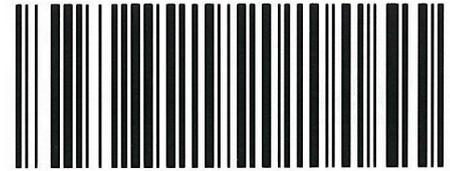




# NSW RURAL FIRE SERVICE



PCU060921

Director General  
Department of Planning & Environment  
GPO Box 39  
Sydney NSW 2001

Your reference: SSD 5916  
Our reference: D15/1609

30 July 2015



**Attention:** Kate MacDonald

Dear Sir/Madam,

## Comments on the Proposed Anna Bay Tourist Facility at 4177 Nelson Bay Road, Anna Bay.

Thank you for the Department's letter seeking the New South Wales Rural Fire Service's comments on the above Notice of Exhibition.

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

1. At the commencement of building works and in perpetuity the property for a minimum of 60 metres in all directions around the proposed buildings shall be 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*.
2. Water, electricity and gas are to comply with sections 4.1.3 and 4.2.7 of *Planning for Bush Fire Protection 2006*.
3. Property roads shall comply with sections 4.1.3(1) and 4.2.7 of *Planning for Bush Fire Protection 2006*
4. In recognition of the development type an emergency/evacuation plan is to be prepared consistent with the NSW Rural Fire Service document *Development Planning: A guide to developing a Bush Fire Emergency Management and Evacuation Plan 2014*.
5. A landscape plan prepared by a qualified landscape architect /landscape consultant/bush fire planning and design consultant, conforming to the requirements of Appendix 5 of *Planning for Bush Fire Protection 2006* and the Rural Fire Service *Standards for asset protection zones* is to be submitted to Council or the principal certifier for approval with the construction certificate. The plan is to include the location of all proposed and existing planting, delineating existing trees to be retained, removed or transplanted. The plan should include a detailed planting schedule which includes species listed by botanical and common names, quantities of each species, pot sizes, and the estimated size of the plant at maturity.

### General Advice

The vegetation assessment of saline wetlands to the southwest, west north and northeast set out in the bushfire report has not been accepted. This is because the hazard is currently considered to be consistent with a forested wetland. The NSW RFS is prepared to review components of its determination if further evidence to support a different NSW RFS vegetation category can be satisfactorily provided.

#### Postal address

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

Yours sincerely,



Jason Maslen  
Acting Team Leader, Development Assessment and Planning  
Customer Service Centre East