



NSW RURAL FIRE SERVICE

The Hills Shire Council
PO Box 7064
BAULKHAM HILLS BC NSW 2153

Your reference: 3/2021/PLP
Our reference: SPI20210730000117

ATTENTION: Gideon Tam

Date: Friday 27 August 2021

Dear Sir/Madam,

Strategic Planning Instrument

Rezoning – Planning Proposal

Request for Comment - Planning Proposal - 9 Palaran Avenue, North Kellyville

I refer to your correspondence dated 28/07/2021 inviting the NSW Rural Fire Service (NSW RFS) to comment on the above Strategic Planning document.

The NSW RFS has considered the information submitted and provides the following comments.

The referral relates to the request from The Hills Shire Council for comments regarding the rezoning of a portion of the subject land from Zone E4 Environmental Living to Zone R2 Low Density Residential. The rezoning also seeks to reduce the minimum lot size from part 4,000m² to 600m² and introduce a local provision capping the number of dwellings on a portion of the site to 7 dwellings.

On the basis of the review of the information provided, it is advised that no specific objections to the proposed rezoning of the subject land are raised at this time. Future referrals are reliant on the proposal adequately addressing the relevant provisions of *Planning for Bush Fire Protection (PBP) 2019*.

For any queries regarding this correspondence, please contact Adam Small on 1300 NSW RFS.

Yours sincerely,

Nika Fomin
Manager Planning & Environment Services
Built & Natural Environment

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