



NAR: 1116079

Job No: 2009/203

Friday, 12 June 2009

Manly Council  
PO Box 82,  
Manly NSW 1655

Attention: General Manager

CD17/09

Amoc ✓  
Payment ✓

PPRF

E-941910

18 JUN 2009

Michael G.

**RE: Occupation Certificate No. 09/203/01  
Lin & Barrett -  
Shops 45/46, Level R1, 197-215 Condamine Street, Balgowlah**

Please find attached a copy of Occupation Certificate 09/203/01 and required attachments issued by Steve Watson & Partners for the above mentioned development in accordance with Section 109C(1)(c) and 109H of the Environmental Planning and Assessment Act 1979.

Please find attached a cheque in the amount of \$30.00 payable for the registration of the Occupation Certificate.

Can you please forward SWP a receipt for the acknowledgment of the lodgement cheque.

With regard to the attached certificate please do not hesitate to contact me should you have any queries or require any further information.

Regards,

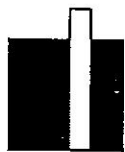
Peter Tran  
Building Regulations Consultant  
Steve Watson & Partners Pty Ltd

CERTIFIER

\$30

R. 619156

18.6.09



STEVE WATSON  
& PARTNERS

BUILDING REGULATIONS CONSULTANTS AND CERTIFIERS  
FIRE SAFETY ENGINEERS

LEVEL 5, 432 KENT STREET, SYDNEY NSW 2000  
TEL +61 2 9283 6555 IFAX +61 2 9283 8500  
sydney@swpartners.com.au  
www.swpartners.com.au  
ABN 48 102 366 576

# FINAL OCCUPATION CERTIFICATE

Issued under the Environmental Planning and Assessment Act 1979 Section 109C(1)(c) and 109H

## Final Occupation Certificate No. 09/203/01

I, **Steve Watson**, certify that:

- I have been appointed as the Principal Certifying Authority under section 109E.
- A Development Consent/Complying Development Certificate is in force with respect to the building.
- A Construction Certificate has been issued with respect to the plans and specifications for the building.
- The building is suitable for occupation or use in accordance with its classification under the Building Code of Australia.
- Where required, a Final Fire Safety Certificate has been issued for the building.
- Where required, a report from the Commissioner of Fire Brigades has been considered.

<b>Applicant</b>	Name: <b>Lin and Barrett Pty Ltd</b> Address: <b>Suite 3, 600 Darling Street</b> Suburb: <b>Rozelle</b> State: <b>NSW</b> Postcode: <b>2039</b>
<b>Location of the Property</b>	Address: <b>Shop 45 &amp; 46, 197-215 Condamine Street</b> Suburb: <b>Balgowlah</b> State: <b>NSW</b> Postcode: <b>2094</b> Real Property Description: <b>101/1102617</b>
<b>Building Description</b>	<b>Internal retail fitout to shops 45 &amp; 46 for Lin &amp; Barrett</b>
<b>Building Code of Australia Classification</b>	<b>Class 6</b>
<b>Date of Receipt</b>	Date Received: <b>12<sup>th</sup> June 2009</b>
<b>Determination</b>	<b>Approved</b> Date of Determination: <b>12<sup>th</sup> June 2009</b>
<b>Complying Development Certificate</b>	Complying Development Certificate Number: <b>09/203/01</b> Date of Determination: <b>27<sup>th</sup> March 2009</b>

**Steve Watson**

Accreditation Body: **BPB**

Accreditation No: **BPB0432**

Date of Endorsement: **Friday, 12<sup>th</sup> June 2009**

**Documentation relied upon to issue Occupation Certificate 09/203/01 for Lin & Barrett, Level R1, Shops 45 & 46, 197-215 Condamine Street, Balgowlah**

Item No	Description	Date
1.	Mandatory inspection record (Final)	26.05.09
2.	Application for Occupation Certificate	12.06.09
3.	Final fire safety certificate	12.06.09



# STEVE WATSON & PARTNERS

BUILDING REGULATIONS CONSULTANTS AND CERTIFIERS  
FIRE SAFETY ENGINEERS

LEVEL 5, 432 KENT STREET, SYDNEY NSW 2000  
TEL +61 2 9283 6555 FAX +61 2 9283 8500  
sydney@swpartners.com.au  
www.swpartners.com.au  
ABN 48 102 366 576

## S162B Site Inspection Record

Project **Lin & Barrett – Shops 45/46,** Inspection record # **2009/203F**  
Address **Level R1, 197-215**  
**Condamine Street,**  
**Balgowlah**

Inspector **Steve Watson** Accreditation # **BPB 0432**  
DA ref **N/a** CC / CDC Ref **CDC 09/203/01**  
Date **26.05.09** Type **COMPLETION**

### Checklist

Consistency with approved plans?	Yes	BCA compliance matters OK?	Yes
Pre OC DA Conditions? (see checklist attached)	Yes	Basix matters OK?	n/a

### Issues/Rectification works required

#	Issue	Comment/ requirement	Action by
1.			
2.			
3.			

### Was the Inspection

- ☒ Satisfactory  
☐ Satisfactory subject to resolution of the issues identified above  
☐ Unsatisfactory

Signed

Inspector

26.5.09

Date



# STEVE WATSON & PARTNERS

BUILDING REGULATIONS CONSULTANTS AND CERTIFIERS  
REGISTERED ENGINEERS

LEVEL 5, 432 KENT STREET, SYDNEY NSW 2000  
TEL +61 2 9283 6555 FAX +61 2 9283 8590  
sydney@swpartners.com.au  
www.swpartners.com.au  
ABN 48 102 366 576

## APPLICATION FOR OCCUPATION CERTIFICATE

### PART 1 Application and Site Details

#### Type of Certificate Sought

Tick appropriate boxes

- ☐ Interim certificate
- ☐ Final certificate
- ☐ Change of building use of an existing building
- ☐ Occupation/use of a new building

#### Applicant

It is important that we are able to contact you if we need more information.

Please give us as much detail as possible.

Mr ☐ Mrs ☐ Miss ☐ Ms ☐ Other ☐

Surname (or Company): LIN AND BARRETT Pty Ltd

Given names (or ABN): 18 0003 801 090

Address: Site 3 600 Darling St.

Rozelle State: NSW Post Code: 2039

Phone: (02) 9555 6075 Fax: (02) 9555 7088

Mobile: 0419 230 990 E-mail: TIM.BT@LINANDBARRETT.COM.AU

#### Location of the Property

We need this to correctly identify the land.

Address: 107-115 Campbell Street

Rosgowla State: NW Post Code:

Real Property Description: STOCKLAND ROSGOWLAH.

(eg. Lot/DP/Section, etc)

The real property description is mandatory, these details are shown on your rate notices, property deeds etc

### PART 2 Work Description

#### Development Consent or Complying Development Certificate

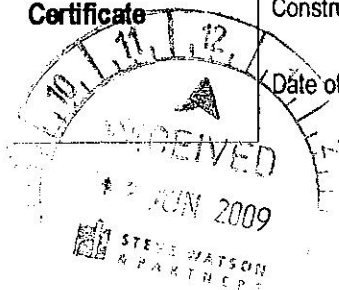
Development Consent/Complying Development No: 09/2003/01

Date of Determination: 12, 06, 2006

#### Construction Certificate

Construction Certificate No: NA

Date of Determination: 1/1



### Building Details

*The building classification must be the same as that specified in the Complying Development Certificate or Construction Certificate*

If you are applying for an Occupation Certificate for part of the building, describe the part of the building:

SHOP A5/46 - LIN B BARRETT

Describe the proposed use of the building: RETAIL

What is the classification of the building under the BCA: 6

#### Change in Classification

What is the existing classification of the building under the BCA:

What is the new classification of the building under the BCA:

### Attachments

The following information must accompany an application for an Occupation Certificate:

- A copy of Development Consent or Complying Development Certificate
- A copy of the Construction Certificate, where relevant
- A Final Fire Safety Certificate or Interim Fire Safety Certificate (not required for class 1a or 10 buildings).
- Other certificates or documentation relied on.

## PART 3 Declaration

### Declaration

*If the applicant is a company or strata title body corporate, a director or authorised delegate must sign this declaration.*

I declare that all the information in the application is, to the best of my knowledge, true and accurate.

I also understand that if the information is incomplete the application may be delayed or rejected or more information may be requested. I acknowledge that if the information provided is misleading, any approval granted 'may be void'.

Signature:



Date:

12/06/09

Name, if you are not the applicant:

In what capacity are you signing if you are not the applicant:

# FIRE SAFETY CERTIFICATE

The owner of a building, or the owner's agent, needs to provide a fire safety certificate to the certifying authority (a council or a private certifier) with an application for an occupation certificate. You can use this form to do so. A copy of the certificate also needs to be given to the Commissioner of New South Wales Fire Brigades, and displayed in the building in a prominent position.

## 1. Details of the Building being Certified

Name of the owner of the building or part of the building

Full

name/company  
name

Stockland Trust Management Limited

Address of the building

Flat/street  
no.

197-215

Street  
name

Condamine Street

Suburb or  
town

Balgowlah

Postcode

2093

Nearest  
cross  
street

Sydney Road

This certificate is for: **part of building**

Description of the building or part of the building

Shop 45/46 – Lin & Barrett

## 2. Type of Certificate

This is the: **final fire safety certificate**

Date of this  
certificate

12.06.09

## 3. Certification

I **Steve Watson**

of

**Steve Watson & Partners**

being the owner of the building described above, or the agent of the owner, certify that:

- each of the essential fire safety measures listed in part 7 has been assessed by a properly qualified person, and was found, when it was assessed by that person, to be capable of performing to at least the standard required by the current fire safety schedule for the building;
- the information contained in this statement is true and accurate to the best of my knowledge and belief.

## 4. Information Attached to this Certificate

☒ The current fire safety schedule for the building

## 5. Signature

The owner of the building, or the owner's agent, must complete and sign the certificate.

Signature



Name

Steve Watson

Address

Level 5, 432 Kent Street,  
Sydney

The capacity in which  
you are signing if you are  
not the owner of the  
building

PCA



## 6. Privacy policy

You need to provide the information in this certificate to the certifying authority if you are applying for an occupation certificate. You also need to give the information to the council and the Commissioner of New South Wales Fire Brigades if a fire safety order has been made for the building once you have satisfied that order. If you do not supply a fire safety certificate as required, you will be in breach of the *Environmental Planning and Assessment Act 1979* and you could be found guilty of an offence and/or required to take further action. Please contact the council if the information you have provided in this certificate is incorrect or changes.

## 7. Assessment of Fire Safety Measures

Measure	Standard of performance required by the fire safety schedule	Date of assessment
Automatic fire suppression systems (Sprinklers)	BCA2006 Specification E1.5 and AS 2118.1 – 1999 as varied by Alternative Solution Report prepared by Deifre Ref. 20050098 Rev1.8 dated 19.06.07	28.05.09
Emergency lighting	BCA Clause E4.2, E4.4 and AS 2293.1 - 2005	11.06.09
Exit signs	BCA Clause E4.5, NSW E4.6, E4.8 and AS 2293.1 - 2005	11.06.09
Emergency Warning & Intercommunication System	BCA 2006 Clause E4.9	04.06.09



# INSTALLATION CERTIFICATION

PROJECT: THE VILLAGE, BALGOWLAH

ADDRESS: 197-215 CONDAMINE ST, BALGOWLAH 2093

Pursuant to the provisions of Clause A2.2(a)(iii) of the Building Code of Australia Vol 1.

I.....**Anthony Rocca**.....of.....**Tyco Fire & Security t/a Wormald**.....  
(Name of Certifier) (Firm)

.....**Unit 1 2-8 South Street Rydalmere 2116**.....  
(Address)

hereby certify:-

That the ...**Fire Sprinklers, Fire Hydrant and Fire Extinguishers**.....installed in the below tenancies complies with:-

- a) The relevant clauses of the Building Code of Australia,  
..... **E1.5, E1.3 and E1.6**.....
- b) The architectural/services/structural plans and specifications approved by the Accredited Certifier and released for construction.
- c) The relevant Australian Standards listed in the Building Code of Australia (Specification A1.3)
- d) The following Australian Standards:..... **AS 2118.1-1999, AS 2419.1-2005 & AS 2444-2001**
- e) Other practices or standards relied upon for this certification: **Defire Alternative Rev 1.8**.....
- f) Exclusions: **YES/NO**.....

Tenancy No.	Tenancy Name
Coles	Coles
Vintage Cellars	Vintage Cellars
Shop K01	Cas Dei Café
Shop K04	Norton St. Grocer
Shop 1	Veronika Maine
Shop 2-3	Witchery
Shop 4	Sportscraft
Shop 5	Laura Ashley
Shop 6	Nine West
Shop 7	Lorna Jane
Shop 8	Okaidi
Shop 9-10	Escape Skin Bar
Shop 11	La More & Spa
Shop 12	Westpac

Shop 13	Mr Minit
Shop 14	Little's Dry Cleaners
Shop 15	Moorish
Shop 16	Balgowlah Fish Market
Shop 17	Bakers Delight
Shop 18	Café
Shop 19/20	Adairs
Shop 21-22	Dick Smith
Shop 23	Cards & Gifts
Shop 24	Berkerlow Books
Shop 25	Dare
Shop 26	Nina's Homewares
Shop 27	Sunday Rose
Shop 28	Flight Centre
Shop 29	Flowers For Everyone
Shop 30-31	Le Petite Lorraine

Shop 32-33	Craig Cook Meats
Shop 34	Healthy Life
Shop 35	Sushi Bar
Shop 36	Michel's Patisserie
Shop 37	OPSM
Shop 38	3 Mobile
Shop 39	John Brennan
Shop 40	T-Life
Shop 41	EB Games
Shop 42	Kodak
Shop 43	Mandarin Massage

Shop 44	Leading Edge Jewellers
Shop 45-46	Lin & Barrett
Shop 47	Blue Illusion
Shop 48	AV Simon
Shop 49	OptusYes
Shop 50 -51	Roaming Bird
Shop 72	Norton St
Shop 73	Pharmacy Select
Shop 74	Double Bay Clothing
Shop 75	Supanews

Full Name of Certifier: .....Anthony Rocca.....

Qualifications and experience:.....Project Manager.....

Address of Certifier: ..... Unit 1 2-8 South Street Rydalmere 2116.....

Phone numbers: Bus...(02) 96388500.....FAX....(02) 9638 8599

Signature: .....

Date: 28/5/09



Heyday Group Pty Ltd  
ABN 82 121 276 168

ACC Technologies  
Heyday Communications  
Heyday Electrics  
Heyday Fire Technologies

Locked Bag 2047  
North Ryde NSW 1670

9 Waterloo Road  
North Ryde NSW 2113

Telephone (02) 9855 6666  
Facsimile (02) 9855 6655  
Email info@heyday.com.au

## INSTALLATION CERTIFICATION

PROJECT: THE VILLAGE, BALGOWLAH

ADDRESS: 197-215 CONDRAMINE ST, BALGOWLAH 2093

Pursuant to the provisions of Clause A2.2(a)(iii) of the Building Code of Australia Vol 1.

I.....Andrew Mitchell.....of..... Heyday Group .....  
(Name of Certifier) (Firm)

.....9 Waterloo Rd, North Ryde, NSW, 2113.....  
(Address)

hereby certify:-

That the ...ewis system... installed in the building project (SHOP 45/46) complies with:-

- a) The relevant clauses of the Building Code of Australia,  
.....BCA 2006 Clause E4.9.....
- b) The architectural/services/structural plans and specifications approved by the Accredited Certifier and released for construction.
- c) The relevant Australian Standards listed in the Building Code of Australia (Specification A1.3)
- d) The following Australian Standards:.....AS1670 Pt 4 2004 .....
- e) Other practices or standards relied upon for this certification:....NIL.....
- f) Exclusions: YES/NO.....NIL.....

Full Name of Certifier: .....Andrew Mitchell.....

Qualifications and experience:.....Electrician.....

Address of Certifier: .....c/o 9 Waterloo Rd, North Ryde, 2113.....

Phone numbers: Bus...98556666...Fax...98556691...Mob...0416076835...

Signature: .....

Date.....4th June 2009.....



A Member Of The Haslie Group

## EMERGENCY LIGHTING - INSTALLATION CERTIFICATE

Project Name	Lin & Barrett, Shop 45/46
Address	197-215 Condaminio Street Belgovlah NSW 2093
Part of Building to be certified	Shop 45/46

I hereby certify that:

- a) The works have been inspected during construction and have been completed in accordance with the nominated Standards of Performance.


Measure and/or system	Standards of Performance
Emergency lighting	BCA2003 Clauses E4.2, E4.4 and AS 2253.1 - 2005

- b) I am a properly qualified person and have a good working knowledge of the relevant codes and standards referenced above. (My qualifications and accreditations are listed below)

Relevant qualifications and accreditations: Electrical Lic NO. 213959C

- c) The information contained in this statement is true and accurate to the best of my knowledge.

Name: Fady Jell  
 Company: FCT Electrical Pty Ltd  
 Address: 50- The Horsley Dr Fairfield 2165  
 Phone No. 046 207 639 Fax No. 020 46779

Signature 

Date 11-6-09

## EXIT SIGNS - INSTALLATION CERTIFICATE

Project Name	Lin & Berrett, Shop 45/46
Address	197-215 Condamine Street Beigerlah NSW 2093
Part of Building to be certified	Shop 45/46

I hereby certify that

- a) The works have been inspected during construction and have been completed in accordance with the nominated Standards of Performance.

Measure and/or system	Standards of Performance
Exit signs	BCA2008 Clause E4.5, NSW E4.6, E4.5 and AS 2291.1 - 2005

- b) I am a properly qualified person and have a good working knowledge of the relevant codes and standards referenced above. (My qualifications and accreditations are listed below)

Relevant qualifications and accreditations: Electrical Contractor Lic No. 213969C  
Press

- c) The information contained in this statement is true and accurate to the best of my knowledge.

Name: Fady Ters  
 Company: FCT Electrical PTY LTD  
 Address: 607 The Hornby Dr Fairfield 2161  
 Phone No. 0416 207 639 Fax No. 87046779

Signature

Date

11-6-09

**Final/Interim Fire Safety  
Certificate**  
issued under the  
*Environmental Planning and  
Assessment Regulation 2000*  
Clause 170 and 173

**Certificate**

**Type of Certificate**  
(See Note 1)

☐ Interim

☒ Final

**Certificate**

**Name Owner/Agent**

**I Stephen Surjan**

**Address**

**Of Abigroup Contractors Pty Ltd**

**Certify that**

(a) Each of the essential fire measures listed below:

(See Note 2 Assessment  
Requirements)

- has been assessed by a person (chosen by me) who was properly qualified to do so, and
- was found, when it was assessed, to have been properly implemented and to be capable of performing to a standard not less than that required by the most recent fire safety schedule (copy attached) for the building for which the certificate is issued.

(See Note 3 relevant fire  
safety Schedule)

(b) The information contained in this certificate is, to the best of my knowledge and belief, true and accurate.

**Identification of Building**

**197 – 215 Condamine Street**  
**Balgowlah NSW 2093**

**Particulars of Building**

**Description of Part: *All retail tenancies***

**Date of Assessment**

**12/06/2009**

**Owner's Details**

**Name**

**Stockland Trust Management Ltd**

**Address**

**Level 25, 133 Castlereagh Street, Sydney**

Essential Fire Safety  
Measures (See Note 3)

Measure	Standard of Performance
FIRE SAFETY MEASURES	STANDARD OF PERFORMANCE
Fire seals protecting openings in fire resisting components of the building	BCA 2006 C3.12, C3.15 & Spec C3.15

Date of Certificate

dated this 12<sup>th</sup> day of JUNE 2009

Signature

Owner/Agent

- \* A copy of this certificate together with the relevant fire safety schedule must be forwarded to Council and the Commissioner of the New South Wales Fire Brigades.
- \* A copy of this certificate together with the relevant fire safety schedule must be prominently displayed in the building.

Full Name: STEPHEN SURJAN

Qualifications and Experience: CIVIL ENGINEER

Address: 92A PACIFIC HIGHWAY GORDON NSW 2072

Phone numbers: Bus: (02) 9499 0999 Fax: (02) 9499 8822 Mob: 0424 148693



## ENERGY EFFICIENCY (ARTIFICIAL LIGHTING AND POWER) - INSTALLATION CERTIFICATE

Project Name	Lin & Barrell, Shop 45/46
Address	197-215 Condamine Street Balgownie NSW 2093
Part of Building to be certified	Shop 45/46

I hereby certify that:

- a) The works have been inspected during construction and have been completed in accordance with the nominated Standards of Performance.

Measure and/or system	Standards of Performance
Energy Efficiency (Artificial Lighting and Power)	BCA2008 Part J6 and Specification J6

- b) I am a properly qualified person and have a good working knowledge of the relevant codes and standards referenced above. (My qualifications and accreditations are listed below)

Relevant qualifications and accreditations: ELECTRICAL LIC NO 2139690

- c) The information contained in this statement is true and accurate to the best of my knowledge.

Name: Paul TERS  
 Company: TCT Electrical PTY LTD  
 Address: 507 The Horsley Dr Fairfield 2165  
 Phone No: 0416 207 635 Fax No: 9709 4779

Signature

Date

11-6-09

## GLAZING - INSTALLATION CERTIFICATE

Project Name	Lin & Barrett Shop 45/46
Address	197-215 Condamine Street Balgowlah NSW 2083
Part of Building to be certified	Shop 45/46

I hereby certify that

- a) The work has been inspected during construction and have been completed in accordance with the nominated Standards of Performance

Measure and/or system	Standards of Performance
Glazing	AS1288 (including bi-fold doors, revolving doors, skylights, slushport doors & one off doors)

- b) I am a properly qualified person and have a good working knowledge of the relevant codes and standards referenced above. (My qualifications and accreditations are listed below)

Relevant qualifications and accreditations:

30 years experience in glass & aluminium fabrication

- c) The information contained in this statement is true and accurate to the best of my knowledge.

Name: Don Macleod

Company: Macleod Aluminium Pty Ltd

Address: 6 Alberto Street, Lilyfield 2040

Phone No: 9813-6400

Fax No: 9813-6500

Signature

11-06-09

Date



**Macleod Aluminium**

Macleod Aluminium Pty Ltd  
6 Alberto Street  
Lilyfield NSW 2040 Australia  
ABN 36 073 209 720  
Phone: (02) 9818 6400  
Fax: (02) 9818 6500

30/6/2009

## GLAZING CERTIFICATION

CLIENT: [rtc.constructions@gmail.com](mailto:rtc.constructions@gmail.com)  
RTC Constructions Pty Ltd 0702-1915  
P.O. Box 2235  
Berala NSW 2141

PROJECT: Lin & Barrel  
Shop 45/46  
Stocklands, Balgowlah

This is to certify that all Aluminium & Glazing installed by Macleod Aluminium at the above address as such conforms with:

- 1 Australian Standards AS1288-2006 (Glass in buildings selection & installation)
- 2 Australian Standards AS2208-1989 (Manufacture of toughened glass)
- 3 Australian Standards AS1170-1989 (Parts 1 & 2)
- 4 Australian Standards AS2047-1999 (Windows in buildings)

We hope this meets with your approval

Yours faithfully,

Don Macleod  
Macleod Aluminium Pty Ltd

Engineering Consultants  
15/4-17/4/2009  
Stocklands NSW 2093  
T 1300 451 111  
E info@partridgepartners.com.au  
W www.partridgepartners.com.au

11<sup>th</sup> June 2009



**Partridge Partners**

Vision into reality  
Structural Engineers  
Quantity Surveyors  
Facilities Management

Lin and Barrett  
Shop 45/46  
STOCKLANDS  
BALGOWLAH NSW 2093

## STRUCTURAL INSPECTION CERTIFICATE

Project Description: New Shopfront Fitout  
Property Owner: Lin and Barrett  
Site Address: Shop 45/46 Stocklands, Balgowlah

We, Partridge Partners Pty Limited, being professional Structural Engineers within the meaning of the Building Code of Australia, hereby certify that inspections as noted overleaf were made of the structural elements during the construction phase in accordance with accepted engineering practice and that, at the times of the inspections, the work inspected conformed, in our opinion, with the intent of the Certified Structural Drawings.

This certificate shall not be construed as relieving any other party of their responsibilities, liabilities or contractual obligations.

Eamonn Madden  
BE (Structural) MIE Aust CPEng  
NPER (Structural)  
Director

For and on behalf of:  
Partridge Partners Pty Limited



**PARTRIDGE PARTNERS PTY LIMITED**  
Consulting Structural & Forensic Engineers

**STRUCTURAL INSPECTION SCHEDULE**

Job: Lin and Barrett, Balgowlah

Job No. 2009-0168

Date of Inspection	Components Inspected	Drawing No., Date	Items Approved
20/4/09	Door Head Support Framing	2009-0168 S1	All

**Just Let It Flow**

**Plumbing**

PH: 0405959878

Fax: 02 8084 4768

Email: [victorlapko@hotmail.com](mailto:victorlapko@hotmail.com)

ABN: 42 638 092 485

CERTIFICATE OF COMPLIANCE

STATUTORY DECLARATION

TO: LIN AND BARRY SHOP 45-46  
Stocklands 197 condamine st balgaulah  
DATE: 11.06.09

1. Run water and drainage
2. Install a vanatie
3. All work has been done according to  
Australian standards and AS 3500
- 5.
- 6.

Yours Faithfully

Victor Lapko

Director



CERTIFICATE OF COMPLIANCE —  
ELECTRICAL WORK

CERTIFICATE NO: 0655468

CUSTOMER DETAILS

Name	Lin + Barrett	Telephone Contact	
Site Address	Shop 45/46 197-215 Condamine St Balgahen	Meter Room	2
Cross Street	Sydney road	Meter No.	AMG067146
Postcode	2093	NMI (if applicable)	

INSTALLATION WORK DETAILS Indicate the type of installation and types of work performed under this Notice

Type of Installation	<input type="checkbox"/> Residential	<input checked="" type="checkbox"/> Commercial	<input type="checkbox"/> Industrial	<input type="checkbox"/> Rural	<input type="checkbox"/> Other
Special Conditions	<input type="checkbox"/> over 100 amps	<input type="checkbox"/> High Voltage	<input type="checkbox"/> Hazardous Area	<input type="checkbox"/> Generator	<input type="checkbox"/> Unmetered Supply

CERTIFICATE MUST BE ISSUED TO THE CUSTOMER FOR ALL ELECTRICAL WORK

Work of the following type must ALSO be notified to the ELECTRICITY DISTRIBUTOR (DNSP)

<input type="checkbox"/> New installation	<input type="checkbox"/> Network connection or metering
<input checked="" type="checkbox"/> Additions or alterations to a switchboard or associated equipment	<input type="checkbox"/> Defect Rectification No

DETAILS OF EQUIPMENT Describe the equipment and estimate load increase of the work affected by this Notice. If insufficient space attach separate sheets.

EQUIPMENT	RATING	No.	PARTICULARS OF WORK
<input type="checkbox"/> Switchboards			
<input checked="" type="checkbox"/> Circuits	20A	5	Lights, Power, Lighting Control
<input checked="" type="checkbox"/> Lighting	20A	45	General Lighting
<input checked="" type="checkbox"/> Socket outlets	20A	7	General Power
<input type="checkbox"/> Appliances			
Estimated increase in load A/ph	30A		<input checked="" type="checkbox"/> Increased load is within capacity of installation/service mains
<input checked="" type="checkbox"/> Work is connected to supply			<input type="checkbox"/> Work is not connected to supply pending inspection by DNSP

The work has been carried out or supervised by: FCT Electrical Pty Ltd Licence No: 213969C

TEST REPORT Indicate the relevant tests and checks that have been performed on the work. If test records are provided attach as separate sheets

<input checked="" type="checkbox"/> Earthing system integrity $\Omega$	<input checked="" type="checkbox"/> Residual current device operation
<input checked="" type="checkbox"/> Insulation resistance M $\Omega$	<input checked="" type="checkbox"/> Visual check that installation is suitable for connection to supply
<input checked="" type="checkbox"/> Polarity	<input type="checkbox"/> Stand-alone power system complies with AS 4509
<input checked="" type="checkbox"/> Correct circuit connections	<input type="checkbox"/> Fault loop impedance (if necessary)

I confirm that I have carried out the above tests and visually checked that the installation work described in this Certificate complies with AS/NZS 3000 and is suitable for its intended use.

Name: Fady Teri	Licence No: 213969C
Signature: [Signature]	Date of Testing: 1-06-09

CERTIFICATION I, the Electrical Contractor give notice to the Customer and Energy Australia (Name of DNSP or OFT), that the work described in this Certificate has been completed in accordance with the Electricity (Consumer Safety) Regulation 2006

Name: Fady Teri	Licence No: 213969C
Signature: [Signature]	Date of Notice: 11-6-09
Address: 807 The Horsley Dr Fairfield	Telephone No: 0416 207 639
	or Other Contact:

ELECTRICITY DISTRIBUTOR (DNSP) REMARKS

Date:	
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## INSTALLATION CERTIFICATION / RETAIL TENANCIES

PROJECT: THE VILLAGE, BALGOWLAH

ADDRESS: 197-215 CONDAMINE ST, BALGOWLAH 2093

Pursuant to the provisions of Clause A2.2(a)(iii) of the Building Code of Australia Vol 1,

I.....Justin Geale.....of.....Boone & Willard Plumbing.....  
(Name of Certifier) (Firm)

.....Unit 13 / 5 Meridian Pl. Baulkham Hills.....  
(Address)

hereby certify:-

That the ...Hydraulic services.....(building work/element) installed in the building project  
comply with:-

- a) The relevant clauses of the Building Code of Australia,  
.....
- b) The architectural/services/structural plans and specifications approved by the Accredited  
Certifier and released for construction.
- c) The relevant Australian Standards listed in the Building Code of Australia  
(Specification A1.3)
- d) The following Australian Standards:.....AS 3500.....
- e) Other practices or standards relied upon for this certification:.....  
.....
- f) Exclusions: NO.....

Full Name of Certifier: .....Justin Geale.....

Qualifications and experience:.....20 years Licenced Plumber.....

Address of Certifier: Unit 13 / 5 Meridian Pl. Baulkham Hills.....

Phone numbers: Bus...8883 0177.....Fax...9836 4930.....Mob...0419 402 621.....

Signature: .......... Date.....25/05/09...

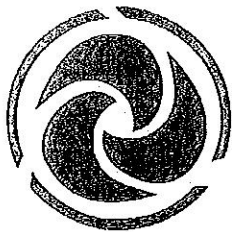
**The Village, Balgowlah**

**Tenancy Handover Schedule**

<b>Stockland Shop No.</b>	<b>Tenancy Name</b>
Coles	Coles
Vintage Cellars	Vintage Cellars
Shop K01	Cas Dei Café
Shop K02	
Shop K03	
Shop K04	Norton St
Shop K05	
Shop 1	Veronika Maine
Shop 2/3	Witchery
Shop 4	The Sportscraft
Shop 5	Laura Ashley
Shop 6	Nine West
Shop 7	Lorna Jane
Shop 8	Okaidi
Shop 9	Escape Active Skinbar
Shop 10	Escape Active Skinbar
Shop 11	Neo Nails
Shop 12	Westpac
Shop 13	Mr Minit
Shop 14	Lawrence Dry Cleaners
Shop 15	Moreish Foods
Shop 16	balgowlah seafood
Shop 17	Bakers Delight
Shop 18	Balgowlah Café
Shop 19/20	Adairs
Shop 21	Dick smith
Shop 22	Dick smith
Shop 23	Fab cards & Gifts
Shop 24	Book Shop
Shop 25	29 Dare
Shop 26	Nina,s
Shop 27	Sunday Rose
Shop 28	Flight Centre
Shop 29	Flowers for Everybody
Shop 30/31	La Petite Lorraine
Shop 32/33	Prime Quality Meats
Shop 34	Healthy Life
Shop 35	Sushi Bar
Shop 36	Michels Patisserie
Shop 37	OPSM
Shop 38	3 Mobile
Shop 39	John Brennan Hair
Shop 40	Telstra
Shop 41	EB Games
Shop 42	Kodak Express
Shop 43	Mandarin Massage
Shop 44	Leading Edge
Shop 45/46	Lin & Barrett
Shop 47	Blue Illusion

Shop 48	Eyedonist	
Shop 49	Optus	
Shop 50	Take Away Foods	
Shop 51	Take Away Foods	
Shop 61		Level 1
Shop 62		Level 1
Shop 63/64		Level 1
Shop 65		Level 1
Shop 66		Level 1
Shop 67	Fitness First	Level 1
Shop 68		Level 1
Shop 69		Level 1
Shop 70		Level 1
Shop 71	Centre M'ment	Level 1
Shop 72	Norton St Grocer	
Shop 73	Pharmacy Select	
Shop 75	Supanews	

Note: Fitout durations are calculated based on completion of tenancy fitout by 28/4/09



baratech  
air conditioning



BARATECH PTY LTD  
ABN: 94 002 821 310  
9 Sefton Road  
THORNLEIGH NSW 2120  
Telephone: (02) 9875 3088  
Facsimile: (02) 9875 4300  
Email: baratech@baratech.com.au  
Gold Lic. No. 19539C

## INSTALLATION CERTIFICATION

PROJECT: THE VILLAGE, BALGOWLAH

ADDRESS: 197-215 CONDRAMINE ST, BALGOWLAH 2093

Pursuant to the provisions of Clause A2.2(a)(iii) of the Building Code of Australia Vol 1.

I Matthew Eaton of Baratech Pty Ltd

9 Sefton Rd Thornleigh NSW 2120

hereby certify:-

That the mechanical services for the shop fit out retail area installed in the building project comply with:-

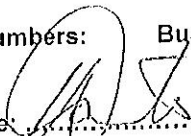
- a) The relevant clauses of the Building Code of Australia,  
AS4254 BCA Spec 1.10  
BCA 2006 J3.5 for DA101/06 BCA 2008 J3.5 for DA314/07  
BCA 2006 J5.2, J5.3, J5.4, J5.5 & NSW J(A)5.2 for DA101/06  
BCA 2008 J5.2, J5.3, J5.4, J5.5, & for DA314/07  
BCA J1.2  
BCA J1.2©  
BCA NSW J(A)5.2 & NSW J8.2
- b) The architectural/services/structural plans and specifications approved by the Accredited Certifier and released for construction.
- c) The relevant Australian Standards listed in the Building Code of Australia (Specification A1.3)  
AS4254  
AS1668.2 - 2002  
AS1668.1 - 1998
- d) The following Australian Standards:
- e) Other practices or standards relied upon for this certification:  
  
Alternative solution report prepared by:  
Defire Ref 20050098 Revision 1.8 dated 08.04.2009
- f) Defire alternative solution report version R1.8
- g) Exclusions: YES/NO NO

Full Name of Certifier: MATTHEW EATON

Qualifications and experience: M. AIRAH, M. ASHRAE, M. CIBSE

Address of Certifier: 9 Sefton Rd THORNLEIGH NSW 2120

Phone numbers: Bus 9875 3088 Fax 9875 4300 Mob 0423 025 896

Signature: 

Date 4/06/2009

Commercial and Industrial Air Conditioning, Heating and Ventilation engineers