

RECEIVED MONA VALE

- 4 MAY 2011

CUSTOMER SERVICE

-3 MAY 2011

General Manager  
Pittwater Council  
PO Box 882  
MONA VALE NSW 1660

Dear Sir/ Madam

**Development Consent No N0075/10**  
**Construction Certificate No 2010/3896**

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For Council's information, please find enclosed the following

- 1 Occupation Certificate No 2010/3896
- 2 A cheque for \$30 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**

## 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: 2010/3896

Land to which this certificate applies

Address 56 Attunga Road, Newport

Lot No 1 DP No 124062

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 N0075/10 is in force for this development
- Construction Certificate No 2010/3896 has been issued with respect to the plans and specifications for a swimming pool & associated retaining wall
- 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 -3 MAY 2011



Stephen Pinn  
Accredited Certifier – Accreditation No BPB0326

**COPY**

**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)

<b>Critical Stage Inspections</b>	<b>Inspected or Missed</b>	<b>Date Inspected</b>
Prior to issue of a Construction Certificate	Inspected	2/08/2010
Excavation for footings	n/a	n/a
Prior to pouring of any in-situ reinforced concrete	Inspected	6/09/2010
Prior to the covering of any framework	n/a	n/a
Prior to covering waterproofing in any wet area	n/a	n/a
Prior to covering any stormwater drainage connections	n/a	n/a
Other required inspections	Pool Safety Barrier	25/11/2010
Final Inspection	Inspected	7/04/2011

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

<b>Glazing Certificate</b>	Issued by Infinite Glass Solutions dated 18 April 2011
<b>Structural Engineers Certificate</b>	Issued by Jack Hodgson Consultants Pty Ltd dated 30 August 2010 and Geoff Nines Fong & Partners Pty Ltd dated 29 October 2010
<b>Geotechnical "Form 3" Certificate</b>	Issued by Jack Hodgson Consultants Pty Ltd dated 18 April 2011
<b>BASIX Compliance Statement</b>	Issued by Peter Ryan Pools dated 28 April 2011

**BUILDING INSPECTION REPORT**

Land to which this Building Inspection Report result sheet applies

Council Area *Pittwater* Date of Inspection *6/9/10*  
 Address *56 Uttunga Road Newport*  
 DA No \_\_\_\_\_ CC No *2010/3896* CDC No \_\_\_\_\_  
 Requested by *Peter Ryan* Ph No *0414 574 657*

- |  |   |   |
|--|---|---|
| <input type="checkbox"/> Site Assessment - Pre CC/ CDC Issue | <input type="checkbox"/> Footings and Excavation    | <input type="checkbox"/> Waterproofing                  |
| <input checked="" type="checkbox"/> PCA Signage              | <input checked="" 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 checked="" type="checkbox"/> Photographic record |
| <input type="checkbox"/> Other (specify)                     |   |   |

- An inspection of *pool steel* 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**

*3-512 has requested Top & Bot over pass as per engineers detail*

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*Engineers certificate requested for the ground pass and steel to pool. ✓ provided*

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*Noted glass wall included at end of pool*

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Signed *A. Barton* Accreditation No *BB0015* Date *6/9/10*  
 Accredited Building Surveyor

**BUILDING INSPECTION REPORT**

Land to which this Building Inspection Report result sheet applies

Council Area *Pittwater* Date of Inspection *25/11/10*  
 Address *56 Abbotsford Road Newport*  
 DA No CC No *2010/3896* CDC No  
 Requested by *Peter Ryan* Ph No

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

- An inspection of *pool fence* 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**

*Fence is satisfactory*

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Signed *A. Bunting* Accreditation No *12345678* Date *25/11/10*  
 Accredited Building Surveyor

**BUILDING INSPECTION REPORT**

Land to which this Building Inspection Report result sheet applies

Council Area *Pittwater* Date of Inspection *2/8/2010*  
 Address *56 ATTORNA Road, Newport*  
 DA No \_\_\_\_\_ CC No *2010/3896* CDC No \_\_\_\_\_  
 Requested by \_\_\_\_\_ Ph No \_\_\_\_\_

- 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 *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

*We have commenced work subject to approved DA & Council CC*

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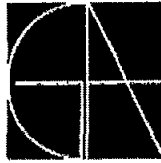
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Signed *[Signature]* Accreditation No *B30226* Date *2/8/2010*  
 Accredited Building Surveyor

Fuzant



G E O F F  
N I N N E S  
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P A R T N E R S  
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Ref No: 14,010

October 29, 2010

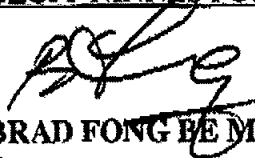
Peter Ryan Pools  
57 Hillcrest Avenue  
Mona Vale NSW 2104

Dear Sir,

Re: Pool at 56 Attunga Road, Newport

We have inspected the reinforcement for the above pool on 06<sup>th</sup> September 2010 and certify it has been built in accordance with the intent of the structural drawings

Yours faithfully,  
FOR & ON BEHALF OF  
GEOFF NANNES FONG & PARTNERS

  
BRAD FONG BE MIE Aust  
Director

CONSULTING STRUCTURAL/CIVIL/AQUATIC ENGINEERS •

• SYDNEY  
Level 1, 6B 70 Crown Street  
Woolloomooloo NSW 2011  
☎ (02) 9332 5100  
Fax (02) 9331 2963  
Email sydney@gnfp.com.au

• PERTH  
Level 2, Cedar House 1321 Hay Street  
West Perth WA 6005  
All WA mail to PO Box 8108, Subiaco East WA 6008  
☎ (08) 9321 0159 Fax (08) 9226 0359  
Email perth@gnfp.com.au

• BRISBANE  
Nannes Fong Muggerridge Pty Ltd  
128 Ferndale Street, Annerley QLD 4103  
PO Box 5306, West End QLD 4101  
☎ (07) 3892 3403 Fax (07) 3848 4691  
Email brisbane@gnfp.com.au

G J NANNES B E (Civil) N Z M Eng Sc Dip Admin Dip Lav Stud M I E Aust R P E Q B I O N G B E M I E Aust •



30 Boomerang Road  
Collaroy Plateau NSW 2097

Phone/Fax. 02 9982 8138  
Tony Farmer 0411 133 533  
Luke Smith. 0409 665 265  
Email glassolutions@iprimus.com.au  
Web www.infiniteglassolutions.com.au

ABN 23 891 972 253

Peter Ryan Pools

Quote #: 00000069

Date 18/04/2011

Contact details

Phone 9999 1444

Fax 9999 1023

Email peterryanpools@optusnet.com.au

*MAILED 18/4*

Description

Amount

INFINITE GLASS SOLUTIONS  
CERTIFICATE OF CONFORMANCE

Toughened Glass Balustrade and Pool Fencing supplied and fitted to site  
No 58 Attunga Rd Newport by I G S complies with relevant Australian Standards AS1170-1  
Safety Glazing Material in Building code

I G S WARRANTY Upon final payment I G S gauranty all workmanship and Balustrade  
components for a period of 12 months with strict adherence to care and maintenance

CARE AND MAINTENANCE No acids or harsh cleaning products to be used on Glass  
or Stainless Steel We recommend Sellys Windex and 3M SS polish and cleaner  
applied regularly

THANKYOU

NOTE:

All Tax Invoices by I.G.S. are issued under the 'Building & Construction Industry Security of Payment Act 1999'





# Jack Hodgson Consultants Pty Limited

CONSULTING CIVIL, GEOTECHNICAL AND STRUCTURAL ENGINEERS

ABN 94 053 405 011

VU 26683

30<sup>th</sup> August, 2010

Page 1

The General Manager  
Pittwater Council  
P O Box 882  
MONA VALE NSW 1660

Dear Sir,

**56 Attunga Road, Newport**  
**Development Application No : N0075/10**

On the 20<sup>th</sup> August 2010 we inspected the footings for the proposed pool at the subject address

At the time of our inspection, the footings for the pool were taken to weathered rock of a suitable bearing capacity to support the likely loads to depths between 1.0 and 3.0 metres

The footings for the retaining wall were taken to weathered rock of a suitable bearing capacity to resist the likely earth pressures to depths between 3.0 and 4.0 metres on the down hill side and depths of 2.0 metres at the return on the western side

**JACK HODGSON CONSULTANTS PTY LIMITED**

**Ben White M Sc Geol.,**  
**AusIMM., CP GEOL.**  
**No. 222757**  
**Engineering Geologist.**

DIRECTOR J D HODGSON, M Eng Sc, F I E Aust Nper3 Struc Civ-1 149788  
67 Darley Street Mona Vale NSW 2103  
PO Box 389 Mona Vale NSW 1660  
Telephone 9979 6733 Facsimile 9979 6926

**GEOTECHNICAL RISK MANAGEMENT POLICY FOR PITTWATER  
FORM NO 3 – Post Construction Geotechnical Certificate to be submitted with Occupation  
Certificate or Subdivision Certificate**

Development Application for _____ Name of Applicant
Address of site <u>56 ATTUNGA ROAD NEWPORT</u>

**Declaration made by geotechnical engineer on completion of the Development**

I BEN WHITE on behalf of Jack Hodgson Consultants Pty Ltd  
(Insert Name) (Trading or Company Name)

on this the 18<sup>TH</sup> APRIL, 2011

certify that I am a Geotechnical Engineer Engineering Geologist and/or Coastal Engineer as defined by the Geotechnical Risk Management Policy for Pittwater 2009 I am authorised by the above organisation/company to issue this document and to certify the organisation/company I a current professional indemnity policy of at least \$2million I prepared and/or verified the Geotechnical Report as per Form 1 dated referred to below

**Geotechnical Report Details**

Report Title <u>RISKA ANALYSIS &amp; MANAGEMENT FOR PROPOSED POOL AT 56 ATTUNGA ROAD NEWPORT VU 26683</u>
Report Date <u>18<sup>TH</sup> DECEMBER 2009</u>
Author <u>BEN WHITE</u>
Author s Company/Organisation <u>JACK HODGSON CONSULTANTS PTY LTD</u>

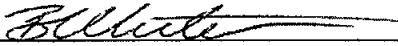
- I reviewed the original structural design and where applicable the subsequently amended structural details (below listed) which have been incorporated into the completed project
- I have inspected and/or am satisfied that the foundation materials upon which the structural elements (as detailed in the original and amended structural documents) of the development have been erected comply with the requirements specified in the Geotechnical Report and the Construction Certificate approved Structural Plans
- I have inspected the site during construction and to the best of my knowledge I am satisfied that the development referred to in the development consent D A dated 22<sup>ND</sup> FEBRUARY, 2010

D A No N0075/10 Date consent given 26<sup>TH</sup> MAY, 2010

- has been constructed in accordance with the intent of the Geotechnical Report and the requirements of the conditions of Development Consent and the Construction Certificate approved Structural Plans relating to the geotechnical issues (including any treatment and/or maintenance plan that may be required to remove risk where reasonable and practical)
- I am aware that Pittwater Council require this certificate prior to issuing an occupancy certificate for the development identified above and will rely on this certificate in regard to the development having achieved the Acceptable Risk Management criterion defined in the Policy and that reasonable and practical measures have been taken to remove foreseeable risk

**List of all work as executed drawings and Ongoing Maintenance plans relevant to geotechnical risk management**

N/A
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Signature   
Name BEN WHITE  
Chartered Professional Status MScGEOLAusIMM  
Membership No 222757  
Company Jack Hodgson Consultants Pty Ltd

# **PETER RYAN POOLS**

ABN 94619089289  
Email [peterryanpools@optusnet.com.au](mailto:peterryanpools@optusnet.com.au)



57 Hillcrest Ave  
Mona Vale 2103  
Blids Lic 114724C

Phone 99991444  
Mobile 0414574657  
Fax 99991023

28<sup>th</sup> April 2011  
Attention Insight Building Certifiers

Re . 56 Attunga Rd , Newport

This is to certify that the pool constructed at 56 Attunga Rd Newport has been built to meet the requirements of Basix certificate A75702

Yours Faithfully  
Peter Ryan  
Peter Ryan Pools

