



Queensland Fire and  
Emergency Services

Community  
Infrastructure Branch

3 July 2017

## QFES Referral Agency Response Scope Reduction Initiative

To whom it may concern

From 1 January 2015 Queensland Fire and Emergency Services (QFES) has implemented a number of initiatives as part of our commitment to red tape reduction for the building industry in Queensland. These initiatives are aimed at careful lessening of the requirement for Referral Agency lodgement where appropriate, which will deliver associated cost savings.

### Referral Agency Response

With regard to Section 57 of the *Planning Act 2016* the following is a Queensland Fire and Emergency Services (QFES) referral agency response on a matter within our jurisdiction about a development before an application for the development is made to the assessment manager.

In relation to **particular building work** within QFES jurisdiction it can be considered that provided the advice contained within the relevant "*QFES Referral Agency Response*" information sheet is adhered to, QFES referral agency response process is complete.

The relevant "*QFES Referral Agency Response*" information sheets can be found at [www.qfes.qld.gov.au/planning-and-compliance/referral-agency-advice/scope-reduction-initiative](http://www.qfes.qld.gov.au/planning-and-compliance/referral-agency-advice/scope-reduction-initiative)

### Particular building work

#### 1. *Building work involving fire hydrant coverage via a single street hydrant*

For building work;

- In any Class of building where a fire hydrant is the only Special Fire Service required by the Deemed to Satisfy (DTS) provisions of the Building Code of Australia (BCA) Volume 1, providing the DTS compliant hydrant system is achieved using a single street hydrant.
- In a Class 2 building where a fire hydrant system and/or interconnected smoke alarms in the Sole Occupancy Unit are the only Special Fire Services required by the DTS provision of the BCA providing the DTS compliant system is achieved using a single street hydrant.

## *2. Building work involving particular Performance Solutions*

For building work that includes a Performance Solution assessed against the Performance Requirements of the Building Code of Australia (BCA) Volume 1 for the fire safety system:

- In any Class of building where the Deemed to Satisfy (DTS) provisions of the BCA do not require any Special Fire Services to be provided to the building; or
- In a Class 2 building where a fire hydrant system and/or interconnected smoke alarms in the SOU are the only Special Fire Services required by the DTS provisions of the BCA, provided that the DTS-compliant fire hydrant system is achieved using a single street hydrant; or
- In a Class 3, 4, 5, 6, 7, 8 and 9 building where a fire hydrant system is the only Special Fire Service required by the DTS provisions of the BCA, provided that the DTS-compliant fire hydrant system is achieved using a single street hydrant.

## *3. Building work involving particular Fit-outs*

For building work where:

- The fit-out has a floor area of less than 300m<sup>2</sup>; and
- There is no modification, replacement or addition of Special Fire Services; and
- If the main building has a Performance Solution and the fit-out is in accordance with the Performance Solution.

## *4. Building work involving particular free-standing shade structures*

Building work that involves a free-standing shade structure or canopy that:

- Are free-standing and not attached to a building or other structure; and
- Is an open structure allowing access from all sides; and
- Has no walls or provision for doors, windows or sashes or the like that can enclose the area.

Note: This does not include shade structures on top of buildings or where QFES vehicle access is required beneath the structure.

## *5. Building work where fire hydrant coverage is via a single feed hydrant for a marina*

Building work involving a marina where:

- A double-headed pillar hydrant (feed hydrant) is to be used to satisfy the Fire Hydrant System – Design Solution 1. outlined in QFES Guideline for fire safety systems in marinas.

Should further clarification be required concerning this Referral Agency Response contact your local QFES Manager Community Safety Operations.

Yours Sincerely

Lindsay Hackett  
Director  
Community Infrastructure Branch  
Queensland Fire and Emergency Services

Building Certifier use

Building Approval No.	
Date	
Other	