

# Fire Safety Statement

Part 12 of the Environmental Planning and Assessment (Development Certification and Fire Safety) Regulation 2021



## Please note:

Information to assist building owners to complete each section of the statement is provided on pages 3, 4 and 5.

## Section 1: Type of statement

This is (mark applicable box): ☒ an annual fire safety statement (complete the declaration at Section 8 of this form)  
☐ a supplementary fire safety statement (complete the declaration at Section 9 of this form)

## Section 2: Description of the building or part of the building

This statement applies to: ☒ the whole building ☐ part of the building

Address (Street No., Street Name, Suburb and Postcode)

9 Powells Road Brookvale 2100

Lot No. (if known) DP/SP (if known) Building name (if applicable)

SP 38006

Provide a brief description of the building or part (building use, number of storeys, construction type etc)

2 levels of class 7b and class 8 commercial units. Each unit has a warehouse and a mezzanine office. Concrete and masonry construction

## Section 3: Name and address of the owner(s) of the building or part of the building

Full Name (Given Name/s and Family Name) \*

THE OWNERS OF STRATA PLAN 38006, C/- ROBINSON STRATA MANAGEMENT

\* Where the owner is not a person/s but an entity including a company or trust insert the full name of that entity.

Address (Street No., Street Name, Suburb and Postcode)

PO BOX 280, FRESHWATER NSW 2096

## Section 4: Fire safety measures

Fire safety measure	Minimum standard of performance	Date(s) assessed	APFS *
Emergency Lights (common areas)	AS 2293.1 (1998)	25.01.2023	F027122A
Exit Signs (common areas)	AS 2293.1 (1998)	25.01.2023	F027122A
Fire Doors	Ordinance 70 Clause 22.8, AS 1905.1 (1990)	25.01.2023	F027122A
Fire Hydrant Systems	Ordinance 70 Ministerial Specification 10, Clause 27.1 and AS 2419.1 (1988)	25.01.2023	F027122A
Hose Reel System	Ordinance 70 Clause 27.3 & AS 2441 (1988)	25.01.2023	F027122A
Portable Fire Extinguishers	Ordinance 70 Clause 27.42 and AS 2444 (1990, as amended)	25.01.2023 and 13.02.2023	F027122A
Warning & Operational Signs	Ordinance 70 Form 5	25.01.2023	F027122A

\* See notes on page 4 about how to correctly identify an accredited practitioner (fire safety) (APFS). Also, new rows can be added if required.

## Section 5: Inspection of fire exits and paths of travel to fire exits (Part 15)

Part of the building inspected	Date(s) inspected	APFS *
Common Area Lobbies, Stairwells and Paths of Travel	10.09.2023	F027122A

\* See notes on page 4 about how to correctly identify an accredited practitioner (fire safety) (APFS). Also, new rows can be added if required.

# Fire Safety Statement



Part 12 of the Environmental Planning and Assessment (Development Certification and Fire Safety) Regulation 2021

## Section 6: Name and contact details of each accredited practitioner (fire safety) (APFS)\*

Full name (Given Name/s and Family Name)	Address	Phone	APFS*	Signature
Peter Ryce	58/6 Jubilee Ave Warriewood 2102	0450 921 230	F027122A	

\* Where applicable – see notes on page 4 for further information.

## Section 7: Details of the person making the declaration in section 8 or 9 #

Full name (Given Name/s and Family Name)

ROBINSON STRATA MANAGEMENT ON BEHALF OF THE OWNERS CORPORATION STRATA PLAN 38006

Organisation (if applicable)

ROBINSON STRATA MANAGEMENT

Title/Position (if applicable)

Address (Street No, Street Name, Suburb and Postcode)

GROUND FLOOR, SUITE 2, 16 RODBOROUGH ROAD, FRENCHS FOREST NSW 2086

Phone

9907 5000

Email

COMPLIANCE.FRESHWATER@PICAGROUP.COM.AU

# The person making the declaration in section 8 or 9 must not be an APFS listed in section 6 or their employer/employee or direct associate.

## Section 8: Annual fire safety statement declaration

ROBINSON STRATA MANAGEMENT ON BEHALF OF

I, THE OWNERS CORPORATION STRATA PLAN 38006 (insert full name) being the: ☐ owner ☒ owner's agent

declare that:

- a) each essential fire safety measure specified in this statement has been assessed by an accredited practitioner (fire safety) as capable of performing:
  - i. for an essential fire safety measure specified in the fire safety schedule, to a standard no less than that specified in the schedule, or
  - ii. for an essential fire safety measure applicable to the building but not specified in the fire safety schedule, to a standard no less than that to which the measure was originally designed and implemented, and
- b) the building has been inspected by an accredited practitioner (fire safety) and was found, when it was inspected, to be in a condition that did not disclose grounds for a prosecution under Part 15 of the Regulation.

Owner/Agent Signature

Date issued

05.10.2023

## Section 9: Supplementary fire safety statement declaration

I, [Click here](#)

(insert full name) being the: ☐ owner ☐ owner's agent

declare that each critical fire safety measure specified in this statement has been assessed by an accredited practitioner (fire safety) as capable of performing to at least the standard required by the current fire safety schedule for the building.

Owner/Agent Signature

Date issued

### Note:

- A fire safety statement for a building must not be issued unless the statement is accompanied by a fire safety schedule for the building in accordance with the Regulation.
- The building owner(s) are also responsible for ensuring that essential fire safety measures are maintained in accordance with section 81 of the Regulation. An agent cannot be made responsible for this requirement.

## **SCHEDULE OF ESSENTIAL OR CRITICAL FIRE SAFETY MEASURES**

**PREMISES: 54 Wattle Road BROOKVALE NSW 2100 AKA 9 Powells Road**

	<b>Fire Safety Measures</b>	<b>Standard of Performance</b>
1	Emergency Light	AS 2293.1 (1998)
2	Exit Signs	AS 2293.1 (1998)
3	Fire Hydrant Systems	AS 2419.1 (1994)
4	Portable Fire Extinguishers	AS 2444 (1995, as amended)
5	Fire Hose Reel Systems	AS 2441 (1988)
6	Fire Doors	AS 1905.1
7	Warning & Operational Signs	BCA Clause C1. D2.23, E3.3