

5 APR 2012

General Manager
Pittwater Council
PO Box 882
MONA VALE NSW 1660

Dear Sir/ Madam

Development Consent No. N0588/08/S96/1
Construction Certificate No. 2010/3914A

For Council's information, please find enclosed the following:

1. Occupation Certificate No. 2010/3914A
2. A cheque for \$36.00 being Council's administration fee to accept the above. **Please send receipt to Insight Building Certifiers, PO Box 326, Mona Vale 1660.**

Yours faithfully

Stephen Pinn
Insight Building Certifiers Pty Ltd

10/4/12
Rec : 320157 \$36.00

Determination of a Final Occupation Certificate Application

Made under Sections 109C(1)(c) and 109H of the Environmental Planning and Assessment Act 1979

Final Occupation Certificate No: 2010/3914A

Land to which this certificate applies:

Address: 45 Attunga Road, Newport

Lot No: 107 DP No: 752046

I approve the issuing of this Final Occupation Certificate and certify that:

- I have been appointed as the Principal Certifying Authority under Section 109E of the Environmental Planning & Assessment Act 1979.
- Current Development Consent No. N0588/08/S96/1 is in force for this development.
- Construction Certificate No. 2010/3914A has been issued with respect to the plans and specifications for alterations & additions to an existing dwelling.
- The building is completed in accordance with its classification under the Building Code of Australia.
- A BASIX completion receipt has been issued for this development.
- Refer to the attached Schedule of all critical stage inspections.

Determination date: 5 APR 2012



Stephen Pinn
Accredited Certifier – Accreditation No. BPB0326

Schedule of critical stage inspections carried out or missed by the Principal Certifying Authority (Clause 151, 162A, 162B & 162C of the Environmental Planning & Assessment Regulations 1994)

Critical Stage Inspections	Inspected or Missed	Date Inspected
Prior to issue of a Construction Certificate	Inspected	07/08/2010
Excavation for footings		
Prior to pouring of any in-situ reinforced concrete		
Prior to the covering of any framework	Inspected	01/04/2011
Prior to covering waterproofing in any wet area	Inspected	17/05/2011
Prior to covering any stormwater drainage connections	Inspected	25/08/2011
Other required inspections		
Final Inspection	Inspected	25/08/2011

Schedule of Compliance Certificates or other documentary evidence relied upon to issue the Final Occupation Certificate

Waterproofing Certificates	Issued by FibreFlash Waterproofing Solutions dated 19 September 2011 & Dennat Projects Pty Ltd dated 1 November 2011
Smoke Alarms	Certificate of installation issued by Electratek Electrical Contracting Pty Ltd dated 1 August 2011
Glazing Certificates (Windows & Doors)	Issued by Stegbar dated 13 December 2010, 4 March 2011, 29 April 2011 & 26 June 2011
Glazing Certificate (Showerscreen)	Issued by Frameless Glass Pty Ltd dated 19 January 2012
Glazing Certificate (Balustrade & Pool Fence)	Issued by Unique Glass Fencing Pty Ltd dated 17 November 2011
BASIX Compliance Certificate	Issued by McCarry Homes dated 16 November 2011

Land to which this Building Inspection Report result sheet applies:

Council Area : Pittwater Date of Inspection 25/8/2011
 Address 45 ATTUNGA Rd. Newport
 DA No. _____ CC No. 2010/3914A CDC No. _____
 Requested by: Builder Ph No. _____

- | | | |
|--|--|--|
| <input type="checkbox"/> Site Assessment - Pre CC/ CDC Issue | <input type="checkbox"/> Footings and Excavation | <input type="checkbox"/> Waterproofing |
| <input type="checkbox"/> PCA Signage | <input type="checkbox"/> Steel Placement | <input checked="" type="checkbox"/> Stormwater |
| <input type="checkbox"/> Sediment Controls | <input type="checkbox"/> Floor Framing / Slab | <input type="checkbox"/> Pool Fence |
| <input type="checkbox"/> Tree Protection Measures | <input type="checkbox"/> Wall Framing | <input checked="" type="checkbox"/> Final Inspection |
| <input type="checkbox"/> Building Commencement | <input type="checkbox"/> Roof Framing | <input type="checkbox"/> Photographic record |
| <input type="checkbox"/> Other (specify) _____ | | |

- An inspection of BNA (+ spots) has been carried out and has been found to be in compliance with the plans and specifications as approved in that Construction Certificate/Complying Development Certificate.
- Complete the work detailed hereunder.
- Complete the work detailed hereunder and contact the Principal Certifying Authority to arrange a re-inspection. NB A re-inspection fee of \$ _____ will be charged, which is payable **PRIOR TO THE RE-INSPECTION BEING CARRIED OUT.**

Signed: [Signature] Accreditation No. BP0326 Date: 25/8/2011
 Accredited Building Surveyor

Land to which this Building Inspection Report result sheet applies:

Council Area: Pittwater Date of Inspection: 7/8/2010
 Address: 45 ATTUNGA Rd. Newport
 DA No. _____ CC No. 200/3914 CDC No. _____
 Requested by: _____ Ph No. _____

- | | | |
|---|--|--|
| <input checked="" type="checkbox"/> Site Assessment - Pre CC/ CDC Issue | <input type="checkbox"/> Footings and Excavation | <input type="checkbox"/> Waterproofing |
| <input type="checkbox"/> PCA Signage | <input type="checkbox"/> Steel Placement | <input type="checkbox"/> Stormwater |
| <input type="checkbox"/> Sediment Controls | <input type="checkbox"/> Floor Framing / Slab | <input type="checkbox"/> Pool Fence |
| <input type="checkbox"/> Tree Protection Measures | <input type="checkbox"/> Wall Framing | <input type="checkbox"/> Final Inspection |
| <input type="checkbox"/> Building Commencement | <input type="checkbox"/> Roof Framing | <input type="checkbox"/> Photographic record |
| <input type="checkbox"/> Other (specify) _____ | | |

An inspection of pre CC issue has been carried out and has been found to be in compliance with the plans and specifications as approved in that Construction Certificate/Complying Development Certificate.

Complete the work detailed hereunder.

Complete the work detailed hereunder and contact the Principal Certifying Authority to arrange a re-inspection. NB A re-inspection fee of \$ _____ will be charged, which is payable **PRIOR TO THE RE-INSPECTION BEING CARRIED OUT.**

satisfactory

Signed: [Signature] Accreditation No. BBB26 Date: 7/8/2010
 Accredited Building Surveyor

Land to which this Building Inspection Report result sheet applies:

Council Area: Pottwater Date of Inspection: 17/5/11
 Address: 45 Abbunga Road Newport
 DA No. _____ CC No. 2010/3914A CDC No. _____
 Requested by: Dane Ph No. 0402517833

Critical Stage Inspections

- Site Assessment - Pre CC/ CDC Issue
- PCA Signage
- Sediment Controls
- Tree Protection Measures
- Building Commencement
- Other (specify) _____
- Footings and Excavation
- Steel Placement
- Floor Framing / Slab
- Wall Framing
- Roof Framing
- Waterproofing
- Stormwater
- Pool Fence
- Final Inspection
- Photographic record

An inspection of waterproofing has been carried out and has been found to be in compliance with the plans and specifications as approved in that Construction Certificate/Complying Development Certificate.

Complete the work detailed hereunder.

Complete the work detailed hereunder and contact the Principal Certifying Authority to arrange a re-inspection. NB A re-inspection fee of \$ _____ will be charged, which is payable **PRIOR TO THE RE-INSPECTION BEING CARRIED OUT.**

Waterproofing to bathroom level 3 and ensuite level satisfactory.
Waterproofing to window reveals in bathroom on level 4
required also to provide photos - ✓ done

Signed: A Bailey Accreditation No. BPB0015 Date: 17/5/11
 Accredited Building Surveyor

Land to which this Building Inspection Report result sheet applies:

Council Area : Pittwater Date of Inspection 1/4/11
 Address 45 Abbunga Road Newport
 DA No. CC No. 2010/3914A CDC No.
 Requested by: Dane Ph No. 0402 517 833

Control Stage Inspections

- | | | |
|--|--|---|
| <input type="checkbox"/> Site Assessment - Pre CC/ CDC Issue | <input type="checkbox"/> Footings and Excavation | <input checked="" type="checkbox"/> Waterproofing |
| <input checked="" type="checkbox"/> PCA Signage | <input type="checkbox"/> Steel Placement | <input type="checkbox"/> Stormwater |
| <input type="checkbox"/> Sediment Controls | <input type="checkbox"/> Floor Framing / Slab | <input type="checkbox"/> Pool Fence |
| <input type="checkbox"/> Tree Protection Measures | <input checked="" type="checkbox"/> Wall Framing | <input type="checkbox"/> Final Inspection |
| <input type="checkbox"/> Building Commencement | <input checked="" type="checkbox"/> Roof Framing | <input checked="" type="checkbox"/> Photographic record |
| <input type="checkbox"/> Other (specify) _____ | | |

- An inspection of wall & roof framing has been carried out and has been found to be in compliance with the plans and specifications as approved in that Construction Certificate/Complying Development Certificate.
- Complete the work detailed hereunder.
- Complete the work detailed hereunder and contact the Principal Certifying Authority to arrange a re-inspection. NB A re-inspection fee of \$ _____ will be charged, which is payable PRIOR TO THE RE-INSPECTION BEING CARRIED OUT.

Framing satisfactory

Signed: A. Barley Accreditation No. BA160815 Date: 1/4/11
 Accredited Building Surveyor



FIBREFLASH

Waterproof Solutions

Wingem Pty Ltd
ABN: 93 003 987 424

- ◆ 61 Wellington Street
Riverstone NSW 2765
- ◆ PO Box 257
Riverstone NSW 2765
- ◆ Ph: 02 9627 5500
Fax: 02 9627 3659

MCCARRY HOMES
BOX 162
MONA VALE NSW 2103

19 September, 2011

SUBJECT: WATERPROOFING CERTIFICATE
TFW Ref. 68645

This certifies that **FIBREFLASH** Waterproof Solutions completed installation of the waterproofing to the internal wet areas at the address below on September 19, 2011 :-

[No.45] ATTUNGA rd NEWPORT 2106

STAGE 1: Install the waterproofing membrane to the shower tray, perimeter walls and floor to all required wet areas.

STAGE 2: Provide waterproofing treatment to shower penetrations, bath seals, spindle seals and installation of the waterstop at doorways to all required wet areas.

This work was completed in accordance with Tables 2.1, 4.1 and Section 5 of Australian Standard 3740 - 2004 and the Building Code of Australia.

Yours faithfully,

Jeff SAYLE
Operations Manager
FIBREFLASH Waterproof Solutions
GOLD LICENCE: 17790C

**DENNAT PROJECTS PTY LIMITED t/as
GALDAR WATERPROOFING**

ABN 35 099 380 033

Telephone: 1300 656 155
Facsimile: 1300 762 655
Mobile: 0411 336 913

Unit 20, 364 Park Road
Regents Park NSW 2143

CERTIFICATION

BUILDER: McCARRY HOMES P/L
P O Box 162, MONA VALE NSW 2103

PROJECT: 45 ATTUNGA ROAD, NEWPORT

RE: Application of Ardex's WPM155 & WPM300to:
*Deck;
*Hobbs;
*Planter Boxes; and
*Planter Box Walls (100 sqm)

Dennat Projects Pty Ltd trading as Galdar Waterproofing hereby certifies that the abovementioned waterproofing has been installed in accordance with the Council's Specifications, Australian Standards AS 4654.2-2009, the Building Code of Australia 2009 and the Manufacturer's specifications and recommendations.

Signed:
DENNIS RUTHERFORD
DIRECTOR

DATE: 1/11/2011

Please note: This Certification is subject to receipt of full and final payment due and payable or before the due date. This Certification will be voided at any time, if payment is not received in accordance with the NSW Building & Construction Industry Security of Payment Act, 1999.



1st August 2011

To Whom It May Concern:

The Smoke Alarm System complying with Australian Standard 3786 has been installed by Shaughn Quinnell of Electratek Electrical Contracting Licence N^o# 188478C at 45 Attunga Road Newport NSW.

The smoke alarms are connected to the mains power and have backup battery stand by power. The smoke alarms have been installed in suitable locations on the ceilings as prescribed under part 3.7.2 of The Building Code of Australia Housing Provisions.

If you require further information please don't hesitate to contact the office on 0418 659 993.

Kind Regards

Dannielle Quinnell
Administration Officer

Electratek Electrical Contracting Pty Ltd

ABN 42 125 385 524 • Lic 1884787C
PO Box 1021 Narrabeen NSW 2101
Mobile 0418 659 993 • Fax (02) 9972 3562 • Email electratek@bigpond.com



Compliance Certificate

Stegbar Pty Ltd certifies that the windows and doors supplied to:

Address:

Order Number:

Delivery Date:

have been manufactured to comply with:

- o Australian Standards AS2047 - 1999
- o Australian Standards AS1288 - 2006

Stegbar products have been tested and passed by a N.A.T.A accredited test laboratory.

Stegbar provides a 7 year guarantee against faulty workmanship and materials.

Stegbar Representative

Fiona MacKitchie

Date

13/12/10

The Builder/Installer certifies that the windows and doors supplied have been installed into the correct openings.

Builder/Installer

Date



A JELD-WEN Company

Compliance Certificate

Stegbar Pty Ltd certifies that the windows and doors supplied to:

Address: 45 ATTUNGA ROAD NEWPORT NSW 2106

Order Number: 106855

Delivery Date: 04/03/11

have been manufactured to comply with:

- o Australian Standards AS2047 - 1999
- o Australian Standards AS1288 - 2006

Stegbar products have been tested and passed by a N.A.T.A accredited test laboratory.

Stegbar provides a 7 year guarantee against faulty workmanship and materials.

Stegbar Representative Fiona Mackenzie

Date 04/03/11

The Builder/Installer certifies that the windows and doors supplied have been installed into the correct openings.

Builder/Installer _____

Date _____



Compliance Certificate

Stegbar Pty Ltd certifies that the windows and doors supplied to:

Address: 45 ATTUNGA ROAD NEWPORT NSW 2106

Order Number: 115541

Delivery Date: 29/06/11

have been manufactured to comply with:

- o Australian Standards AS2047 - 1999
- o Australian Standards AS1288 - 2006

Stegbar products have been tested and passed by a N.A.T.A accredited test laboratory.

Stegbar provides a 7 year guarantee against faulty workmanship and materials.

Stegbar Representative

Date

Fiona MacRitchie

29/06/11

The Builder/Installer certifies that the windows and doors supplied have been installed into the correct openings.

Builder/Installer

Date



Frameless Glass Pty Ltd

McCarry Homes P/L
P.O Box 162,
Mona Vale NSW 2103

GLAZING CERTIFICATE

RE: 45 Attunga Rd, Newport NSW 2106

- 1 x 10mm starfire toughened glass shower screen to Bathroom
- 1 x 10mm starfire toughened glass shower screen to Ensuite
- 1 x 10mm starfire toughened glass shower screen to Guest Lower Bathroom
- 1 x 10mm starfire toughened glass shower screen to Main Bathroom

We certify that the Glass Shower Screen supplied and installed at the above mentioned address, complies fully with Australian Standards AS1288 - 2006 and AS 2208 as required.

Josh Naylor

On Behalf Of

Andrew Noake
(Director)

Thursday 19th January 2012

UNIQUE GLASS FENCING PTY LTD

A.B.N. 91110782600

CERTIFICATE OF COMPLIANCEDate: 17th November, 2011.

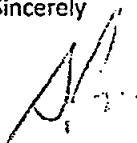
Ph: 0425273884

Fax: 02 98784068

Job Address: 45 Attunga Ave,
Newport.Email: steve@mccarryhomes.com.au

This certificate is to advise that the 12mm toughened glass balustrade and pool fence, installed at 45 Attunga Ave, Newport has been designed and installed within the BCA and meeting AS 1288 (Glass in Buildings) and AS 1170. And also AS 1926 (Pool Safety Act).

Yours Sincerely



Sean Pope
Director
Unique Glass Fencing



TO: Steve Pinn

OF: Insight

DATE: 16-11-11

FROM: Steve Carden

SUBJECT: 45 Attunga Road Newport

MESSAGE:

We wish to advise that all items listed on the Basix Certificate A91610 dated 6/9/10 including the installation of pyroletic low e glass where required, have been carried out for the alterations and additions to the home at the above address.

Yours faithfully,

Steve Carden