



CLARKE DOWDLE & ASSOCIATES

DEVELOPMENT CONSULTANTS

SURVEYORS • PLANNERS • ECOLOGISTS • BUSHFIRE CONSULTANTS

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22nd February, 2021

BUSHFIRE DESIGN COMMENTS FOR SECTION 4.55 APPLICATION

AT

87-89 JOHN WHITEWAY DRIVE, GOSFORD

Clarke Dowdle & Associates have been asked to provide comments addressing an amendment to the design of two (Buildings C & D) of the four large residential flat buildings (RFBs) proposed upon the above-stated property. Specifically, this letter will address the amended design to determine if a previously conducted Bush Fire Assessment Report (BFAR) (Clarke Dowdle & Associates January 2020) and Bushfire Letters (March & November 2021) are still applicable to this amended application.

To determine the relevance, the following documents/plans were reviewed;

Documents

- Bush Fire Assessment Report- 89 JOHN WHITEWAY DRIVE GOSFORD (Clarke Dowdle & Associates January 2020)
- Bushfire Letter- 87-89 JOHN WHITEWAY DRIVE, GOSFORD (Clarke Dowdle & Associates March, 2021)
- Bushfire Letter- 87-89 JOHN WHITEWAY DRIVE, GOSFORD (Clarke Dowdle & Associates November, 2021)

Plans

- Title: SITE PLAN;
 - Job No: 20104 Plan Number: DA001.5 (Revision 15); Date 18/02/22
- Title: OVERALL BUILDING DIMENSIONS;
 - Job No: 20104 Plan Number: DA001.7 (Revision 6); Date 18/02/22
- Title: ELEVATIONS (OVERALL)
 - Job No: 20104 Plan Numbers: DA003.2 (Revision 14) & DA003.1(Revision 14); Date 18/02/22
- Title: ELEVATIONS;
 - Job No: 20104 Plan Number: DA003.3 (Revision 14); Date 18/02/22

Upon review of the amended plans in comparison to the previously assessed plans, the following is noted;

- The existing footprints have not been altered and/or increased;
- The amended design does not extend closer to the bushfire hazard/s assessed in the previous BFAR and/or Bushfire Letter



CONCLUSION

We have reviewed the amended design to determine the relevance of the previously conducted BFAR and Bushfire Letter upon the site known as 87-89 John Whiteway Drive, Gosford for the construction of four RFB's.

As result, it is my opinion that the assessment procedures, outcomes and recommendations within the previously BFAR are relevant to the amended application/design and deemed appropriate for the amended application.

Yours sincerely,



Kristan T. Dowdle
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Disclaimer:

This statement only refers and comments upon the referenced design plans. Any amendments to the referenced plans for the amended application void the findings of this letter and therefore would not be valid for the application.