

Bushfire Self Assessment Rawson Homes Pty Ltd

**Lot 2133 – DP1168991
Illoura Way, Jordan Springs**

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Rawson Homes Pty Ltd
24th June 2013

SECTION TWO - BUSH FIRE ASSESSMENT REPORT (Attach to DA)

PART A Property Details

Applicants Name: RAWSON HOMES PTY LTD
 Contact Phone Number: (H): (02) 9036 8924 (M):
 Council: PENRITH CITY COUNCIL Council Reference (if known):
 Lot: 2133 DP: 1168991
 Address to be developed: LOT 2133 ILLCURA WAY JORDAN SPRINGS
 My property is on Bush Fire Prone Land: Yes

PART B Type of Proposal

Type of Proposal:

- New Building
 Dual Occupancy
 Alteration/Additions to an existing building
 Urban
 Rural Residential
 Isolated Rural

Proposal Description: e.g. two storey house with attached garage CONSTRUCTION OF A NEW SINGLE STOREY RESIDENTIAL DWELLING WITH ATTACHED GARAGE.

Copy of plans attached Yes

PART C Bush Fire Attack and Level of Construction

Step 1: Assess the vegetation about the proposed building in all directions and convert from Keith to AUSLIG (1990) using Table 1

CATEGORY	NORTH	EAST	SOUTH	WEST
Converted vegetation	<input checked="" type="checkbox"/> Forest	<input checked="" type="checkbox"/> Forest	<input checked="" type="checkbox"/> Forest	<input checked="" type="checkbox"/> Forest
	<input type="checkbox"/> Woodland	<input type="checkbox"/> Woodland	<input type="checkbox"/> Woodland	<input type="checkbox"/> Woodland
	<input type="checkbox"/> Shrubland	<input type="checkbox"/> Shrubland	<input type="checkbox"/> Shrubland	<input type="checkbox"/> Shrubland
	<input type="checkbox"/> Scrub	<input type="checkbox"/> Scrub	<input type="checkbox"/> Scrub	<input type="checkbox"/> Scrub
	<input type="checkbox"/> Mallee/Mulga	<input type="checkbox"/> Mallee/Mulga	<input type="checkbox"/> Mallee/Mulga	<input type="checkbox"/> Mallee/Mulga
	<input type="checkbox"/> Rainforest	<input type="checkbox"/> Rainforest	<input type="checkbox"/> Rainforest	<input type="checkbox"/> Rainforest
	<input type="checkbox"/> Tussock	<input type="checkbox"/> Tussock	<input type="checkbox"/> Tussock	<input type="checkbox"/> Tussock
	<input type="checkbox"/> Moorland	<input type="checkbox"/> Moorland	<input type="checkbox"/> Moorland	<input type="checkbox"/> Moorland
	<input type="checkbox"/> Managed Land	<input type="checkbox"/> Managed Land	<input type="checkbox"/> Managed Land	<input type="checkbox"/> Managed Land

Copy of any relevant photos attached Yes

Step 2: Determine the distance from the building line to the vegetation in each direction as above

ASPECT	NORTH	EAST	SOUTH	WEST
Distance	<u>1007</u> m NA	<u>1007</u> m NA	<u>1007</u> m N/A	<u>1007</u> m NA

Step 3: Determine the effective slope that will influence bushfire behaviour in each direction

CATEGORY	NORTH	EAST	SOUTH	WEST
Slope under the hazard (over 100m) [in degrees]	<input checked="" type="checkbox"/> upslope/flat	<input checked="" type="checkbox"/> upslope/flat	<input type="checkbox"/> upslope/flat	<input checked="" type="checkbox"/> upslope/flat
	<input type="checkbox"/> >0 to 5	<input type="checkbox"/> >0 to 5	<input checked="" type="checkbox"/> >0 to 5	<input type="checkbox"/> >0 to 5
	<input type="checkbox"/> >5 to 10	<input type="checkbox"/> >5 to 10	<input type="checkbox"/> >5 to 10	<input type="checkbox"/> >5 to 10
	<input type="checkbox"/> >10 to 15	<input type="checkbox"/> >10 to 15	<input type="checkbox"/> >10 to 15	<input type="checkbox"/> >10 to 15
	<input type="checkbox"/> >15 to 18	<input type="checkbox"/> >15 to 18	<input type="checkbox"/> >15 to 18	<input type="checkbox"/> >15 to 18
		NO BAL	bal-19	bal-12.5

Step 4: Determine the Fire Danger Index (FDI) that applies to your local government area (see page 9). Circle the relevant FDI below

FDI 100 80 50

Step 5: Match the relevant FDI, vegetation, distance and slope to determine the required APZ and Construction level

FDI 100 (see Table 4, page 11) 80 (see Table 5, page 12) 50 (see Table 6, page 13)

Identify the bush fire attack level for each direction, select the highest level for the entire building and record below. Note BAL-12.5 is the lowest construction level within the scope of AS3959.

Bush Fire Attack Level

- BAL-FZ
- BAL-19
- BAL-40
- BAL-12.5
- BAL-29
- No requirement

Does your proposal meet the required construction level YES NO

PART D

Flame Zone

Provide details and evidence of an alternative solution.

If you determine your house is located in the flame zone you may wish to seek the advice of a specialist bush fire consultant.

PART E Water Supplies

Does your property have a reticulated (piped) water supply? If so, please provide details on the distance to the nearest fire hydrant on your site plan.

Reticulated (piped) water supply is available

Yes No Distance < 50m (m) to hydrant from house.

Do you have or do you plan to have a dedicated water supply for firefighting purposes?

Yes No

Development Type	Water Requirement	Planned	Existing
Residential Lots (<1,000m ²)	5,000 l/lot		
Rural-residential Lots (1,000–10,000m ²)	10,000 l/lot		
Large Rural/Lifestyle Lots (>10,000m ²)	20,000 l/lot		
Dual Occupancy	2,500 l/unit		
Townhouse/Unit Style (e.g. Flats)	5,000 l/unit up to 20,000 l maximum		

Do you have or do you plan to have a static water supply (e.g. pool, tank or dam). Include approx. size in litres and also include tank material if using a tank:

Water supply type	Capacity	Construction material	Planned	Existing
e.g. pool	50,000l	Above ground rolled steel with plastic liner		

NOTE: Check with your local council concerning their Local Environmental Plan (LEP) or their Development Control Plan (DCP) as this may dictate the type and size of tank.

PART F Gas Supplies

GAS

Do you have reticulated (piped) or bottled gas?

TYPE OF GAS

Reticulated gas Yes No
 Bottled gas Yes No



NOTE: When attaching development plans please ensure they clearly show location and details of electricity and gas (where relevant) on your property.

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PROPERTY ADDRESS: LOT 2133 DP1168991 Illoura Way, Jordan Springs

Photo 1 – Facing West – Forest 100m>



Photo 2 – Facing West – Forest 100m>



Photo 3 – Facing West – Forest 100m>



Photo 4 – Facing North – Forest 100m>



Photo 5 – Facing East– Forest 100m>



Photo 6 – Facing South– Forest 100m>



Illustration 1: Depicts Contour Survey and Photo Points

