

All communications to be addressed to:

Headquarters
15 Carter Street
Lidcombe NSW 2141

Telephone: 1300 NSW RFS
e-mail: csc@rfs.nsw.gov.au

Headquarters
Locked Bag 17
Granville NSW 2142

Facsimile: 8741 5433



Director General
Dept. Of Planning - Urban
GPO Box 39
Sydney NSW 2001

MP 06_0060 MOD15
Your Ref:MP
Our Ref: S13/0028
DA16071502839 LE

ATTENTION: Fiona Gibson

30 August 2016

Dear Sir/Madam

Part 3A Development for Mod 15 - Vincentia Coastal Village and District Centre Concept Plan and Project Approval

I refer to your letter dated 14 July 2016 seeking key issue and assessment requirements regarding bush fire protection for the above Part 3A Development in accordance with Section 75F (4) of the 'Environmental Planning and Assessment Act 1979'.

The service is not in a position to properly assess the application as submitted by Dept. Of Planning - Urban on the basis of the information provided. The following will need to be provided for further assessment:

1. It is not clear how the proposal is being modified from the approved subdivision for this area in terms of bush fire protection. A bush fire assessment report specific to this proposed modification has not been provided.

Prior to providing comment on whether the proposed modification meets the aims and objectives of 'Planning for Bush Fire Protection 2006', the applicant should provide a bush fire assessment outlining how the proposed modification will impact on bush fire protection measures for the current approved subdivision. In particular the assessment should outline existing bush fire protection measures, proposed Asset Protection Zones for lots and staging, and how the proposed modification and staging will achieve access requirements in consideration of road specifications and turning areas.

From receipt of the required information the Service will respond with its recommendations within 14 days.

If additional information is not received within 100 days the application will be refused on the basis of Requested Information not provided. A formal request for re-assessment would be required after this time.

For any queries regarding this correspondence please contact Lauren Ellevsen on 1300 NSW RFS.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Amanda Moylan'.

Amanda Moylan

Team Leader Development Assessment and Planning

The RFS has made getting information easier. For general information on 'Planning for Bush Fire Protection, 2006' , visit the RFS web page at www.rfs.nsw.gov.au and search under 'Planning for Bush Fire Protection, 2006'.