SECTION TWO - BUSH FIRE ASSESSMENT REPORT (Attach to DA)

PART A Property Details

Applicants Name: SEAN GARTNER C/- BOALI HOLDINGS PTY LTD

Contact Phone Number; (W): (02) 9979 4411 (M): 0414 279 000

Council:..... Council Reference (if known): .....

Lot: 867 DP: THREDBO, KOSCIUSKO NATIONAL PARK

Address to be developed: BOALI LODGE, MOWAMBA PLACE, THREDBO

My property is on Bush Fire Prone Land: ☒ Yes

PART B Type of Proposal

Type of Proposal:

- ☐ New Building
- ☐ Dual Occupancy
- ☒ Alteration/Additions to an existing building
- ☐ Urban
- ☐ Rural Residential
- ☐ Isolated Rural

Proposal Description: e.g. two storey house with attached garage .... RELOCATE FOOD STORE AND STAFF ACCOMODATION (INTERNAL SWAP), ENLARGE ONE WINDOW.

Copy of plans attached ☒ Yes

PART C Bush Fire Attack and Level of Construction

Step 1: Asess the vegetation about the proposed building in all directions and convert from Keith to AUSLIG (1990) using Table1

CATEGORY	NORTH	EAST	SOUTH	WEST
Converted vegetation	☐ Forest ☒ Woodland ☐ Shrubland ☐ Scrub ☐ Mallee/Mulga ☐ Rainforest ☐ Tussock ☐ Moorland ☐ Managed Land	☐ Forest ☐ Woodland ☐ Shrubland ☐ Scrub ☐ Mallee/Mulga ☐ Rainforest ☐ Tussock ☐ Moorland ☒ Managed Land	☐ Forest ☒ Woodland ☐ Shrubland ☐ Scrub ☐ Mallee/Mulga ☐ Rainforest ☐ Tussock ☐ Moorland ☐ Managed Land	☐ Forest ☐ Woodland ☐ Shrubland ☐ Scrub ☐ Mallee/Mulga ☐ Rainforest ☐ Tussock ☐ Moorland ☒ Managed Land

Copy of any relevant photos attached ☒ Yes REFER STATEMENT OF EFFECT

Step 2: Determine the distance from the building line to the vegetation in each direction as above

ASPECT	NORTH	EAST	SOUTH	WEST
Distance	75 m	N/A m	150 m	N/A m

Step 3: Determine the effective slope that will influence bushfire behaviour in each direction

CATEGORY	NORTH	EAST	SOUTH	WEST
Slope under the hazard (over 100m) [in degrees]	☒ upslope/flat ☐ >0 to 5 ☐ >5 to 10 ☐ >10 to 15 ☐ >15 to 18	☐ upslope/flat ☐ >0 to 5 ☐ >5 to 10 ☐ >10 to 15 ☐ >15 to 18	☒ upslope/flat ☐ >0 to 5 ☐ >5 to 10 ☐ >10 to 15 ☐ >15 to 18	☐ upslope/flat ☐ >0 to 5 ☐ >5 to 10 ☐ >10 to 15 ☐ >15 to 18

Step 4: Determine the Fire Danger Index (FDI) that applies to your local government area (see page 9). Circle the relevant FDI below – MONARO ALPINE

FDI	☐ 100	☒ 80	☒ 50

Step 5: Match the relevant FDI, vegetation, distance and slope to determine the required APZ and Construction level

FDI	☐ 100 (see Table 4. page 11)	☒ 80 (see Table 5. page 12)	☐ 50 (see Table 6. page 13)

Identify the bush fire attack level for each direction, select the highest level for the entire building and record below. Note BAL-12.5 is the lowest construction level within the scope of AS3959.

Bush Fire Attack Level

☐ BAL- FZ
☐ BAL- 40
☐ BAL- 29
☐ BAL- 19
☒ BAL--12.5
☐ No requirement

Does your proposal meet the required construction level ☒ YES ☐ NO

PART D
Flame Zone — Provide details and evidence of an alternative solution.

If you determine your house is located in the flame zone you may wish to seek the advice of a specialist bush fire consultant.

PART E Water Supplies

Does your property have a reticulated (piped) water supply?; If so, please provide details on the distance to the nearest fire hydrant on your site plan.

Reticulated (piped) water supply is available

☒ Yes ☐ No Distance ..... 50 ..... (m) to hydrant from house. HYDRANTS IN MOWAMBA PLACE AND DIGGINGS TERRACE

Do you have or do you plan to have a dedicated water supply for firefighting purposes?

☐ Yes ☒ No

Development Type	Water Requirement	Planned	Existing
Residential Lots (<1,000m2)	5,000 l/lot		
Rural-residential Lots (1,000–10,000m2)	10,000 l/lot		
Large Rural/Lifestyle Lots (>10,000m2)	20,000 l/lot		
Dual Occupancy	2,500 l/unit		
Townhouse/Unit Style (e.g. Flats)	5,000 l/unit up to 20,000l maximum		

Do you have or do you plan to have a static water supply (e.g. pool, tank or dam). Include approx. size in litres and also include tank material if using a tank:

Water supply type	Capacity	Construction material	Planned	Existing
e.g. pool	50,000l	Above ground rolled steel with plastic liner		
N/A				

NOTE: Check with your local council concerning their Local Environmental Plan (LEP) or their Development Control Plan (DCP) as this may dictate the type and size of tank.

PART F Gas Supplies

GAS
Do you have reticulated (piped) or bottled gas?

TYPE OF GAS

Reticulated gas	☒ Yes	☐ No
Bottled gas	☐ Yes	☒ No

(!) NOTE: When attaching development plans please ensure they clearly show location and details of electricity and gas (where relevant) on your property.