

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

PART A Property Details

Applicants Name: TERRENCE BERGAN

Contact Phone Number; (H): (47) 304588 (M): 0405943113

Council: PENRITH Council Reference (if known):

Lot: 2063 DP: 1168989

Address to be developed: CYLLEN AVENUE JORDON SPINGS 2747

My property is on Bush Fire Prone Land: Yes

PART B Type of Proposal

Type of Proposal:

- | | |
|---|--|
| <input checked="" type="checkbox"/> New Building | <input checked="" type="checkbox"/> Urban |
| <input type="checkbox"/> Dual Occupancy | <input type="checkbox"/> Rural Residential |
| <input type="checkbox"/> Alteration/Additions to an existing building | <input type="checkbox"/> Isolated Rural |

Proposal Description: e.g. two storey house with attached garage
SINGLE STOREY HOUSE 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 type="checkbox"/> Forest	<input type="checkbox"/> Forest	<input type="checkbox"/> Forest	<input 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>500</u> m	<u>80</u> m	<u>750</u> m	<u>120</u> m

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 10 (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) <u>450m²</u>	5,000 l/lot	<u>2500</u>	<u>N/A.</u>
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 20,000l 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		
<u>TANK</u>	<u>2500</u>	<u>PLASTIC</u>	<input checked="" type="checkbox"/>	

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.

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 type="checkbox"/> upslope/flat	<input type="checkbox"/> upslope/flat	<input type="checkbox"/> upslope/flat	<input type="checkbox"/> upslope/flat
	<input checked="" type="checkbox"/> >0 to 5	<input checked="" type="checkbox"/> >0 to 5	<input checked="" type="checkbox"/> >0 to 5	<input checked="" 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

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 0° 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- 40
- BAL- 29
- BAL- 19
- BAL--12.5
- 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.



Note: Future development layout indicative only and subject to change without notice. This plan is correct at time of printing date: 8 June 2012.



Proposed Village Oval

Village Oval Proposed Amenities:

- Playing field with lighting
- Hardcourts with lighting
- Amenities building and services
- Play space
- Picnic facilities
- Paths
- Landscaping
- Car Parking

Villa 10x30m
 Premium Villa 12.5x30m
 Courtyard 15x30m
 Traditional 18x30m

G2 Garage and driveway location
 Easement for maintenance 0.9m wide
 Easement/pit to drain water 1.5-2.5m wide
 Residential land
 * Proposed driveway width reduced from standard due to setbacks
 Electrical Substation
 Approximate sewer line / manhole location, subject to approval & construction. Building adjacent or over sewer must conform with Sydney Water requirements.

BAL40, BAL29, BAL19, BAL12.5 Levels of Construction Standard for Bush Fire Protection (AS 3959-2009).

- Refer to any relevant salinity management plans for building requirements.
- Dimensions and areas are subject to the registration of the Deposited Plan.
- Proposed street names subject to Council approval.

- Prospective purchasers are to make their own enquiries with respect to the availability and location of services.
- All care has been taken in the preparation of this brochure, but no responsibility is taken for any errors or omissions.
- See Building Envelope Plan for engineering details.
- For restrictions on the use of land and location of easements and other requirements, refer to Deposited Plan, 88b Instrument and Sales Contract

Note: Information correct as at 08.06.12

Illoura Release 1

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