

Bushfire protection

A central portion of the site is shown as bush fire prone in the Wollongong Development Control Plan. This part of the bush fire prone area is isolated from other bush fire prone areas in the Wollongong Local Government Area and is contained on the subject site. The proposed development will have a significant impact on the bush fire characteristics of the subject site by reducing the risk and improving the access. A bushfire hazard study needs to be completed in conjunction with the detailed Environmental Assessment based on the proposed uses of the site and the provisions of the concept plan.

Development of the site can assist in reducing the existing bush fire risk to surrounding residential development and the current anti-social uses occurring on the undeveloped site and adjoining sites.

Managed vegetation area for asset protection is proposed to manage the overgrowth as per plan.