

Our Ref: J040066

24 February 2004

The General Manager
Pittwater Council
DX 9018
MONA VALE

R/136 753

Attention: Development & Environment

Dear Sir/Madam,

Subject: Complying Development Certificate No. J040066
Woolworths Mona Vale,
25-29 Park Street, Mona Vale

We refer to our engagement in respect of the above and enclose the Complying Development Certificate in accordance with the provisions of Clause 130 of the Environmental Planning and Assessment Regulation 2000, pursuant to Sections 85 and 85A of the Environmental Planning & Assessment Act 1979.

Also please find enclosed a cheque for \$30.00 being the registration fee for the above. It would be appreciated if a receipt in this regard could be forwarded to our firm as soon as possible.

Should you require any further information please do not hesitate to contact the undersigned.

Yours faithfully,

Vic Lilli
for **DLM Certification Pty Ltd**

Cc: Woolworths Limited
PO Box 583
SYDNEY MARKETS NSW 2129

Encl.

New South Wales
Ashfield Court, Level 2
206-208 Liverpool Road
Ashfield NSW 2131
PO Box 1025, 1800
DX 21218

Ph: 02 9799 7466
Fax: 02 9799 7566

Queensland
47 Savoy Drive
Florida Gardens
Gold Coast QLD 4218
PO Box 337, 9726

Ph: 07 5527 6274
Fax: 07 5527 6274

TO FIVE.

Pittwater Council

ABN: 41140837271

Tom & Darren

TAX INVOICE
OFFICIAL RECEIPT

27/02/2004 Receipt No 138763

TE G.M. CERTIFICATION

01 21218

SYDNEY

Qty/	Reference	Amount
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	RMID-Rcvd	\$27.27
EL Rec 1	X29 PARK ST MOWA VALE	
	BST	\$2.73
EL Rec		

To EL Receipt:

Total Amount:	\$30.00
Includes GST of:	\$2.73

Amounts Tendered

Cheque	\$30.00
Total	\$30.00
Rounding	\$0.00
Change	\$0.00
Nett	\$30.00

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Cashier PRAISTON

Complying Development Certificate No. J040066

FOR

WOOLWORTHS LIMITED

PREMISES

WOOLWORTHS MONA VALE
25-29 Park Street, Mona Vale

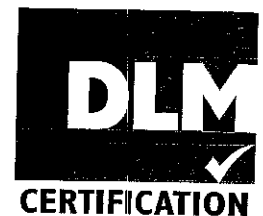
Date: 24 February 2004

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Certificate of Accreditation	1 page

COMPLYING DEVELOPMENT CERTIFICATE No J040066

Issued under the Environmental Planning and Assessment Act 1979,
Sections 85 and 85A.



CERTIFICATE

The development the subject of this certificate is complying development and (if carried out as specified in this certificate) will comply with all development standards applicable to the development and with such other requirements prescribed by the Environmental Planning and Assessment Regulation 2000 concerning the issue of the Certificate.

Signature of Accredited Certifier:

Date of Endorsement:

24 February 2004

Date Certificate Lapses:

24 February 2006

Complying Development Certificate No.: J040066

At least two (2) days prior to commencement of works the notice of commencement of works and appointment of the PCA must be submitted to council in accordance with SS 81A (2) (b) and (c), and/or 81 (4) (b) and (c) of the Environmental Planning and Assessment Act 1979.

Certifying Authority Details

Name of Accredited Certifier Valerio Lilli

Accreditation Body: Department of Infrastructure, Planning and Natural Resources

Registration No.: 1741

Contact Numbers: Phone 9799 7466 Facsimile 9799 7566

Property Description

Address: Woolworths Mona Vale
25-29 Park Street, Mona Vale

Lot No.: 1 DP/SP/Vol: 605804

Class of Building: Class 6

Description of works: Modification to express checkouts, new and relocated frozen food cabinets, and general upgrade to interior décor only

Information Attached to this Decision

Complying Development Certificate Application	Annexure 1
Plans and Specification that form part of Complying Development Certificate	Annexure 2
Standard Conditions for Complying Development	Annexure 3
Exclusions/Limitations	Annexure 4
Compliance Certificate/ Evidence of Suitability	Annexure 5
Evidence of Payment of Fees	Annexure 6
Fire Safety Schedule	Annexure 7
Certificate of Accreditation	Annexure 8

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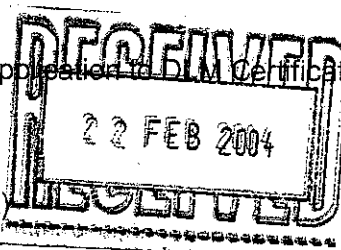
ANNEXURE 1

Complying Development Certificate Application

CERTIFICATE APPLICATION FORM



I/we the undersigned hereby make application to DLM Certification Pty Ltd for the following service:



(Tick box to nominate service sought)

- ☒ The issue of a Complying Development Certificate
- ☒ The issue of an Occupation Certificate for ☐ interim, ☒ final, ☐ change of use, ☐ occupation/use of a new building
- ☒ To appoint the person nominated below as our "Principal Certifying Authority" and for them to notify the Local Authority accordingly.

Applicant Details

Applicant Name	Woolworths Limited			
Address	PO Box 583 SYDNEY MARKETS NSW 2129			
Contact Numbers	Phone	8762-9977	Fax	8762-9964
	E-mail		Mobile	

Owners Details

Owners Name/s	Sanwick Pty Ltd			
	Contact: Nick Saric			
Address	107 Carlingford Road SEFTON NSW 2162			
Contact Numbers	Phone	9644 9036	Fax	
	E-mail		Mobile	

Property Description

Address	Woolworths Mona Vale 25-29 Park Street Mona Vale NSW 2103			
Title details	Lot No./s	1	DP	605804

New South Wales
Ashfield Court, Level 2
206-208 Liverpool Road
Ashfield NSW 2131
PO Box 1025, 1800
DX 21218

Ph: 02 9799 7466
Fax: 02 9799 7566

Queensland
47 Savoy Drive
Florida Gardens
Gold Coast QLD 4218
PO Box 337, 9726

Ph: 07 5527 6274
Fax: 07 5527 6274

CERTIFICATE APPLICATION FORM



Description of Development

- Building work: Modification to express checkouts, new and relocated frozen food cabinets, general upgrade to interior décor.

Consent Details

Complying Development Certificate Details	Jo40066	Date of Determination	24 February 2004
Name of Accredited Certifier	Valerio Lilli		

Building Code of Australia Classification	Class 6
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Value of Building Works	\$ 400 000
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Certifying Authority Details

Name of Accredited Certifier	Valerio Lilli			
BSAP Accreditation No.	1741			
Contact Numbers	Phone	9799 7466	Facsimile	9799 7566

Builder/Owner Builder Details

Name	INTEN Constructions Pty Ltd
Contractor Licence No/Permit No (in case of Owner Builder)	106930C
Address	242 Burns Bay Road LANE COVE NSW 2066

Signatures:

Applicant/s

...Refer to attached.....

Consent of Owner/s (if not applicant)

SANWICK PTY. LTD.

A.C.N. 002 153 460

107 Carlingford Street, Sefton. 2162 NSW

Phone: (02) 9644 1747, 9644 8074

Fax: (02) 9644 3334

Date

Richard Ristwei
Woolworths Limited
NSW Property Department
PO Box 583
SYDNEY MARKETS NSW 2129

Dear Richard

WOOLWORTHS SUPERMARKET, MONA VALE OWNERS CONSENT

As owners of the above property we hereby grant consent in relation to the refurbishment works of the above property as follows:

1. For Woolworths Ltd or its appointed agents to carry out the refurbishment works.
2. For Woolworths Ltd or its appointed agents to lodge all necessary application including Development Application, for all necessary authorities requirements.

Yours faithfully

"Common seal and your signature"



ANNEXURE 2

Plans and Specification that form part of Complying
Development Certificate

COMPLYING DEVELOPMENT CERTIFICATE No. J040066
DOCUMENTATION



Architectural documentation & specification as prepared by **KJR Drafting Pty Ltd.**

Drawing No.	Revision	Title	Date
1	J	Control plan	17.02.2004
7	A	Existing conditions plan	21.11.2003
4	A	Reflected ceiling plan	17.02.2003

ANNEXURE 3

Standard Conditions for Complying Development

STANDARD CONDITIONS OF DEVELOPMENT CONSENT

A. NOTATIONS

- i. The development is to be carried out generally in accordance with plans numbered detailed in certificate No. J
- ii. The use can not commence until an occupation certificate has been issued.
- iii. This Development Consent remains current and operative for a 2 year period from the date of endorsement. Council would be prepared to consider an extension of this Consent period for a further 12 months, however, the request for extension would have to be received during the initial 2 year period.
- iv. If you are dissatisfied with this decision, Section 97 of the Environmental Planning and Assessment Act, 1979, gives you a right of appeal to the Land and Environment Court within 12 months of the date of endorsement of this Consent.

B. MATTERS TO BE SATISFIED PRIOR TO RELEASE OF CONSENT

Nil

C. PRESCRIBED CONDITIONS

C1. All building works are to be carried out in accordance with the provisions of the Building Code of Australia or where not covered by the Building code of Australia, the relevant Australian Standard. Note: Particular attention should be paid to the relevant fire safety requirements of the Building Code of Australia

C2. The proposal is to comply with the relevant provisions of Clauses 78 A-I of the Environmental Planning and Assessment (Amendment) Regulation, 1998.

D. CONDITIONS TO MINIMISE THE IMPACT OF THE DEVELOPMENT ON THE NATURAL AND BUILT ENVIRONMENT

D1 That the development satisfies the following requirements:

- Fitout in accordance with NSW Food (General) Regulations and BCA
- The development must comply with the requirements of the BCA and/or the relevant Australian Standards
- Mechanical exhaust ventilation installation and operation to be certified to comply with AS 1668 Parts 1 & 2.
- Premises that cook chicken by BBQ, deep frying, rotisserie, or similar treatment shall install effective, secondary filtration including odour control.
- Any exhaust duct work that requires new or additional penetration through an external wall or roof are not complying development
- Sanitary facilities to be provided in accordance with BCA
- Evidence of a Trade Waste Agreement with Sydney Water
- Noise emitted from mechanical equipment and operations shall not exceed requirements of the Protection of the Environment and Operations Act

D2. The hours of construction being restricted to 7.00am to 5.00pm Monday – Friday and 8.00am to 1.00pm on Saturdays. Internal building work may be carried out at any time outside these hours, subject to noise emission from the building or works not being audible at any adjoining boundary.

D3. Any mechanical ventilation details complying with the provisions of the Building Code of Australia and/or relevant Australian Standards.

D4. The footpath and adjacent roadway is to be kept free of obstruction by building materials and/or plant. All concrete trucks, pumps and associated plant is to be kept wholly within the site. No concrete or slurry is to be discharged into the street or the street drainage system.

D5. Any external glazing is to have a maximum reflectivity index of 25%.

M. SECTION 94 CONTRIBUTION CONDITIONS

Nil

G. MATTERS TO BE SATISFIED PRIOR TO COMMENCEMENT OF WORK

The following conditions are to be complied with prior to commencement of work:

G1. Prior to commencement of the project, a Project manager is to be designated.

Further, the "Notification of Commencement" form (*copy attached*) is to be returned to Council, a minimum 2 days prior to commencement of site works.

If an alternate Project Manager is appointed after the approved plans are collected from Council, that Project Manager is to co-sign the "Notification of Commencement" form.

F1. Two sets of detailed working drawings that comply in all respects with the conditions of the Development Consent are to be submitted to the Accredited Certifier or Council prior to the commencement of work. Each plan/sheet is to include a signed statement from a suitably qualified person, that the plans/details satisfy the relevant provisions of the Building Code of Australia and/or Australian Standard (see format appendix 1)

Where separate details or specifications are referred to on the approved plans, those plans or documents are to be separately certified by an appropriately certified professional as to their compliance with the Building Code of Australia or relevant Australian Standard.

F1a. In particular, the plans are to show full details of any of the following:

- ☐ Smoke Detectors
- ☐ Framing Details
- ☐ Balustrade and Stair Details
- ☐ Stormwater Drainage
- ☐ Other

I. MATTERS TO BE SATISFIED PRIOR TO ISSUE OF CERTIFICATE OF OCCUPATION

The following conditions must be complied with prior to the issue of the Occupation Certificate:

i1. A certificate prepared by a qualified Building Surveyor, Builder, Site Manager or Engineer is to be submitted, confirming that all work have been carried out in accordance with the Development Consent plans, working drawing and certified plans referred to above and in accordance with the relevant Building Code of Australia and/or any relevant Australian Standards. The use or occupation of the altered section of the building can not recommence until a copy of this certification has been obtained and a copy forwarded to the accredited certifier or Council (see copy of form BA-1 attached).

K. GENERAL ADVICE

A. The applicant or project manager is to comply with the advice and requirements of the various supply and utility authorities, ie. Sydney Water, Sydney Electricity, Telstra etc.

D. This approval does not prejudice any action in respect of upgrading the building pursuant to the provisions of the Section 121B of the Environmental Planning and Assessment (Amendment) Act, 1997.

G. A copy of the Development Consent, working drawing, and certified plans referred to above is to be kept on the site at all times, during construction.

J. No trees are to be removed from the site without the prior approval of Council, pursuant to the provisions of the Tree Management Order.

ANNEXURE 4

Exclusions/Limitations

**COMPLYING DEVELOPMENT CERTIFICATE No. J040066
DOCUMENTATION**



EXCLUSIONS/LIMITATIONS

This Complying Development Certificate is limited to modification to express checkouts, new and relocated frozen food cabinets, and general upgrade to interior décor as approved by DLM Certification.

The following components of the development are excluded from this complying development certificate:

- Existing base building elements the subject of previous development consents.
- Existing tenancy subdivision walls the subject of other development consents.

ANNEXURE 5

Compliance Certificate/
Evidence of Suitability

www.woolworths.com.au

12 February 2004

DLM Consulting Group
Level 2, 206-208,
Liverpool Rd
Ashfield NSW 2131

WOOLWORTHS SUPERMARKETS

A Division of Woolworths Limited ABN 88 000 014 675

Design, Construction & ASG

3-5 Underwood Road &

Homebush Bay Drive

HOMEBUSH NSW 2140

PO Box 563

SYDNEY MARKETS NSW 2129

Ph (02) 8782 9977

Fax (02) 9752 9840

(02) 9763 2042

ATTENTION: Vic Lilli

Dear Vic,

RE: Mona Vale Refurbishment - BCA Compliance

We wish to confirm the following level of BCA compliance for the following services.

BCA Clause Ref.	Applicable Aust. Standard	Clause issue	Compliance Standard
Spec. C1.10		Compliance with fire hazard properties	All new materials used will be in accordance with the BCA
E1.5	AS 2118.1	Sprinkler system	All relocations and alteration to the system will be in accordance with AS 2118.1. The Fire Services Subcontractor upon completion of the works will provide installation certification.
E4.2/E4.4	AS/NZS2293.1	Emergency lighting	The Design of all Emergency lights will be in accordance with AS/NZS2293.1 as required by Woolworths Design and Construct Electrical brief. The Electrical Services Subcontractor upon completion of the works will provide installation certification.
E4.6/E4.8	AS/NZS2293.1	Exit Signs	The Design of all Exit Signs will be in accordance with AS/NZS2293.1 as required by Woolworths Design and Construct Electrical brief. The Electrical Services Subcontractor upon completion of the works will provide installation certification.

F4.5	AS 1668.2	Mechanical ventilation	All relocations and new air registers will be in accordance with the requirement of AS 1668.2. as required by Woolworths Design and Construct Mechanical brief. The Mechanical Services Subcontractor upon completion of the works will provide installation certification.
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Should you require any further assistance in this regard, please contact the undersigned.

Regards



Wendy Eales
Project Manager
National Store Construction

Mob: 0405 179 467
Fax: 9752 9840
Email: weales@woolworths.com.au

ANNEXURE 6

Evidence of Payment of Fees

LONG SERVICE
BUILDING & CONSTRUCTION

24 February 2004

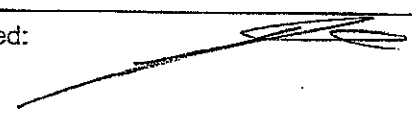
DLM CERTIFICATION PTY LTD
PO BOX 1025
ASHFIELD NSW 2131Building and Construction Industry
Long Service Payments Corporation
Ground Floor
cnr Donnison & Baker Streets
Gosford NSW 2250
Locked Bag 3000
Central Coast MC NSW 2252
Tel: 13 14 41
Fax: (02) 9287 5685
Email: info@lspc.nsw.gov.au
www.lspc.nsw.gov.au
ABN 93 646 090 808

As per your request for a copy of your receipt no. 00027453 dated 23 February 2004 the following information is provided:

Received from:	(Name of person or organisation paying for levy)	the amount of
DLM CERTIFICATION PTY LTD		\$800.00
Payment details:		
Cheque	002704	\$800.00 DLM CERTIFICATION P/L

being payment for Long Service Levy as detailed below

Levy Payment Form number	0265547
Council/Department/Authority	PITTWATER COUNCIL
C.D.C. Number	J040066PCERT
Work address	WOOLWORTHS MONA VALE CNR KEENAN & WARATAH STS MONA VALE NSW 2103
Estimated value of work	\$400,000.00
Levy payable (No exemption)	\$800.00
Total levy paid	\$800.00

Signed: 

Date 24/2/2004

ANNEXURE 7

Fire Safety Schedule

COMPLYING DEVELOPMENT CERTIFICATE No.J040066
DOCUMENTATION



Issued in accordance with 168 (1) (b) of the Environmental Planning and Assessment Regulation 2000

<i>Fire Safety Measure</i>	<i>Standard to be implemented</i>	<i>Proposed</i>	<i>Existing</i>
Automatic fire suppression	Spec E1.5, AS 2118.1	Yes	Yes
Emergency lighting	E4.4, E4.2, AS/NZS2293.1	Yes	Yes
Exit signs	E4.5, E4.8, AS/NZS2293.1	Yes	Yes
Fire doors	AS1905.1, Spec C3.4	No	Yes
Fire hydrants	E1.3, AS2419.1	No	Yes
Fire seals	C3.15	No	Yes
Hose reels	E1.4, AS2441	No	Yes
Portable fire extinguishers	E1.6, AS2444	No	Yes

ANNEXURE 8

Certificate of Accreditation

NSW ACCREDITATION SCHEME
BUILDING SURVEYORS AND ALLIED PROFESSIONS

CERTIFICATE OF ACCREDITATION

This is to certify that

VALERIO LILLI

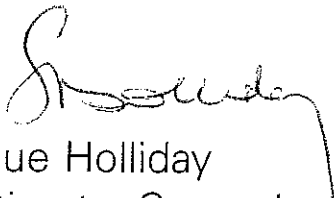
is accredited in New South Wales as an Accredited Certifier
at the following levels

Accredited Certifier Grade 2

Principal Certifying Authority Grade 2

This accreditation commences on 6 April 2003
and expires on 5 April 2004

Registration No. 1741


Sue Holliday
Director-General

planning



[illegible][illegible]

NO.	DATE	AMENDMENTS	BY
1	11-01-03	1. REVISION: 1.00	SM
2	11-01-03	2. REVISION: 1.00	SM
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98	11-01-03	98. REVISION: 1.00	SM
99	11-01-03	99. REVISION: 1.00	SM
100	11-01-03	100. REVISION: 1.00	SM

WALLS - LEGEND
WALL FINISHES
80mm STEEL STUD WALL
DOWN UP WALL
100mm CP WALL
150mm CP WALL
140mm BLOCK WALL

FUTURE LEGEND
CONCRETE / WALL SERVING BAY
CONCRETE / WALL SERVING BAY
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TRAINING AREA

	NORTH	PROJECT MONA VALE SUPERMARKET 201 KEMAN STREET & WAKATIA STREET MONA VALE NSW STORE No. 1771	DRAWING CONTROL PLAN	PROJECT No.	DATE	DRAWING No.
				PROJECT No.	DATE	DRAWING No.

21 FEB 2004 10 06 6	STORE LOCATION TYPE: FREE STANDING ☒		DATE 02-12-03		SCALE 1 : 100	DRAWN BY SM	LAYING NO. 1
	WITHIN CENTRE TRAVELLER YES ☐ NO ☒		PROJECT NO. RT71				
RETRIFICATION NOTE: FLOOR SUB			SUSPENDED ☒ ON GROUND		PROJECT MOR		J 17-02-04

