITION) WITHIN THE TPZS OF THE TREES DO NOT ADVERSELY IMPACT THEIR HEALTH OR STABILITY NOW OR INTO THE FUTURE.
- ALL BUILDINGS AND WORKS FOR THE DEMOLITION OF THE SITE AND CONSTRUCTION OF THE DEVELOPMENT (AS SHOWN ON THE ENDORSED PLANS) MUST NOT ALTER THE EXISTING GROUND LEVEL, OR TOPOGRAPHY OF THE LAND WITHIN 1.5M OF THE WEST BOUNDARY FENCE WHERE WITHIN THE TPZS OF TREES 6 AND 7.
- ALL BUILDINGS AND WORKS FOR THE DEMOLITION OF THE SITE AND CONSTRUCTION OF THE DEVELOPMENT (AS SHOWN ON THE ENDORSED PLANS) MUST NOT ALTER THE EXISTING GROUND LEVEL, OR TOPOGRAPHY OF THE LAND WITHIN 1.4M OF THE WEST BOUNDARY FENCE WHERE WITHIN THE TPZS OF TREES 8, 9, 10 AND 12.
- E) ALL BUILDINGS AND WORKS FOR THE DEMOLITION OF THE SITE AND CONSTRUCTION OF THE DEVELOPMENT (AS SHOWN ON THE ENDORSED PLANS) MUST NOT ALTER THE EXISTING GROUND LEVEL, OR TOPOGRAPHY OF THE LAND OR UNDERTAKE BUILDINGS OR WORKS WITHIN THE 1.5M SRZ OF TREE 27.
- F) FOR TREES 6, 7, 8, 9, 10, 11, 12, 20, 21, 22 AND 23 NO ROOTS GREATER THAN 40MM IN DIAMETER ARE TO BE CUT OR DAMAGED DURING ANY PART OF THE CONSTRUCTION PROCESS.
- G) THE DRIVEWAY WITHIN THE TPZ OF TREE 27 MUST BE CONSTRUCTED ABOVE THE EXISTING SOIL GRADE USING POROUS MATERIALS THAT ALLOWS WATER TO PENETRATE THROUGH THE SURFACE AND INTO THE SOIL PROFILE. THERE MUST BE NO GRADE CHANGE WITHIN THE TPZ, AND NO ROOTS ARE TO BE CUT OR DAMAGED DURING ANY PART OF THE CONSTRUCTION PROCESS.
- H) THE PROJECT ARBORIST AND BUILDER MUST ENSURE THAT TPZ FENCING CONDITIONS AND THE TREE PROTECTION CONDITIONS FOR TREES 6, 7, 8, 9, 10, 11, 12, 20, 21, 22 AND 23 ARE BEING ADHERED TO THROUGHOUT THE ENTIRE BUILDING PROCESS, INCLUDING SITE DEMOLITION, LEVELLING, AND LANDSCAPE WORKS.



**HARTLAND**  
ARCHITECTURE | TOWN PLANNING | DEVELOPMENT CONSULTANTS

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Project Name: 22 Neville Street, Boxhill South

Sheet Name: Proposed Ground Floor Plan

REV.	DATE	NOTE
A	21.11.2019	TP Submission
B	23.02.2020	TP Further
C	29.07.2020	RFI Further
D	11.03.2022	SC72
E	29.05.2022	SC72
G	08.09.2022	SC72 RFI

STATUS: TOWN PLANNING  
PROJECT NUMBER: 2105  
CLIENT: DJ / APPLE  
SCALE: @ A1  
DRAWING NUMBER: As indicated

Proposed Ground Floor Plan  
1: 100



































11.2 Investigation into the Mont Albert  
Avenue of Honour

Attachment 1 Churchill Street, Mont Albert - Heritage  
Assessment of Trees - June 2022 FINAL,  
updated 19 December 2022









































































































## 11.3            Audit and Risk Committee                     Charter

Attachment 1    Audit and Risk Committee Charter



































11.4 Authority to Access Additional  
Vendors under Panel Contract  
30341 Recruitment, Training and  
Associated Services (PA  
Contract 2312-0618)

Attachment 1 Agency Vendor Summary



