

210 Groomsbridges Road, Kettering
PID: 7487595
Vol/Folio no. 31351 / 4

overall lot - nts

bush fire water supply

min 10000 litre water tank / static water supply constructed of steel (colorbond) or concrete to be located greater than 6m from the dwelling and within 3m of the driveway available for fire fighting purposes at all times. tank is to be fitted with a DIN or NEN standard forged Storz 65mm coupling fitted with a suction washer for connection to firefighting equipment coupling is to be fitted with a blank cap and securing chain minimum 220mm length

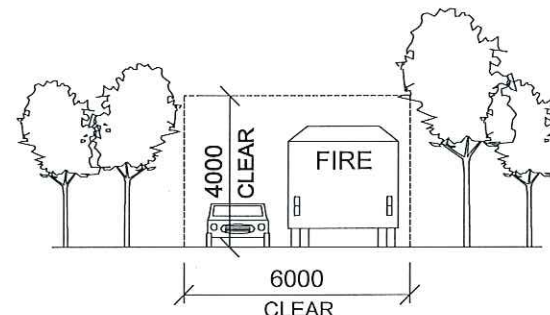
bush fire water supply signage

provide signage as per Tas Fire signage requirements for size, details and colour permanently fixed to the exterior of the water tank in a location visible from the driveway refer to 'Tasmanian Fire Service water supply signage guidelines' document (Tas Fire web site)



property access (bushfire prone site)

all weather road construction suitable for a load capacity of at least 20 tonnes including bridges, culverts etc. minimum carriage way width and height 4m, with 0.5m minimum horizontal clearance from the edge of the carriageway. cross falls are to be less than 3deg (1:20) dips are to be less than 7 deg (1:8) entry and exit angle and curves are to have a minimum inner radius of 10m. max gradient of 15 deg (1:3.5) for sealed roads and max gradient of 10 degrees (1:5.5) for unsealed roads hammer head 'T' or 'Y' turning head 4m wide and 8m long



legend

BUSHFIRE HAZARD MANAGEMENT AREA (HMA)

the BUSHFIRE HAZARD MANAGEMENT AREA (defendable space) as shown on this plan (shown hatched) has been designated between the ancillary dwelling and the risk and MUST be maintained / managed to reduce the spread of embers / flames / fires.

the implementation of this BUSHFIRE HAZARD MANAGEMENT PLAN must be carried out prior to occupancy of the use.

the occupant must

- keep grass / lawns to a length of less than 100mm, and maintain
- remove fallen limbs, bark and litter from the BFHM area
- not use flammable garden mulch such as pinebark
- regularly thin out the under storey of trees and shrubs
- prune low hanging tree limbs to create separation from flammable ground litter
- prune larger trees to create canopy separation
- remove and maintain flammable debris from gutters and around the building
- construct non flammable driveways, paths and structures
- keep fire wood storage to a minimum and greater than 6m from the building

planting establishment, where possible is to be primarily of low flammability shrubs species

ACCESS / DRIVEWAY to dwelling is constructed of suitable all weather material suitable for fire truck access or exit from the site in all weather from the site at the time of a fire

vegetation must be cleared and kept clear and maintained to a height of 4m and a width of 6m clear access for fire fighting / fire truck access and other emergency vehicles

extent of bushfire hazard management area

bal 29

bushfire hazard management plan

SCALE: 1:500 approx

this BUSHFIRE HAZARD MANAGEMENT PLAN has been prepared for this site / ancillary dwelling works only and is only associated with this project and is to be read in line with report associated with this plan. failure to implement / continue the management of this plan may result in failure to comply with insurance requirements / conditions

A COPY OF THIS DOCUMENT MUST BE PROVIDED TO ALL CURRENT & SUCCESSIVE OWNERS TO MAKE THEM AWARE OF THEIR OBLIGATIONS OF CONTINUING MAINTENANCE AND BUSHFIRE ASSOCIATED RISK

<p>© THESE DRAWINGS ARE PROTECTED BY COPYRIGHT LAW AND ARE NOT TO BE COPIED IN ANY FORM, OR USED FOR ANY ADVERTISING PURPOSES (INCLUDING INTERNET ADVERTISING) WITHOUT WRITTEN PERMISSION OF JASON VAN ZETLEN</p>	amendment	bushfire hazard management plan for: M & S Mannock lot: 4, no.210, Groomsbridges Road Kettering	dwg no. 7839	version - 02
	1. change to BAL 29		sheet: 01 of 01	print date
	2.		date: July 2023	18 JUL 2023
	3.		scale 1:500 @ A3 approx	
	4.		bal 29	drawn: JVZ



- BUSHFIRE SITE ASSESSMENTS
- BUSHFIRE REPORTS
- HAZARD MANAGEMENT PLANS
- SHORT TERM ACCOMMODATION

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