



NSW RURAL FIRE SERVICE



The General Manager
Kempsey Shire Council
PO Box 3078
KEMPSEY NSW 2440

Your reference: KLEP2013-AM-27
Our reference: R19/96
DA19032017878 AB

ATTENTION: Peter Orr

10 April 2019

Dear Mr Orr

Agency Comment – Planning Proposal: Kempsey LEP 2013 Amendment 27 – Housekeeping Amendments

I refer to your letter dated 12 March 2019 seeking comments from the NSW Rural Fire Service (NSW RFS) with respect to the above planning proposal.

The NSW RFS has reviewed the submitted documentation and understands the planning proposal will amend Kempsey Local Environmental Plan 2013 in the following manner:

- *Remove an identified portion of the mapped urban release area within Urban Release Area Map Sheet URA_013B to enable the assessment of future development applications for dwellings/buildings within Stage 1 of the Malbec Part 3A approval (Saltwater Links Estate), otherwise prohibited by clause 6.3 of Kempsey Local Environmental Plan (KLEP) 2013;*
- *Amend zone and minimum lot size mapping in response to a Notice of Reservation issued under the National Parks & Wildlife Act 1974 received from the Office of Environment & Heritage (OEH); and*
- *Amend building height, land use zone and minimum lot size mapping for a small portion of R5-Large Lot Residential zone to standardise these values with the adjacent R1-General Residential zone in a single land parcel (currently the subject of a residential subdivision identified as the Seascape Grove Residential Estate, located at South West Rocks).*

The NSW RFS notes that the planning proposal applies to land mapped as bush fire prone by Kempsey Shire Council.

The NSW RFS has no objection to the planning proposal proceeding and provides the following comments:

Postal address

Records
NSW Rural Fire Service
Locked Bag 17
GRANVILLE NSW 2142

Street address

NSW Rural Fire Service
Planning and Environment Services (North)
Suite 1, 129 West High Street
COFFS HARBOUR NSW 2450

T (02) 6691 0400
F (02) 6691 0499
www.rfs.nsw.gov.au
Email: pes@rfs.nsw.gov.au



- Future development applications for all development on bush fire prone lands will be required to comply with either S4.14 of the *Environmental Planning and Assessment Act 1979* or S100B of the *Rural Fires Act 1997*, depending upon the nature of the proposed development, and the relevant provisions of *Planning for Bush Fire Protection*.

For any queries regarding this correspondence please contact Alan Bawden on 1300 NSW RFS.

Yours sincerely



Danette Cook
Acting 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'.