

From: Dylan Mitchell
Sent: Wednesday, 11 March 2020 11:39 AM
To: Lisa Foley
Subject: PPSHCC-4 - DA 16-2019-445-1 - 795 Medowie Road, Medowie

Hi Lisa,

I hope you're well.

Following discussion with the applicant regarding the conditions for this DA it has been identified that condition 7(9) should be amended to reflect a recent change in bushfire regulations.

The condition should be updated to reflect the savings provisions that apply to DA's lodged, but not determined prior to 1 March 2020 when 'Planning for Bushfire Protection 2019' was implemented. This means that the old version of Planning for Bushfire Protection from 2006 will apply to the development and the condition should be updated accordingly.

The existing condition currently reads as follows:

7 (9) Bushfire safety – The site is located within a bushfire prone area. Certification from a suitably qualified Bushfire Consultant must be provided to certify that the construction of the development complies with:

- a) The NSW RFS' General Terms of Approval - Ref no. D19/2675 and dated 30 August 2019;
- b) The Bushfire Report provided with the DA titled Bushfire Assessment Report, by Newcastle Bushfire Consulting and dated 04/07/2019; and
- c) The latest version of NSW Rural Fire Service publication "Planning for Bush Fire Protection."

It is proposed that the condition be amended as follows (see changes highlighted):

7 (9) Bushfire safety – The site is located within a bushfire prone area. Certification from a suitably qualified Bushfire Consultant must be provided to certify that the construction of the development complies with:

- a) The NSW RFS' General Terms of Approval - Ref no. D19/2675 and dated 30 August 2019;
- b) The Bushfire Report provided with the DA titled Bushfire Assessment Report, by Newcastle Bushfire Consulting and dated 04/07/2019; and
- c) The NSW Rural Fire Service publication "Planning for Bush Fire Protection 2006."

It would be appreciated if you could please pass this on to the panel for consideration.

Should you have any questions or require clarification, please do not hesitate to contact me on the below details.

Kind Regards,



Dylan Mitchell
Senior Development Planner

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