

Your ref
Our ref 243928-31
File ref DA

ARUP

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(by email)

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Dear Peter,

Sydney Opera House – Lower Concourse Improvements Fire Engineering Design – Development Application

This letter considers the fire safety design of the proposed additions and alterations to the Sydney Opera House Lower Concourse, and specifically those aspects of the fire safety design that impact upon planning and hence DA issues for the building.

The proposed works involve adjustments to the Lower Concourse, with the Opera Bar being expanded to the north and resulting in a reorientation of the means of egress from the Back of House (BOH).

The fire safety design of the proposed works will generally satisfy the Performance Requirements of the Building Code of Australia (BCA) by complying with the Deemed-to-Satisfy (DTS) Provisions. However, there are some aspects of the design that are developed using performance-based fire engineering to achieve compliance with the Performance Requirements of the BCA.

The main aspects that affect the building layout are highlighted below. DTS non-compliances required to be addressed via fire engineering Performance Solutions will be documented in the subsequent Fire Engineering Brief and Fire Engineering Report as part of the formal fire strategy approvals process in NSW.

Note that the building is subject to existing fire engineering Performance Solutions. The proposed fire strategy for the works described in this letter will aim to maintain the existing fire strategy wherever possible so as to have no adverse impact on the existing fire strategy.

Areas of non-compliance with the DTS Provisions that are proposed to be addressed via fire engineering Performance Solutions include:

- The use of a sliding external door as a required exit door
- Rationalisation of egress discharge point in relation to BCA defined open space

The fire engineering design adopted will develop Performance Solutions to both demonstrate compliance with the Performance Requirements of the BCA and confirm that major changes to the current design will not be required.

At this stage of the design, other fire safety aspects of the building appear to be DTS compliant. It is anticipated that there may be other non-compliances with the DTS Provisions of the BCA as the design develops, however it is considered that there are no issues that would affect the building layout arising from fire safety and hence no impediments to the approval of the Development Application.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'A. Morrison', written in a cursive style.

Alistair Morrison
Associate Principal | Fire Safety Engineering

cc Alex Duffy