



NSW RURAL FIRE SERVICE

Department of Planning and Environment (Sydney Offices)
GPO Box 39
Sydney NSW 2001

Your reference: SSD-10456-MOD-1
Our reference: DA20210424001618-SEARS-1

ATTENTION: Karl Fetterplace

Date: Monday 7 June 2021

Dear Sir/Madam,

State Significant Development - Entertainment Facility
Taronga Zoo Upper Australia Precinct - SSD-10456-MOD-1 2A Bradleys Head Road Mosman NSW 2088, 22//DP843294

I refer to your correspondence dated 23/04/2021 seeking comments regarding the Environmental Impact Statement (EIS) currently being exhibited, for the above State Significant Development in accordance with the *Environmental Planning and Assessment Act 1979*.

The New South Wales Rural Fire Service (NSW RFS) has reviewed the information provided and advises the following:

The removal of condition 4 (Department of Planning, Industry and Environment's (DPIE) condition B17) of the original RFS advice letter dated 15 December 2021 is not accepted based on the information provided. It is unclear in the bushfire report where the proposal cannot comply. Further information is required, and/or alternative wording should be proposed which will ensure future work will provide adequate services of water for the protection of structures during and after the passage of a bush fire, and to locate gas and electricity so as not to contribute to the risk of fire.

The proposed rewording of condition 1 (related to DPIE condition D3) of the original RFS advice letter dated 15 December 2021 is only partly accepted. The words "*and not to the overflow carpark to the north*" can be replaced with "*and not initially to the overflow carpark to the north*". The three original dot points should be retained as they are important comments on the overall evacuation plan. They are also not onerous as they are only suggestions to consider. Also, it is noted that there are currently a number of separate developments within the zoo, and the update will benefit all of these developments.

The proposed re-wording of conditions 2 and 5 (related to DPIE conditions D22 and D23) of the original RFS advice letter dated 15 December 2021 is not accepted based on the information provided. The information provided for this modification does not state which sections of the conditions cannot be complied with or provide detailed assessment of the proposal against the conditions. The proposed re-wording places bushfire management as the last priority and removes any specific guidelines. Given the location of the exhibit directly adjacent to the hazard to the east, the main entrance, and the higher risk Habitat & Wildlife Retreat development to the south, it is important to ensure a reduction of fire spread into the zoo. Additional

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information should be provided which explains what the specific non-conformities are, and how any proposed rewording can prevent the spread of fire into the zoo either from the ground level or through the tree canopy.

If additional information is not received within 14 days the application will be refused on the basis of Requested Information not provided. A formal request for re-assessment would be required after this time.

For any queries regarding this correspondence, please contact Alastair Patton on 1300 NSW RFS.

Yours sincerely,

Kalpana Varghese
**Supervisor Development Assessment & Plan
Built & Natural Environment**