



- GENERAL**
- All dimensions shown are in metres.
- DEFENDABLE SPACE**
- The defendable space for the dwelling must be managed in accordance with the following requirements within the defined zone:
 - Grass must be short cropped and maintained during the declared fire danger period.
 - All leaves and vegetation debris must be removed at regular intervals during the declared fire danger period.
 - Within 10 metres of a building, flammable objects must not be located close to the vulnerable parts of the building.
 - Plants greater than 10 centimetres in height must not be placed within 3m of a window or other glass feature of the building.
 - Shrubs must not be located under the canopy of trees.
 - Individual and clumps of shrubs must not exceed 5sq metres in area and must be separated by at least 5 metres.
 - Trees must not overhang or touch any elements of the building.
 - The canopy of trees must be separated by at least 5 metres.
 - There must be a clearance of at least 2 metres between the lowest tree branches and ground level.
- BUILDING CONSTRUCTION**
- Dwellings will be designed and constructed to the minimum Bushfire Attack Level designated for the site in accordance with AS3959-2009.
 - Lots 1-23 (inclusive) - BAL12.5
- WATER SUPPLY**
- Each dwelling must have 5,000 litres of effective water supply that is maintained and used solely for fire fighting purposes which will meet the following requirements:
 - Stored in an above ground water tank constructed of concrete or metal.
 - All fixed above-ground water pipes and fittings required for firefighting purposes made of corrosive resistant metal.
 - Include a separate outlet for occupant use (the water supply may be in the same tank as other water supplies provided that a separate outlet is reserved for fire fighting water supplies).
- ACCESS**
- For driveways that are less than 30 metres in length (measured from the public road to either the building or the water supply outlet, whichever is longer) there are no design and construction requirements.

PLANNING AND ENVIRONMENT ACT
 GREATER BENDIGO PLANNING SCHEME
 DEAN REFERRED TO IN WORKING PERMIT
 02/28/2018
 449
 Prepared on behalf of the City of Greater Bendigo
 19 NOV 2018



**Bushfire Management Plan
 Stage 1 - Golden Grove Estate
 Lancaster Drive, Jackass Flat**

Co-ordinate Datum: MGAS5 Scale: A3 1:1000

10 0 10 20 30
 Lengths are in metres

Date	18/10/2018	Sheet	1 of 1
Drawing No.	303949-V3-BMP	Version	1
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