



Member of the Fire Protection Association of Australia

Thursday, 25 July 2024.

- **Purpose;** To provide advice to the Principal Certifying Authority.
- **Address;** 90 Cabbage Tree Road Bayview.
- **Lot and DP number;** lot 22, DP602041
- **Referenced documents;** Previous Bushfire Risk Assessment dated Tuesday, 27 July 2021. Revised plans (attached).
- **Proposed works;** Alterations and additions to an existing dwelling.

The General Manager, Northern Beaches Council.

Dear Sir/Madam.

The proposed new works are for the construction of a pool, associated deck and covered entertaining area.

A change to the plans has been necessary and this letter is to provide information on what if any changes the revised plans have made to the original bushfire report that was undertaken for the lot as referenced above.

This company has undertaken a review of the original report and compared any new variables contained within the revised plans against the outcomes of the previous assessment.

It is my considered opinion as a person recognised by the New South Wales Rural Fire Service as a qualified consultant in Bushfire Risk Assessment that this revised proposal does not adversely affect the results of the original bushfire assessment.

Should any further clarification be necessary please do not hesitate to contact me.

Yours Sincerely

Matthew Willis

*Grad Dip Planning for Bushfire Prone Areas (FPAA BPAD Level 3 BPD-PA 09337)*

*Bushfire Planning Services Pty Limited.*



**PROJECT SUMMARY**

Legal Description: Lot 22 D.P.602041  
 Site Address: 90 Cabbage Tree, Bayview, NSW, 2104

**Northern Beaches Council District Plan**  
 Planning Zone: RU2 - Rural Landscape  
 Biodiversity Value Zone: Applicable  
 Bush Fire Prone Land Zone: Vegetation Buffer and Vegetation Category 3

**Planning**  
 Site Area: 3.17 Ha  
 Max Building Height: 8.5m  
 Heritage: Waterfall Cottage and Garden Significance: Local

**CONTENTS**

NUMBER	ISSUE	TITLE
01.1		COVER PAGE
01.2		OVERALL SITE PLAN
01.3		POOL GROUND PLAN
01.4		POOL SETOUT PLAN
01.5		POOL ROOF PLAN
01.6		POOL ELEVATIONS
01.7		POOL SECTION
01.8		POOL PERSPECTIVE

**REVISIONS**

REV	DATE	BY	DESCRIPTION

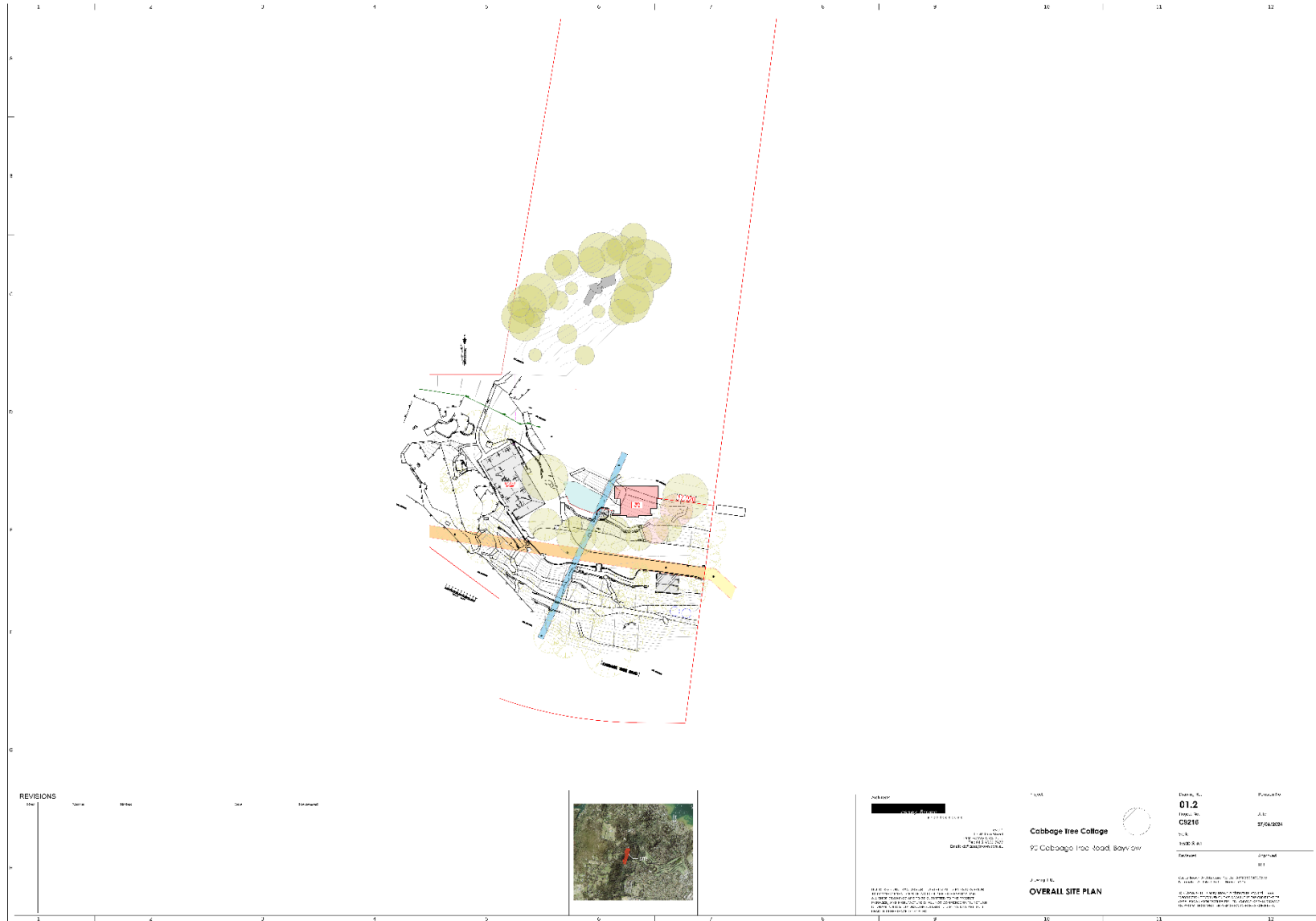


**Cabbage Tree Collage**  
 90 Cabbage Tree Road, Bayview

**COVER PAGE**

Title No. **01.1**  
 Issue No. **CS210**  
 Date: **27/04/2024**

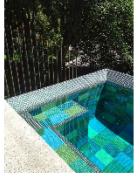
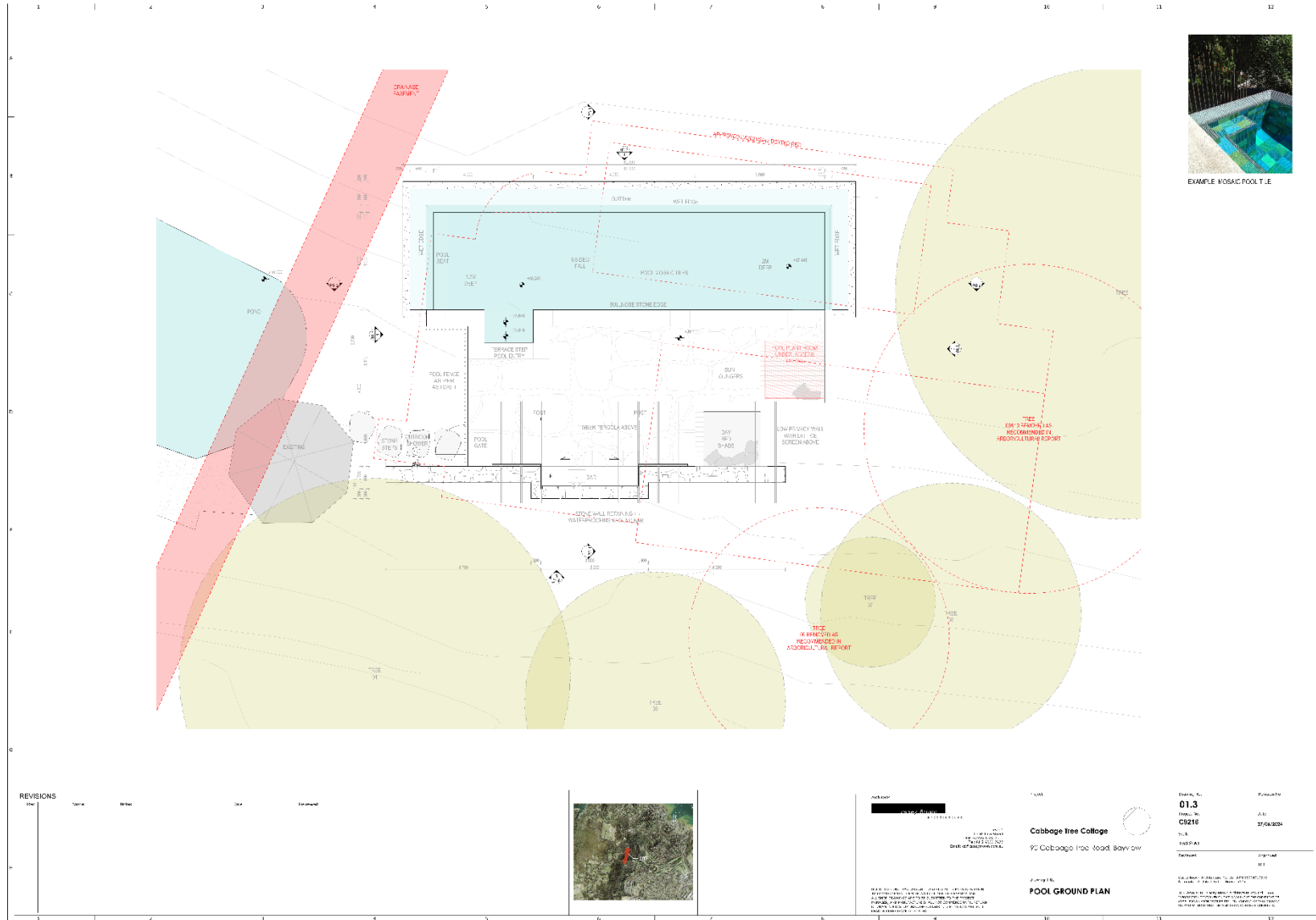
Prepared by: [Signature]  
 Checked by: [Signature]



REVISIONS				
No.	Date	By	Check	Description



<p>Project: [REDACTED]</p> <p>Client: [REDACTED]</p> <p>Site: [REDACTED]</p> <p>Address: [REDACTED]</p> <p>State: [REDACTED]</p>	<p>Project Name: <b>Cabbage Tree College</b></p> <p>Address: 92 Cabbage Tree Road, Bayview</p> <p>Project No: [REDACTED]</p> <p>Project Name: <b>OVERALL SITE PLAN</b></p>	<p>Scale: 1:1000</p> <p>Drawn: [REDACTED]</p> <p>Checked: [REDACTED]</p> <p>Approved: [REDACTED]</p> <p>Date: 27/06/2024</p>
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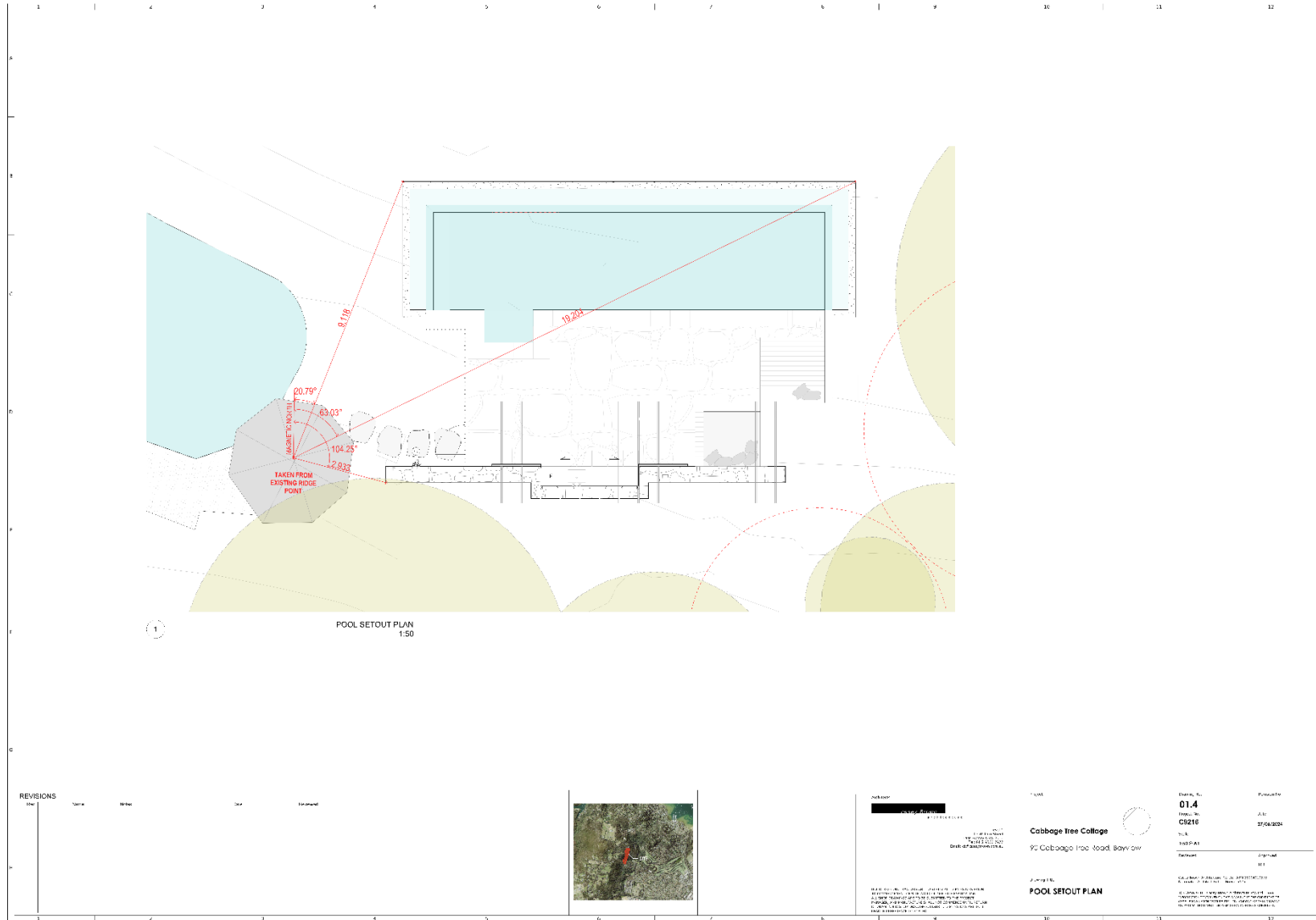


EXAMPLE MOSAIC POOL TILE

REVISIONS	No.	Date	By	Checked



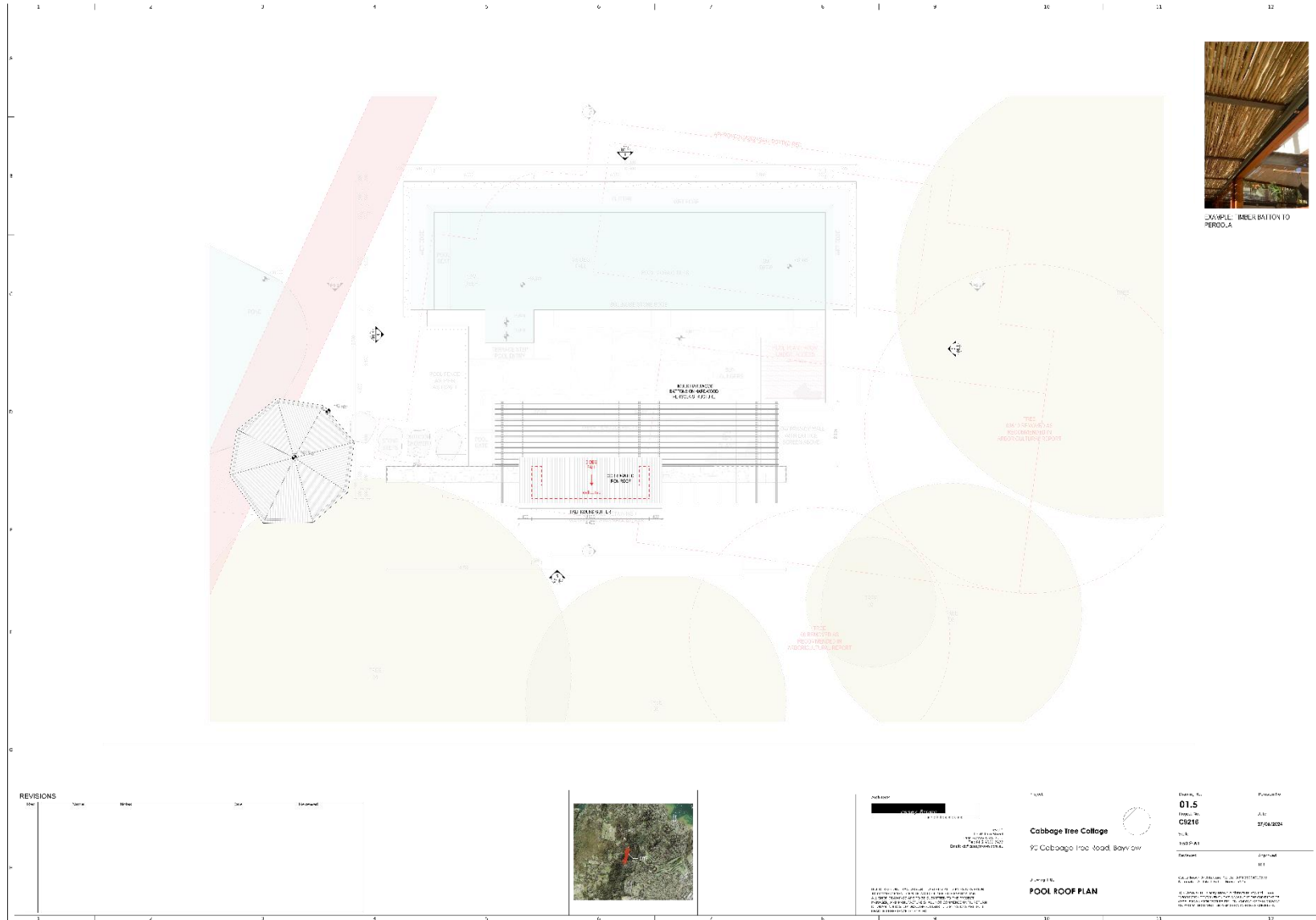
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**Project:** Cabbage Tree Collage  
**Address:** 92 Cabbage Tree Road, Bayview  
**Pool Ground Plan**  
**Scale:** 1:100  
**Date:** 27/06/2024  
**Author:** [Redacted]  
**Checked:** [Redacted]



REVISIONS				
No.	Date	By	Check	Description

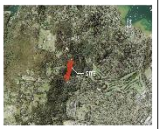


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**Client:** [Redacted]  
**Site:** Cabbage Tree Collage  
**Address:** 92 Cabbage Tree Road, Bayview  
**Scale:** 1:50  
**Date:** 27/06/2024  
**Author:** [Redacted]  
**Checked:** [Redacted]  
**Drawn:** [Redacted]



EXAMPLE: TIMBER BATTEN TO PERGOLA

REV	DATE	BY	CHKD	DESCRIPTION



**Cabbage Tree Collage**  
 92 Cabbage Tree Road Bayview  
 NSW 1585  
 Australia

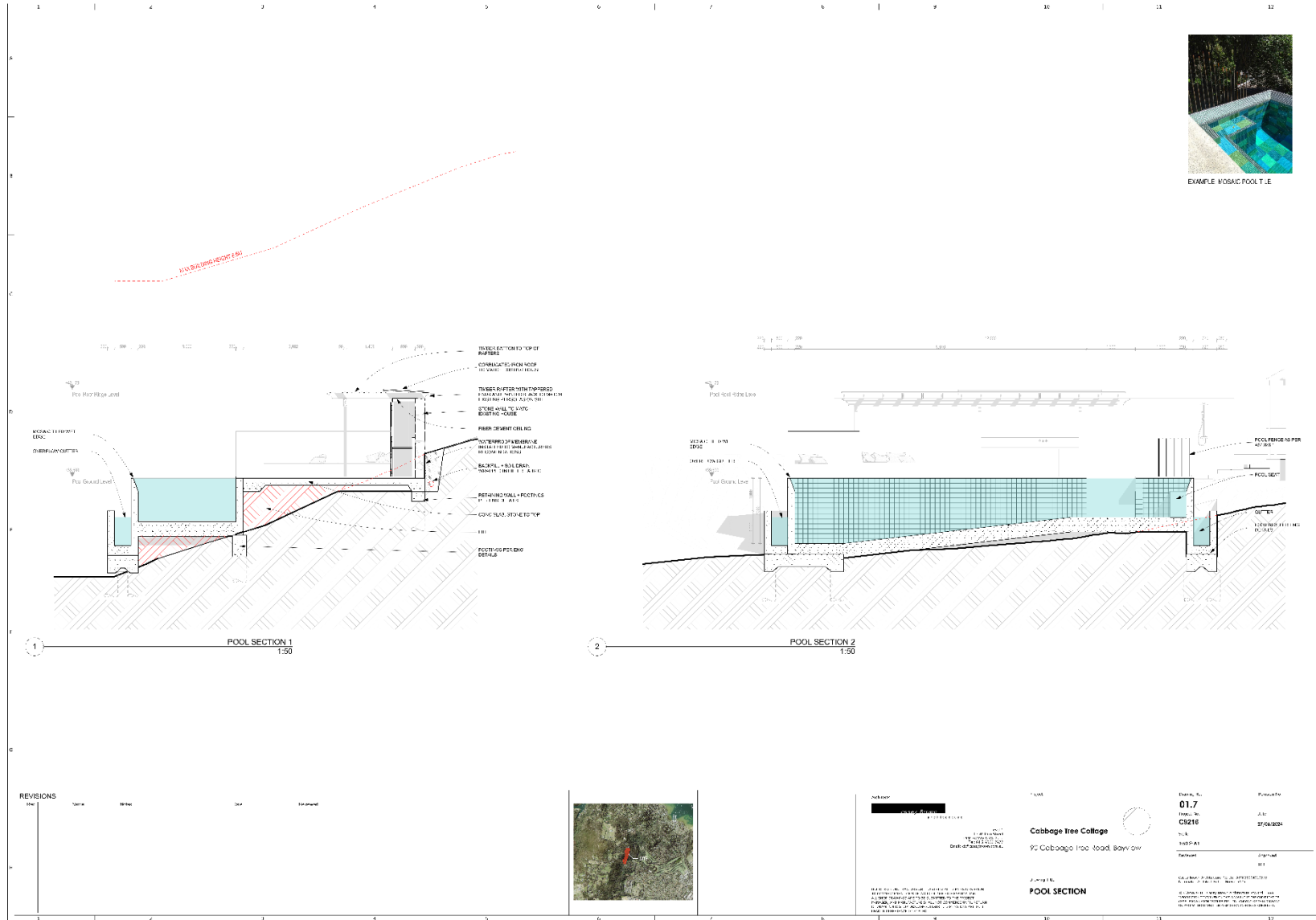
**POOL ROOF PLAN**

Drawing No: **01.5**  
 Project No: **C216**  
 Date: **27/04/2024**

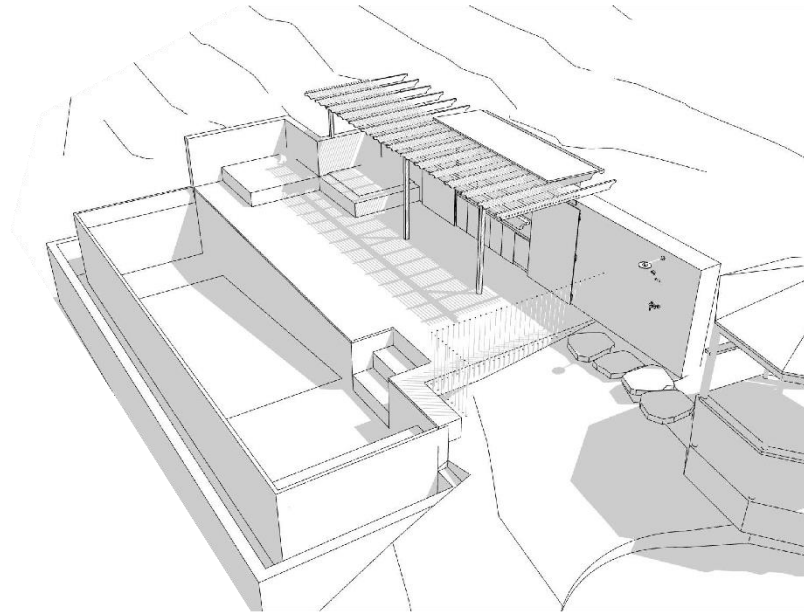
Prepared: **ME**  
 Checked: **ME**  
 Date: **27/04/2024**

This drawing is the property of Bushfire Planning Services Pty Limited. It is to be used only for the project and site specified herein. It is not to be used for any other purpose without the written consent of Bushfire Planning Services Pty Limited.



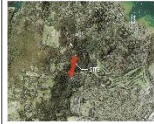






REVISIONS

No.	Date	By	Check	Description



**Project:** [REDACTED]  
**Client:** [REDACTED]  
**Site:** [REDACTED]  
**Address:** [REDACTED]  
**State:** [REDACTED]

**Project Name:** Cabbage Tree College  
**Address:** 92 Cabbage Tree Road Bayview  
**Project Type:** POOL PERSPECTIVE

**Drawn By:** 01.8  
**Checked By:** C216  
**Date:** 27/06/2024  
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**Checked:** [REDACTED]