

BUSHFIRE MITIGATION

OVERVIEW

The Building Code of Australia requires the construction of buildings in bushfire prone areas to follow the specific requirements of Australian Standard: 3959. These building requirements for house designs and constructions vary according to the **Bushfire Attack level (BAL)** that a development falls into.

AUSTRALIAN STANDARDS REQUIREMENTS FOR A BAL LOW TO BAL 12.5 RATING BUSHFIRE CONSTRUCTION:

- Weephole in the brickwork to require a weephole protector that has a stainless steel mesh inserted
- All windows require 5mm toughened glazing in lieu of 4mm standard glazing
- Fly and security screens are required to have an aluminum wire rather than a poly wire
- Front door needs to have a fire resistant frame and upgraded door glazing to meet requirements
- Garage door needs fire resistant weather strips
- Roof is required to be fully sarked and roof vents to have fire resistant weather strips

AUSTRALIAN STANDARDS REQUIREMENTS FOR A BAL 19 TO BAL 29 RATING BUSHFIRE CONSTRUCTION:

All inclusions required by the low rating bushfire construction PLUS the following additions:

- Facia and gutters need to be fixed at 450mm

centres in lieu of 600mm centres which require extra noggins to be installed between the truss tails

- Garage door needs fire resistant frame
- Front doors in this range are limited and may require an upgraded screen door

AUSTRALIAN STANDARDS REQUIREMENTS FOR A BAL 40 TO BAL FZ RATING BUSHFIRE CONSTRUCTION:

All inclusions required by the low and medium rating bushfire construction PLUS the following additions:

- All windows require 6mm toughened glazing in lieu of 4 mm standard glazing
- Roof penetration require stainless steel mesh inserted to prevent embers from entering
- Eave sheeting needs to be 6mm in lieu of our standard 4.5mm
- Front doors in this range are limited and may require an upgraded screen door

BUSHFIRE ATTACK LEVEL (BAL)	DISTANCE FROM THREAT
BAL - LOW	> 100m
BAL - 12.5	26m - < 100m
BAL - 19	18m - < 26m
BAL - 29	13m - < 18m
BAL - 40	11m - <13m
BAL - Flame Zone	< 11m