



NSW RURAL FIRE SERVICE



Department of Planning & Environment
Industry Assessments
GPO Box 39
SYDNEY NSW 2001

Your reference: SSD 7173
Our reference: D15/2396

17 June 2016

Attention: Jane Flanagan

Dear Sir/Madam,

Proposed Warehouse and Logistics Hub - 585-649 Mamre Road, Orchard Hills (Penrith LGA)

Reference is made to the Department of Planning & Environment's correspondence dated 3 May 2016 seeking advice regarding bush fire protection in relation to the above Development Application in accordance with the *Environmental Planning and Assessment Act 1979*.

The New South Wales Rural Fire Service (NSW RFS) provides the following recommended conditions:

Asset Protection Zones

The intent of measures is to provide sufficient space and maintain reduced fuel loads so as to ensure radiant heat levels of buildings are below critical limits and to prevent direct flame contact with a building. To achieve this, the following conditions shall apply:

1. Prior the issue of construction or subdivision certificate (whichever comes first) and in perpetuity, all proposed lots shall be entirely managed as an inner protection area (IPA) as outlined within section 4.1.3 and Appendix 5 of 'Planning for Bush Fire Protection 2006' and the NSW Rural Fire Service's document 'Standards for asset protection zones'.

Water and Utilities

The intent of measures is to provide adequate services of water for the protection of buildings 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 to a building. To achieve this, the following conditions shall apply:

2. Water, electricity and gas are to comply with section 4.1.3 of 'Planning for Bush Fire Protection 2006'.

If you have any queries regarding this advice, please contact Simon Derevnin, Development Assessment and Planning Officer, on 1300 NSW RFS.

Postal address

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Yours sincerely,



Jason Maslen

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