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LCI Ref.: FP3 180

23 July 2021

Att: Mr Thomas Stock
Woolworth Group Limited

Dear Thomas

FP3 Project 180 Wetherill Park NSW
Fire Safety Engineering Letter of Support

Please find below our fire engineering statement to accompany the Development Application under Clause 145 of the Environmental Planning & Assessment Regulation 2000 for the proposed Facility at 250 Victoria Rd, Wetherill Park NSW.

As part of our preliminary fire engineering review, we have considered the following documentation:

- BCA Assessment Report (14th July 2021) FP3 – 250 Victoria Rd, Wetherill Park
- Plans prepared by WYA, outlined in Table 1.

Table 1 Referenced Architectural Drawings

Drawing No.	Title	Rev
DA0000	Coversheet	B
DA0001	Visualisations	B
DA1000	Site Locality	B
DA1001	Master Site Plan	C
DA2000	Overall Basement Plan	C
DA2100	Overall carpark deck plan	C
DA2200	Overall ground floor plan Fresh	C
DA2300	Overall first floor plan Chilled	C
DA3000	Overall roof plan	B
DA5000	Site context elevations	B
DA5001	Master elevations	B
DA5002	South elevation	B
DA5003	North elevation	B
DA5004	West elevation	B
DA5005	East elevation	B
DA6000	Master sections	B
DA6001	Overall sections	B
DA6002	Overall sections	B
DA6003	Overall sections	B
DA7000	Main Office Plans	B
DA7001	Main Office Plans	B

DA7002	Main Office Plans	B
DA7003	Main Office Plans	B

At this juncture, Steve Watson and Partners have confirmed in their BCA Report that the project is capable of complying with the Building Code of Australia 2019 Amdt 1. In the event that fire safety engineering input is required on this project, the Performance Solutions outlined in Table 2 are expected based on the potential variations from the BCA 2019, Deemed-to-Satisfy (DtS) provisions identified by Steve Watson and Partners. The proposed performance solutions will be formulated to comply with the relevant BCA Performance Requirements for the Development Application.

Table 2 Variations to BCA DtS Provisions Requiring Performance Solutions

No.	BCA DtS Provisions	Performance Requirements	Proposed Performance Solutions
1.	C2.4	CP9	**Perimeter Vehicular Access** Permit brigade vehicular access.
2.	C3.2, C3.4	CP1, CP2	**Unprotected Openings on Property Boundary** Assessment and treatment of openings near and at the boundary..
3.	D1.4	DP4, EP2.2	**Exit Travel Distances** Permit extended travel distances. Up to 35m for a point of choice. Total travel up to 100m to a separate area,.
4.	D1.5	DP4, EP2.2	**Distance Between Alternative Exits** Permit distance between alternative exits to be greater than 60 m.and up to 180m
5.	D1.6	DP4	**Dimensions of Exits** Local reduction in exit widths
6.	E2.2	EP2.2	**Smoke Hazard Management** Rationalisation of smoke hazard management system requirements of BCA Specification (exhaust rates, omission of smoke baffles, etc).
7..	E4.5, E4.6, E4.8	EP4.5	**Exit Signage** Allow for directional exit signage within the warehouse area to be located > 2.7 m above FFL to avoid forklift damage.
8.	E1.3	EP1.3	**Fire Hydrant** To permit hydrants located beneath awnings or those within 10m of the building without a radiation shield to be treated as external for coverage purposes. Coverage by multiple lengths of hose to address refrigerated space operating temperatures.

Based on our preliminary review of the design, the proposed Performance Solutions can be supported by performance based fire safety engineering. This will involve the preparation of a Fire Engineering Brief Questionnaire (FEBQ) and Fire Engineering Report (FER) by LCI as part of the consultation and detailed design process.

Should you require any additional information, please do not hesitate to contact the undersigned. number below.

Yours Sincerely

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