
Sent: 26/09/2019 2:11:21 PM
Subject: Development Application DA2019/0887 25/C/5464 - 2 MACPHERSON
STREET WARRIEWOOD 2102
Attachments: DA-120302-114289-5.pdf;

BRIMS DA record DA19090420302 received on 04/09/2019 for a S.100B ; Subdivision assessment.

The Rural Fire Service response to the above development application referral is attached.

If you require further information please contact Garth Bladwell on 1300 679 737.

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All communications to be addressed to:

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Sydney Olympic Park NSW 2127

Telephone: 1300 NSW RFS
e-mail: records@rfs.nsw.gov.au

Headquarters
Locked Bag 17
Granville NSW 2142

Facsimile: 8741 5433



The General Manager
Northern Beaches Council
PO Box 882
MONA VALE NSW 1660

Your Ref: DA2019/0887
Our Ref: D19/2999
DA19090420302 GB

ATTENTION: Anne-Marie Young

26 September 2019

Dear Ms Young

**Integrated Development Application - 25/C/5464 - 2 Macpherson Street
Warriewood 2102**

I refer to your correspondence dated 2 September 2019 seeking general terms of approval for the above Integrated Development Application.

The New South Wales Rural Fire Service (NSW RFS) has considered the information submitted. General Terms of Approval, under Division 4.8 of the 'Environmental Planning and Assessment Act 1979', and a Bush Fire Safety Authority, under Section 100B of the 'Rural Fires Act 1997', are now issued subject to the following conditions:

Asset Protection Zones

The intent of measures is to provide sufficient space and maintain reduced fuel loads so as to ensure radiant heat levels of buildings are below critical limits and to prevent direct flame contact with a building. To achieve this, the following conditions shall apply:

1. At the issue of a subdivision certificate and until all the residential Lots are developed, each residential Lot and the Road Reserve shall be managed as an inner protection area (IPA) as outlined within Appendices 2 & 5 of 'Planning for Bush Fire Protection 2006' and the NSW Rural Fire Service's document 'Standards for asset protection zones'.

Water and Utilities

The intent of measures is to provide adequate services of water for the protection of buildings during and after the passage of a bush fire, and to locate gas and electricity so as not to contribute to the risk of fire to a building. To achieve this, the following conditions shall apply:

2. The provision of water, electricity and gas services shall comply with section 4.1.3 of 'Planning for Bush Fire Protection 2006'.

Landscaping

3. Landscaping of the site shall comply with the principles of Appendix 5 of 'Planning for Bush Fire Protection 2006'.

Should you wish to discuss this matter please contact Garth Bladwell on 1300 NSW RFS.

Yours sincerely



Nika Fomin
Manager Planning & Environment Services East

For general information on bush fire protection please visit www.rfs.nsw.gov.au