ATTACHMENT 10

Vegetation Management Plan



LEGEND / NOTES

- 20 — Tree Numbering
- Tree Protection Zone Retained Tree
- Tree To Be Removed
- Tree To Be Retained (Subject To Arborist Inspection)
- Proposed Earthworks - Cut
- Proposed Earthworks - Fill
- Proposed Stormwater Line
- Proposed Sewer Line
- Proposed Retaining Walls

NOTE:
- SURVEY PLAN

NORTHPOINT.

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ISSUE	DESCRIPTION	DATE
A	FOR ISSUE	14/02/2025
B	RFI AMENDMENTS	09/06/2025

PROJECT NO.
S523094

CLIENT
MG HOMES
C/- URBAN STRATEGIES

PROJECT NAME
PROPOSED RESIDENTIAL DEVELOPMENT

SITE
202 BAILEYS MOUNTAIN ROAD
UPPER COOMERA

DRAWING NAME
VEGETATION MANAGEMENT PLAN

DRAWING NO.
S523094_VMP_001

SCALE	SHEET SIZE	DRAWN	APPROVED
1:1000	A3	SAJ	RS

2/265 Sandgate Road
Albion Qld 4010

ph 3505 3053

www.s5consulting.com.au
ABN 82 440 704 793

ENVIRONMENTAL

General Notes

This Vegetation Management Plan (VMP) is to be read in conjunction with the Approved Engineering and Landscape Operational Works drawings for the site and is to be kept on the site for reference during all clearing and operational works for the duration of the construction phase.

This VMP details the management and mitigation measures to be followed prior to and during the clearing of vegetation for the development at 202 Baileys Mountain Road, Upper Coomera. The property is further described as Lot 58 on SP191940, herein referred to as the 'subject site' and has a total area of 3.08 ha (post-land swap).

Proposed Development

S5 Environmental understand that the proposed development is for a DA will be for Reconfiguring a Lot, Material Change of Use (Multiple Dwelling – Townhouses) and Operational Works (Changes to Ground Level and Vegetation Clearing) for a 73-townhouse development. The development will include a land-swap with the western adjacent property. The northern extent of the site is proposed as a road reserve, with an eastern portion of the site proposed as a future road/land dedication to the City of Gold Coast (CoGC). The southern extent of the site is proposed as a dedicated park, which will undergo rehabilitation. Refer to **S523094_BRMP_001-007(B)** for the Basic Rehabilitation Management Plan (BRMP). A 5 m recreation link pathway (cement bike path) will separate the rehabilitated dedicated park with the development footprint, which includes the townhouses, internal roads, communal open space pool area and a bio-basin. The subject site is historically disturbed containing a dwelling on the south-western extent, accessed via an unsealed driveway. Yaun Creek waterway is situated south of the existing residence in the south-eastern extent of the lot. The subject site and southern and north-western adjacent lots are zoned as Rural residential, with Medium density residential lots to the north-west.

Regional Ecosystems

Table 1 Ground-truthed Regional Ecosystems (REs) within the Site

Description
Remnant RE 12.3.1a and 12.3.11
The vegetation in the southern extent, adjacent Yaun Creek has been mapped by the State as a mix of RE 12.3.11 and 12.11.24. This mapping was ground-truthed as incorrect, with a mixed polygon of 12.3.11 and 12.3.1a more accurately describing the vegetation observed. Refer to the Detailed Ecological Assessment (DEA) prepared by S5 Environmental for full RE descriptions **S523094_DEA_v1.1.**
This mixed polygon RE assessment is consistent with pre-clear mapping approx. 200 m downstream of the creek. The vegetation within this patch was ground-truthed as remnant due to a canopy cover of approximately 60% consisting of native species, as well as an average height of approximately 18 m.
Species along the creek line were observed to more so align with the RE 12.3.1a description. It was noted that this area likely was periodically inundated with water from Yaun Creek. Numerous fig species, such as Moreton Bay fig (*Ficus macrophylla)* and weeping fig *(Ficus benjamania)*, and other native species including red cedar *(Toona ciliata)* and silky oak *(Grevilia robusta)* where identified within the creek line. Fig trees within the mixed polygon RE frequently measured approximately 3000 mm DBH and were occasionally strangling other canopy species.
The midstorey and understorey along the creek were moderately disturbed, with a few native species such as cheese tree *(Glochidion ferdinandi)*, green kamala *(Mallotus philippensis)* flame tree *(Brachychiton acerifolius)*, and tuckeroo *(Cupaniopsis anacardioides)*, with one macadamia nut *(Macadamia integrifolia)* located on the creek line (Tree 120). Weed species such as camphor laurel *(Cinnamomum camphora)* and umbrella tree *(Schefflera actinophylla)* were abundant throughout the entire site. Native vine species observed included barbed wire vine *(Smilax australis)* and tape vine *(Stephania japonica)*.
Several palm species were observed surrounding the waterways, mostly consisting of invasive cocos palm *(Syagrus romanzoffiana)*, with the native Bangalow palm *(Archontophoenix cunninghamiana)* and occasional cabbage tree palm *(Livistona australis)* also observed. Aquatic weed species such as blue water lily *(Nymphaea caerulea)* were identified within the waterway.
Species identified in the western portion of the remnant vegetation patch aligned with RE 12.3.11, and included various eucalyptus species, such as forest red gum *(E. tereticornis)*, grey ironbark *(E. siderophloia)*, brush box *(L. confertus)*, pink bloodwood *(C. intermedia)*, swamp box *(L. suaveolens)*. This area was higher in elevation, and likely did not experience periodic inundation from Yaun Creek. A second macadamia nut (Tree 92) was located on the edge of this RE community, however, was assessed as planted given the proximity to the existing dwelling.
The understorey and midstorey within the western portion of remnant vegetation exhibited weed incursion and edge effects, with notable infestation of giant devil's fig *(Solanum chrysotrichum)*, mock orange *(Murraya paniculata)*, Brazilian cherry *(Eugenia uniflora)* and easter cassia *(Senna pendula var. glabrata)*. Native mat-rush *(Lomandra sp.)* and blady grass *(Imperata cylindrica)* were noted as native groundcover, as well as recruitment of canopy species within this remnant extent.
Non-remnant
The balance of the site was ground-truthed as non-remnant vegetation. Various figs and exotic fruit trees such as mango tree *(Mangifera indica)*, lychee tree *(Litchi chinensis)* and guava *(Psidium guajava)* were also identified within the non-remnant area. Scattered native eucalypts and black wattle *(Acacia leiocalyx)* featured throughout the non-remnant area, along with slash pine *(Pinus elliotii)* and camphor laurel identified as the dominant tree species.
Weed incursion, historical clearing and edge effects were evident throughout the non-remnant area. Giant devil's fig (refer to **Plate 6**) was the dominant midstorey exotic species, with various grasses and Singapore daisy *(Sphagneticola trilobata)* comprising the understorey.

Tree Pruning

Where pruning is required on vegetation to be retained, it is to be carried out under the supervision of the Project Arborist (minimum AQF level 5 qualified) and is to comply with Australian Standard AS4373-2007 – Pruning of amenity trees. The natural growth habit of each species should be considered with regard to pruning.

LEGEND / NOTES

NOTE:
- SURVEY PLAN

NORTHPOINT.

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PROJECT NO.
S523094

CLIENT
MG HOMES
C/- URBAN STRATEGIES

PROJECT NAME
PROPOSED RESIDENTIAL DEVELOPMENT

SITE
202 BAILEYS MOUNTAIN ROAD
UPPER COOMERA

DRAWING NAME
VEGETATION MANAGEMENT PLAN- NOTES SHEET 1 OF 4

DRAWING NO.
S523094_VMP_002

SCALE	SHEET SIZE	DRAWN	APPROVED
N.T.S.	A3	SAJ	RS

2/265 Sandgate Road
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Figure 1: Ground-truthed Regional Ecosystems within the Site

Erosion Control and Stabilisation Work

Erosion control measures and stabilisation works are to be implemented as required to protect any exposed earth and prevent erosion. Vegetation clearing should proceed just ahead of commencement of construction to minimise the chance for rainfall and other natural processes to cause erosion. Erosion and sediment controls are to be installed and maintained as required to prevent sediment laden runoff entering any nearby drains or waterways. Any exposed areas are to be treated in accordance with an approved Erosion and Sediment Control Plan. Where sediment fencing is required to be installed within the Tree Protection Zone (TPZ) of the retained tree, the location and installation methodology of the fencing must be approved by the Project Arborist.

Stockpiling of Organic Waste / Materials

Organic waste materials and soil from earthworks activities are to be stored within the development footprint away from nearby drains and outside of any TPZ retained vegetation.

Mulching and Re-use of Organic Waste / Materials

Any native vegetation that is cleared should be mulched for subsequent re-use where possible in rehabilitation activities. Stockpiles are to be placed in previously cleared areas, but not placed on slopes greater than 5%, or within the TPZ of retained trees. Any mulch created on site is to undergo the mulch aging process for a minimum of six weeks prior to its reuse, so as to ensure no green material or unwanted seed is spread throughout the site.

Vegetation Management Actions

Objective

Protect native flora and fauna values throughout the development project.

Performance Criteria

- Fauna and vegetation sensitive clearing techniques are to be employed;
- All areas designated for vegetation retention will remain undisturbed, or works within these areas to be supervised by the Project Arborist; and
- No injuries or fatalities to fauna.

Responsibility

Civil contractor, Fauna Spotter Catcher, Project Arborist and Site Supervisor.

Management Actions

- The southern vegetated potion of the site is to be dedicated to CoGC for conservation including a waterway. This is to be handed over from the body corporate to GoGC after the completion of 24 months of maintenance;
- Tree retention is to be in accordance with the cover page of this VMP and the Tree Schedule at the rear of this VMP, which are based off the proposed earthworks;
- Trees outside of the subject site are not to be removed as part of these works;
- All vegetation to be retained is to be clearly identified and adequately protected prior to vegetation clearing commencing using appropriate tree protection fencing (see below) and signage (refer to Figure 2 – below for an example of appropriate signage);
- A pre-start meeting will be conducted with the Ecologist, Fauna Spotter Catcher, and Development Services, prior to site/operational/building work commencing;
- Prior to the pre-start meeting, all vegetation is to be nominated to be cleared or retained, Tree Protection Fencing and appropriate signage erected in accordance with this VMP;
- At least one day (but no longer than 48 hours) prior to vegetation removal, a Fauna Spotter-Catcher will assess the site for the presence of native fauna;
- All contractors are to be advised of TPZs and the applicable restrictions within the TPZ's. Refer to the prohibited activities listed in the TPZs;
- A minimum AQF Level 5 qualified arborist must be present to supervise and direct works where works are within the TPZs of retained trees;
- Vegetation clearance to be limited to areas designated for vegetation removal;
- Erosion and sediment control measures must be installed prior to the pre-start meeting;
- A Fauna Spotter Catcher must be on site throughout all clearing operations;
- Sensitive tree clearing techniques are to be implemented. Directional clearing will occur, generally beginning in disturbed areas, and working towards vegetated refuge areas (starting north to south);

LEGEND / NOTES

NOTE:
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PROJECT NO.
S523094

CLIENT
MG HOMES
C/- URBAN STRATEGIES

PROJECT NAME
PROPOSED RESIDENTIAL DEVELOPMENT

SITE
202 BAILEYS MOUNTAIN ROAD
UPPER COOMERA

DRAWING NAME
VEGETATION MANAGEMENT PLAN- NOTES SHEET 2 OF 4

DRAWING NO.
S523094_VMP_003

SCALE	SHEET SIZE	DRAWN	APPROVED
N.T.S.	A3	SAJ	RS

2/265 Sandgate Road
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- All felled native trees are to be recycled (milled, chipped or mulched) and re-used as mulch for rehabilitation, landscape works and/or erosion control on site, where possible. If cleared vegetation is stockpiled for more than 24 hours, the Fauna Spotter Catcher must inspect the vegetation prior to chipping or removal from the site;
- Any felled non-native vegetation is not to be used in the rehabilitation area (refer to Tree Schedule below for details of non-native trees);
- Stockpiling of felled trees will occur only within the development footprint and outside the TPZs of retained trees. Stockpiling is not permitted within the rehabilitation area, exclusion zones or within the TPZ of retained trees. Erosion and sediment control measures are to be implemented for stockpiles as required; and
- No dogs are allowed on the construction site.

Tree Protection Zones (TPZs)

In accordance with *AS4970-2009 – Protection of Trees on Development Sites*, the following activities are **PROHIBITED** within Tree Protection Zones (TPZs) of trees to be retained unless under Arborist Supervision/Approval:

- Entry of machinery, vehicles or unauthorised personnel, unless authorised by BCC or an Arboricultural Professional for remediation purposes;
- Construction of a site office, shed or temporary building;
- Stockpiling of soil, waste or material of any kind;
- Excavation for silt fencing;
- Parking of vehicles of any kind;
- Lighting of fires and combustion of any material;
- Wash down and cleaning equipment;
- Refuelling;
- Storage or mixing of fuel, chemicals, paints, herbicides or hazardous substances;
- Soil level changes including filling or excavation, trenching, topsoil skimming and/or surface excavation (except where illustrated in this set of plans or for remediation purposes, and, under the supervision of the Project Arborist);
- Attaching of signs or other objects to trees except for Arboricultural or Ecological purposes and only as directed by the Project Arborist / Environmental Professional;
- Pruning or removing of tree branches or foliage except under the direction of the Project Arborist as per the requirements of this VMP; and
- Mechanical damage to the trunk, stem, branches or retained roots of trees.

Tree Protection Fencing

The purpose of Tree Protection Fencing is to clearly delineate the TPZ and to exclude from the TPZ any activities that may impact the long-term viability of the tree. Should any work be required within the TPZ, they must be authorised and supervised by the Project Arborist. Options exist for Tree Protection fencing include:

- 1.8 m Chain Wire Mesh Panels with shade cloth (if required) attached, held in place with concrete feet; or
- 1.7 m steel Star Pickets at approximately 3 m intervals with high visibility barrier mesh (at least 900mm in height) strung between pickets with strainer wire at the top and bottom of the mesh. Mesh is to be fastened to the pickets by suitable fasteners, such as tie wire or zip ties.

Signage

Suitable signage must be attached to the Tree Protection Fencing at suitable intervals. Tree Protection Signage should clearly identify the nature and purpose of the fencing and clearly indicate that all activities are excluded from within the fenced area. Examples of suitable TPZ Exclusion Signage are shown below.



Figure 2: Tree Protective Fencing Signage, Image source: AS 4970-2009

Monitoring

- TPZ fencing is to be inspected regularly to ensure that it remains properly installed;
- A licensed fauna spotter-catcher must be engaged to inspect all vegetation prior to and during vegetation removal;
- Erosion and sediment control fencing is to be inspected regularly; and
- Site supervisor to monitor vegetation clearing and ensure management strategies are adhered to.

Corrective Action

In the event of damage to retained trees, fencing is to be reinstated and Council notified. The level of revegetation is to be negotiated with Council. In the event of a fauna injury, a Spotter Catcher is to coordinate with a local veterinarian surgery or animal hospital to ensure successful rehabilitation of fauna and undertake relevant reporting requirements to DES.

LEGEND / NOTES

NOTE:
- SURVEY PLAN

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S523094

CLIENT
MG HOMES
C/- URBAN STRATEGIES

PROJECT NAME
PROPOSED RESIDENTIAL DEVELOPMENT

SITE
202 BAILEYS MOUNTAIN ROAD
UPPER COOMERA

DRAWING NAME
VEGETATION MANAGEMENT PLAN- NOTES SHEET 3 OF 4

DRAWING NO.
S523094_VMP_004

SCALE	SHEET SIZE	DRAWN	APPROVED
N.T.S.	A3	SAJ	RS

2/265 Sandgate Road
Albion Qld 4010

ph 3505 3053

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ABN 82 440 704 793

ENVIRONMENTAL

Reporting

Any incidents of non-compliance to be recorded. Any incidents of harm to fauna and any accidental damage to vegetation is to be recorded and reported to a Council officer appointed for this purpose.

Fauna Management Actions

Habitat Creation

Any vegetation to be removed which contains hollows or other potential significant habitat value (e.g. logs or termitaria) should be strategically placed within the rehabilitated park area, in accordance with the approved rehabilitation management plan, to improve future terrestrial habitat throughout this area.

Fauna Management

A qualified Fauna Spotter-Catcher in possession of a valid Rehabilitation Permit (issued by DES) and with appropriate experience in surveying, monitoring and rescuing fauna species is required to supervise clearing works for the period of vegetation clearing.

The Spotter-Catcher is to inspect trees to be cleared and/or trees that may have a canopy that overlaps with other vegetation to be cleared for the presence of fauna and significant fauna habitat features (tree hollows, nests, dreys and hollow logs) no more than 48 hours prior to clearing works commencing.

Inspection is to occur at least once each day prior to clearing commencement, and the Fauna Spotter-Catcher is to remain on-site and to direct all clearing works. Works must cease if advised by the Fauna Spotter Catcher and fauna management measures must be implemented prior to works recommencing. Works are only to recommence once the Fauna Spotter has indicated necessary fauna management measures have been implemented. All trees identified as significant fauna habitat are to be clearly flagged and cleared under the guidance of the Fauna Spotter-Catcher.Fire Ant Movement Controls

To prevent the spread of fire ants, the Queensland government has implemented controls that apply to individuals and commercial operators, to restrict the movement of materials that could carry fire ants including soil, turf, potted plants, mulch, baled hay or straw, animal manures, mining or quarry products.

Penalties apply for non-compliance with the movement controls. If unsure of personal obligations under the Biosecurity Act *2014, contact the relevant Queensland State Government Department.*

Restricted Invasive Pest Plants, Weed and Waste Management Actions

Objective

Minimise restricted invasive pest plants and weed dispersal throughout the development.

Performance Criteria

- Control all restricted invasive pest plants;
- Prevent spread of restricted invasive pest plants offsite; and
- Remove rubbish from the site.

Responsibility

Civil contractor and site supervisor.

Management Actions

- Vehicles are to use designated site entry and vehicle access tracks;
- Storage areas are to be bunded to prevent chemical spills (petrol, oil, etc.) from discharging from the site and entering stormwater drains;
- During vegetation clearing, restricted invasive pest plant species are to be removed and must be stockpiled separately and disposed of at an appropriate waste disposal facility;
- Stockpiles of native vegetation are to be inspected for restricted invasive pest plant species prior to exporting off site/mulching;
- Restricted invasive pest plants as defined under the Biosecurity Act 2014, Weeds of National Significance (WoNS), or weeds listed in the Biosecurity Plan for the Brisbane Local Government area, are not to be planted on site; and
- Fire as a management technique for controlling restricted invasive pest plants is not to be administered on the site during development works.
- Refer to civil plans for civil details including and not limited to proposed; sewer line, water line, stormwater line.

Monitoring

- Germination or regrowth of restricted invasive pest plant species are to be monitored; and
- Site supervisor to monitor restricted invasive pest plant control and ensure management strategies are adhered to.

Corrective Action

Undertake a second phase of restricted invasive pest plant control to treat newly germinated or regerminated restricted invasive pest plant species.

Reporting

Any incidents of non-compliance to be recorded in an environmental diary.

Relevant Legislation and Standards to this VMP

- Vegetation Management Act 1999;
- Biosecurity Act 2014;
- Nature Conservation Act 1992;
- Australian Standards 4373-2007 and 4970-2009; and
- Environmental Protection and Biodiversity Conservation Act 1999

LEGEND / NOTES

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S523094

CLIENT
MG HOMES
C/- URBAN STRATEGIES

PROJECT NAME
PROPOSED RESIDENTIAL DEVELOPMENT

SITE
202 BAILEYS MOUNTAIN ROAD
UPPER COOMERA

DRAWING NAME
VEGETATION MANAGEMENT PLAN- NOTES SHEET 4 OF 4

DRAWING NO.
S523094_VMP_005

SCALE	SHEET SIZE	DRAWN	APPROVED
N.T.S.	A3	SAJ	RS

2/265 Sandgate Road
Albion Qld 4010

ph 3505 3053

www.s5consulting.com.au
ABN 82 440 704 793

ENVIRONMENTAL

VEGETATION MANAGEMENT SCHEDULE

Site Address: 202 Baileys Mountain Road, Upper Coomera

Codes: FS = Fauna Scratches; SH = Small Hollow; MH = Medium Hollow; LH = Large Hollow; T = Termitaria; BN = Bird Nest

No.	STATUS	SCIENTIFIC NAME	COMMON NAME	DBH 1 [mm]	DBH 2 [mm]	DBH 3 [mm]	DBH 4 [mm]	DBH 5 [mm]	DBH 6 [mm]	Total DBH [mm]	SPREAD* [m]	HEIGHT* [m]	NATIVE/ EXOTIC	HABITAT	NOTES	TPZ [mm]
1	Retain	*Ficus rubiginosa*	Port Jackson Fig	800						800	7	13	Native			9600
2	Retain	*Eucalyptus microcorys*	Tallowwood	335						335	5	9	Native			4020
3	Retain	*Eucalyptus microcorys*	Tallowwood	190						190	4	7	Native			2280
4	Retain	*Eucalyptus siderophloia*	Grey Ironbark	1000						1000	10	16	Native	MH		12000
5	Remove	*Cinnamomum camphora*	Camphor Laurel	270	210	410	90	350		645	10	12	Exotic			7740
6	Remove	*Corymbia torelliana*	Cadaghi	455						455	9	12	Non-Endemic			5460
7	Remove	*Schefflera actinophylla*	Umbrella Tree	480						480	8	10	Non-Endemic			5760
8	Retain	*Melaleuca viminalis*	Weeping Bottlebrush	240						240	3	7	Native			2880
9	Retain	*Eucalyptus tereticornis*	Forest Red Gum	1300						1300	12	25	Native	FS		15000
10	Retain	*Eucalyptus tereticornis*	Forest Red Gum	530						530	6	23	Native			6360
11	Remove	*Pinus elliottii*	Slash Pine	410						410	4	18	Exotic			4920
12	Remove	*Pinus elliottii*	Slash Pine	370						370	5	18	Exotic			4440
13	Remove	*Pinus elliottii*	Slash Pine	500						500	5	18	Exotic			6000
14	Remove	*Pinus elliottii*	Slash Pine	575						575	8	19	Exotic			6900
15	Remove	*Pinus elliottii*	Slash Pine	560						560	6	18	Exotic			6720
16	Retain	*Pandanus* sp.	Pandanus Palm	210	210	200	190			406	6	5	Native			4872
17	Retain	*Ficus benjamina*	Weeping Fig	330	260					421	7	12	Native			5052
18	Remove	*Pinus elliottii*	Slash Pine	700						700	6	18	Exotic			8400
19	Remove	*Pinus elliottii*	Slash Pine	280						280	5	19	Exotic			3360
20	Remove	*Pinus elliottii*	Slash Pine	570	170	310				671	6	18	Exotic			8052
21	Retain	*Corymbia intermedia*	Pink Bloodwood	215						215	3	10	Native			2580
22	Remove	*Pinus elliottii*	Slash Pine	470						470	6	18	Exotic			5640
23	Remove	*Pinus elliottii*	Slash Pine	500						700	9	20	Exotic			8400
24	Remove	*Cinnamomum camphora*	Camphor Laurel	190	210					284	8	8	Exotic			3408
25	Remove	*Pinus elliottii*	Slash Pine	650						650	9	20	Exotic		monkey rope vine	7800
26	Remove	*Pinus elliottii*	Slash Pine	400						400	5	17	Exotic			4800
27	Remove	*Pinus elliottii*	Slash Pine	620						620	5	18	Exotic			7440
28	Retain	*Lophostemon confertus*	Brush Box	400						400	7	15	Native			4800
29	Remove	*Pinus elliottii*	Slash Pine	495						495	6	18	Exotic			5940
30	Remove	*Pinus elliottii*	Slash Pine	380						380	5	16	Exotic			4560
31	Remove	*Cinnamomum camphora*	Camphor Laurel	220						220	7	10	Exotic			2640
32	Retain		Dead tree	400	100					413	4	12	NA		monkey rope vine	0
33	Remove	*Cinnamomum camphora*	Camphor Laurel	170	180					248	3	10	Exotic			2976
34	Retain	*Lophostemon confertus*	Brush Box	500						500	7	18	Native			6000
35	Retain	*Lophostemon confertus*	Brush Box	260						260	4	9	Native			3120
36	Remove	*Celtis sinensis*	Chinese Celtis	250						250	4	10	Exotic		monkey rope vine	3000
37	Remove	*Celtis sinensis*	Chinese Celtis	310						310	5	10	Exotic		monkey rope vine	3720
38	Remove	*Schinus terebinthifolia*	Broad-leaved Pepper Tree	260						260	8	5	Exotic		monkey rope vine	3120
39	Remove	*Cinnamomum camphora*	Camphor Laurel	570						570	9	17	Exotic			6840
40	Remove	*Celtis sinensis*	Chinese Celtis	190						190	7	7	Exotic			2280
41	Remove	*Cinnamomum camphora*	Camphor Laurel	320	390	420	450			796	10	15	Exotic			9552
42	Retain[1]	*Ficus rubiginosa*	Port Jackson Fig	2000						2000	15	18	Native			15000
43	Retain	*Acacia leiocalyx*	Early Black Wattle	210						210	8	9	Native			2520
44	Remove	*Ficus obliqua*	Small-leaved Fig	3000						3000	15	18	Native		multiple DBHs	15000
45	Remove	*Ficus rubiginosa*	Port Jackson Fig	3200						3200	15	19	Native			15000
46	Remove	*Ficus rubiginosa*	Port Jackson Fig	2200						2200	12	16	Native			15000
47	Remove	*Cinnamomum camphora*	Camphor Laurel	235	240	250				419	6	14	Exotic			5028
48	Remove	*Grevillea robusta*	Silky Oak	310						310	3	18	Native			3720
49	Remove	*Cinnamomum camphora*	Camphor Laurel	260						260	7	12	Exotic			3120
50	Remove	*Ficus rubiginosa*	Port Jackson Fig	430	1000					1089	15	17	Native			13068
51	Remove	*Cupaniopsis anacardioides*	Tuckeroo	200						200	4	8	Native			2400
52	Remove	*Acacia leiocalyx*	Early Black Wattle	340						340	4	12	Native			4080
53	Remove	*Cinnamomum camphora*	Camphor Laurel	120	180	395	140			472	10	10	Exotic			5664
54	Remove	*Cinnamomum camphora*	Camphor Laurel	215	230					315	8	9	Exotic			3780
55	Remove	*Cinnamomum camphora*	Camphor Laurel	190	230					299	8	9	Exotic			3588
56	Retain	*Glochidion ferdinandi*	Cheese Tree	130	100	120				204	4	8	Native			2448
57	Remove	*Cinnamomum camphora*	Camphor Laurel	240						240	5	8	Exotic			2880
58	Retain	*Acacia leiocalyx*	Early Black Wattle	220						220	3	10	Native		monkey rope vine	2640
59	Retain[1]	*Corymbia intermedia*	Pink Bloodwood	610						610	7	16	Native	LH	monkey rope vine	7320
60	Retain	*Acacia leiocalyx*	Early Black Wattle	230						230	3	8	Native			2760
61	Retain	*Acacia leiocalyx*	Early Black Wattle	245						245	3	10	Native			2940
62	Remove	*Acacia leiocalyx*	Early Black Wattle	230						230	2	13	Native		monkey rope vine	2760
63	Remove	*Cinnamomum camphora*	Camphor Laurel	170	50					178	2	10	Exotic			2136
64	Remove	*Cinnamomum camphora*	Camphor Laurel	165	150	135				261	3	8	Exotic			3132
65	Remove	*Psidium guajava*	Guava	125	230	210	220	250	200	514	7	7	Exotic			6168

LEGEND / NOTES

NOTE:
- SURVEY PLAN

NORTHPOINT.

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ISSUE	DESCRIPTION	DATE
A	FOR ISSUE	14/02/2025
B	RFI AMENDMENTS	09/06/2025

PROJECT NO.
S523094

CLIENT
MG HOMES
C/- URBAN STRATEGIES

PROJECT NAME
PROPOSED RESIDENTIAL DEVELOPMENT

SITE
202 BAILEYS MOUNTAIN ROAD
UPPER COOMERA

DRAWING NAME
VEGETATION MANAGEMENT PLAN - SCHEDULE SHEET 1 OF 3

DRAWING NO.
S523094_VMP_006

SCALE	SHEET SIZE	DRAWN	APPROVED
N.T.S.	A3	SAJ	RS

2/265 Sandgate Road
Albion Qld 4010

ph 3505 3053

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ABN 82 440 704 793

ENVIRONMENTAL

VEGETATION MANAGEMENT SCHEDULE

Site Address: 202 Baileys Mountain Road, Upper Coomera

Codes: FS = Fauna Scratches; SH = Small Hollow; MH = Medium Hollow; LH = Large Hollow; T = Termitaria; BN = Bird Nest

No.	STATUS	SCIENTIFIC NAME	COMMON NAME	DBH 1 [mm]	DBH 2 [mm]	DBH 3 [mm]	DBH 4 [mm]	DBH 5 [mm]	DBH 6 [mm]	Total DBH [mm]	SPREAD* [m]	HEIGHT* [m]	NATIVE/ EXOTIC	HABITAT	NOTES	TPZ [mm]
66	Retain	*Acacia leiocalyx*	Early Black Wattle	235	110	50				265	5	8	Native		slash pines to north east along boundary not surveyed due to tree felling	3180
67	Remove	*Pinus elliottii*	Slash Pine	345						345	2	9	Exotic			4140
68	Remove	*Pinus elliottii*	Slash Pine	350						350	2	9	Exotic			4200
69	Remove	*Pinus elliottii*	Slash Pine	310						310	2	9	Exotic			3720
70	Remove	*Pinus elliottii*	Slash Pine	200						200	3	9	Exotic			2400
71	Remove	*Pinus elliottii*	Slash Pine	380						380	3	9	Exotic			4560
72	Remove	*Pinus elliottii*	Slash Pine	300						300	3	9	Exotic			3600
73	Remove	*Lophostemon suavoleans*	Swamp Box	950						950	6	15	Native	SH	Has strangler fig, Habitat Tree	11400
74	Remove	*Cinnamomum camphora*	Camphor Laurel	125	145	190	265	210	210	481	7	8	Exotic			5772
75	Remove	*Ficus obliqua*	Small-leaved Fig	300						300	8	10	Native		Strangling Lophostemon suaveolens	3600
76	Retain[1]	*Eucalyptus seeana*	Narrow-leaved Red Gum	1050						1050	11	16	Native	LH, MH, T, FS		12600
77	Retain	*Corymbia intermedia*	Pink Bloodwood	1200						1200	8	17	Native	LH, MH	Property next door to the south-west	14400
78	Retain	*Grevillea robusta*	Silky Oak	300						300	4	13	Native		Property next door to the south-west	3600
79	Retain	*Ficus macrophylla*	Moreton Bay Fig	3100						3100	15	16	Native		Property next door to the south-west	15000
80	Retain	*Ficus coronata*	Creek Sandpaper Fig	210	140	160				299	4	8	Native		Property next door to the south-west	3588
81	Retain	*Ficus rubiginosa*	Port Jackson Fig	4200						4200	12	15	Native	LH, MH	Property next door to the south-west	15000
82	Retain	*Grevillea robusta*	Silky Oak	300						300	3	12	Native		Property next door to the south-west	3600
83	Remove	*Grevillea robusta*	Silky Oak	610						610	5	13	Native	T	Property next door to the south-west	7320
84	Retain	*Ficus obliqua*	Small-leaved Fig	1000						1000	12	16	Native		Property next door to the south-west	12000
85	Remove	*Cinnamomum camphora*	Camphor Laurel	250	120	190				337	5	7	Exotic			4044
86	Remove	*Ficus sp.*	Fig Tree	550						550	8	7	Exotic			6600
87	Remove	*Toona ciliata*	Red Cedar	850						850	10	18	Native		Habitat Tree	10200
88	Retain	*Toona ciliata*	Red Cedar	420						420	8	13	Native			5040
89	Retain	*Grevillea robusta*	Silky Oak	540						540	6	17	Native			6480
90	Remove	*Delonix regia*	Poinciana	310	370	300	380			684	12	7	Exotic			8208
91	Remove	*Ficus obliqua*	Small-leaved Fig	1400	1000					1721	19	12	Native		Habitat Tree	15000
92	Retain	*Macadamia integrifolia*	Macadamia	550	100	210	250			648	7	12	Native			7776
93	Retain	*Ficus macrophylla*	Moreton Bay Fig	430	2000	2800	450	400		3520	22	16	Native		down slope towards creek	15000
94	Retain	*Ficus macrophylla*	Moreton Bay Fig	240	380	2000	230	200		2073	15	15	Native		down slope towards creek	15000
95	Retain	*Grevillea robusta*	Silky Oak	520						520	6	17	Native			6240
96	Remove	*Cinnamomum camphora*	Camphor Laurel	380						380	7	19	Exotic			4560
97	Retain	*Jagera psudechus*	Foam Bark Tree	140	360					387	6	17	Native			4644
98	Retain	*Jagera psudechus*	Foam Bark Tree	350						350	6	16	Native			4200
99	Retain	*Ficus sp.*	Fig Tree	160						160	3	11	Native			1920
100	Remove	*Pinus elliottii*	Slash Pine	230						230	2	10	Exotic			2760
101	Retain	*Eucalyptus microcorys*	Tallowwood	390						390	7	17	Native			4680
102	Retain	*Acacia leiocalyx*	Early Black Wattle	285						285	2	11	Native		monkey rope vine	3420
103	Retain		Dead tree	295						295	1	10	NA			0
104	Retain	*Eucalyptus crebra*	Narrow-leaved Ironbark	420						420	7	16	Native			5040
105	Retain	*Lophostemon confertus*	Brush Box	190						190	2	11	Native			2280
106	Retain	*Lophostemon confertus*	Brush Box	230						230	5	11	Native			2760
107	Remove	*Schefflera actinophylla*	Umbrella Tree	200	80					216	3	9	Non-Endemic			2592
108	Retain	*Eucalyptus crebra*	Narrow-leaved Ironbark	230						230	5	14	Native			2760
109	Retain	*Eucalyptus major*	Grey Gum	710						710	9	19	Native	FS		8520
110	Retain	*Corymbia intermedia*	Pink Bloodwood	215						215	2	12	Native			2580
111	Retain	*Corymbia intermedia*	Pink Bloodwood	400						400	3	15	Native			4800
112	Retain	*Corymbia intermedia*	Pink Bloodwood	285						285	5	11	Native		monkey rope vine	3420
113	Retain	*Eucalyptus crebra*	Narrow-leaved Ironbark	580						580	7	18	Native			6960
114	Remove	*Litchi chinensis*	Lychee Tree	110	170	180	150	60		316	6	7	Exotic			3792
115	Retain	*Grevillea robusta*	Silky Oak	470						470	7	16	Native			5640
116	Retain	*Grevillea robusta*	Silky Oak	490						490	5	16	Native			5880
117	Remove	*Cinnamomum camphora*	Camphor Laurel	400						400	8	11	Exotic			4800
118	Retain	*Eucalyptus crebra*	Narrow-leaved Ironbark	325						325	5	16	Native			3900
119	Remove	*Pinus elliottii*	Slash Pine	360						360	4	10	Exotic			4320
120	Retain	*Macadamia integrifolia*	Macadamia	160	150					220	3	6	Native			2640
121	Retain	*Eucalyptus microcorys*	Tallowwood	490						490	12	19	Native		monkey rope vine	5880
122	Retain	*Eucalyptus microcorys*	Tallowwood	515						515	10	19	Native			6180
123	Remove	*Cinnamomum camphora*	Camphor Laurel	180	100	170				268	7	8	Exotic		other side of the creek near reserve road	3216
124	Retain	*Acacia leiocalyx*	Early Black Wattle	170						170	4	12	Native		other side of the creek near reserve road	2040
125	Retain	*Corymbia intermedia*	Pink Bloodwood	600						600	7	18	Native		other side of the creek near reserve road	7200

LEGEND / NOTES

NOTE:
- SURVEY PLAN

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PROJECT NO.
S523094

CLIENT
MG HOMES
C/- URBAN STRATEGIES

PROJECT NAME
PROPOSED RESIDENTIAL DEVELOPMENT

SITE
202 BAILEYS MOUNTAIN ROAD
UPPER COOMERA

DRAWING NAME
VEGETATION MANAGEMENT PLAN - SCHEDULE SHEET 2 OF 3

DRAWING NO.
S523094_VMP_007

SCALE	SHEET SIZE	DRAWN	APPROVED
N.T.S.	A3	SAJ	RS

2/265 Sandgate Road
Albion Qld 4010

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ENVIRONMENTAL

VEGETATION MANAGEMENT SCHEDULE

Site Address: 202 Baileys Mountain Road, Upper Coomera

Codes: FS = Fauna Scratches; SH = Small Hollow; MH = Medium Hollow; LH = Large Hollow; T = Termitaria; BN = Bird Nest

No.	STATUS	SCIENTIFIC NAME	COMMON NAME	DBH 1 [mm]	DBH 2 [mm]	DBH 3 [mm]	DBH 4 [mm]	DBH 5 [mm]	DBH 6 [mm]	Total DBH [mm]	SPREAD* [m]	HEIGHT* [m]	NATIVE/ EXOTIC	HABITAT	NOTES	TPZ [mm]
126	Retain	*Eucalyptus microcorys*	Tallowwood	530						530	12	16	Native		other side of the creek near reserve road	6360
127	Retain	*Lophostemon confertus*	Brush Box	280						280	5	15	Native		other side of the creek near reserve road	3360
128	Retain	*Corymbia intermedia*	Pink Bloodwood	400	80					408	7	18	Native		other side of the creek near reserve road	4896
129	Retain	*Eucalyptus crebra*	Narrow-leaved Ironbark	150	420					446	8	19	Native		other side of the creek near reserve road	5352
130	Remove	*Spathodea campanulata*	African Tulip Tree	275						275	4	9	Exotic			3300
131	Retain	*Eucalyptus crebra*	Narrow-leaved Ironbark	580						580	9	18	Native		monkey rope vine	6960
132	Retain	*Eucalyptus crebra*	Narrow-leaved Ironbark	410						410	8	18	Native		monkey rope vine	4920
133	Retain	*Syzygium* sp.	Lilly-pilly	310	180					359	6	9	Native			4308
134	Retain	*Eucalyptus major*	Grey Gum	220						220	2	14	Native			2640
135	Remove	*Jacaranda mimosifolia*	Jacaranda	225	240	320				459	8	11	Exotic			5508
136	Remove	*Schefflera actinophylla*	Umbrella Tree	230	160	150	180	300		473	7	9	Non-Endemic			5676
137	Retain	*Acacia leiocalyx*	Early Black Wattle	290						290	4	14	Native			3480
138	Retain	*Lophostemon confertus*	Brush Box	590						590	9	16	Native			7080
139	Retain	*Eucalyptus tereticornis*	Forest Red Gum	590						590	8	21	Native			7080
140	Remove	*Cinnamomum camphora*	Camphor Laurel	260	370	250				517	9	11	Exotic			6204
141	Retain	*Eucalyptus tereticornis*	Forest Red Gum	490						490	7	20	Native			5880
142	Retain	*Eucalyptus crebra*	Narrow-leaved Ironbark	465						465	9	20	Native			5580
143	Remove	*Schefflera actinophylla*	Umbrella Tree	130	170	190	250	190		425	5	8	Non-Endemic			5100
144	Remove	*Mangifera indica*	Mango Tree	300						300	7	10	Exotic			3600
145	Remove	*Schefflera actinophylla*	Umbrella Tree	550						550	6	7	Non-Endemic		multiple DBHs	6600
146	Remove	*Mangifera indica*	Mango Tree	1800						1800	11	13	Exotic			15000
147	Retain	*Ficus macrophylla*	Moreton Bay Fig	330	350	320	110			589	12	15	Native			7068
148	Remove	*Cinnamomum camphora*	Camphor Laurel	350	460					579	10	15	Exotic			6948
149	Retain	*Ficus macrophylla*	Moreton Bay Fig	370						370	5	11	Native			4440
150	Remove	*Cinnamomum camphora*	Camphor Laurel	130	130	160	160	160		333	6	12	Exotic			3996
151	Remove	*Spathodea campanulata*	African Tulip Tree	575						575	6	9	Exotic			6900
152	Retain	*Melaleuca viminalis*	Weeping Bottlebrush	210	300					367	6	10	Native			4404
153	Retain	*Podocarpus elatus*	Brown Pine	580						580	10	10	Native			6960
154	Remove	*Schefflera actinophylla*	Umbrella Tree	550						550	6	8	Non-Endemic		multiple DBHs	6600
155	Retain	*Corymbia intermedia*	Pink Bloodwood	750						750	12	18	Native			9000
156	Remove	*Schefflera actinophylla*	Umbrella Tree	240	150	150				321	6	8	Non-Endemic			3852
157	Remove	*Delonix regia*	Poinciana	160	200	200	130			350	10	9	Exotic			4200
158	Retain	*Toona ciliata*	Red Cedar	720						720	9	13	Native			8640
159	Remove	*Schefflera actinophylla*	Umbrella Tree	240	230	160	150	210	80	458	7	10	Non-Endemic			5496
160	Retain	*Grevillea robusta*	Silky Oak	440						440	5	15	Native			5280
161	Retain	*Podocarpus elatus*	Brown Pine	250						250	2	7	Native			3000
162	Retain	*Livistona australis*	Cabbage Palm	220						220	4	10	Native			2640
163	Remove	*Pinus elliottii*	Slash Pine	440						440	6	16	Exotic			5280
164	Remove	*Jacaranda mimosifolia*	Jacaranda	350	330	340				590	10	11	Exotic			7080
165	Retain	*Ficus macrophylla*	Moreton Bay Fig	150	220	300	360	340	330	718	12	13	Native			8616
166	Retain	*Brachychiton acerifolius*	Flame Tree	460						460	6	18	Native			5520
167	Retain	*Grevillea robusta*	Silky Oak	330						330	6	17	Native			3960
168	Remove	*Pinus elliottii*	Slash Pine	345						345	5	15	Exotic			4140
169	Remove	*Cinnamomum camphora*	Camphor Laurel	250	250	340	210	200		570	8	10	Exotic			6840
170	Remove	*Cinnamomum camphora*	Camphor Laurel	275	250	120				391	6	12	Exotic			4692
171	Retain	*Mallotus paniculata*	Green Kamala	330						330	3	7	Native			3960
172	Retain	*Mallotus paniculata*	Green Kamala	300						300	3	8	Native			3600
173	Retain	*Mallotus paniculata*	Green Kamala	360						360	3	8	Native			4320
174	Retain	*Eucalyptus microcorys*	Tallowwood	530						530	10	18	Native			6360
175	Retain	*Eucalyptus tereticornis*	Forest Red Gum	530						530	11	20	Native	FS		6360
176	Remove	*Cinnamomum camphora*	Camphor Laurel	160	180					241	5	9	Exotic			2892
177	Remove	*Cinnamomum camphora*	Camphor Laurel	140	160	70				224	4	9	Exotic			2688
178	Remove	*Cinnamomum camphora*	Camphor Laurel	420						420	12	17	Exotic			5040
179	Remove	*Cinnamomum camphora*	Camphor Laurel	290						290	9	15	Exotic			3480
180	Retain	*Eucalyptus tereticornis*	Forest Red Gum	420						420	10	19	Native			5040
181	Remove	*Cinnamomum camphora*	Camphor Laurel	460	270					534	12	17	Exotic			6408
182	Remove	*Cinnamomum camphora*	Camphor Laurel	550						550	10	16	Exotic			6600

*Attributes are estimates only

† Retain subject to arborist inspection

LEGEND / NOTES

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CLIENT
MG HOMES
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PROJECT NAME
PROPOSED RESIDENTIAL DEVELOPMENT

SITE
202 BAILEYS MOUNTAIN ROAD
UPPER COOMERA

DRAWING NAME
VEGETATION MANAGEMENT PLAN - SCHEDULE SHEET 3 OF 3

DRAWING NO.
S523094_VMP_008

SCALE	SHEET SIZE	DRAWN	APPROVED
N.T.S.	A3	SAJ	RS

2/265 Sandgate Road
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ENVIRONMENTAL