

MostynCopper
Suite 2, Level 2
95 Pitt Street,
Sydney NSW 2000

Attention: Allan Follett

Dear Allan,

Subject: Arborist Assessment Addendum Letter corresponding with the existing site Arborist Assessment Report AE23-2548-REP-ISS-1-15FEB23. To seek modification to the existing tree removal/tree retention plan - Tree #1001

An arboricultural impact assessment of the proposed development site at Cooma Hospital (2A Bent St, Cooma, NSW 2630) ('the site' –Figure 1, Figure 2 and Figure 3) was undertaken on 17th and 18th of January 2023 on behalf of Health Infrastructure NSW. The main aim of that survey was to assess the trees on the site and prepare a report that addresses issues pertaining to the proposal (new staff accommodation building) and tree management – removal, retention and protection.

The report (*AE23-2548-REP-ISS-1-15FEB23*) has provided a description of individual trees and assessed the anticipated impact of the development to the trees on the site.

This letter is to serve as an Addendum to the existing site Arborist Assessment Report and is to be read in conjunction with the above report. The client wishes to remove Tree #1001 in addition to other assessed trees marked for removal (Figure 4, Figure 5, and Figure 6). Tree #1001 had previously been identified for retention. The *Site Plan*, *Tree Removal Plan*, and tables and recommendations from *AE23-2548-REP-ISS-1-15FEB23* inclusive of Tree #1001 are thus updated and Tree #1001 has been recommended for removal.

Reasons to remove Tree #1001:

1. The tree roots are impacting the stormwater drainage
2. The tree will impact access to the construction team and need to be significantly trimmed (up to the point of damaging the tree) - approximately 40% to allow crane access
3. The tree roots risk further damage to the road pavement/kerb.



The proposal is to remove existing exotic landscape trees to enable construction of staff accommodation.

Trees on site vary in age and condition, from severely damaged to excellent condition, and juvenile to over-mature. Species are all exotic horticultural landscape trees, with no hollows suitable for fauna occupation.

AS4970 Protection of trees on development site applies to management of the site by means of suitable tree protection zones being established and monitored by a project arborist supervising building contractors for compliance with tree protection measures.

This AIA addresses the development submission stage described in *Table 1 of AS4970*. A matter for consideration at the submission stage is: "Identify trees for retention through comprehensive arboricultural impact assessment of proposed construction."

The vegetation is all exotic and therefore not part of any Endangered Ecological Community in NSW.

The vegetation is not likely to be habitat for any threatened fauna species.

The site is not coded on the Biodiversity Values map.

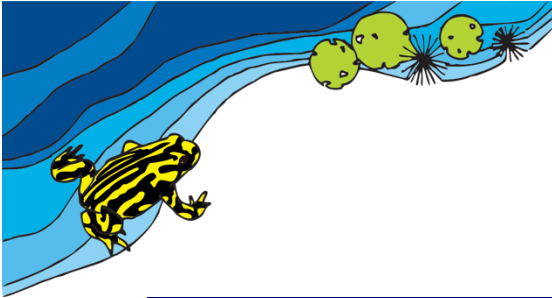
The project therefore does not trigger the requirement for a Biodiversity Assessment Report.

All vegetation may be habitat for native fauna species and therefore we would recommend a mitigation measure be imposed that requires all trees to be checked for fauna occupation prior to their removal in a pre-clearance survey.

This Letter does not authorise tree removal on the site.

The following recommendations apply:

1. Remove, retain and protect site trees as per Table 1, Table 2, Table 3, and Table 4 of this Addendum Letter in conjunction with the site Arboricultural Impact Assessment - *AE23-2548-REP-ISS-1-15FEB23*.
2. Remove/replace tree species which are known environmental weeds: *Acer negundo* (Box Elder) and *Ligustrum sinense* (Small-leaf Privet).
3. Conduct a fauna preclearance survey and relocate any fauna as required.



1 Amended arboricultural impact assessment

1.1 Tree Retention

The proposal indicates the retention of the following trees within the property (Table 1):

Table 1. Trees proposed for retention

Tree number	Plan no.	Species
1006	10	<i>Cupressus</i> sp.
1012	24	<i>Cupressus</i> sp.
1013		<i>Cupressus</i> sp.
1014		<i>Ilex aquifolium</i>
1015		<i>Arbutus unedo</i>
1016	22	<i>Ligustrum sinense</i>
1017		<i>Fraxinus</i> sp
1018	16	<i>Platanus x acerifolia</i>
1019	17	<i>Platanus x acerifolia</i>
1020		<i>Platanus x acerifolia</i>
1021		<i>Platanus x acerifolia</i>
1022	32	<i>Ulmus parvifolius</i>
1023	27	<i>Ulmus parvifolius</i>
1024	27A	<i>Ulmus parvifolius</i>
1025	26	<i>Ulmus parvifolius</i>
1026		<i>Acer negundo</i>
1027	29	<i>Acer negundo</i>
1028	30	<i>Acer negundo</i>
1029	34	<i>Acer negundo</i>
1030	33	<i>Acer negundo</i>



Trees marked for retention that are not feasible because of poor health and structural defects include (Table 2):

Table 2. Trees not viable for retention

Tree number	Plan no.	Species
1014		<i>Ilex aquifolium</i>
1016	22	<i>Ligustrum sinense</i>
1024	27A	<i>Ulmus parvifolius</i>

1.2 Tree removal

Trees that conflict with the plan for construction thus requiring removal include (Table 3):

Table 3. Trees conflicting with construction

Tree number	Plan no.	Species
1001	9	<i>Cupressus</i> sp.
1002	10	<i>Cupressus</i> sp.
1003	11	<i>Cupressus</i> sp.
1004	12	<i>Cupressus</i> sp.
1005	13	<i>Cupressus</i> sp.
1007	18	<i>Cupressus</i> sp.
1008	19	<i>Cupressus</i> sp.
1009	20	<i>Cupressus</i> sp.
1010	21	<i>Cupressus</i> sp.
1011	25	<i>Acer negundo</i>

The small *Cupressus* trees T1007, T1008, T1009 and T1010 are small enough to transplant if a suitable site is available for relocation in the hospital grounds.



1.3 Direct impacts

1.3.1 Impact of proposal on retained trees

Trees in proximity to the proposed building are anticipated to sustain some root loss from excavation and compaction.

The construction process will require works compounds and materials storages that need to be included in the project design.

The *Australian Standard 4970-2009* specifies that an encroachment into the TPZ of 10% of the total area is allowable. We recommend that tree protection fencing be installed at minimum of the TPZ radius distance from trees as detailed in Appendices.

This is likely for the trees T1006, T1012, T1013, T1017 and T1025.

Street trees T1018 and T1019 will also require fence protection.

1.3.2 Impact of proposed building on crown volume

Pruning at the indicated distances from buildings and height from the ground will be necessary to avoid contact with the building.

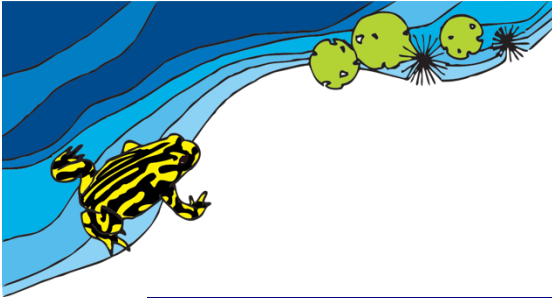
This is likely for the trees T1006, T1012, T1013, T1017 and T1025.

This concludes the amendments to *AE23-2548-REP-ISS-1-15FEB23*. Report figures and tree data tables have been updated below.

Yours faithfully,

Mark Mackinnon

Abel Ecology



Appendix 1. Figures



Figure 1. Locality map and area of study.

Land and property Information NSW. Spatial Information eXchange (SIX) website 2024.

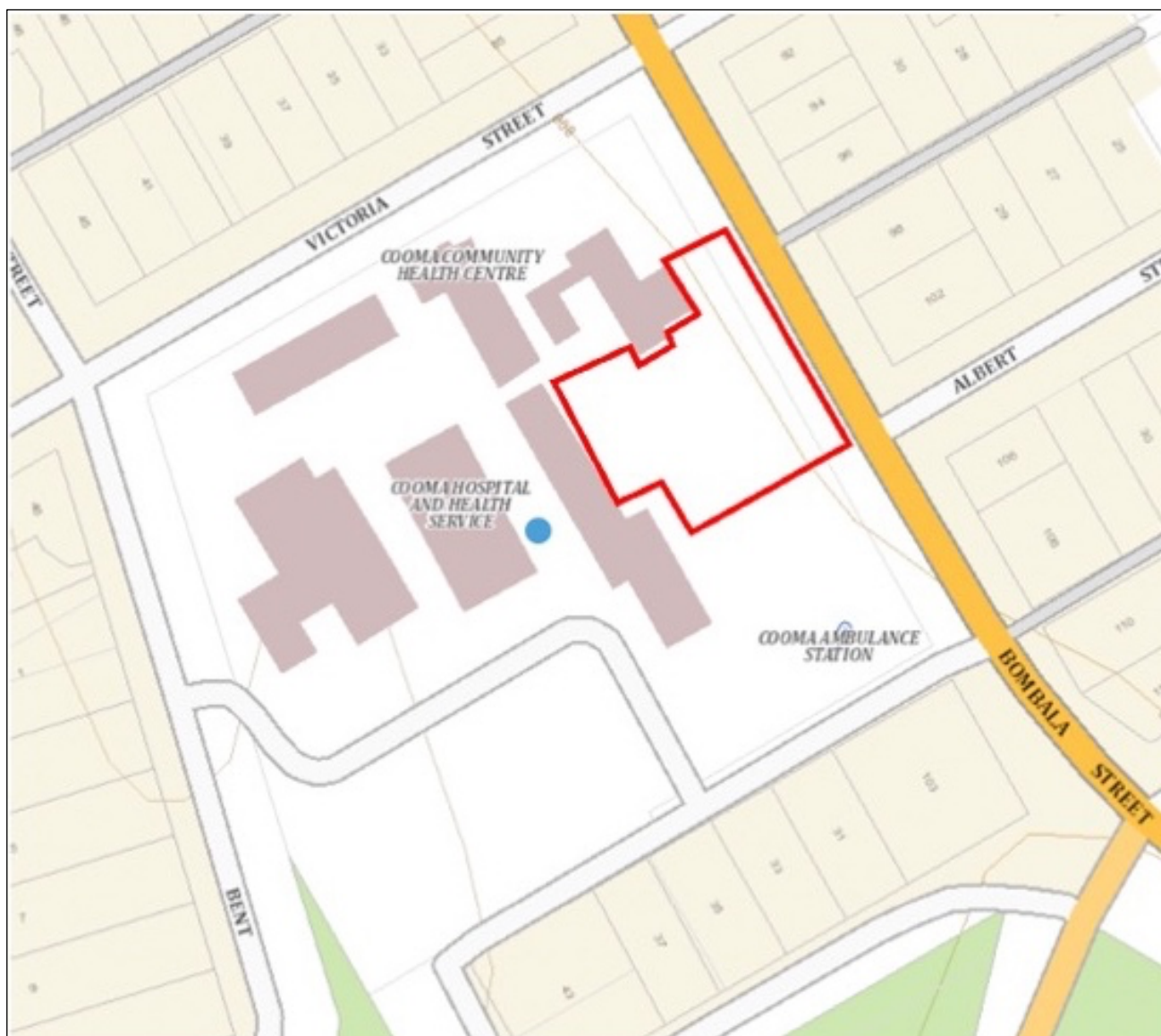


Figure 2. Biodiversity Values map and study site for Cooma Hospital.

Source: <https://www.lmbc.nsw.gov.au/Maps/index.html?viewer=BOSETMap>

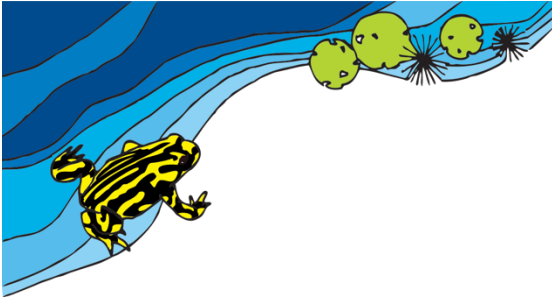


Figure 3. Air photo with numbered tree locations.

Land and property Information NSW. Spatial Information eXchange (SIX) website 2024.

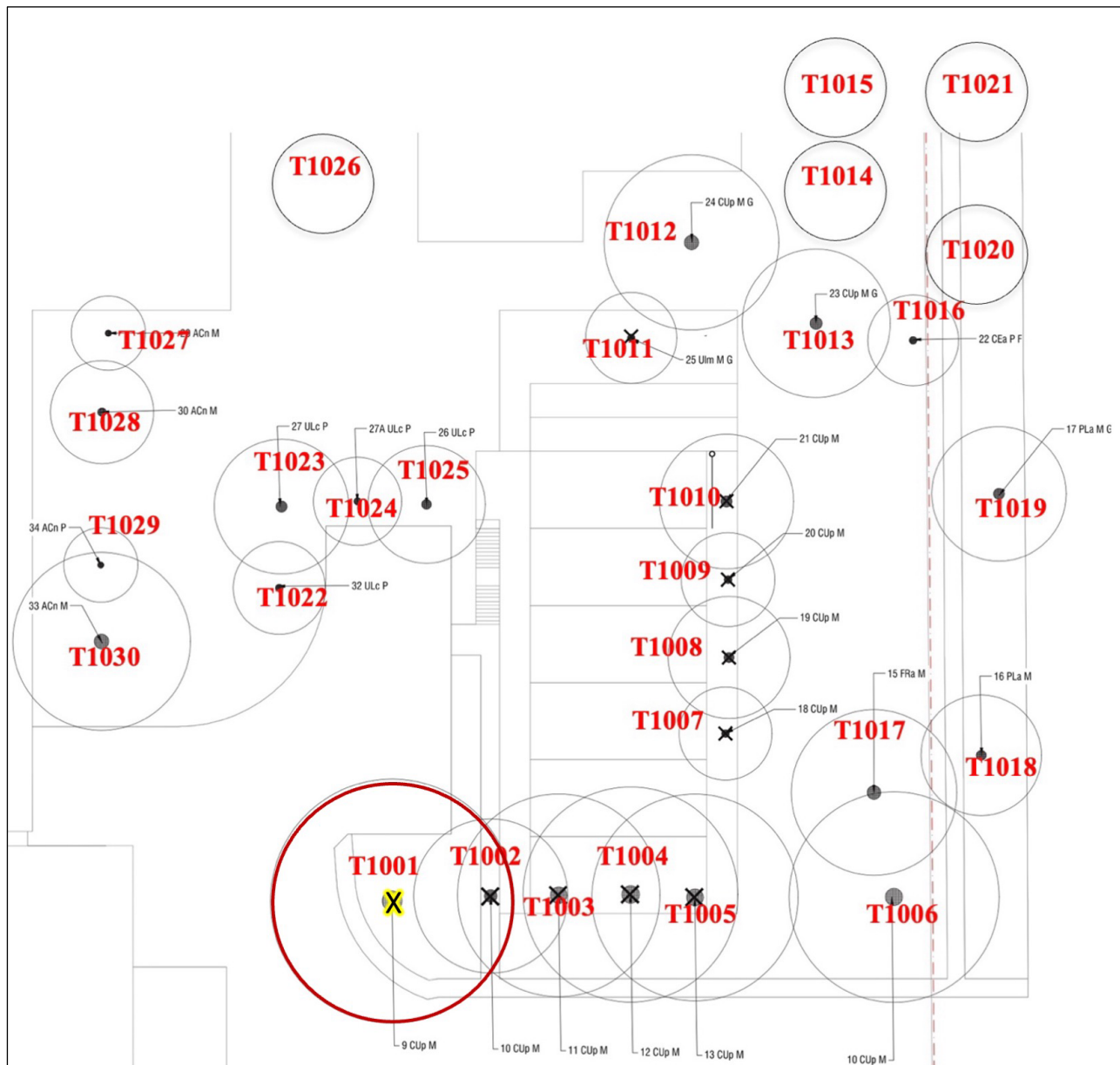


Figure 4. Plan of site with numbered trees.

Source: DSB Landscape Architects (2022). *Cooma Key Worker Accommodation Project Stage 2, Cooma NSW*. Client CWPM Pty Ltd. Preliminary Concept Set. Drawing 4607 – G202. Rev. A. Dated 17 November 2022.

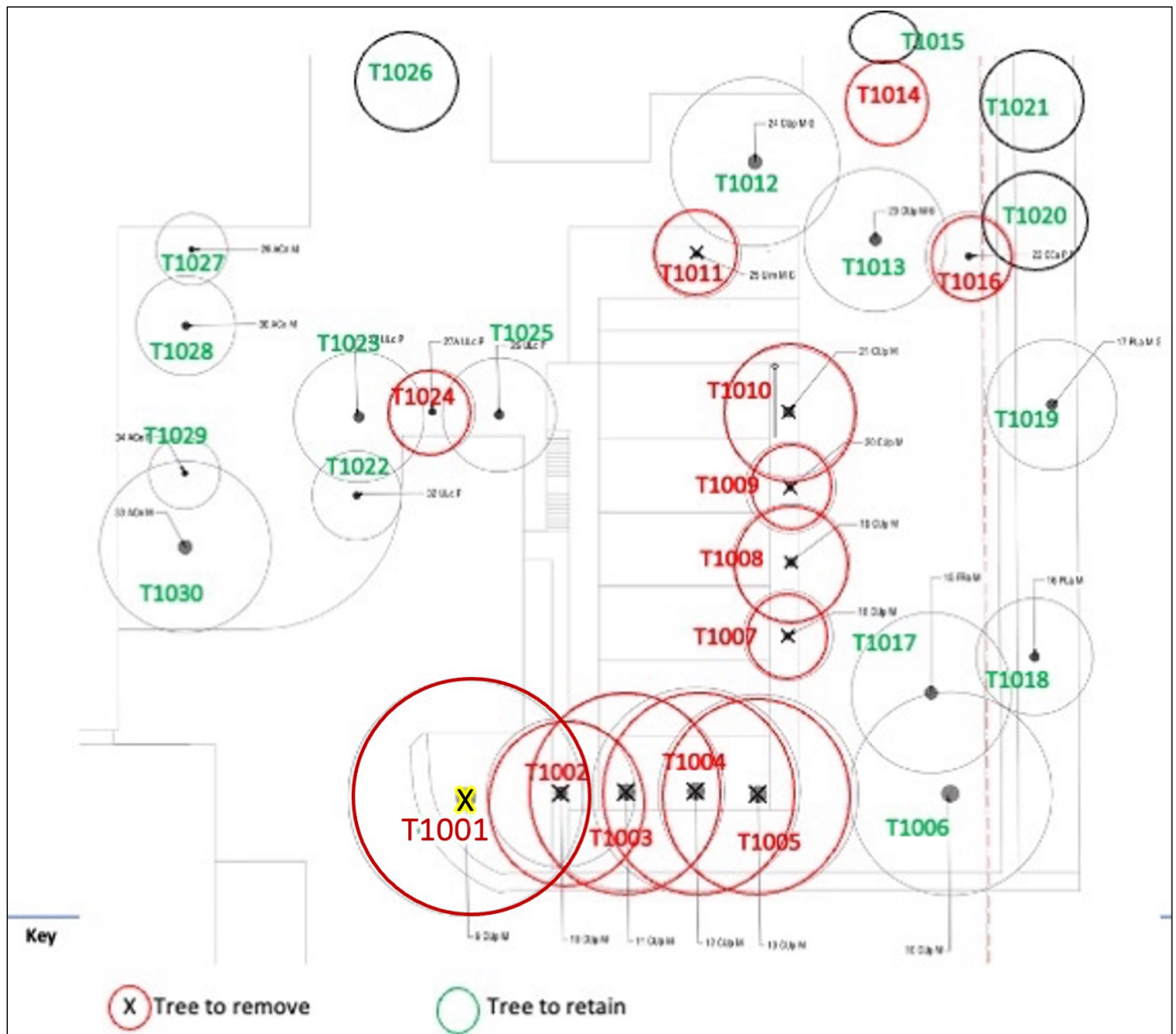
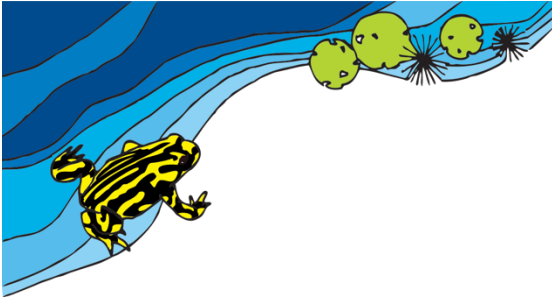
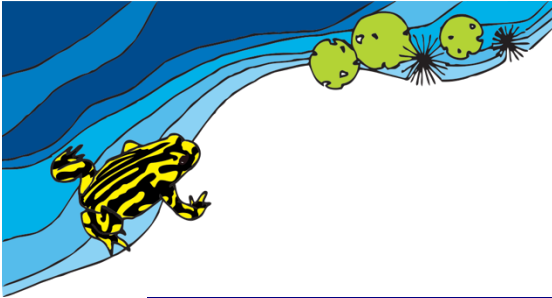


Figure 5. Tree removal plan with numbered trees (construction requirement marked 'X').



Figure 6. Remove trees T1001, T1002, T1003, T1004, T1005 for construction.



Appendix 2. Tree data tables

The following tree schedule describes the numbered trees shown in Figure 3, Figure 4, and Figure 5.

Note that some species – *Acer negundo* (Box Elder) and *Ligustrum sinense* (Small-leaf privet) are weeds; replacement with suitable non-invasive species is recommended.

KEY

Age Class	Vitality and condition
J - juvenile	E - excellent
SM - semi-mature	G - good
M - mature	F - fair
OM – over-mature	P - poor

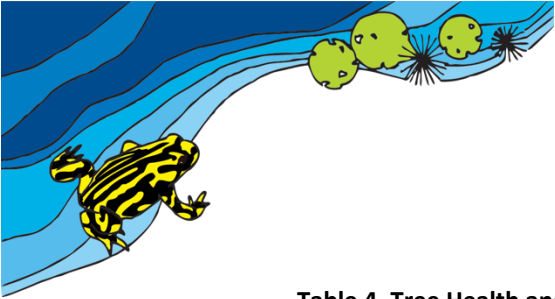
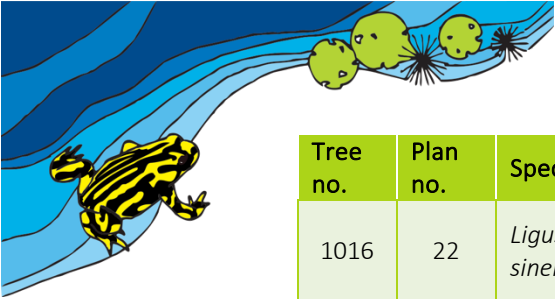


Table 4. Tree Health and Retention Values

Tree no.	Plan no.	Species	Action: remove / retain / relocate	Reason	Age Class	Vitality	Condition	Health	Structure	STARS value
1001	9	<i>Cupressus</i> sp.	Remove	Within proposal footprint	Mature	Good	Good	Good	Fair	High
1002	10	<i>Cupressus</i> sp.	Remove	Poor pruning	Mature	Fair	Poor	Good	Poor	Low
1003	11	<i>Cupressus</i> sp.	Remove	Rubbing branch	Mature	Good	Fair	Good	Fair	Low
1004	12	<i>Cupressus</i> sp.	Remove	Rubbing branch	Mature	Good	Fair	Good	Fair	Low
1005	13	<i>Cupressus</i> sp.	Remove	-	Mature	Good	Fair	Good	Fair	Low
1006	10	<i>Cupressus</i> sp.	Retain	-	Mature	Good	Good	Good	Fair	High
1007	18	<i>Cupressus</i> sp.	Remove or relocate	-	Mature	Good	Good	Good	Good	Low
1008	19	<i>Cupressus</i> sp.	Remove or relocate	-	Mature	Good	Good	Good	Good	Low
1009	20	<i>Cupressus</i> sp.	Remove or relocate	-	Mature	Good	Good	Good	Good	Low
1010	21	<i>Cupressus</i> sp.	Remove or relocate	-	Mature	Good	Good	Good	Good	Low
1011	25	<i>Acer negundo</i>	Remove	-	Juvenile	Good	Good	Good	Good	Low
1012	24	<i>Cupressus</i> sp.	Retain	-	Mature	Good	Good	Good	Fair	High
1013		<i>Cupressus</i> sp.	Retain	-	Mature	Good	Good	Good	Fair	High
1014		<i>Ilex aquifolium</i>	Remove	Diseased. Decay, tip die back, epicormic shoots.	Over-mature	Poor	Poor	Poor	Poor	Priority for removal
1015		<i>Arbutus unedo</i>	Replace with non-invasive species	-	Mature	Good	Good	Good	Good	High



Tree no.	Plan no.	Species	Action: remove / retain / relocate	Reason	Age Class	Vitality	Condition	Health	Structure	STARS value
1016	22	<i>Ligustrum sinense</i>	Remove	Diseased. Stem wound, epicormic shoots, poor pruning, poor occlusion	Senescent	Poor	Poor	Poor	Poor	Priority for removal
1017		<i>Fraxinus</i> sp.	Retain	-	Mature	Good	Good	Good	Good	High
1018	16	<i>Platanus acerifolia</i> x	Retain	-	Semi-mature	Good	Good	Good	Good	High
1019	17	<i>Platanus acerifolia</i> x	Retain	-	Semi-mature	Good	Good	Good	Good	High
1020		<i>Platanus acerifolia</i> x	Retain	-	Semi-mature	Good	Good	Good	Good	High
1021		<i>Platanus acerifolia</i> x	Retain	-	Semi-mature	Good	Good	Good	Good	High
1022	32	<i>Ulmus parvifolius</i>	Retain	-	Semi-mature	Good	Good	Good	Good	High
1023	27	<i>Ulmus parvifolius</i>	Retain	-	Semi-mature	Good	Good	Good	Good	High
1024	27A	<i>Ulmus parvifolius</i>	Remove	Defects	Over-mature	Fair	Poor	Fair	Poor	Priority for removal
1025	26	<i>Ulmus parvifolius</i>	Remediate	-	Mature	Good	Fair	Good	Poor	Medium
1026		<i>Acer negundo</i>	Replace with non-invasive species	-	Semi-mature	Good	Good	Good	Good	High
1027	29	<i>Acer negundo</i>	Replace with non-invasive species	-	Mature	Good	Good	Good	Good	High
1028	30	<i>Acer negundo</i>	Replace with non-invasive species	-	Semi-mature	Good	Good	Good	Fair	High
1029	34	<i>Acer negundo</i>	Remove	Stem wound	Semi-mature	Fair	Fair	Fair	Fair	Low
1030	33	<i>Acer negundo</i>	Replace with non-invasive species	-	Mature	Good	Good	Good	Good	High