

1 March 2017

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Skylife Properties Pty Ltd
PO Box 114
Enfield
NSW 2136

Attention: Shivesh Singh

Dear Shivesh

Mortdale Fire Safety Study Response to FRNSW

Skylife Properties has received feedback from Fire and Rescue NSW in relation to the Fire Safety Study completed by SLR Consulting dated 25 October 2016.

The general comments appear to be in line with the recommendation made in the Fire Safety Study. It should be noted that some of the detailed aspects of the study have not been completed as DA approval has not been granted and the project has not entered final design stage. Once DA approval has been granted design consultants (such as Hydraulic Engineers) can be engaged to complete the detailed design and the calculations required for the finalisation of the Fire Safety Study.

There are some comments made by FRNSW that are accepted including:

- The location of the booster hydrant; and
- The location of the attack hydrants.

The booster hydrant needs to be located at the entrance of the site. The proposed location was too far into the property and this has caused concern with FRNSW. The solution will be to relocate the booster hydrants to the front entrance. It is noted that some difficulties are present with this design due to the Electrical sub-station also located at the entrance of the site.

The attack hydrant can also be relocated at the request of FRNSW. It is noted that in accordance with AS 2419.1 – 2005 the length of hose from the attack hydrant to the location where a fire is to be fought must not exceed 60m (+10m of spray). This will limit the location of where the attack hydrant can be placed on site in order to reach the far side of the shed.

A revised plan showing alternative location for the booster and the attack hydrants has been attached.

It is noted that:

“FRNSW acknowledges that the proposed development would not be classified as a potentially hazardous or offensive industry based on the requirements of SEPP 33 and therefore would likely not require a FSS to be assessed and/or approved by FRNSW”

FRNSW has also made recommendations that:

"In the event that development consent is granted on the proposed Facility (SSD 7421) and a specific consent condition requiring the proponent to submit a FSS to FRNSW for approval is imposed by the Department, it is recommended that the proponent request a consultation meeting with FRNSW, prior to undertaking a review of the existing FSS and lodging a revised FSS for assessment."

SLR considers the acknowledgement from FRNSW that a FSS would not likely be required should not prevent the DA from being approved. The recommendations from FRNSW are for post DA approval and do not need implementing prior to approvals being given.

SLR is in agreement with FRNSW that a meeting should be arranged to discuss the finalisation of the FSS, although we would recommend some of the calculations to be completed prior to this meeting taking place in order to facilitate the review.

Yours sincerely



TOM OVERTON
Principal

Checked/ Authorised by: INR
