

Business Hours:  
8.00am to 5.30pm, Monday to Thursday  
8.00am to 5.00pm, Friday

**Building Certificate No: BC0034/17**

22 May 2017

PETER ALAN FENNELL  
1 WESLEY STREET  
ELANORA HEIGHTS NSW 2101

Dear Sir/Madam

**Application for a Building Certificate**

**Property: 1 WESLEY STREET ELANORA HEIGHTS NSW 2101**

Please find enclosed a Building Certificate issued in response to your application.

Yours faithfully

Wal Dover  
**SENIOR BUILDING SURVEYOR**

## BUILDING CERTIFICATE NO: BC0034/17

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

THE NORTHERN BEACHES COUNCIL

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

- (a) By virtue of anything existing or occurring before the date of inspection stated in this certificate; or
- (b) Within 7 years after that date by virtue of the deterioration of the building or part solely by fair wear and tear, WILL NOT –
- (c) Make an order requiring the building to be repaired, demolished, altered or rebuilt by reason only of its design, appearance, form of construction or state of repair; or
- (d) Take proceedings for an order or injunction requiring the demolition, alteration, addition, or rebuilding of or to the building or part, by reason only of its design, appearance, form of construction or state of repair; or
- (e) Take proceedings in relation to any encroachment by the building or part onto land vested in or under the control of the Council.

### IDENTIFICATION OF BUILDING

Property Address: **1 WESLEY STREET ELANORA HEIGHTS NSW 2101**

Nearest Cross Street: **Powderworks Road** Side of Street: **Eastern**

Classification of Building: **1a, 10a, 10b** Whole/Part: **Whole of Building**

Description: **A sole occupancy one and two storey brick dwelling with a tile roof together with a brick garage, carport, balconies and an inground pool**

Date of Inspection: **18/05/2017** Owner: **PETER A FENNELL & SUSAN M FENNELL**

Legal Description of Land: **Lot 19 DP 30255**

### SCHEDULE

The following written information was used by the Council in deciding to issue this certificate:  
**Survey report prepared by Byrne & Associates Surveyors, dated 9/03/2017, Ref No 10863ID; structural certification by Peleng Structural Engineers dated 27/3/17 Ref 171120; and pool compliance certificate 29eaf6e8 issued by Colin Daley Certifier Ref BPB 1785.**

Dated: **22/05/2017**

Mark Ferguson  
**INTERIM GENERAL MANAGER**

.....  
per:

Applicant's Name: **PETER ALAN FENNELL**  
**1 WESLEY STREET ELANORA HEIGHTS NSW 2101**

NB:

1. An order made or proceedings taken in contravention of this certificate is of no effect.
2. The issue of a Building Certificate does not prevent
  - (i) orders from being made against any person in relation to matters detailed in the table to Section 121B of the Environmental Planning and Assessment Act, 1979 (as amended);
  - (ii) proceedings being taken against any person for failure to obtain development consent or to comply with any conditions of development consent, pursuant to Section 125 of the Environmental Planning and Assessment Act, 1979.