

# FIRE MANAGEMENT NOTICE

2019 - 2020

## FIRST AND FINAL NOTICE IS HEREBY SERVED TO ALL LAND OWNERS AND OCCUPIERS IN THE CITY OF ALBANY

These are your legal requirements.

Please read carefully and retain for future reference.

This Notice constitutes the City of Albany Fire Management Notice and is issued under Section 33 of the *Bush Fires Act 1954*.

You are required to prepare your property for the fire season. This includes installing and maintaining fire breaks and reducing fuel loads on your property. This Notice sets out the actions you must take.

All fire mitigation measures **must remain in place for the following periods:**

<b>NORTH EAST SECTOR</b>
1 October 2019 to 30 April 2020
<b>SOUTH WEST SECTOR</b>
1 November 2019 - 14 May 2020

These dates are subject to change. Any changes will be published in local newspapers and on the City of Albany website at [www.albany.wa.gov.au](http://www.albany.wa.gov.au)

### Prohibited Burning Times

It is generally an offence to light fires during the Prohibited Burning Time.

Penalties of up to \$10,000, 12 months' imprisonment or both, may apply under the *Bush Fires Act 1954*.

### Restricted Burning Times

You must not light a fire without a permit during the Restricted Burning Time. All permit holders must comply with the requirements of the *Bush Fire Act 1954* and any additional conditions imposed.

<b>NORTH EAST SECTOR</b>	
1 October - 14 November	Restricted Burning - permits required
15 November - 1 March	BURNING PROHIBITED
1 March - 30 April	Restricted Burning - permits required
<b>SOUTH WEST SECTOR</b>	
1 November - 21 December	Restricted Burning - permits required
22 December - 14 March	BURNING PROHIBITED
15 March - 14 May	Restricted Burning - permits required

These dates are subject to change depending on the prevailing weather conditions. Any changes will be published in local newspapers and on the City of Albany website at [www.albany.wa.gov.au/services/emergency-management/fire.aspx](http://www.albany.wa.gov.au/services/emergency-management/fire.aspx)

### Variations to Requirements

If you cannot meet the fire management requirements listed in this Notice, you must apply for a variation.

For details, please visit the City's website at [www.albany.wa.gov.au/services/emergency-management/fire.aspx](http://www.albany.wa.gov.au/services/emergency-management/fire.aspx)

## Asset Protection Zones

All properties, regardless of size must meet Asset Protection Zone (APZ) (building protection zone and hazard separation zones) requirements. Full APZ specifications are found at [www.albany.wa.gov.au/services/emergency-management/fire.aspx](http://www.albany.wa.gov.au/services/emergency-management/fire.aspx)

## Bush Fire Management Plans

Where an approved Bushfire Management Plan is in place, all properties covered by the plan are to comply with the conditions of the plan.

This may include the maintenance of strategic fire breaks, emergency access ways and fire service access routes that may be located on your property. If you are unsure if your property is covered by a Bushfire Management Plan, please contact the City of Albany Planning Department.

Please note: a Bush Fire Management plan approved by the City can be used to set the standard for, or vary the fire management notice for an individual property or for a number of properties.

## Conservation, Special Residential & Rural Residential (Special Rural) Zones

Properties located in these zones may be subject to specific fire mitigation measures contained in the Albany Local Planning Scheme, the subdivision guide plan (structure plan) or an approved bush fire management plan. All bush fire mitigation measures detailed in these approved plans that apply to your property are to be complied with.

Additional fire mitigation measures may include (but are not limited to):

- Compliant access to dwellings.
- Permanent water supply.
- Maintenance of Strategic Fire Access Routes.
- For more information please contact the City of Albany Planning Department on 6820 3000.

## Properties up to 4,000m<sup>2</sup>

*(Excluding Conservation, Special Residential and Rural Residential zoned properties.)*

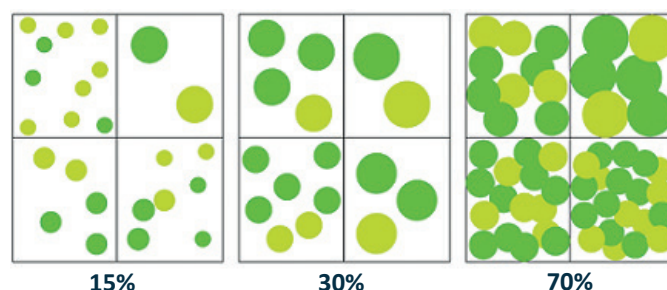
The following mitigation requirements apply to vacant and developed land with an area of 4,000m<sup>2</sup> or less.

- Fine fuel load (combustible dead vegetation matter up to 6mm thickness) is to be reduced and maintained to an average of no more than two tonnes per hectare
- Install hazard specific fire breaks.
- Shrubs should not be located under trees or within 3 metres of buildings. They are to be maintained and pruned to remove dead material.

Trees are to be pruned and maintained to the following standard:

- Branches must be removed or pruned to ensure a separation of at least 3 metres from the eaves of all buildings.
- Branches that may fall on the house must be removed.
- Clearance of 2.5 metres between trees and power lines to avoid contact that may start a fire or bring down a power line.
- The spacing of individual or groups of trees should be 15 metres apart to provide for a 5 metres separation between tree crowns. Canopy cover should aim to be no more than 15%.

Illustration of tree canopy cover 15% to 70% at maturity:



## Properties 4,000 m<sup>2</sup> to 100 Ha

*(Excluding Conservation and Rural Residential zoned properties.)*

The following fire mitigation measures apply to vacant and developed land with an area between 4,000m<sup>2</sup> and 100 Ha:

- Perimeter fire breaks.
- Hazard specific fire breaks.
- Maintaining fuel load to an average of 8 tonnes per hectare or less.

## Properties over 100 Ha

### Agricultural Properties

The City recognises that some bona fide agricultural operations, by the nature of the agricultural activities carried out, reduce the risk of the outbreak or spread of bush fire.

You can apply for a Variation to Requirements if your property is managed in a way that:

- reduces the risk of bush fire; or
- you have additional capacity for preventing the outbreak and/or spread of bushfire.

If a Variation is not granted, a bare earth fire break measuring 3 metre wide with 5 metres vertical clearance that provides unrestricted vehicle access is required within 20 metres of the property perimeter and within 100 metres of all buildings.

A 3 metre wide fire break is also required around the following:

- haystacks
- stockpiled flammable matter (such as wood heaps and garden refuse piles)
- fuel storage areas
- green power domes
- power poles

### Non-agricultural Properties

Non-agricultural properties with an area over 100 Ha require the following measures:

- perimeter fire breaks: or
- an approved variation to requirements supported by a fire management plan that provides evidence of your capacity to prevent and control the outbreak and spread of bushfire.

A bare earth fire break measuring 3 metre wide with 5 metres vertical clearance that provides unrestricted vehicle access is required in the following instances:

- within 100 metres of all buildings
- around haystacks
- stockpiled flammable matter (such as wood heaps and garden refuse piles)
- fuel storage areas
- green power domes
- power poles

## Plantations & Regeneration Lots

Owners and lessees of plantation and regeneration lots must comply with the conditions detailed in *DFES Guidelines for Plantation Fire Protection*. (Available from the DFES website at [www.dfes.wa.gov.au/safetyinformation/fire/bushfire/Pages/allpublications.aspx](http://www.dfes.wa.gov.au/safetyinformation/fire/bushfire/Pages/allpublications.aspx))

The following measures are also required (unless a variation has been granted by the City of Albany):

- provide a key to access gates to their local Bush Fire Brigade;
- provide a red PVC container at entry points with maps showing water points, tracks and contact details;
- install perimeter fire breaks 10m wide 4m vertical clearance;
- ensure the property is broken into compartments not exceeding 250ha in area and separated by internal fire breaks 6m wide and with a 4m vertical clearance; and
- install a 15m mineral earth break under all power lines.

## More Information

### Definitions, Conditions & Standards

For definitions, conditions and standards that apply to this Notice, visit [www.albany.wa.gov.au/services/emergency-management/fire.aspx](http://www.albany.wa.gov.au/services/emergency-management/fire.aspx)

### What's my Bush Fire Brigade Area?

Find your brigade area by visiting the City's website at [www.albany.wa.gov.au/services/building-planning/whats-my-property-zoning.aspx](http://www.albany.wa.gov.au/services/building-planning/whats-my-property-zoning.aspx)

### What's my Zoning

You can check your property's zoning by visiting the City's website at [www.albany.wa.gov.au/services/building-planning/whats-my-property-zoning.aspx](http://www.albany.wa.gov.au/services/building-planning/whats-my-property-zoning.aspx)

## PENALTIES MAY APPLY

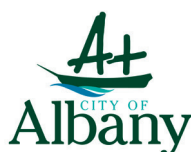
City of Albany officers may inspect properties throughout this period to ensure compliance. If you fail to comply with the conditions contained in this Notice, you may be fined up to \$5,000 under the *Bush Fires Act 1954*.

The City of Albany, or a contractor engaged by the City, may enter your land to install the fire break or reduce fuel loads and charge you for expenses incurred. Any 'variation to requirements' approval you hold may be declared void.

If the mitigation measures required by this Notice are carried out by burning, such burning must be in accordance with the *Bush Fires Act 1954*.

### Disclaimer:

The City of Albany may vary a condition or conditions of this Notice at its discretion.



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