



Corporate member of the Fire Protection Association of Australia

Tuesday, 22 November 2022.

- **Purpose;** To provide advice to the Principal Certifying Authority.
- **Address;** 54, McCarrs Creek Road Church Point.
- **Lot and DP number;** lot 22, Dp 11691.
- **Referenced documents;** Previous Bushfire Risk Assessment dated Wednesday, 17 March 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 modifications to an existing dwelling.

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.

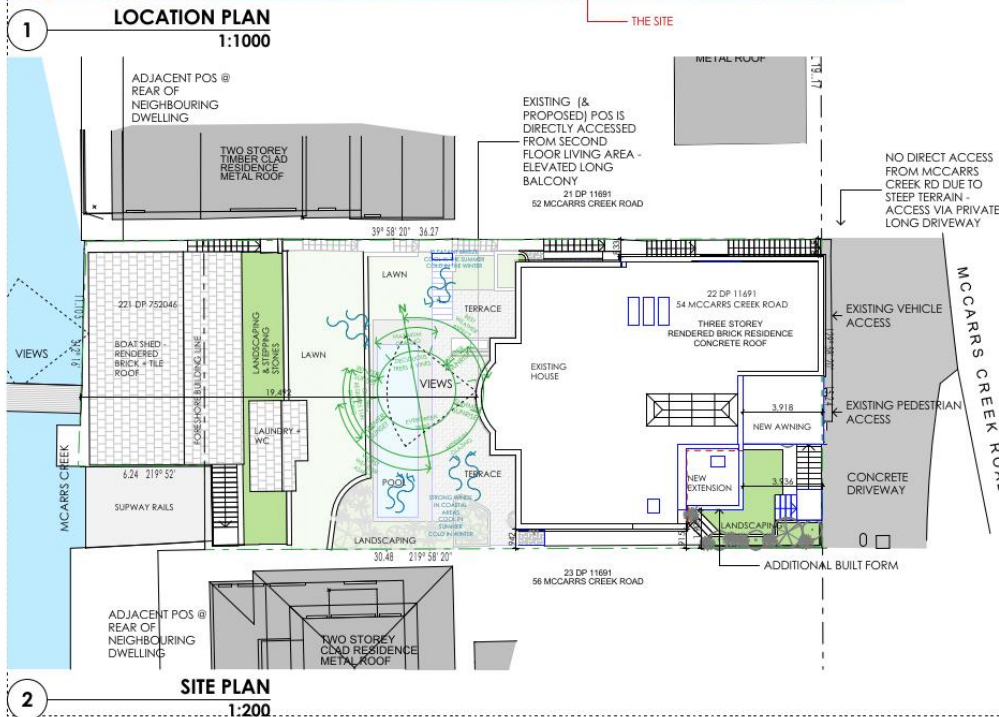
Should any further clarification be necessary please do not hesitate to contact me.

Yours Sincerely

A handwritten signature in blue ink, appearing to read 'Matthew Willis'.

Matthew Willis

Grad Dip Planning for Bushfire Prone Areas (FPAA BPAD Level 3 BPD-PA 09337)
Bushfire Planning Services Pty Limited.



DRAWING LIST REGISTER

Drawing Number	Drawing Name	Current	Issued	Issued Date
A-000	COVER PAGE, DRAWING REGISTER & GENERAL NOTES	01	01	7/11/2022
A-001	SITE PLAN AND AREA CALCULATIONS	01	01	7/11/2022
A-120	BOATHOUSE AND OUTHOUSE FLOOR - GENERAL ARRANGEMENT PLAN	01	01	7/11/2022
A-121	GROUND FLOOR - GENERAL ARRANGEMENT PLAN	01	01	7/11/2022
A-122	MEZZANINE FLOOR - GENERAL ARRANGEMENT PLAN	01	01	7/11/2022
A-123	FIRST FLOOR - GENERAL ARRANGEMENT PLAN	01	01	7/11/2022
A-124	SECOND FLOOR - GENERAL ARRANGEMENT PLAN	01	01	7/11/2022
A-125	ROOF - GENERAL ARRANGEMENT PLAN	01	01	7/11/2022
A-201	PROPOSED NORTH ELEVATION	01	01	7/11/2022
A-202	PROPOSED SOUTH ELEVATION	01	01	7/11/2022
A-203	PROPOSED EAST AND WEST ELEVATION	01	01	7/11/2022
A-301	LONG SECTION - AA	01	01	7/11/2022
A-302	CROSS SECTION - BB	01	01	7/11/2022
A-502	SHADOW DIAGRAMS	01	01	7/11/2022
A-510	EXTERNAL FINISHES SCHEDULE	01	01	7/11/2022
A-511	BASIX COMMITMENTS	01	01	7/11/2022

GENERAL NOTES

REFER TO REPORTS:

- BASIX
- PLANNERS - STATEMENT OF MODIFICATION - BBF TOWN PLANNERS
- GEOTECHNICAL REPORT - WHITE GEOTECHNICAL GROUP PTY LTD
- BUSH FIRE CONSULTANTS LETTER - BUSH FIRE PLANNING SERVICES

REFER ALL QUERIES & DISCREPANCIES TO THE ARCHITECT. ALL MEASUREMENTS ARE IN MM UNLESS OTHERWISE NOTED.

STANDARD OF WORK & REGULATIONS:
ALL BUILDING WORKS MUST BE CARRIED OUT IN ACCORDANCE WITH THE REQUIREMENTS OF THE BUILDING CODE OF AUSTRALIA (BCA) & NCC.
ALL BUILDING WORKS WILL COMPLY WITH THE SCHEDULE OF BASIX COMMITMENTS SPECIFIED WITHIN THE SUBMITTED BASIX CERTIFICATE (REFER TO BASIX CERTIFICATE A406158)
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DATE 7/11/2022
REVISION 01
ISSUE FOR SECTION 4.55



ISSUE FOR
SECTION 4.55

CLIENT
Jacki Hatfield &
Bruce Goodwin

PROJECT
CHURCH PT
RESIDENCE
54 McCarrs Creek Rd
Church Pt
Sydney, NSW, 2105

DRAWING
COVER PAGE, DRAWING REGISTER
& GENERAL NOTES

DRAWN BS
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REVISION 01
PROJECT NO. 2112
SCALE @ A3
DWG NO. A-000



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DRAWING
SITE PLAN AND AREA
CALCULATIONS

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REVISION 01	DWG NO. A-001

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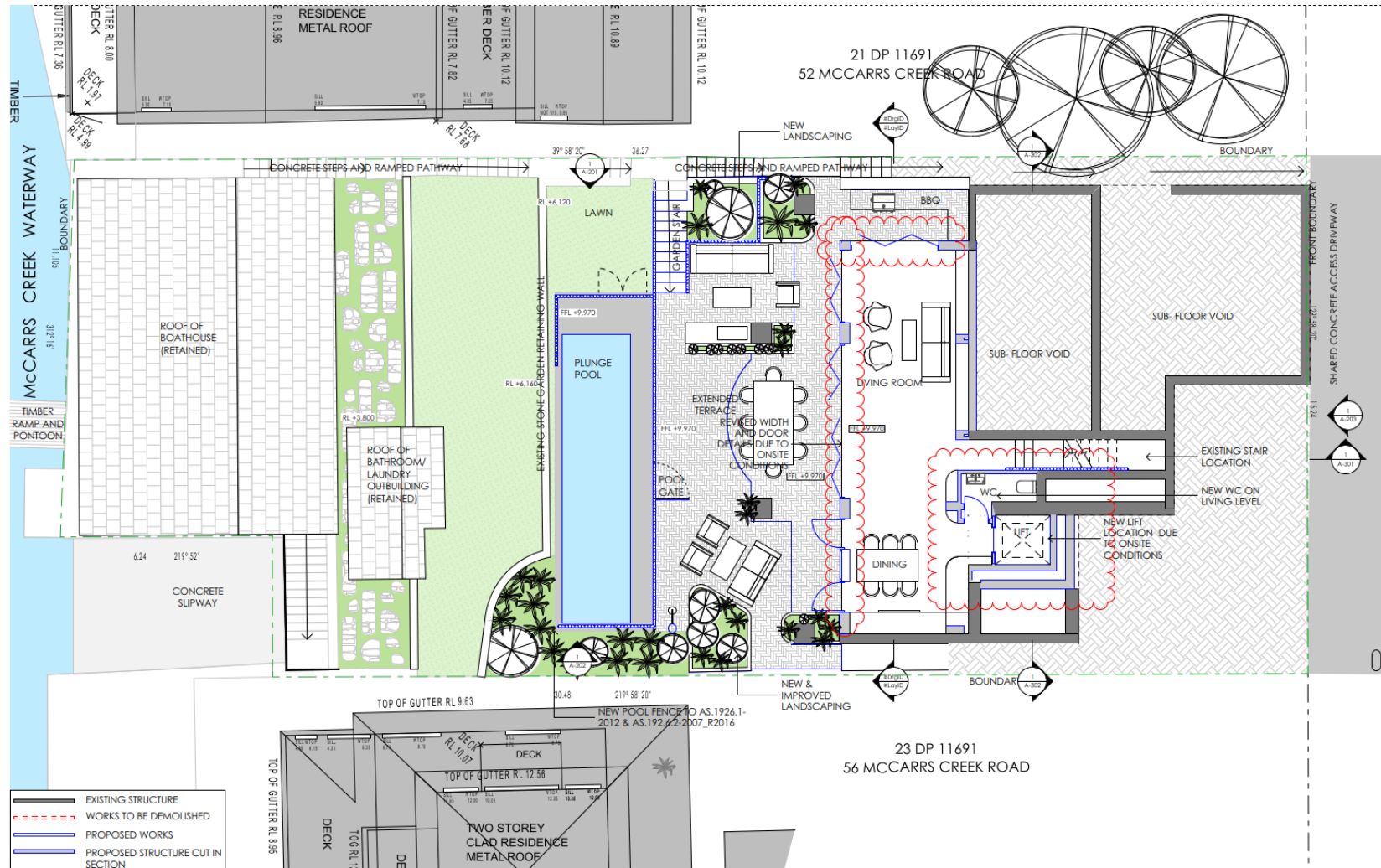
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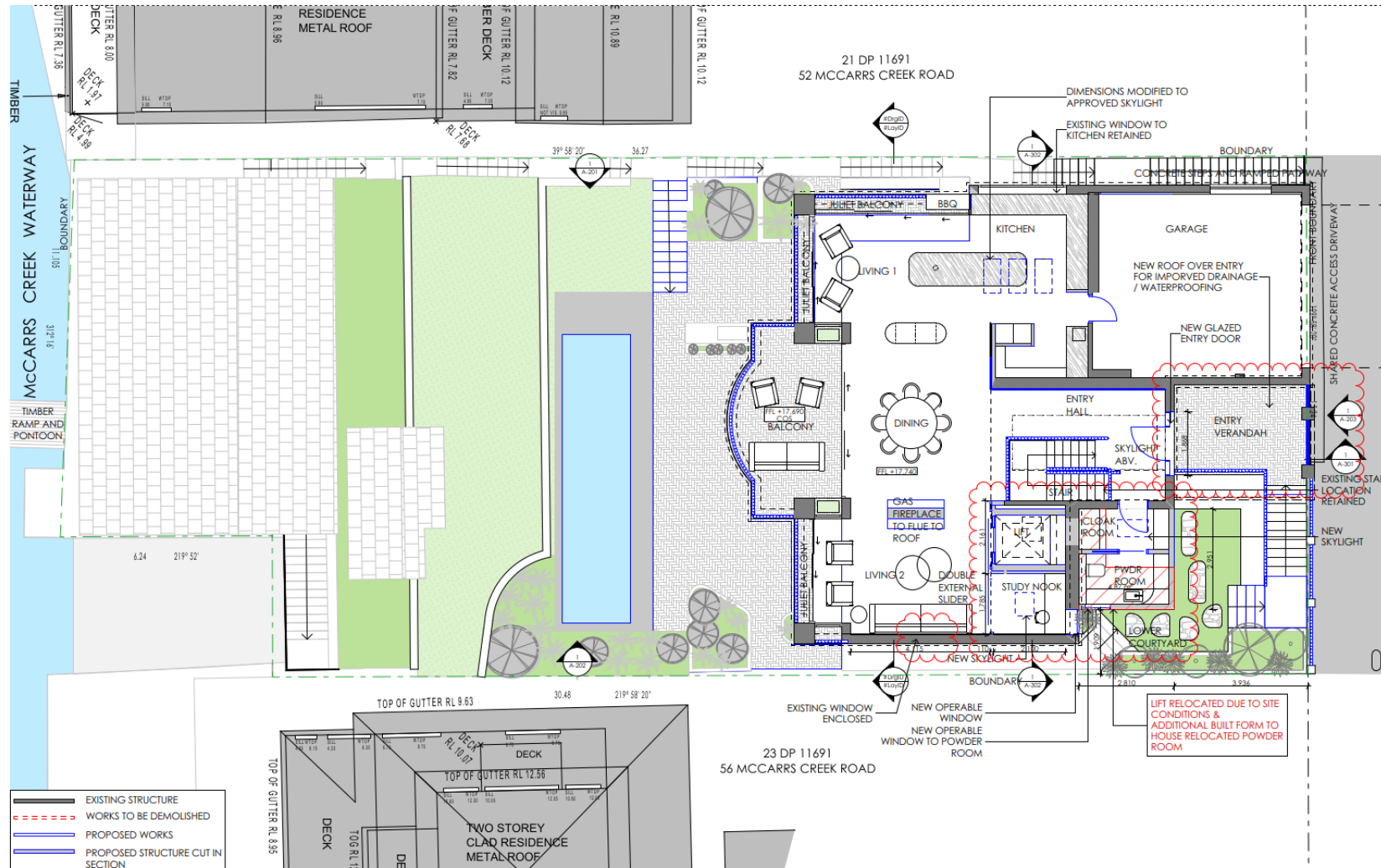
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DRAWING
BOATHOUSE AND outhouse
FLOOR - GENERAL ARRANGEMENT
PLAN

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DRAWING
**SECOND FLOOR - GENERAL
ARRANGEMENT PLAN**

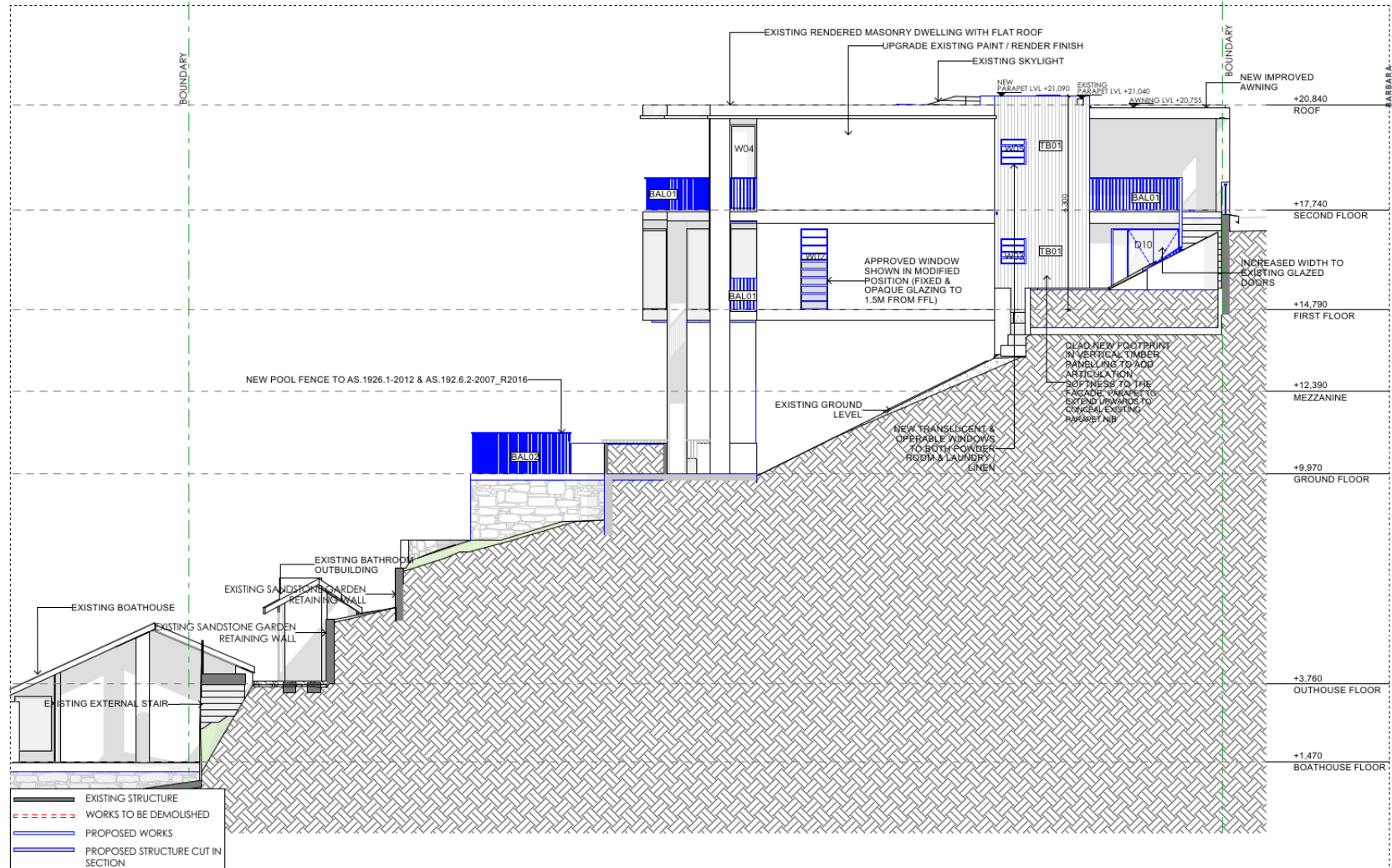
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DRAWING

PROPOSED NORTH ELEVATION

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DRAWING
PROPOSED SOUTH ELEVATION

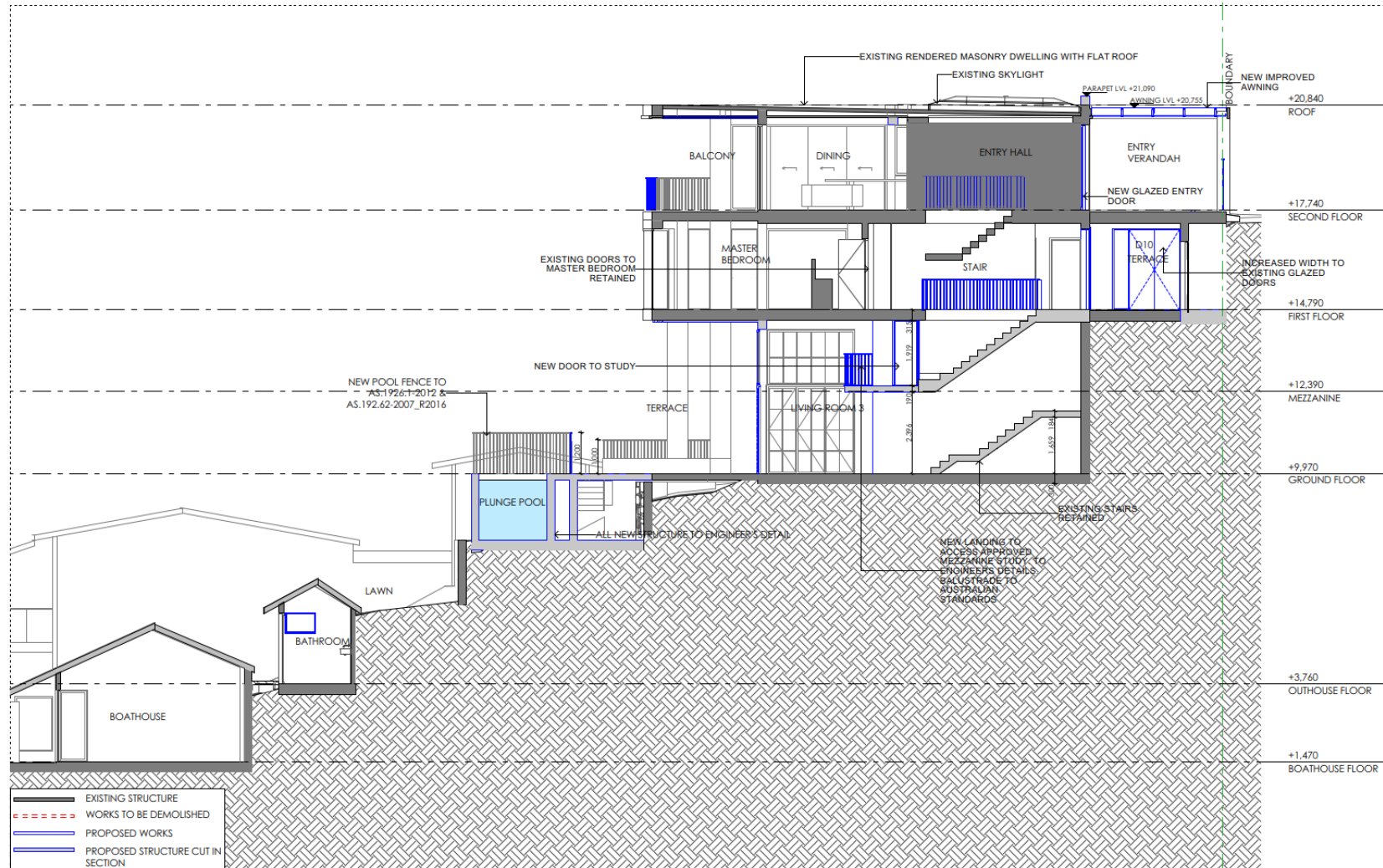
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WSL	2112
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FK	1:100 @ A3
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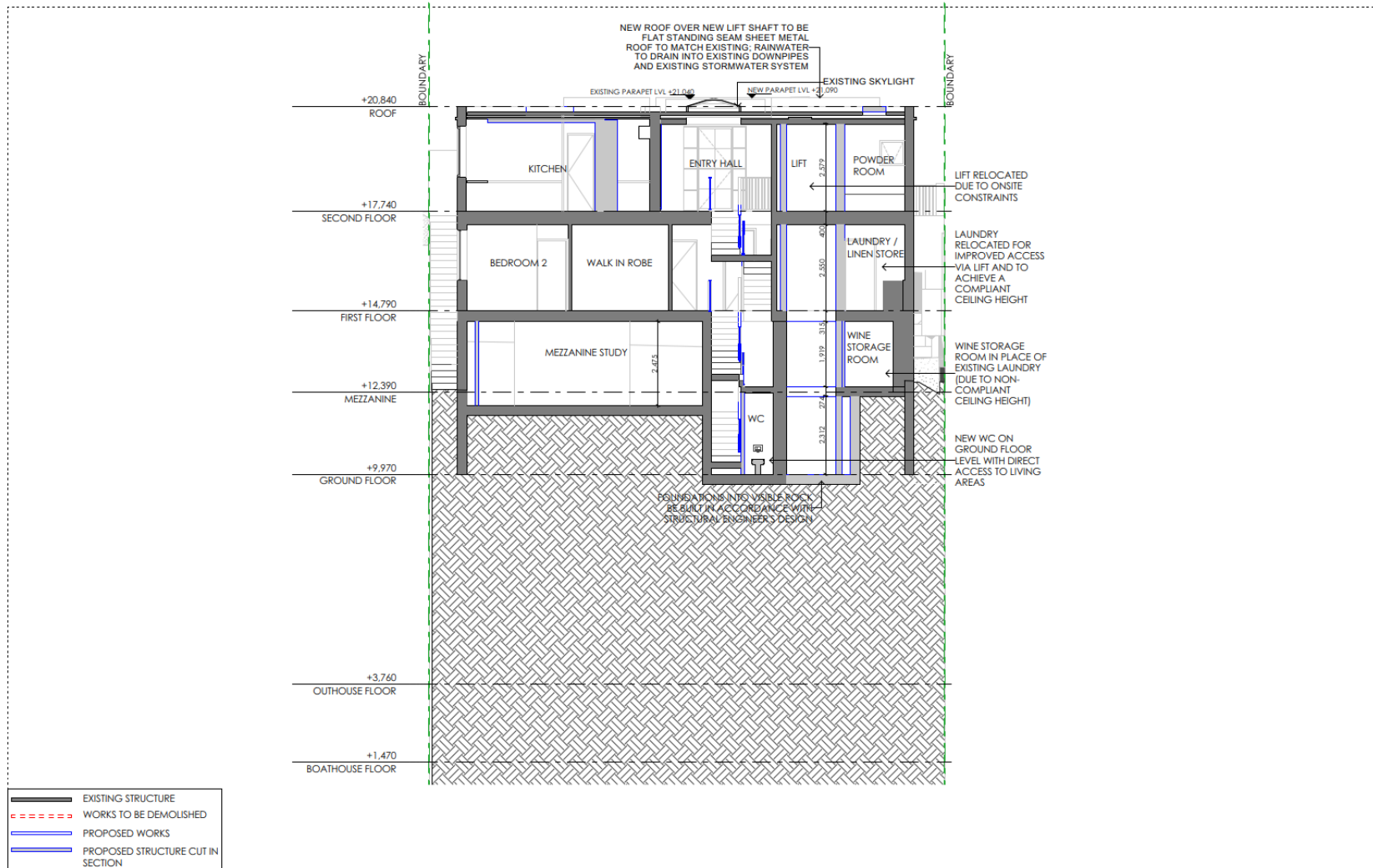
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LONG SECTION - AA

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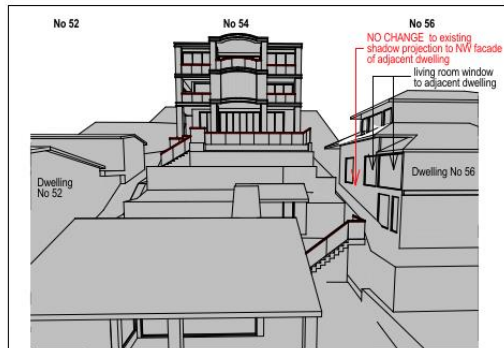
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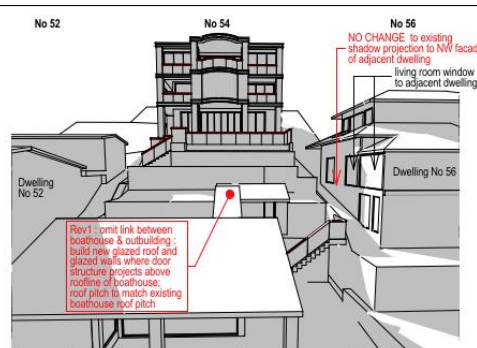
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CROSS SECTION - BB

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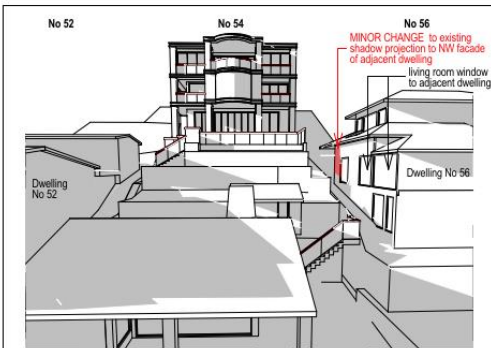
VIEW SHOWING SOUTH WEST REAR FACADE OF DEVELOPMENT AT 54 McCARRS CREEK ROAD AND NORTH WEST SIDE FACADE OF ADJACENT DWELLING AT No 56 McCARRS CREEK ROAD :

PROPOSED SHADOW PROJECTIONS : 9am 21 JUNE



VIEW SHOWING SOUTH WEST REAR FACADE OF DEVELOPMENT AT 54 McCARRS CREEK ROAD AND NORTH WEST SIDE FACADE OF ADJACENT DWELLING AT No 56 McCARRS CREEK ROAD :

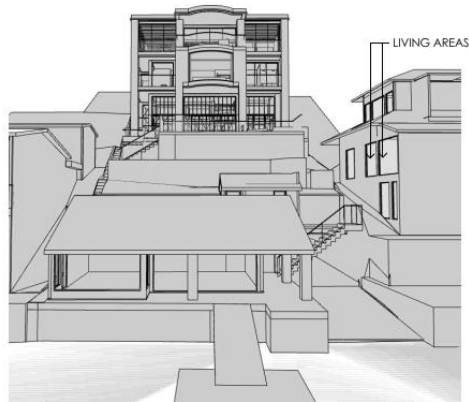
PROPOSED SHADOW PROJECTIONS : 12pm 21 JUNE



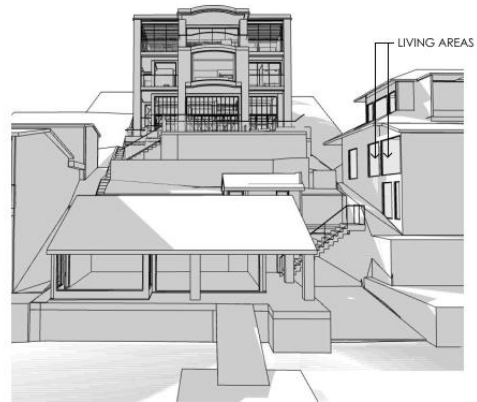
VIEW SHOWING SOUTH WEST REAR FACADE OF DEVELOPMENT AT 54 McCARRS CREEK ROAD AND NORTH WEST SIDE FACADE OF ADJACENT DWELLING AT No 56 McCARRS CREEK ROAD :

PROPOSED SHADOW PROJECTIONS : 3pm 21 JUNE

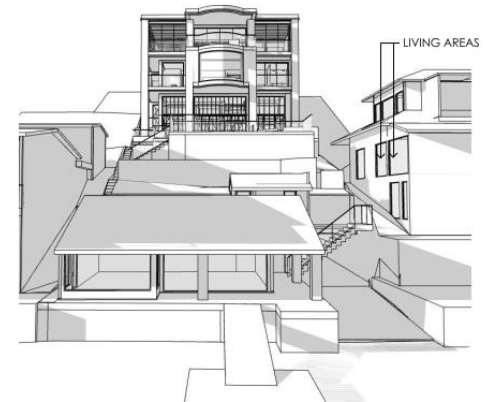
4 DA APPROVED SHADOW DIAGRAMS



1 JUN 21 9AM PROPOSED



2 JUN 21 12PM PROPOSED



3 JUN 21 3PM PROPOSED

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DRAWING
SHADOW DIAGRAMS

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