

Franz Gross & Sema Sericchi 67 Whale Beach Road Avalon 2107

Council Copy

RECEIVED 28 APR 2015

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PITTWATER COUNCIL I Thornteigh St, Thornleigh NSW 2120

P: 9473 5488 F: 9980 2166

Final Occupation Certificate

XOC2015-/00546	Approval Date:		23/04/2015	
2011/0058	Approval Date:		13/01/11	
N0556/10	Approval Date:		01/12/10	
Pittwater				
chi				
alon 2107				
Street:	Whale Beach Road	Suburb:	Avalon	
A Secondar	y Dwelling			
	,			
	2011/0058 N0556/10 Pittwater chí alon 2107 Street:	2011/0058 Approval Date: N0556/10 Approval Date: Pittwater	2011/0058 Approval Date: N0556/10 Approval Date: Pittwater chi alon 2107 Street: Whale Beach Road Suburb:	2011/0058 Approval Date: 13/01/11 N0556/10 Approval Date: 01/12/10 Pittwater chi alon 2107 Street: Whale Beach Road Suburb: Avalon

Inspection	Date	Result	Inspector	Accreditation
1. Slab	14 June 2007	Satisfactory	Craig Formosa	BPB 0124
2. Slab	13 July 2007	Satisfactory	Craig Formosa	BPB 0124
3. Slab	18 July 2007	Satisfactory	Craig Formosa	BPB 0124
4. Frame	12 March 2008	Satisfactory	Craig Formosa	BPB 0124
5. Footing	29 October 2009	Satisfactory	Paul Fitzgerald	BPB 0119
6. Pier	29 October 2009	Satisfactory	Paul Fitzgerald	BPB 0119
7. Slab	02 December 2009	Satisfactory	Mathew Bodley	BPB0037
8, Stormwater	05 November 2010	Satisfactory	Mathew Bodley	BPB0037
9, Wet Area	16 November 2011	Satisfactory	Colin Dailey	BPB1785
10. Final	24 February 2015	Satisfactory	Dom Di Matteo	BPB1869

Attachments

- Smoke Alarm Certificate Pest Control Certificate
- Waterproofing Certificate

Glazing Certificate Work-As-Executed details for the stormwater system Bullding Certificate BC0006/15 dated 12/02/2015

Certification

- I certify that:
- a current development consent is in force for the building .
- a current construction certificate has been issued with a respect to the plans and specifications for the building work that has been carried out

the building is suitable for occupation or use in accordance with its classification under the Building Code of Australia .

PCA:
PCA Accreditation No:
Accreditation Body:
ai i ina di

Signature of PCA:

Dom Di Matteo

Domenic Di Matteo BPB1869 **Building Professionals Board**

Date: 23/04/2015

Section 96 N0556/10/596/1 dated 17/12/2014

Bushfire Compliance Certificate
 Form 3-Geotechnical Certification

 Missed waterproofing Certfifcate Stationary Declaration re: Excavation

D M Certifiers Pty. Ltd. 1-3 Thomleigh St, Thomleigh, P.O Box 80 Thomleigh NSW 2120 - (02) 9473 5488.

930 Rec: 37,134 28/4/15

C & J MULÉ ELECTRICAL

Electrical Contractors and Lighting Consultants Data Cabling - Computer Wiring Formerly C & W Electrical

6-2-14.

SMOKE ALARM CERTIFICATE

I certify that I have instaled smokdetectors in the secondary dwelling on both levels as well as in the existing building at a central point adjascent to the bedrooms according with AS 3786-1993 and in accordance with BCA 3.7.2., using the PSA sensor model type LIF 5000, being the type 240 volt permanently connected and 12 V DC battery backup. at 67 Whale Beach Rd., Avalon 2107

Cesare Mule'

hrave Muli.

71 Wallumatta Road, Newport NSW 2106 **Ph/Fax:** (02) 9997 4378 **Mobile:** 0416 171 757

LIC 184367C

N	Relm Enterprises Australi Proprietary Limited Licence No. 109 ABN 61 003 161 804
	Thermal Imaging Termite Detection
- CHERE -	 Pest Professionals PO Box 714
(PELLI	Revesby NSW 2212
A KELM M	MOBILE: 0418 24 85 88
	BUILDINGS FROM SUBTERRANEAN TERMITES ETECTION AND TREATMENT OF INFESTATION -
CERTIFIC	CATE OF TERMITICIDE APPLICATION
AU	ISTRALIAN STANDARD AS 3660
NAME OF OWNER:	7 - 1 - 1
	3 REALLY KOAD
AVATON	POSTCODE
TYPE OF TREATMENT PRI	ECONSTRUCTION DE EXISTING BUILDING
APPLIED TO COUNCIL APPROVED PLANS	a and time Marchim
	GUARD TERMITIC MARYER
CONCENTRATION OF EMULSION	543144
VOLUME OF EMULSION USED	
AREA PROTECTED 40	
TOTAL GROUND AREA OF BUILDING	
DEVIATION(S) FROM	
STANDARD APPLICATION	
GIVE REASONS	
SITE PREPARATIONS - CERTIFICATION BY BUI	ILDER
I certify that site preparations have been carried out	ut in accordance with the requirements of AS 3660 (see overleaf).
Limitations (please specify)	
The builder warrants to provide this certificate to th	ne purchaser as part of the contract of sale.
Builder's name	Authorised signatory
TERMITICIDE APPLICATION CERTIFICATION BY	PEST CONTROL FIRM d out in accordance with the requirements of AS 3660.
Limitations (please specify)	
RELM ENTERPRISES AUSTRALIA	
PO Box 714, Revesby NSW 2212 Phone No:	0418 24 85 88



lic. no. 186457 C

21.11.2011

CERTIFICATE

O.H Design po box 288 Avalon 2107 t 0419 818 411

f 02 9918 9955

e o.h.design@mac.com

ABN no. 80 101 046 771

re . Building works at 67 Whale Beach Road - Avalon 2107 - waterproofing

This is to certify that a waterproofing membrane was installed in the lower level of the study's bathroom on the high side uphill of 67 Whale Beach Road Avalon.

This waterproofing membrane is in accordance to AS 3740 / 2004 - BCA - 3.8.1

signed O. Holpert manager of O.H. Design



O.H. Design po box 288 Avalon 2107

lic. no. 186457C

This is to certify the glass panels which have been installed by O.H. Design at the premises of 67 Whale Beach Road / Avalon 2107 comply with AS 2208/1996

The supply of the glass panels has also been certified by the supplier V & N Glass dated 30.6.2009 upon delivery.

Most of the panels were visually marked by try supplier.

Glass panels were installed as follows:

- lounge room bifold doors / W
- glass balustrade at balcony N / W / S
- kitchen window S
- bathroom windows N / W
- laundry door / window N
- shower screen / bathroom

All other installed door and window glass panels are visibly stamped by the manufacturer and therefore are in accordance with the requirements of AS 2208/1996.

O. Holpert / Director of O.H. Design p/l.

V. & N. GLASS PTY. LTD.

Incorporated in New South Wales, AUSTRALIA

ABN 40 066 111 260 449 Victoria Street WETHERILL PARK, NSW 2164 Ph: 02 9756 3188 Fax: 02 9756 5360

" CERTIFICATE OF CONFORMANCE "

Tuesday, 30 June 2009

To whom it may concern:

This is to certify that we have supplied O. H. Designs Pty Limited with 12 panels of 6 mm clear polished & toughened glass for bi-fold doors and 12 panels of 10 mm polished & toughened glass for balustrades for installation at 67 Whale Beach Road, Avalon NSW 2107 comply with the Australian standards AS/NZS2208/1996 with reference to thickness limits and fragmentation, safety glazing materials for use in buildings (human impact considerations).

V. & N. Glass Pty. Limited

Ahmel

Anh N. Nguyen Office & Accounts Manager



Planning For Bushfire Protection



ABN: 146 408 654 30 Ronald Coffey (02) 99137907 – 0498 691 587 31 Collins Street North Narrabeen Sydney NSW 2101 Email: <u>ron.coffey@bigpond.com</u> Web: <u>www.bushfireconsultants.com.au</u>

> Reference: 820 31/03/2014

Subject:

Bushfire Mitigation: Certification of materials, methods of construction and asset protection zone requirements for the development of a new class 1a dwelling [secondary dwelling] at No 67 Whale Beach Road, Avalon in accordance with the conditions of consent imposed by Pittwater Council

Reference:

Address: No 67 Whale Beach Road, Avalon Bushfire Risk Assessment: Reference 227, Dated 10/12/2005 Development Application No: N0556/10

Development Application No: N0556/10, consent condition No 6 requires that the development of a new secondary dwelling at No 67 Whale Beach Road, Avalon shall be shall be constructed to a minimum standard of Section 7 [BAL 29] of AS3959, 2009 'Construction of Buildings in Bushfire Prone Areas'.

Consent condition No 5 requires that the site for a distance of 25m east of the building and to the boundaries north, south and west shall be maintained as an inner protection area.

I have inspected the recently completed development and I have read and understand conditions of consent No's 5 & 6 imposed by Pittwater Council. Based on the information provided to me by the applicant, and the findings of the site inspection carried out on the 28th March 2014, it is my considered opinion that the development has been constructed in accordance with these conditions and the landscaping of the entire site, where required, conforms to the design criteria for the Inner Protection Area requirements of Planning for Bushfire Protection 2006.

REOff

Ron Coffey – Bushfire Safety Engineer Grad I Fire E [Institute of Fire Engineers - 1973] Grad Cert Fire Safety Engineer [UWS - 2003] Grad Dip Building in Bushfire Prone Areas [UWS – 2005] Ass Prof Cert in Expert Evidence in the Land & Environment Court [UTS – 2005] Member - Institute of Fire Engineers Member - Fire Protection Association Australia



Planning for Bushfire Protection P/L Fire Protection Association of Australia BPAD-A Certified Practitioner/Certified Business Certification No BPD-PA09328 02 9997 5797 - 0498 691 587

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

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14

1	
Develo	pment Application for
	Name of Applicant
Addres	s of site 67 WHALE BEACH ROAD AVALON
Declaration made	by geotechnical engineer on completion of the Development
I. PETER	THOMPSON on behalf ofJack Hodgson Consultants Pty Ltd
(Ins	ert Name) (Trading or Company Name)
on this the05/0	5/2014
Policy for Pittwater -	otechnical Engineer, Engineering Geologist and/or Coastal Engineer as defined by the Geotechnical Risk Management 2009. I am authorised by the above organisation/company to issue this document and to certify the organisation/company I indemnity policy of at least \$2million.; I prepared and/or verified the Geotechnical Report as per Form 1 dated
	Title: GEOTECHNICAL AMMENDMENT FOR PROPOSED STUDIO AT 67 WHALE BEACH ROAD
AVALO	V
Report [Date: 27/02/07
Author :	BEN WHITE/JACK HODGSON
Author's	s Company/Organisation: JACK HODGSON CONSULTANTS PTY LTD
Report and the Cons Report and the Cons I have ins development conser D.A. No <u>NO</u> has been a Consent and the Cons plan that may be requ I am awar will rely on this certific	pected and/or am satisfied that the foundation materials, upon which the structural elements (as detailed in the original ural documents) of the development have been erected, comply with the requirements specified in the Geotechnical struction Certificate approved Structural Plans. pected the site during construction and to the best of my knowledge, I am satisfied that the development referred to in the trop of the development given <u>01/12/2010</u> . <u>556/10</u> Date consent given <u>01/12/2010</u> . constructed in accordance with the intent of the Geotechnical Report, and the requirements of the conditions of Development struction Certificate approved Structural Plans relating to the geotechnical issues (including any treatment and/or maintenance ired to remove risk where reasonable and practical). e that Pittwater Council require this certificate prior to issuing an occupancy certificate for the development identified above and ate in regard to the development having achieved the "Acceptable Risk Management" criterion defined in the Policy and that cal measures have been taken to remove foreseeable risk.
	ecuted drawings and Ongoing Maintenance plans relevant to geotechnical risk management.
	TACHED STAT DEC.
	Signature P.t. Showhow
	Name PETER THOMPSON
	Chartered Professional Status MIE Aust CPEng
	Membership No. 146800
	Company Jack Hodgson Consultants Pty Ltd

Report to Planning an Integrated Built Environment Committee for meeting to be held on 20 July 2009

Page 1

NEW SOUTH WALES				Owner's Copy
Account/property/Rate No.	_			
	LICENSEE'S CEF	TIFICATE OF COMPL	IANCE	
terreturnet and a start and	- for Plumbi	ing and Drainage Worl	Serial No E	483518
Please supp		fully and neatly to ensure		rmit
		ERTY & OWNER DETA		
House No Lot No	Street	ERT & OWNER DETAI	Suburb,	A
61	1 MANDE	Dorton 12	T. PIL	
ManicipalityShire	Pos	tcode	Nearest Cross Street	
IN MATER			TX (210	
FILVILLE			PATA	TKU C
Owner's Name		Full Address		
DoJelicchi d +1	anz 41055	(F1) /150	VE.	
	L	ICENSEE'S DETAILS	A ()	
Full Name	Addres	s for Notices	to the train	Phone No.
Ven 11	<u>//0</u>	11		
Qualified Supervisor No.	Expiry Date /	Contractor Company/	Partnership Licence No.	Expiry Date
		2012010	-	
	WORK OF WA	TER SUPPLY / METER	DETAILS	
Size of Drilling/No. Si	ize of pipework Main to Meter		100 million (1997)	Cize of Makes
		Or 0	e of Tee to be cut into Main	Size of Valve
Reference No. S	size of Meter	Meter No.	Drilling Date/Time	Office Issued from
Full Description of Work/Affixed meter	or returned Motor and List the N	lumber of Eittings to be		
Connected:	of returned Meter and List the P	Number of Fittings to be		
Carry out work of Water Supply			Fittings to be Connected Number Existing	proposed connected to Drinking Water Connected to Non- Drinking Water
			Fittings to be connected Number Existing	proposed connected on Drinking Water connected to Non- Drinking Water
Install Irrigation system	•••••••••••••••••••••••••••••••••••••••		Fittings to be Connectec Number Existing	proposed Connecteo O Drinking Water Connecteo to Non- Drinking Water
On-site water services where a ret	iculated water supply is installed	r	- 0	
Install/Commission/Maintenance o	Thermostatic Mixing Value		W.C	
	,		Basin	
Draw water from Water Utilities sup	pply, standpipe or sell water so o	drawn	Bath	
· Install, alter, disconnect or remove	a meter connected to service pi	pe	Shower Kitchen	
			Laundry	
Install, alter. disconnect or remove	a backflow prevention device		Other	
			(Specify)	
			Irrigation System	
W	ORK OF SANITARY PL	UMBING/DRAINAGE A		
Give full description of work and list the			Fittings to be Num	
Carry out work of sanitary plumbing	g/drainage		Connected Exist	ing proposed
Carry out work of Stormwater drain			W.C Basin	
			Bath	
Connection to Sewer			Shower	
Sewer Disconnection			Kitchen	
Connection to stormwater system .		R	Laundry	
to etcommuter system .		······································	Other (Specify)	-
Carry out Trade Waste work				an management of the
Trade Waste Permit Number				
	SEWERAGE/WA	TER SERVICE INSPEC	TION FEE	
		eceipt No. B	uilding Fee	Receipt No.
	þ			
uthorising Officer		Office/Agency	Drainage	No/Date
			, \	
			1	
ate of Commencement of Work	Estimated Da	te of Completion Sig	nature of Contractor	
faired theme	264/6	1.1	11.1 1	-
		.,		

In respect of authorised work carried out by me at the abovementioned property I certify that:
 (i) The work has been completed in accordance with the Permit issued, or deemed given by the Local Authority;

(ii) The work has been installed using only authorised pipes, fittings and fixtures;
 (iii) The completed work has been tested as required by the local Authority and has passed such test;
 (iv) In my opinion the work complies with the relevant Local Authorities Act, By-Laws and Codes of practice;
 (v) Mater No.

(v) Meter No. ____ that was fixed;

work at my sole expense, if so directed by the Local Authorities Inspector/or any time specified by the Local Authority.

This copy is to be forwarded to the owner/Agent within two (2) working days of b

Signature of Contractor

Ang y

mpleted da

Building Component Certificate

(This certificate has been produced for guide purposes)

Company: INCISIVE PLUMBING Address: 9/6 MALABAR RD. COOGEE STH., 2034 Contact Phone Number: 0407902290 Contact: ADAM DIFFIN incplumb@optusnet.com.au Email: 7052 4154 228 ABN: 201207C Plumbers License No: SEACH RD. AVALON, NSW 2107 Building Site Address:

Certificate of Completion.

(as the person responsible) certify that all DIFFIN ADAM stormwater works have been carried out at specified 'building site address' in accordance with:

- The Building Code of Australia Housing provisions;
- AS 3500-2003 Plumbing and drainage;
- AS 3500.3-2003 Stormwater drainage;
- Plumbing and Drainage requirements of DA conditions
- Council Conditions and DCP for Stormwater Management

Signed: Adam heifh

Plumbers Licence Number: 20/207 C

Print Name: ADAM DIFFIN Date: 19/01/15

Commonwealth of Australia STATUTORY DECLARATION

Statutory Declarations Act 1959

1 Insert the name. address and occupation of person making the declaration

2 Set out matter declared to in numbered paragraphs

1º Tranz Gross, 67 Whale Beach Rd. Avalon NSW 2107 Seweller

make the following declaration under the Statutory Declarations Act 1959

see attached 2 pyce document

I understand that a person who intentionally makes a false statement in a statutory declaration is guilty of an offence under section 11 of the Statutory Declarations Act 1959, and I believe that the statements in this declaration are true in every particular.

3 Signature of person making the declaration

4 Place

- 5 Day 6 Month and year
- 7 Signature of person before whom the declaration is made (see over)
- 8 Full name. qualification and address of person before whom the declaration is made (in printed letters)

alon Brachons 9. Declared at 4

of April 2015

Before me

8

SY

Kirk Sampson JP in and for the State of NSW Reg No. 197 075 PARAENSUY RUSIS ALALON SEAL NIN ZIUS OLD

Note 1 A person who intentionally makes a false statement in a statutory declaration is guilty of an offence, the punishment for which is imprisonment for a term of 4 years - see section 11 of the Statutory Declarations Act 1959

Note 2 Chapter 2 of the Criminal Code applies to all offences against the Statutory Declarations Act 1959 ---- see section 5A of the Statutory Declarations Act 1959.

Franz Gross Owner Builder Permit: 318759P

67 Whale Beach Rd Avalon 2107

CC No: 2011/0058 DA No: N0556/10

Waterproofing Certificate

All waterproofing has been carried out in accordance with AS 3740, AS 4654 parts 1 & 2 & BCA 3.8.1, AS/NZS4858

Terrace areas to the west, north and east are stone tiled areas over compressed vibre cement.

The product used is EMER-CLAD Waterproofing (Technical Data Sheet attached)

Method:

Fibre cement panels were sealed before a 3 coat application by brush, drying periods were observed, including cureing period prescribed before tiling took place.

Retaining walls to the south, west and north were waterproofed with Drizoro Maxseal Foundation.

Method: 2 layers of Maxseal Foundation have been applied onto wet concrete block retaining wall to a prescribed thickness of 1,5 kg /m2 a 24 hr cureing time has been observed between layers.

Technical Bulletin attached.

Step 2:

A concrete bed has been established at the base of the retaining wall to accomodate the drainage line (Ag-line). The high point of the bed is in the centre of the eastern side of the retaining wall and allows the drainage line to drain to the south and north equally on its lowest point onto the surface. The 'Ag-line' is covered in a protective sock to minimize clogging.

The concrete bed has also been doble layered with maxseal foundation.

Step 3:

Cordrain 1200 (product specifications attached) has been placed along all subfloor areas and a nonwoven geotextile filter fabric has been attached and glued to the retaining wall above the cordrain sheet

Kirk Sampson JP in and for the State of NSW Reg No. 197 075

to eliminate contamination from above.

Step 4:

Even so Cordrain suggests that backfilling with aggregate is not necessary to garantee drainage, a unusually wide layer of aggregate has been added due to the fact that just before poureing the slab extensive rain took down sections of the east of the excavation. The soil had to be removed and an extra wide fill of aggregate will ensure excellant drainage from the high side.

Laundry Area: Product Gripset Betta AS/NZS 4858 The clean, dry area has been painted with Gripset Betta Prep Coat Primer and 2 coats of Gripset Betta Under Tile Menbrane. Edges and corners have been protected with a flexible waterproofing reinforcing fabric.

Jun de

Kirk Sampson JP in and for the State of NSW Reg No. 197 075

Under Tile Membrane



Drying time

Tack Free Recoat	45 minutes
Dry Film Tiling or toppings over Flood testing	1 hour
	4 hours
	4 hours
	16 hours

* Based on normal ambient conditions of 20°C.

Temperature, humidity and porosity will vary dry times.

Note - Once dried, ensure surface is wiped clean before tiling to remove any residues.

Note Not to be used as a trafficable surface

- Do not apply outside when rain is imminent
- Do not apply to surface temperatures below 5°C or above 35°C
- Not to be used in areas where solvent or petroleum based products may be spilled
- In areas subject to negative pressure or rising damp, first treat with Betta Damp Stop primer
- Finish toppings must be water based and solvent free
- Allow 10 days drying if treated area is to be flood tested

Tips

- Before commencing the application, adhesion of products to be used (primers, membranes, coatings) should be tested over a typical area of the prepared surface to ensure satisfactory adhesion
- Incorporate Gripset Betta Prep Coat & Additive into



- renders/ screeds to be applied over membrane
- Betta Cemseal & Fix tile adhesive or polymer modified cement based adhesives to be used for tiling over membrane

Clean up

In water while wet. Once product is dried it needs to be removed mechanically or by solvent.

Storage

- Best stored at room temperature
- Avoid cold freezing conditions and off concrete floor
- Do not store in direct sunlight
- Shelf life is 12 months in original unopened container

Product Guarantee

The Gripset Betta Waterproofing System is guaranteed for 10 years when used to the full specification which requires correct surface preparation and correct usage of: primer, waterproof detailing products and membranes. Warranty is only offered when complete usage of products as specified has been achieved. The manufacturer is not liable and the warranty will also not apply to any defect or damage arising from site conditions, accessories not manufactured or approved by the manufacturer and any contamination in or modification of products or system. For full warranty terms and conditions, email info@gripsetbetta.com

Under Tile Membrane is a liquid rubber developed for wet area waterproofing under tiles, renders and surface finishes. Flexible and elastomeric, Under Tile Membrane dries to form a durable water and vapour barrier against permanent wet conditions. Compatible with a range of tile adhesives, renders and toppings.

Colour: Light Blue Sizes: 1 Litre, 4 Litre and 15 Litre

Features & Benefits

- Water based, non flammable and non toxic
- User friendly and environmentally safe
- Withstands continuously wet conditions, including ponding water
- Flexible and elastomeric
- Compatible with tile toppings and various surface finishes

- Complies to AS/NZS4858 and AS3740
- Excellent vapour barrier properties

Uses

- Wet areas, showers and tiled areas
- Balconies, decks, podiums, terrace floors
- Roofs to be covered over with screeds and toppings
- Sandwiching between existing and new concrete substrates
- Retaining walls, planters and garden beds
- Liquid vapour barrier between toppings and slabs
- Anti-fracture membrane for floor tiling over hairline cracks

Tools for applications



Cordrain Product Specification

Product Description

Cordrain is a geocomposite vertical drainage blanket which consists of a plastic cuspated sheet (cuspations on both sides) overwrapped with a heat bonded non woven geotextile filter fabric. The filter fabric has been designed to meet NSW RTA R63, QLD MRD MRS 11.27 and Transit NZ F/7 strength class A and filtration class 1. The filter fabric extends approximately 100mm beyond the edge of the drainage core to achieve a continuous filter overlapped joint.

Product Function

Cordrain is designed to reduce hydrostatic pressure behind structure walls by providing a drainage path for rapid transportation of water to the base drain or weepholes.

Cordrain assists waterproofing and provides an airlock between the drainage layer and wall. Cordrain eliminates the need for aggregate backfills in most soils.

Product Application

Cordrain is suitable as a vertical drainage blanket for the following applications:

Building basements Retaining walls Bridge abutments Culverts and tunnel linings

	Product Specification	
Properties	Cordrain CD1200	Cordrain CD1150
Geotextile Wrap		
Trapezoidal Tear AS3706.3	\geq 180 N (Q value)	\geq 180 N (Q value)
Grab Tensile AS 2001.2.3 (b)	\geq 500 N (Q value)	\geq 500 N (Q value)
G Rating Austroads	\geq 900 (Q value)	\geq 900 (Q value)
Permittivity AS3706.9	\geq 50 l/m ² /s	\geq 50 l/m ² /s
Pore size AS3706.7	≤ 120 μm	$\leq 120 \ \mu m$
HDPE Plastic Core		
Core Profile - Raised cusps on bo	th sides (square shaped)	
Mass	900 g/m ²	720 g/m ²
Colour	Black	Black
Fungus Resistance	Excellent	Excellent
Crush strength	250 kPa	100 kPa
Core thickness	18 mm	12 mm
Geocomposite		
Widths	1200 mm	1150 mm
Gross Roll Weight	32 kg	30 kg
Roll lengths	25 m	30 m
Packaging	White P.E. bag	White P.E. bag

Note that Q value (or characteristic value) is calculated in accordance with NSW RTA R63, QLD MRD MRS 11.27 and Transit NZ F/7, that being Q = Mean - 0.83 x Standard Deviation.

Emer-Clad® Waterproofing



Technical Data Sheet

Acrylic, flexible waterproofing membrane, for internal and UV exposed external areas - colour range available

Uses

As a sunlight exposed waterproofing membrane for decks, balconies, roofs, and gutters. On roofs and balconies, Emer-Clad provides a durable, slip resistant, waterproof finish which will accept regular foot traffic.

Emer-Clad is suitable for application to many common substrates including concrete, fibrous cement products, metals, timber with priming required on most substrates.

Advantages

- Proven track record for over 35 years
- Australian made
- Low VOC level 55.3 grams per litre
- Water borne acrylic formulation
- Easy water clean up
- One component readily applied direct from pail
- Excellent resistance to UV, weathering, chloride ions and CO₂
- Excellent build properties enable application to both horizontal and vertical surfaces
- Can be applied to a wide range of substrates
- Available in a select range of standard colours can be tinted to over 800 colours
- Highly flexible accommodates movement and minor cracking of substrates
- Excellent resistance to embrittlement
- Contains additives to inhibit growth of mould and bacteria
- Can be applied over existing hairline cracks and capable of accepting live crack movement of up to 1 mm



Description

Emer-Clad is a single component water borne, high solids, acrylic copolymer waterproof membrane which offers excellent sunlight and UV resistance. Emer-Clad may be applied over a wide range of construction materials by brush, roller or airless spray, when used in combination with the appropriate primer.

Technical Support

Parchem offers a comprehensive range of high performance, high quality products suitable for use within all aspects of the concrete repair and protection industry. In addition, the company offers a technical support package to specifiers, end users and contractors, as well as on-site assistance.

Design Criteria

In waterproofing applications, Emer-Clad is designed to be applied by brush, roller or airless spray over the appropriate primer, to achieve a total dry film thickness of not less than 500 microns in three or more coats.

Maintenance

No special requirements, any damage identified during normal inspections should be repaired or replaced as appropriate.

Specification Clauses

Roofs and decks

Where so designated on the drawings surfaces shall be waterproofed with a high performance, UV resistant, acrylic high build waterproofing membrane. The membrane may be reinforced with a non-woven fabric such as Sontara Tape, if required, and applied with a minimum 3 coats to achieve a total minimum dry film thickness of 500 microns.

The high build acrylic membrane shall be Emer-Clad.

All surfaces shall be prepared, primed and the membrane applied in accordance with the current Emer-Clad Technical Data Sheet.

Properties

white, light grey, mid grey,
53% (Matt white) 45% (Satin white)
Dries through loss of water
30 minutes
2 hours
7 days
10°C - 30°C





Carbon dioxide transmission (Klopfer criterion R>50m)	- Matt R = 266m - Satin R = 266m
Water vapour diffusion resistance (Klopfer criterion SD < 4 m)	- Matt SD = 1.65 m - Satin SD = 1.25 m
	Water permeability: Class E
ASTM E514-7A:	Highest resistance to water penetration
Exterior durability resu	ults on FC panels (GPC):
Cape Shank (Coastal)	239 months
Port Melbourne (Industrial)	210 months
Yallourn (Industrial)	189 months
Darwin (Tropical)	233 months
No integrity failure on any above sites - GPC Scientifi	of the panels at all the ic Services Laboratory
Acoustic dampening Properties:	500 micron sample of Emer-Clad on Lysaght "Custom Orb" 26 gauge thickness corrugated steel sheet
Effective noise reduction:	2 - 7 dB
Chemical resistance:	Emer-Clad is unaffected by a range of mild acids, alkalis, and is resistant to

Application Instructions

Surface preparation

All surfaces to be coated are to be clean, sound and dry, free of mould release agents, bond breaking coatings, curing compounds or any other contamination that may affect coating. New concrete and rendered surfaces to be allowed to cure thoroughly before application of any materials.

bio-deterioration

Concrete surfaces should be smooth, any imperfections, pinholes etc. to be filled and surfaces made smooth with Emer-Patch (smooth) and trowelled to an even finish.

Moss or lichen should be removed physically, and the surface then treated with a solution of household bleach (1 part bleach to 2 - 3 parts water) to kill any spores. The bleach solution to be allowed to react for 10 - 15 minutes and then be completely removed with clean water and the surface allowed to dry.

Where Emer-Clad is to be applied to an exposed deck, the moisture content of the substrate must be checked using a moisture meter. Emer-Clad should not be applied to substrates having a moisture content greater than 80% RH. If any doubt exists regarding the moisture content of the substrate, moisture barrier coatings or priming, contact Parchem Technical Services for advice.

Priming

Concrete, Render, Brick, Masonry, Fibre Cement Panels:

Thoroughly clean down surfaces by stiff brush, scraper, etc., to remove all laitence, dirt, dust or other contamination to leave sound, clean, dry surfaces free from all residues.

Moving joints should be sealed with Emer-Seal MS. Do not use polyurethane based sealants.

Prime: One coat of Emer-Acrylic Sealer or Emer-Coat Clear Sealer.

Mould infested surfaces:

Scrape or clean thoroughly; all finishes lifting or badly infested should be removed. Wash down with a watersoluble fungicide or one part domestic bleach to eight parts water, scrubbed into the affected area, then rinsed clean of residues. Make good any defects and allow walls and repairs to completely dry.

Prime: One coat of appropriate primer depending on substrate.

Iron or Steel:

Grease or oil to be removed with degreasing solution. Wire brush/shot or sand blast metal. All dust/dirt to be removed.

Prime: One coat of Emer-Gard Primer Type 2.

Note: failure to properly coat the metal with primer will result in surface staining and/or significantly diminish the protection of the iron or steel.

Rusty Iron or Steel:

Remove loose rust and paint particles with wire brushing. Sound areas of remaining paint should be roughened to obtain a good mechanical key. Loose flakes or corroded metal must be chipped away.

1st Coat: One coat of Emer-Tan rust converter

Prime: One coat of Emer-Gard Primer Type 2

Aluminium/Zinc/Copper/Brass/Galvanised Iron:

A suitable metal etch solution to suit acrylic coatings may be required prior to priming with Emer-Bond Primer and application of Emer-Clad. Adhesion testing is advisable.

Sound, previously painted or primed surfaces:

Acrylic: On existing sound acrylic coatings, scrub with detergent and water, allow to dry. No primer required. If coatings are delaminating then remove all loose and delminating coatings back to a sound firmly adhered edge then apply one coat of Emer-Coat Clear Sealer.

Enamel / Oil Based: Depends on underlying substrate. For steel, abrade and apply Emer-Gard Primer Type 2. Other substrates refer to your local Parchem sales office.



Emer-Clad

Timber surfaces:

Treat previously painted surfaces as above.

Prime: One coat of Emer-Acrylic Sealer.

Note: do not apply Emer-Acrylic Sealer over old oil based paints.

Powdery paintwork or absorbent masonry surfaces:

Should be sealed with one coat of Emer-Coat Clear Sealer.

Overcoating old Emer-Clad:

Clean the surface with mild detergent, rinse with clean water, allow to dry.

No primer required if the existing Emer-Clad is sound and in good condition. If existing Emer-Clad is delaminating then remove all delmainating coatings back to a firmly adhered edge then apply one coat of Emer-Coat Clear Sealer.

Emer-Proof Aqua Barrier is a water borne epoxy coating and can sometimes be used for suspect damp substrates. Advice should be sought for this type of situation.

Movement Joints

Ideally, Emer-Clad should not be applied over movement joints as the amount of movement may be more than the capability of the membrane. Joints should be first sealed with the appropriate joint sealant then the Emer-Clad applied up to the edge of the joint. When this is not practical, all expansion and movement joints should be sealed with Emer-Seal MS. Polyurethane sealants should be avoided as they can bleed plasticisers into the coating above. In all applications where Emer-Clad is applied over movement joints or at floor to wall junctions, Emer-Clad must be reinforced with a suitable fabric such as Sontara Tape or Emer-Proof Elastic Joint Band Tape (refer to TDS). The Sontara reinforcing fabric must extend at least 100 mm either side of the joint.

Glass fibre reinforcing must not be used as glass fibres reduce the elasticity of the membrane and are difficult to wet through. Glass fibre mat reinforcing has been shown to create a weak delamination layer in the membrane and glass fibres that are not fully encapsulated with Emer-Clad have been shown to cause a 'wicking' effect allowing water to pass through the membrane.

Application

Emer-Clad may be applied by brush, roller or airless spray. Application of Emer-Clad by airless spray is best achieved using a 3000 psi line pressure and a 19 - 21 thou' spray tip which gives an ideal product spread via a 25 cm spray fan.

When used in waterproofing applications, Emer-Clad must always be applied with a minimum of three coats to achieve minimum total DFT (dry film thickness) of 500 microns. On exposed decks where a satin finish is required, it is advisable to apply at least 2 coats of matt followed by at least one coat of satin. Emer-Clad must never be diluted with water as this will lead to a reduction in dry film thickness as well as the creation of micro foam when water is mixed into the product.

Emer-Clad can be applied in 2 ways, either fabric reinforced or unreinforced. When applying Emer-Clad to decks where reinforcing is not required, apply at least 3 coats of Emer-Clad at a WFT (wet film thickness) of 350 microns per coat. Allow 2-4 hours drying time between each coat. At low temperatures, high humidities or in confined spaces, longer drying times may be required.

Where Emer-Clad is to be applied with reinforcing, apply 350 microns of Emer-Clad onto the substrate and immediately apply the pre-cut to size Sontara Tape onto the fresh wet surface of the Emer-Clad already applied. Position the fabric carefully so as not to create wrinkles or entrap air. Immediately, apply another 350 micron WFT layer of Emer-Clad over the fabric, wet on wet, so as to encapsulate the reinforcing fabric. Always work in one direction making sure to fully wet through the fabric and exclude any trapped air as the application progresses.

Care must be taken to make sure that application of the first wet laid does not get too far ahead of the fabric, and that the fabric is not laid too far ahead of the 2nd wet layer. Under normal weather conditions, work about 1 metre at a time applying the membrane, fabric and membrane, wet on wet before moving on.

In direct sunlight or in hot conditions, the drying rate of Emer-Clad will be very fast. If possible, avoid applying Emer-Clad at the hottest part of the day, or work in pairs to ensure that the fabric application follows immediately behind the 1st wet layer to ensure that the 2nd layer is applied 'wet on wet'.

Do not attempt to add water to Emer-Clad in order to extend the working life of the product. This will only lead to a reduction in film thickness and the creation of micro foam.

Allow the fabric reinforced layer to dry overnight before applying at least 2 more coats with a minimum WFT of 350 microns per coat. Allow 2-4 hours drying time between each coat. When applied with reinforcing, the total system must achieve a minimum DFT (dry film thickness) of 500 microns.

Once all coats have been applied, allow the membrane to dry for a minimum of 7 days before application of cement based screeds or other finishes. Longer drying times may be required in cold or humid climates.

Do not apply Emer-Clad outdoors if there is any likelihood of rain within 6 hours after the completion of that days application.

Cleaning

Tools and equipment should be cleaned with water immediately after use.



Limitations

Do not apply to uncured concrete or while rain threatens, or at temperatures below or which may fall below 10°C. Emer-Clad is not recommended for surfaces subjected to hydrostatic pressure.

Emer-Clad is not suitable for traffic areas subject to heavy foot or vehicle. Emer-Clad must not be applied over substrates having a high moisture content. Light colours are preferred in deck applications as dark colours absorb too much heat and increase the risk of blistering due to trapped moisture.

Emer-Clad must not be used in applications where it will be immersed in water for extended periods. Unsuitable applications include, water tanks, planter boxes, roof gardens, fountains, fish ponds and areas subject to long term water ponding.

Emer-Clad should not be tiled over unless allowed to dry for 7 days. For applications where a faster turn around is required, Emer-Proof 250 or Emer-Proof 695 should be considered. Consult your local Parchem office for more information.

Supply

The coverage figures are theoretical – due to wastage factors and the variety in nature of possible substrates, practical coverage figures may vary accordingly.

Product Code:	
739999	Emer-Clad Satin Tints 15L
740000	Emer-Clad Matt Tints15L
740015	Emer-Clad Matt White 4L
740040	Emer-Clad Matt Light Grey 4L
740045	Emer-Clad Matt Mid Grey 4L
740115	Emer-Clad Matt Light Green 4L
740205	Emer-Clad Satin White 4L
740220	Emer-Clad Satin Light Grey 4L
740225	Emer-Clad Satin Mid Grey 4L
740245	Emer-Clad Satin Sandstonr 4L
Sontara Tape:	100, 150, 200, 300mm & 1mtr width
Emer-Proof Aqua Barrier:	20 litre kit

Emer-Coat Clear 1, 4 and 20 litre pails Sealer: Emer-Patch Smooth: 15 litre pail Coverage **Emer-Clad:** 3 m²/litre/coat Emer-Proof Aqua 1.5 m²/litre/coat **Barrier: Emer-Coat Clear** 7 m²/litre/coat Sealer: Emer-Patch Smooth: 5 m² @ 3 mm thick / 15 litre

The coverage figures are theoretical due to variable wastage factors including the variety and nature of possible substrates, hence practical coverage figures may vary accordingly.

Storage

Shelf life

All products have a shelf life of 12 months if kept in a dry, cool storage area.

Storage Conditions

Store in dry conditions at temperatures between 5°C and 30°C in the original, unopened containers. If stored at high temperatures, the shelf life may be reduced.

Important notice

A Safety Data Sheet (SDS) and Technical Data Sheet (TDS) are available from the Parchern website or upon request from the nearest Parchern sales office. Read the SDS and TDS carefully prior to use as application or performance data may change from time to time. In emergency, contact any Poisons Information Centre (phone 13 11 26 within Australia) or a doctor for advice.

Product disclaimer

This Technical Data Sheet (TDS) summarises our best knowledge of the product, including how to use and apply the product based on the information available at the time. You should read this TDS carefully and consider the information in the context of how the product will be used, including in conjunction with any other product and the type of surfaces to, and the manner in which, the product will be applied. Our responsibility for products sold is subject to our standard terms and conditions of sale. Parchem does not accept any liability either directly or indirectly for any losses suffered in connection with the use or application of the product whether or not in accordance with any advice, specification, recommendation or information given by it.





Parchem Construction Supplies Pty Ltd 7 Lucca Road, Wyong NSW 2259 Phone: 1300 737 787 www.parchem.com.au ABN 80 069 961 968

Page 4

Distributed in New Zealand by: Concrete Plus Ltd 23 Watts Rd, Sockburn 8042 Ph: 03 343 0090

ABN 61 340 837 871 Telephone 02 9970 1111 Facsimile 02 9970 1200 PO Box 882 Mona Vale NSW 1660 DX 9018, Mona Vale

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BUILDING CERTIFICATE NO: BC0006/15

UNDER SECTION 149A OF THE ENVIRONMENTAL PLANNING & ASSESSMENT ACT, 1979 (AS AMENDED)

THE PITTWATER COUNCIL

PITTWATER COUNCIL

CERTIFIES THAT in relation to the building or part identified below, the Council -

By virtue of anything existing or occurring before the date of inspection stated in this certificate; or (a)

Within 7 years after that date by virtue of the deterioration of the building or part solely by fair wear and tear, (b)WILL NOT -

Make an order requiring the building to be repaired, demolished, altered or rebuilt by reason only of its design, (C) appearance, form of construction or state of repair; or

Take proceedings for an order or injunction requiring the demolition, alteration, addition, or rebuilding of or to the (d) building or part, by reason only of its design, appearance, form of construction or state of repair; or

Take proceedings in relation to any encroachment by the building or part onto land vested in or under the control of (e) the Council.

IDENTIFICATION OF BUILDING

Property Address:	67 WHALE BEACH ROAD AVALON BEACH NSW 2107			
Nearest Cross Street:	Alexander Road	Side of Street	Eastern	
Classification of Building:	1a	Whole/Part:	Part of Building	
Description:	Storeroom to the low rear of the allotment	er ground floo	r of a secondary dwelling at the	
Date of Inspection:	10/02/2015 Owner:	FRANZ X GR	OSS & SEMA M SERICCHI	

Legal Description of Land: Lot 155 DP 17189

SCHEDULE

The following written information was used by the Council in deciding to issue this certificate: Survey report prepared by DP Surveying, dated 13/09/2010, Ref No 740 and report by Jack Hodgson Consultants Pty Ltd dated 1/4/09 Ref VS 24367.

Dated

12/02/2015

Mark Ferguson **GENERAL MANAGER**

per: With

Applicant's Name: FRANZ XAVER GROSS SEMA MARIA SERICCHI, 67 WHALE BEACH ROAD AVALON BEACH NSW 2107 67 WHALE BEACH ROAD AVALON BEACH NSW 2107

NB:

An order made or proceedings taken in contravention of this certificate is of no effect. 1. 2

The issue of a Building Certificate does not prevent

- orders from being made against any person in relation to matters detailed in the table to Section 121B of (i) the Environmental Planning and Assessment Act, 1979 (as amended);
- proceedings being taken against any person for failure to obtain development consent or to comply with (ii) any conditions of development consent, pursuant to Section 125 of the Environmental Planning and Assessment Act, 1979.

Email pittwater_council@pittwater.nsw.gov.au Web pittwater.nsw.gov.au

1 Insert the name. address and occupation of person making the declaration

2 Set out matter declared to in numbered paragraphs

STATUTORY DECLARATION Statutory Declarations Act 1959 1.1 Franz Gross, selfemployed of 67 Whale Beach Rd, Avalon NSW 2107

Commonwealth of Australia

make the following declaration under the Statutory Declarations Act 1959:

At the address 67 Whale Beach Rd, Avalon NSW 2107 I have excavated the Foundations for the structure with the DA No. NO812/06 down to rock level.

I understand that a person who intentionally makes a false statement in a statutory declaration is guilty of an offence under section 11 of the Statutory Declarations Act 1959, and I believe that the statements in this declaration are true in every particular.

3 Signature of person making the declaration

n

4 Place 5 Day 6 Month and year

- 7 Signature of person before whom the declaration is made (see over)
- 8 Full name, qualification and address of person before whom the declaration is made (in printed letters)

of 6 April 2014 Declared at 4 337 -341 Buren Joeyon 5 30th NEWPOR RA Before me, Barenjoen Rd NEWPOR NSJ 210 6

Note 1 A person who intentionally makes a false statement in a statutory declaration is guilty of an offence, the punishment for which is imprisonment for a term of 4 years - see section 11 of the Statutory Declarations Act 1959.

Note 2 Chapter 2 of the Criminal Code applies to all offences against the Statutory Declarations Act 1959 --- see section 5A of the Statutory Declarations Act 1959.

PITTWATER COUNT

ARNOTANOSIA 01: 91 1 111 62

PO Box 89. Mona Vale HSM 1 ... DX 9018 Mar.

02 99182130

MODIFICATION OF DEVELOPMENT CONSENT NO: N0556/10 ENVIRONMENTAL PLANNING & ASSESSMENT ACT, 1979 NOTICE TO APPLICANT OF DETERMINATION OF A DEVELOPMENT APPLICATION

Applicant's Name and Address:

FRANZ GROSS 67 WHALE BEACH ROAD AVALON NSW 2107

Being the applicant in respect of S96 Modification Application No N0556/10/S96/1

1.

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Pursuant to section 81 of the Act, notice is hereby given of the determination by Pittwater Council, as the consent authority, of this Development Application for -

N0556/10/S96/1 Modification of Development Consent N0556/10 for A secondary dwelling.

At:-

Lot 155 DP 17189

67 WHALE BEACH ROAD AVALON BEACH NSW 2107

Decision:

The Development Application has been determined by the granting of consent based on information provided by the applicant in support of the application, including the Statement of Environmental Effects, and in accordance with

- Drawings numbered CU-01 (Amendment A) drawn by NB Design dated September 2010.
- Geotechnical letter from Jack Hodgson consultants Pty Ltd dated 1.4.2009.
- And as further amended by drawing numbered CU-02 (amendment C) dated * September 2010.

as amended in red (shown clouded) or as modified by any conditions of this consent

The reason for the imposition of these conditions is to ensure that the development consented to is carried out in such a manner as to achieve the objectives of the Environmental Planning and Assessment Act, pursuant to section 5(a) of the Act, having regard to the relevant matters for consideration contained in section 79C of the Act and the Environmental Planning Instruments applying to the land, as well as section 80A of the Act which authorises the imposing of the consent conditions.

Note: For ease of reference, all of the previous conditions have been re-listed. Those conditions amended or deleted have been highlighted.

Endorsement of date of consent 1/12/2010

(Mogified 17/12/2014)

Mark Ferguson GENERAL MANAGER

Por: 101 1

pittwater.comcil@pittwater.nsw.gov.au pittwater.nsw.gov....

Village Park 7 Park Street, Mona Vale

:15 SVA Old Barrenjoey Rood, Priviter,

Costs 14, 12, 13 + 16/5 Viko Place, Wardewood — 1 Boordah Road, Moss — Lood