



# Building Code & Bushfire Hazard Solutions

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GS Design  
39 Gondola Road,  
NORTH NARRABEEN NSW 2101

20<sup>th</sup> July 2021  
Our Ref 210630B

Attn: Grant Seghers

**Re: SOLE OCCUPANCY DWELLING – SECTION 4.55  
246 WHALE BEACH ROAD, WHALE BEACH NSW  
PROVISION OF UPDATED BUSHFIRE ASSESSMENT**

Dear Grant,

We understand that you are compiling the submission documents for the proposed section 4.55 modifications to the approved sole occupancy dwelling at 246 Whale Beach Road, Whale Beach (DA2021/0081).

We have reviewed the plans (Project no 1232, Revision A, Dated 2.07.21) and understand that the proposed modifications relate to the following changes:

- Pool Plant Room relocated to Western side of Garage.
- Lift added to the rear, North East.
- Ground Floor Kitchen Rear Wall moved back 700mm.
- Increased Glazing at front door, W-01, Eastern Facade.
- Increased Glazing, sliding door WD-05, Western Facade.
- Gas Fire Place added to Living.
- Access door to rear added in Bathroom on First Floor.
- Minor window changes W12, W13, W14, Northern Facade.

Building Code & Bushfire Hazard Solutions P/L (BCBHS) prepared a Bushfire Hazard Assessment Report (ref: 210630, dated 21<sup>st</sup> December 2020) addressing the relevant specifications and requirements of Planning for Bush Fire Protection 2019 for the original development application.

We have reviewed the proposed section 4.55 modifications and are of the opinion that the assessment outlined in the previous Bushfire Hazard Assessment Report remains accurate and no additional recommendations are required.

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

Prepared by  
Building Code & Bushfire Hazard Solutions P/L

**Andrew Muirhead**

Bushfire Consultant  
Diploma of Engineering

Reviewed and endorsed by  
Building Code & Bushfire Hazard Solutions P/L

**Stuart McMonnies**

Manager Bushfire Section  
G. D. Design in Bushfire Prone Areas.  
Certificate IV Fire Technology  
Fire Protection Association of Australia BPAD – L3 Accredited Practitioner  
Accreditation number – BPAD 9400

