

# Asset Protection Plan

Snowy River Ski Club  
Doorack, 8 Farm Ck Place, Guthega 2624

This Asset Protection Plan forms part of the Bushfire Assessment Report within the Development Application submitted by Snowy River Ski Club for external upgrades to its premises at “Doorack”, 8 Farm Creek Place, Guthega NSW.

## Inner Protection Area

It is proposed to manage the entire lease of 507.5 sq m as an Inner Protection Area (IPA) within the guidelines provided by RFS publication “Planning for Bushfire Protection – 2019” Appendix A4.1.1. The lodge footprint of 220 sq m will be protected with steel colorbond cladding leaving the remaining 270 sqm for management under this plan.

Neighbouring leases, Turnak and Jagungal, are managed under their own plans and the Snowy River Ski Club (SRSC) undertakes to cooperate with them in achieving maximum asset protection in those adjoining areas. These common boundaries are approximately 3m and 4.8 m respectively from the walls of the lodge. The woodland above and mixed grassland and Alpine Complex below the lodge, are managed by the National Parks and Wildlife Service (NPWS). These areas are bounded by Farm Ck Pl. below and the woodland above Doorack, approximately 6.1m at its closest point. SRSC undertakes to cooperate with their management objectives. SRSC already takes advice from NPWS on its management of a native flora planting in the immediate area below the lodge above Farm Creek Place. Existing vegetation is described in the accompanying diagram. The area is sloped at about 15° and is open and fire defendable with a hydrant at the Farm Ck Pl boundary with Turnak.

## Trees

There are no trees within the IPS however beyond the lease boundary with Turnak there is a pruned snow gum approx 3m height to be maintained low and trimmed in co-operation with Turnak. There is canopy from some trees (snow gum, *E. pauciflora*), within the park, overhanging the lease but not within 5m of the lodge walls or roof. These will be maintained in co-operation with NPWS.

## Shrubs

There are clumps of native shrubland maintained at less than 500mm in height and a small clump of shrubby vegetation shown on the diagram. This will be pruned and maintained below 500mm. There is no shrub growth within 2m of any entrance to the lodge. As outlined above, the lodge maintains a native floral garden, internally divided by granite rockery, at the front and above Farm Ck Pl. It contains florals and shrubs maintained below 500mm.

## Grass

Grass is a mixture of natives and introduced cold tolerant species and is kept mown below 200mm as well as is possible with grasscutters on this slope. Two visits per year specifically for this purpose are required.

## Outer Protection Area

Areas outside the IPA described above – essentially those above (Alpine Complex) and Below (Alpine Complex – Grassland) will be managed in cooperation with NPWS

Maintenance of each of the described areas is undertaken by club members either as specific responsibilities or at planned working parties, with the supervision of the SRSC Board Directors

**SRSC Lease, Farm Ck Pl., Guthega 3/-/DP1152944**  
 Illustration of Lease as an Inner Protection Area



Asset Protection Zone  
 Management Plan

Drawn G.Chubb 31.1.2022

Site: Snowy River Ski Club,  
 Doorack, 8 Farm Ck Pl,  
 Guthega NSW

3/-/DP1152944

Asset Protection Zone is  
 entire lease, to be managed  
 as Inner Protection Zone in  
 cooperation with  
 neighbouring leaseholders  
 and NPWS

Farm Ck Pl. is a sealed road