

FIRE HAZARD COMPLIANCE NOTICE 2026/2027

Pursuant to section 33 of the Bush Fires Act 1954, the City of Kwinana hereby gives notice to all owners and occupiers of land within the district of the City of Kwinana that they are required to complete the following fire prevention measures before 1 December 2026 and maintain compliance until 31 May 2027 inclusive.

Failure to comply with this Notice is an offence under section 33(3) of the Bush Fires Act 1954 and may result in a fine of up to \$5,000 on conviction. Where an owner or occupier fails to comply with this Notice, the City of Kwinana may enter the land to undertake the required works and recover all associated costs from the owner or occupier in accordance with section 33(4) of the Act.

LAND OF 1,500m² OR LESS (0.15ha)

The owner or occupier shall:

- Reduce and maintain all dead flammable material on the ground across the entire property to a fuel load below eight (8) tonnes per hectare;
- Ensure all long grass and weeds are slashed, mowed or trimmed to a height not exceeding 50mm across the entire property;
- Maintain all driveways and access ways to buildings at a minimum width of three (3) metres and a minimum vertical clearance of four (4) metres; and
- Ensure gutters, roofs and walls of all buildings are free of flammable matter.

LAND OF MORE THAN 1,501m² (0.15ha) BUT NOT MORE THAN 3,500m² (0.35ha)

The owner or occupier shall:

- Maintain defendable space by ensuring that, within three (3) metres of any wall or supporting post of a habitable building, the area is free of flammable vegetation and overhanging branches;
- Reduce and maintain all dead flammable material on the ground across the entire property to a fuel load below eight (8) tonnes per hectare;
- Ensure all long grass and weeds are slashed, mowed or trimmed to a height not exceeding 50mm across the entire property;
- Maintain all driveways and access ways to buildings at a minimum width of three (3) metres and a minimum vertical clearance of four (4) metres; and
- Ensure gutters, roofs and walls of all buildings are free of flammable matter.

LAND OF MORE THAN 3,501m² (0.35ha)

The owner or occupier shall:

- Install and maintain firebreaks in accordance with the specifications contained within this Notice;
- Maintain an Asset Protection Zone around all habitable buildings in accordance with this Notice;
- Ensure all long grass and weeds are slashed, mowed or trimmed to a height not exceeding 50mm across the entire property;
- Maintain all driveways and access ways to buildings at a minimum width of three (3) metres and a minimum vertical clearance of four (4) metres; and
- Ensure gutters, roofs and walls of all buildings are free of flammable matter.

ASSET PROTECTION ZONES

For properties not subject to an approved Bushfire Management Plan, the owner or occupier shall ensure:

- Fuel load within the inner 10 metres of a habitable building does not exceed two (2) tonnes per hectare;
- Fuel load within 10 metres to 20 metres of a habitable building does not exceed eight (8) tonnes per hectare;
- Trees exceeding five (5) metres in height within the 20-metre zone are under-pruned to a height of two (2) metres; and
- Trees and shrubs located between three (3) metres and twenty (20) metres from a habitable building shall be maintained to minimise fire intensity and prevent direct flame contact with the building.

Properties subject to an approved Bushfire Management Plan shall comply with the requirements of that Plan and any additional requirements of this Notice unless otherwise approved by the City.

FIREBREAK SPECIFICATIONS

Firebreaks shall:

- Consist of a strip of mineral earth free of flammable material;
- Be a minimum of three (3) metres wide and four (4) metres high;
- Be located as close as practicable inside and along all boundaries of the land;
- Have corners and intersections that permit the safe passage of a four-wheel drive fire appliance.
- Be trafficable by a four-wheel drive vehicle;
- Be clear of obstructions; and
- Not terminate in a dead end.

Maintained green lawn may be used in lieu of a mineral earth firebreak, provided the lawn is maintained in a condition that minimises fire risk and complies with all firebreak width, vertical clearance, access and trafficability requirements specified in this Notice.

ADDITIONAL WORKS

Where the City of Kwinana determines that anything upon the land is, or is likely to be, conducive to the outbreak, spread or extension of a bush fire, the City may issue a further written notice pursuant to section 33(1)(b) of the Bush Fires Act 1954 specifying any additional works required and the timeframe for compliance.

VARIATIONS

Where it is impracticable to comply with the firebreak requirements specified in this Notice, the owner or occupier may apply to vary the location and/or type of firebreak by completing and applying to Vary Location and Type of Firebreaks. The submission of an application does not vary the requirements of this Notice, nor extend any compliance period, unless otherwise approved in writing by the City of Kwinana.

Applications must be submitted to:

Chief Bush Fire Control Officer

City of Kwinana

Email: customer@kwinana.wa.gov.au

Applications should be submitted no later than 31 October 2026 to allow sufficient time for assessment prior to the compliance date.

INSPECTIONS

Property inspections may commence on and from 1 December 2026 to verify compliance with this Notice.

Wayne Jack

Chief Executive Officer