



Building Code & Bushfire Hazard Solutions

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SketchArc
Email: power@sketcharc.com.au

19th February 2024
Our Ref. 240593

Attention: Matthew Power

**RE: ALTERATIONS AND ADDITIONS TO A DWELLING HOUSE
SECTION 4.56 MODIFICATION TO DESIGN.
LOT 34 DP 8075, 8 POWER STREET, MANLY NSW
PROVISION OF UPDATED BUSHFIRE ASSESSMENT REPORT**

Dear Mathew,

We understand that you are compiling the submission documents for the proposed section 4.56 modifications to the approved works to the sole occupancy dwelling at 8 Power Street, Manly (Land and Environment Court New South Wales, Unsworth v Northern Beaches Council, Dated 3rd December 2019).

It is understood that the proposed modifications are related to the rear landscaping and are illustrated on the plans by Sketcharc, Project No. 1617, Drawing No. C4.55-20 and the landscape plan by Landart, Sheet No. DA-001, revision A, 31/01/2024).

Building Code & Bushfire Hazard Solutions P/L (BCBHS) prepared a Bushfire Assessment Report (Reference No. 170753, Dated 23rd February 2018) addressing the relevant specifications and requirements of Planning for Bush Fire Protection 2019 for the original development application.

We have reviewed the proposed modifications and are of the opinion that the recommendations within the previous Bushfire Assessment Report remain valid for the proposed modifications.

We are therefore in support of the proposed section 4.56 modifications with no additional Bushfire Protection Measures.

Should you have any questions please do not hesitate in contacting our office.

Prepared by
Building Code & Bushfire Hazard Solutions

Reviewed by
Building Code & Bushfire Hazard Solutions

Duncan Armour
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Bushfire Consultant
Graduate Certificate in Bushfire Protection
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