



NSW RURAL FIRE SERVICE

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

Your reference: SSI-10040

Our reference: DA20201112004216-Original-1

ATTENTION: Natasha Homsey

Date: Wednesday 23 December 2020

Dear Sir/Madam,

Development Application

State Significant - EIS & DA Exhibition - (none)

Project Energy Connect (NSW - Western Section) - Notice of Exhibition Buronga NSW, (none)

I refer to your correspondence regarding the above proposal which was received by the NSW Rural Fire Service on 28/10/2020.

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

1.
In addition to the identified mitigation measures detailed in the Bushfire Impact Assessment Report prepared by Australian Bushfire Protection Planners Pty Limited dated October 2020, the proposed development shall comply with the following:

1.1
All land surrounding the compounds, construction equipment, and accommodation camps shall be managed as an inner protection area (IPA) for a distance commensurate with 10KW/m² as detailed in Table A1.12.1 of *Planning for Bush Fire Protection (PBP) 2019*. The IPA shall be managed in accordance with Appendix 4 of PBP 2019.

1.2
All new construction within the compounds and accommodation camps shall comply with section 3 and section 5 (BAL 12.5) Australian Standard AS3959-2018 *Construction of buildings in bushfire-prone areas* or the relevant BAL 12.5 requirements of the NASH Standard - *Steel Framed Construction in Bushfire Areas* (incorporating amendment A - 2015). New construction must also comply with the construction requirements in Section 7.5 of *Planning for Bush Fire Protection 2019*.

1.3
All roads shall comply with the design principles and specifications for emergency service vehicle access detailed in Appendix 3 of *Planning for Bush Fire Protection 2019*.

1.4

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The provision of all new and the modification of any existing water, electricity and gas services shall comply with the relevant provisions of *Planning for Bush Fire Protection (PBP) 2019*. In recognition that an unreliable water supply exists, a minimum 20,000 litre dedicated water supply for fire-fighting operations shall be provided for all compounds and accommodation camps pursuant to the requirements detailed in PBP 2019.

1.5

A Bush Fire Emergency Management and Evacuation Plan must be prepared consistent with *Development Planning - A Guide to Developing a Bush Fire Emergency Management and Evacuation Plan* (or equivalent). The Plan shall acknowledge the isolated nature of the proposed works, fire fighting assistance may be limited in the event of a bush fire, and that evacuation may not be possible as escape routes may be blocked. The Plan must be updated on an annual basis for the life of the development following an audit of bush fire protection measures, including maintenance of asset protection zones, buildings, water supply and access roads.

The Plan shall:

- Identify permissible activities that may occur on days of forecasted catastrophic or extreme fire weather;
- Identify trigger points for implementation of the emergency evacuation plan; and
- Identify procedures to contact the NSW RFS District Office / NSW Fire Brigade and inform them of proposed actions (i.e. early evacuation/on-site refuge).

The accommodation camps shall provide suitable on-site refuge. All locations identified as places of refuge shall:

- Ensure APZs around refuge building(s) comply with Table A1.12.1 of *Planning for Bush Fire Protection 2019*;
- Ensure APZs around open-air refuge(s) comply with section 7 of the NSW RFS document *Guidelines for the Identification and Inspection of Neighbourhood Safer Places in NSW*;
- Provide for the maximum capacity of the site (being the total number of all guests, day visitors, staff, etc);
- Be signposted as places of refuge;
- Buildings identified as places of refuge shall comply with the occupancy levels permissible for a Class 9b Assembly Building (Public Hall) and 'area per person' requirements (being 1 square metre per person) as specified under the *Building Code of Australia*; and
- As a minimum, buildings identified as places of refuge must comply with section 3 and section 5 (BAL 12.5) Australian Standard AS3959-2018 *Construction of buildings in bushfire-prone areas* or the relevant BAL12.5 requirements of the NASH Standard - *Steel Framed Construction in Bushfire Areas (incorporating amendment A - 2015)*, and the construction requirements in Section 7.5 of *Planning for Bush Fire Protection 2019*.

The NSW RFS District Office shall be provided with a copy of a Draft Plan for comment. Any comments or recommendations shall be adopted into an amended version of the Plan. The final Plan provided to the NSW RFS District Office must include a site map that clearly illustrates the location of all fire fighting water supplies (including the provision of equipment housed on-site) and access through the sites.

1.6

Prior to the occupation of the sites, all bush fire protection and mitigation measures must be certified as compliant with the numbered conditions above by a suitably qualified bush fire consultant.

For any queries regarding this correspondence, please contact Bradley Bourke on 1300 NSW RFS.

Yours sincerely,

Martha Dotter
Team Leader, Dev. Assessment & Planning
Planning and Environment Services