

BUILDING REGULATION &  
FIRE SAFETY ENGINEERS

LEVEL 1  
71-73 ARCHER STREET  
CHATSWOOD NSW 2067  
ALL CORRESPONDENCE TO:  
LOCKED BAG 8  
CHATSWOOD NSW 2067  
ABN 96 402 469 940  
PH. (02) 9411 5360  
FAX. (02) 9411 5420  
E-MAIL: INFO@BCALOGIC.COM.AU

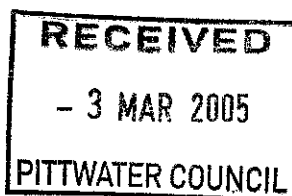
Our Ref: 04162-12/sb

2<sup>nd</sup> March 2005

The General Manager  
Pittwater Council  
P.O.Box 882,  
MONA VALE NSW 1660  
**Fax:9970 7150**

Attn: Charles Scott

Dear Charles,



**RE: - MONA VALE GOLF CLUB - 1 GOLF AVENUE, MONA VALE  
DEVELOPMENT CONSENT DA 108/04 DATED 21<sup>ST</sup> MAY 2004  
OCCUPATION CERTIFICATE DETERMINATION**

Reference is made to the Development Consent issued by Council, for the construction of additions to the existing maintenance shed at the subject site and to the Construction Certificate issued by Stuart Boyce of BCA Logic Pty Ltd on 11<sup>th</sup> June 2004 CC number 04162-cc.

The work has been carried out in accordance with the Development consent and Construction Certificate and is now complete.

The conditions of the Development Consent that needed to be satisfied prior to the issue of the Occupation Certificate have now been met and as such, please find attached the Occupation Certificate for these works. Please also find attached a cheque in favour of Council for \$30.00 being the lodgment fee for an Occupation Certificate.

Should you require any further information or explanation of the above, please do not hesitate to contact me.

Yours faithfully,

**STUART BOYCE**  
**Director**  
**BCA Logic Pty. Limited**

rcpt # 163625

## Occupation Certificate Determination

This certificate is issued by a certifying authority (a council or a private certifier) and allows the applicant to occupy or use the building or part of the building as set out in the certificate.

### 1. Details of the applicant

Mr ☐ Ms ☐ Mrs ☐ Dr ☐ Other ☐

First name  Family name / Company Name

**Mona Vale Golf Club**

Flat/street no.  Street name

**1** **Golf Avenue**

Suburb or town  State  Postcode

**Mona Vale** **NSW** **2103**

Daytime telephone  Fax  Mobile

**(02) 9999 4266** **(02) 9997 5791** **0418 699 965**

Email

**andy@mvgc.com.au**

### 2. Identification of the land

Flat/street no.  Street name

**1** **Golf Avenue**

Suburb or town  Postcode

**Mona Vale** **2103**

Lot no.  Section

**-** **-**

DP/MPS no.  Volume/folio

**Crown Reserve 43244** **-**

Development application or complying development certificate no.

**D/Consent DA108/04**

### 3. Decision of the Certifying Authority

Type of certificate issued:

- ☐ an interim occupation certificate  
☒ a final occupation certificate

Date of this decision

**2<sup>nd</sup> March 2005**

### 4. Information attached to this decision

- ☒ A schedule of fire safety measures **Attachment B**  
☒ The final fire safety certificate or an interim fire safety certificate (as relevant)  
☒ Other relevant information relied upon as contained within **Attachment A**

**5. Description of the subject work**

Office additions to the existing maintenance shed at the subject site.

**Final Occupation Certificate**

Stuart Boyce

certifies that:

- ☒ a current development consent has been granted for the development
- ☐ a current complying development certificate has been issued for the development
- ☒ a current construction certificate has been issued with respect to the plans and specifications for the building
- ☒ the building is suitable for occupation or use in accordance with its classification under the Building Code of Australia as a class 5 building
- ☒ a final fire safety certificate has been issued for the building
- ☐ a final report from the Commissioner of Fire Brigades has been considered

Occupation certificate no.

04162-oc

Date of the certificate

2<sup>nd</sup> March 2005

**Signature**

For this certificate to be valid, it must be signed by the certifying authority.

Signature



Name

Stuart Boyce

Flat/Street no.

L1, 71-73

Street name

Archer Street

Suburb or town

Chatswood

State

NSW

Postcode

2067

Telephone

(02) 9411 5360

Fax

(02) 9411 5420

If the certifier is an accredited certifier:

Accreditation body of the certifier

NSW Accreditation Scheme Building  
Surveyors & Allied Professionals (DIPNR)

Accreditation no. of the certifier

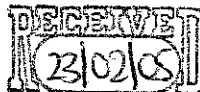
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**Attachment A Relevant Information Relied Upon**

<b>D/ Consent Condition Number</b>	<b>Description</b>
-	Development Consent Number 108/04 issued by Pittwater Council dated 21 <sup>st</sup> May 2004.
-	Occupation Certificate Application Form completed by the applicant and received on 29 <sup>th</sup> November 2004.
-	Construction Certificate Determination issued by Stuart Boyce of BCA Logic Pty Ltd dated 11 <sup>th</sup> June 2004 CC Number 04162-cc.
-	Final Fire Safety Certificate dated 11 <sup>th</sup> January 2005 issued by Mona Vale Golf Club.
-	Certification of installation of fire hose reel dated 20 <sup>th</sup> December 2004 issued by Russell Hunter.
-	Certification of installation of exit signs and smoke detectors dated 11 <sup>th</sup> October 2004 issued by Stanley Noal.
-	Certification of installation of paths of travel dated 11 <sup>th</sup> January 2005 issued by Andy Hugill.
E10.	Overall Structural Engineers Certification dated 7 <sup>th</sup> June 2004 issued by David R Cooper.
E10 (k).	Structural Engineers Certification dated 13 <sup>th</sup> September 2004 issued by David R Cooper for Balustrading adequacy.
E10 (f).	Structural Engineers Certification dated 13 <sup>th</sup> September 2004 issued by David R Cooper for wall, roof frames and window locations.
E10 (d).	Structural Engineers Certification dated 13 <sup>th</sup> September 2004 issued by David R Cooper for footings and piers.
E10 (o).	Building Surveyors Certification dated 2 <sup>nd</sup> March 2005 issued by Stuart Boyce of BCA Logic Pty Ltd for ridge roof levels.
E12 (b).	Building Surveyors Certification dated 2 <sup>nd</sup> March 2005 issued by Stuart Boyce of BCA Logic Pty Ltd for BCA Compliance.
-	Certification of installation of glazing and fire hazard indices of floor vinyl issued by Nomad Manufactured Buildings Pty Ltd dated 1 <sup>st</sup> October 2004.
-	Correspondence dated 2 <sup>nd</sup> November 2004 issued by Nomad Manufactured Buildings Pty Ltd on completion works.
-	Undated correspondence issued by Nomad Manufactured Buildings Pty Ltd on D/Consent condition compliance.
E31.	Correspondence dated 6 <sup>th</sup> January 2005 issued by Nomad Manufactured Buildings Pty Ltd on Part 3A DIPNR Compliance and paths of travel design.
-	Correspondence dated 17 <sup>th</sup> January 2005 issued by Russell Hunter of floor wastes.
-	Photographs taken by Andy Hugill on tactile indicators dated 3 <sup>rd</sup> February 2005.
-	Correspondence dated 3 <sup>rd</sup> August 2004 issued by BCA Logic Pty Ltd on outstanding matters for final Occupation Certificate.
-	Certification of installation of PFE's, Fire Hose Reels and Fire Hydrants issued by Betta Fire Protection dated 24 <sup>th</sup> February 2005.

**Attachment B Fire Safety Schedule****Required Essential Fire and Other Safety Measures to Workshop Building Including Office Additions**

ITEM NO.	REQUIRED ESSENTIAL FIRE OR OTHER SAFETY MEASURES	Minimum standard of performance, i.e. BCA clause and/or Australian Standard to be achieved.
1.	Emergency lighting	BCA Clauses E4.2 & E4.4, AS/NZS2293.1-1998
2.	Exit signs	BCA Clauses E4.5, E4.6 & E4.8, AS/NZS2293.1-1998
3.	Paths of travel, stairways, passageways or ramps	BCA Section D
4.	Portable fire extinguishers	AS2444-1995
5.	Fire hose reel system	BCA Clause E1.4, AS2441-1988
6.	Fire Hydrant System	AS2419.1



AS T/F BCA LOGIC UNIT TRUST

PTY LTD

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## Fire Safety Certificate

The Environmental Planning and Assessment Regulation 2000

The owner of a building, or the owner's agent, needs to provide a fire safety certificate to the certifying authority (a council or a private certifier) with an application for an occupation certificate. You can use this form to do so. A copy of the certificate also needs to be given to the Commissioner of New South Wales Fire Brigades, and displayed in the building in a prominent position. To complete this form, please place a cross in the boxes ☐ and fill out the white sections as appropriate.

### 1. Details of the building to be certified

Name of the owner of the building or part of the building

First name

Family name

Mona Vale Golf Club

Address of the building

Flat/street no.

Street name

Golf Avenue

Suburb or town

Postcode

Mona Vale

2103

Nearest cross street

Barrenjoey Road

This certificate is for:

- ☐ part of the building  
☐ the whole of the building.

Description of the building or part of the building

Office additions to existing maintenance shed at the subject site only.

New annexes used for staff.

### 2. Type of certificate

This is:

- ☐ an interim fire safety certificate  
☒ a final fire safety certificate

Date of this certificate

11/1/05.



### 3. Assessment of Fire Safety Measures

[illegible]

N/A for  
New Building

**NB:** a sample of typical essential fire safety measures are listed in Annexure A

4. Information attached to this certificate

Page 2 of 5

## Fire Safety Certificate

**5. Certification**

I, **Russell Hunter (Director)** of **Mona Vale Golf Club**  
being the owner of the building described above, or the agent of the owner, certify that:

- ☒ each of the essential fire safety measures listed above:
  - has been assessed by a properly qualified person, and
  - was found, when it was assessed by that person, to be capable of performing to at least the standard required by the current fire safety schedule for the building;
- ☒ the information contained in this statement is true and accurate to the best of my knowledge and belief.

**6. Signature**

The owner of the building, or the agent of the owner, must complete and sign the certificate.

Signature



Name

**Russell Hunter (Director)**

Address

**C/- Mona Vale Golf Club  
Golf Avenue, Mona Vale**

The capacity in which you are signing if you are not the owner of the building

**Director of Mona Vale Golf Club**

**7. Privacy policy**

You need to provide the information in this certificate to the certifying authority if you are applying for an occupation certificate. You also need to give the information to the council and the Commissioner of New South Wales Fire Brigades if a fire safety order has been made for the building once you have satisfied that order. If you do not supply a fire safety certificate as required, you will be in breach of the *Environmental Planning and Assessment Act 1979* and you could be found guilty of an offence and/or required to take further action. Please contact the council if the information you have provided in this certificate is incorrect or changes.



## Fire Safety Certificate

## Annexure A

## Sample of typical Essential Fire Safety Measures

Measure	Standard of Performance
Access panels, doors and hoppers to fire resisting shafts	BCA Clause C3.13
Automatic fail safe devices	Manufacturer's Specification
Automatic fire detection and alarm system	BCA Clause E2.2a, AS1670.1-1995, AS3786-1993
Automatic fire suppression system (sprinkler system)	BCA Clause E1.5, AS2118.1-1999
Emergency lighting	BCA Clauses E4.2 & E4.4, AS/NZS2293.1-1998
Emergency lifts	BCA Clause E3.4, AS1735.2-1997
Emergency warning and intercommunication system	BCA Clause E4.9, AS2220 Parts 1 & 2 - 1989
Exit signs	BCA Clauses E4.5, E4.6 & E4.8, AS/NZS2293.1-1998
Fire control centres and rooms	BCA Clause E1.8
Fire dampers	AS/NZS1668.1-1998
Fire doors	BCA Spec C3.4, AS/NZS1905.1-1997
Fire hydrant system	BCA Clause E1.3, AS2419.1-1994
Fire seals protecting openings in fire resisting components of the building	BCA Clause C3.15, Manufacturer's Specification
Fire shutters	BCA Spec C3.4, AS1905.2-1989
Fire windows	BCA Spec C3.4
Fire hose reel system	BCA Clause E1.4, AS2441-1988
Lightweight construction	Manufacturer's Specification
Mechanical air handling systems	AS/NZS1668.1-1998
Paths of travel, stairways, passageways or ramps	BCA Section D
Perimeter vehicle access for emergency vehicles	BCA Clause C2.4
Portable fire extinguishers	BCA Clause E1.6, AS2444-1995
Pressurisation system	AS/NZS1668.1-1998
Required (automatic) exit doors	BCA Clause D2.19, AS1670.1-1995
Safety curtains in proscenium openings	BCA NSW Clause H101.10
Sliding fire doors	BCA Clause C3.6
Smoke and heat vents	BCA Spec E2.2c, AS2665-1983
Smoke control system	BCA Spec E2.2a, BCA Spec E2.2b, AS/NZS1668.1-1998
Smoke dampers	AS/NZS1668.1-1998

Measure

Standard of performance

## Fire Safety Certificate

Smoke detectors and heat detectors	BCA Clause E2.2a
Smoke doors	BCA Spec C3.4
Solid core doors	BCA Clause C3.11
Standby power system	BCA Spec G3.8 Clause 6
Wall wetting sprinkler and drencher system	AS2118.1-1999
Warning and operational signs	BCA Clause D2.23, EP&A Reg.2000 Clause 183
OTHERS (specify)	



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## Occupation Certificate Application Form

If you want to occupy or use a new building, or change the use of an existing building, you need an occupation certificate before you can do so. You can use this form to apply for an occupation certificate. To complete the form, please place a cross in the boxes ☐ and fill out the white sections as appropriate. To minimise delay in receiving a decision about your application, please ensure you submit all relevant information.

You need to apply to the principal certifying authority you have appointed for the development if you want to occupy or use a new building. Otherwise you can apply to a certifying authority (either your council or a private certifier).

### 1. Details of the applicant

Mr ☐ Ms ☐ Mrs ☐ Dr ☐ Other ☐

First name

Family name / Company Name

MONA VALE GOLF CLUB

Flat/street no.

Street name

GOLF AVE

Suburb or town

MONA VALE

State

NSW

Postcode

2103

Daytime telephone

Fax

Mobile

Email

### 2. Identify the land

Flat/street no.

Street name

GOLF CLUB

GOLF AVENUE

Suburb or town

MONA - VALE

Postcode

2103

Lot no.

Section

DP/MPS no.

Volume/folio

You can find the lot no., section, DP/MPS no. and volume/folio details on a map of the land or on the title documents for the land. If you need additional room, please attach a schedule and/or a map with these details.

## Occupation Certificate Application Form

**3. Details of the Development Approvals granted**

Is development consent required for the development?

No ☐Yes ☒

Has development consent been granted after a development application was made?

Yes ☒

What is the development application no.?

DA No 108/04

What date was development consent granted?

21-5-2004

No ☐

Has a complying development certificate been issued?

No ☒Yes ☐ What is the complying development certificate no.?

What date was the certificate issued?

Has a construction certificate been issued for the building? A construction certificate is not needed if a complying development certificate has been issued.

No ☐Yes ☐

What is the construction certificate no.?

04162-cc

What date was the certificate issued?

11-6-04

**4. Identify What you want to do**

If you want to occupy or use a new building that is only partially completed, or change the use of part of an existing building, you need an **interim occupation certificate**. If you want to occupy or use a new building that has been completed, or change the whole use of an existing building, you need a **final occupation certificate**.

Are you going to occupy or use a new building?

No ☐Yes ☒

Is the building:

☐ partially completed?☒ completed?

Are you going to change the use of an existing building?

No ☒Yes ☐

Do you want to change:

☐ the use of part of the building?☐ the whole use of the building?

## Occupation Certificate Application Form

**5 Describe the building**

If you are applying for an occupation certificate for part of a building, describe the part of the building:

For what purpose do you propose to use the building or part of the building?

AMENITIES EXTENSION + OFFICE + STORE

For a new building:

What is the class of the building under the Building Code of Australia?

5

*This can be found in the development consent or complying development certificate.*

To change the use of an existing building:

What is the class of the existing building under the Building Code of Australia?

What is the new class of the building under the Building Code of Australia?

*This can be found in the development consent or complying development certificate.*

**6 Information to be attached to the application**

Please indicate the documents you have attached by placing a cross in the appropriate boxes ☐.

- ☒ a copy of the development consent or the complying development certificate
- ☐ a copy of the construction certificate, where relevant
- ☒ a copy of the final fire safety certificate, where relevant
- ☐ a copy of the interim fire safety certificate, where relevant
- ☒ any other certificate or document on which you rely, e.g. a compliance certificate.

**7 Signature**

The applicant, or the applicant's agent, must sign the application.

Signature

*A. Gill*

Name, if you are not the applicant:

ANDREW HUGILL

In what capacity are you signing if you are not the applicant?

CONCRETE SUPERINTENDENT

Date

3/11/04.

**8 Privacy Policy**

The information you provide in this application will enable your application to be assessed by the certifying authority. If the information is not provided, your application may not be accepted. Please contact the council if the information you have provided in your application is incorrect or changes.

Occupation Certificate Application Form

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**How to Lodge this application**

This application may be posted or by courier to Level 1, 71-73 Archer Street, Chatswood NSW 2067.  
We are open for business 8.00 to 5.00pm Mon – Fri (excluding Public Holidays). We recommend that you consult a BCA Logic Consultant before submitting this application.

We may be contacted on Phone (02) 9411 5360 or fax (02) 9411 5420.

**Office Use Only**

Date Received

*Leid* 20-11-04

## Certificate of Compliance

(Supporting Documentation for the Annual Fire Safety Statement)

### Supply and Installation of Essential Services

Environmental Planning & Assessment Regulation - 1979 No. 203

City/Municipality/Shire of:

Date: 24/2/05

Building No. or Name: Mona Vale Golf Club Street: Golf Ave

District/Town: MONA VALE, NSW Postcode: 2103

Owner's Name:

Owner's Address:

Nature of Essential Service	Date of Installation or Inspection	Name of Competent Technician	Was the Service Found to have been Performed to the Relevant Standard (Yes/No)
Portable Fire Extinguishers in Compliance with AS 2444	27/01/05	Stan Bradford	Yes
Fire Hose Reels in Compliance with AS 2441	27/01/05	Stan Bradford	Yes
Hydrants & Booster in Compliance with AS 2419.1	12/07/04	Stan Bradford	Yes

I, Keith Newcombe of Betta Fire Protection Pty. Ltd. certify that the information contained in this certificate is, to the best of my knowledge and belief, true and accurate, and the above person(s) are competent to carry out such installation(s) or inspections.

Signed:

Date: 24/2/05

Betta Fire Protection Pty Ltd  
2/24-26 Winbourne Road  
BROOKVALE NSW 2100  
Ph: (02) 9939 7807  
Fx: (02) 9905 7208



# PERMIT APPLICATION - for Plumbing and Drainage Work

Serial No D 198374

Please supply requested information fully and neatly to ensure the prompt issue of the permit.

## PROPERTY &amp; OWNER DETAILS

House No.	Lot No.	Street	Suburb
		GOLF AVE	MONA VALE
Municipality		Postcode	Nearest Cross Street
PITTSWATER			BARRENDEEY
Owner's Name		Full Address	
MONA VALE GOLF CLUB		GOLF AVE MONA VALE	

## LICENSEE'S DETAILS

Full Name	Address for Notices	Phone No.
RUSSELL HUNTER	3 BOYER RD SEACON HILL	94513045
Licence No.	Expiry Date	Contractors Authority No.
L1170		
		Expiry Date
		22/9/05

## WORK OF WATER SUPPLY / METER DETAILS

Size of Drilling/No.	Size of Pipework Main to Meter	OR	Main Size-Size of Tee to be cut into Main	Size of Valve
Reference No.	Size of Meter	Meter No.	Drilling Date/Time	Office Issued From

Full Description of Work/Affixed Meter or Return Meter and List the Number of Fittings to be Connected:

① Carry out work of Water supply FIR HOSE ASBL 1

- Draw water from Water Authorities Supply, stand pipe or sell water so drawn ☐
- Install, alter disconnect or remove a meter connected to service pipe ☐
- Install, alter disconnect or remove a backflow prevention device ☐

Fittings to be Connected	Number Existing	Number Proposed
W.C.		
Basin		
Bath		
Shower		
Kitchen		
Laundry		
Other		

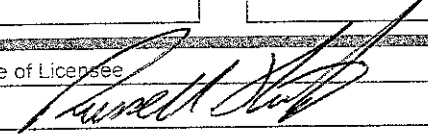
## WORK OF SANITARY PLUMBING/DRAINAGE AND STORMWATER

Give Full Description of Work and List The Number of Fittings to be Connected

- Carry out work of sanitary plumbing/drainage ☐
- Carry out work of Stormwater drainage ☐
- Connection to Sewer ☐
- Connection to stormwater system ☐

Fittings to be Connected	Number Existing	Number Proposed
W.C.		
Basin		
Bath		
Shower		
Kitchen		
Laundry		
Other (Specify)		

## SEWERAGE/WATER SERVICE INSPECTION FEE

Date Fee Paid	Amount	Receipt No.	Building Fee	Receipt No.
	\$		\$	
Authorising Officer		Office	Drainage No./Date	
Date of Commencement of Work	Estimated Date of Completion	Signature of Licensee		
1 12/04	20 12/04	 20/12/04		

PLEASE COMPLETE DETAILS ON REVERSE

Serial No.D

198374

## LICENSEE'S PERMIT - Please hand this section to the Licensee

1. This is your PERMIT to carry out the work described on 'Permit application', in accordance with provisions of the Local Authorities Act, Regulations, and Codes of Practice.
2. This PERMIT is only valid when it bears the official stamp of the Local Authority. It must be produced on the request of any person duly authorised by the Local Authority. Some Local Authorities may require the PERMIT to be produced to obtain a water meter.
3. The correspondingly numbered CERTIFICATE OF COMPLIANCE must be submitted by you to the Local Authority on completion of the above work.

## Final/Interim Fire Safety Certificate

issued under the Environmental Planning and Assessment  
Regulation, 1994  
Clauses 80E and 80F

## Certificate

type of certificate  
see note 1

☐ interim☒ final

certificate  
name owner/agent  
address

I STANLEY JOHN NOAL  
of 7 RIVERSIDE RD EMU PLAINS

certify that:

(a) each of the essential fire measures listed below:

see note 2 assessment  
requirements.

- \* has been assessed by a person (chosen by me) who was properly qualified to do so, and
- \* was found, when it was assessed, to have been properly implemented and to be capable of performing to a standard not less than that required by the most recent fire safety schedule (copy attached) for the building for which the certificate is issued.

see note 3 relevant fire  
safety schedule

(b) the information contained in this certificate is, to the best of my knowledge and belief, true and accurate.

identification of building  
location

street GOLF AVE. MONA VALE  
side of street SOUTH  
nearest cross street BARRENJOEY RD  
house/unit no. or name MONA VALE GOLF CLUB

particulars of building

whole/part WHOLE  
description of part (where applicable)

date of assessment

11.10.04

owner's details  
name  
address

MONA VALE GOLF CLUB  
GOLF AVE MONA VALE

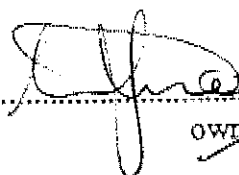
essential fire safety  
measures  
see note 3

measure	standard of performance
* * SMOKE DETECTORS	AS 3786
* * * *	

date of certificate

dated this 11TH day of OCTOBER 19 2004

signature



owner/agent

\* A copy of this certificate together with the relevant fire safety schedule must be forwarded to the council and the Commissioner of the New South Wales Fire Brigades.

\* A copy of this certificate together with the relevant fire safety schedule must be prominently displayed in the building.

#### Notes for completing Final/Interim Fire Safety Certificate

##### Note 1

An interim fire safety certificate or a final fire safety certificate is required before:

- \* an interim occupation certificate can be issued to allow a partially completed new building (including an altered portion of, or an extension to, a new building) to be occupied or used, or
- \* an interim occupation certificate can be issued to allow a change of building use for part of an existing building.

A final fire safety certificate is required:

- \* before a final occupation certificate can be issued to allow a new building (including an altered portion of, or extension to, a new building) to be occupied or used, or
- \* before a final occupation certificate can be issued to allow a change of building use for an existing building, or
- \* in accordance with a fire safety order given by a council.

An interim fire safety certificate is issued for part of the building and may deal only with those essential fire safety measures appearing on the most recent fire safety schedule (see note 3) relevant to the part of the building for which an interim occupation certificate will be sought.

## Notes for completing Final/Interim Fire Safety Certificate (cont'd)

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A final fire safety certificate must deal with all essential fire safety measures appearing on the most recent fire safety schedule (see note 3), subject to the following.

An interim fire safety certificate or a final fire safety certificate need not deal with those essential fire safety measures which have been the subject of some other final fire safety certificate or annual fire safety statement within the previous 6 months, unless the person or authority responsible for determining the relevant development consent, complying development certificate, construction certificate or fire safety order, has specified otherwise in the schedule.

See also note 3.

### Note 2

The person who carries out the assessment:

- \* must inspect and verify the performance of each fire safety measure being assessed, and
- \* in the case of a (interim or final) fire safety certificate for a new building (not an alteration to, or enlargement or extension of an existing building) must test the operation of each item of fire safety equipment installed in the building.

### Note 3

The relevant essential fire safety measures are those specified in the most recent fire safety schedule, attached to one of the following:

- \* development consent for a change of building use,
- \* complying development certificate for the erection of a building or a change of building use,
- \* construction certificate for proposed building work, including building work associated with a change of building use, or
- \* a fire safety order.

The fire safety schedule will also identify the required standard of performance for each essential fire safety measure.



# NOMAD MANUFACTURED BUILDINGS

374 VARDYS RD., KINGS PARK (BLACKTOWN)

ACN 072 168 631

TELEPHONE (02) 9622-8555  
HOME: (02) 9452 1638

FAX (02) 9676-8176  
HOME: (02) 9452 1638

## FAX TRANSMISSION

Company : B.C.A LOGIC. Date : 4-1-05  
Attention : JAMES DETERS From : I.J. Mercer  
Fax No : 9411 5420 Ref : IJM  
Telephone : No. of Pages : 1 of 4

MONA VALE GOLF COURSE.

James

Copy of Form 15 as discussed.

Many thanks for your assistance

Jan

FORM15

## Final/Interim Fire Safety Certificate

issued under the Environmental Planning and Assessment  
Regulation, 1994  
Clauses 80E and 80F

## Certificate

type of certificate  
see note 1

☐ interim☒ final

certificate

name owner/agent

address

I STANLEY JOHN NOAL  
of 7 RIVERSIDE RD EMU PLAINS

certify that:

(a) each of the essential fire measures listed below:

see note 2 assessment  
requirements.

- \* has been assessed by a person (chosen by me) who was properly qualified to do so, and
- \* was found, when it was assessed, to have been properly implemented and to be capable of performing to a standard not less than that required by the most recent fire safety schedule (copy attached) for the building for which the certificate is issued.

see note 3 relevant fire  
safety schedule

(b) the information contained in this certificate is, to the best of my knowledge and belief, true and accurate.

identification of building  
location

street GOLF AVE. MONA VALE  
side of street SOUTH  
nearest cross street BARRENJOEY RD  
house/unit no. or name MONA VALE GOLF CLUB

particulars of building

whole/part WHOLE  
description of part (where applicable)

date of assessment

11.10.04

owner's details

name

address

MONA VALE GOLF CLUB  
GOLF AVE. MONA VALE

(LATCHULASIRI)-H:\ASDC\ARCHIVE\WWW\FORM15.DOC


essential fire safety  
measures  
see note 3

measure	standard of performance
* SMOKE DETECTORS	AS 3786 - 1
* EXIT LIGHT.	AS 2293 - 1
* -	
* -	

date of certificate

dated this 11TH day of OCTOBER 19 2004

signature



owner/agent

- \* A copy of this certificate together with the relevant fire safety schedule must be forwarded to the council and the Commissioner of the New South Wales Fire Brigades.
- \* A copy of this certificate together with the relevant fire safety schedule must be prominently displayed in the building.

### Notes for completing Final/Interim Fire Safety Certificate

Note 1

An interim fire safety certificate or a final fire safety certificate is required before:

- \* an interim occupation certificate can be issued to allow a partially completed new building (including an altered portion of, or an extension to, a new building) to be occupied or used, or
- \* an interim occupation certificate can be issued to allow a change of building use for part of an existing building.

A final fire safety certificate is required:

- \* before a final occupation certificate can be issued to allow a new building (including an altered portion of, or extension to, a new building) to be occupied or used, or
- \* before a final occupation certificate can be issued to allow a change of building use for an existing building, or
- \* in accordance with a fire safety order given by a council.

An interim fire safety certificate is issued for part of the building and may deal only with those essential fire safety measures appearing on the most recent fire safety schedule (see note 3) relevant to the part of the building for which an interim occupation certificate will be sought.



### Notes for completing Final/Interim Fire Safety Certificate (cont'd)

---

A final fire safety certificate must deal with all essential fire safety measures appearing on the most recent fire safety schedule (see note 3), subject to the following.

An interim fire safety certificate or a final fire safety certificate need not deal with those essential fire safety measures which have been the subject of some other final fire safety certificate or annual fire safety statement within the previous 6 months, unless the person or authority responsible for determining the relevant development consent, complying development certificate, construction certificate or fire safety order, has specified otherwise in the schedule.

See also note 3.

#### Note 2

The person who carries out the assessment:

- \* must inspect and verify the performance of each fire safety measure being assessed, and
- \* in the case of a (interim or final) fire safety certificate for a new building (not an alteration to, or enlargement or extension of an existing building) must test the operation of each item of fire safety equipment installed in the building.

#### Note 3

The relevant essential fire safety measures are those specified in the most recent fire safety schedule, attached to one of the following:

- \* development consent for a change of building use,
- \* complying development certificate for the erection of a building or a change of building use,
- \* construction certificate for proposed building work, including building work associated with a change of building use, or
- \* a fire safety order.

The fire safety schedule will also identify the required standard of performance for each essential fire safety measure.



11-1-05.

To James Debus

Compan B.C.A. Logic

As Course Superintendent I will make  
sure all paths of travel, stairways, passages  
or ramps are kept clear and clean

A. Hyell  
Course Superintendent

# DAVID R. COOPER M.I.E. (Aust.)

ABN 26 958 827 404  
22 Punch Street,  
ARTARMON NSW 2064  
Phone: 9901 3224 Fax.: 9439 1589

DRC.LE  
7th June, 2004

Nomad Manufactured Buildings Pty. Ltd.,  
374 Vardys Road,  
KINGS PARK NSW 2148

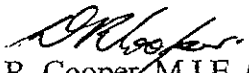
**Re: Structural Engineering Certificate**  
**for One (1) Single Storey U.M.B. Building 18.0m x 7.8m (including Verandah)**  
**Workshop Amenities Addition for Mona Vale Golf Club**

I certify as a qualified Practising Structural Engineer that the unregistrable mobile building to be installed as above complies with the relevant structural requirements of Part B of the Building Code of Australia 1996, relevant Australian Standards and Codes as listed below, and is structurally adequate and fit for its intended use and purpose.

The building is supported off footing piers to standard details, which have been engineered by this office. The footing piers' centres are nominated at 3.00m x 3.00m (maximum) which will provide adequate bearing capacity for the building's loads, and tie down points will resist the wind uplift forces for a 41m/s T.C. 3 wind.

All structural components have been designed and constructed in accordance with the following relevant Standards:

- AS1170.0 - Structural Design Actions - General Principals
- AS1170.1 - Structural Design Actions - Permanent, Imposed & Other Actions.
- AS1170.2 - Structural Design Actions - Wind Actions
- AS1170.4 - Minimum Design Loads on Structures - Earthquake Loads
- AS1870 - Residential Slabs and Footings Construction
- AS4100 - Steel Structures Code
- AS3600 - Concrete Code
- AS3700 - Masonry Code (some footing piers only)
- AS1538 - Cold-Formed Steel Structure Code
- AS1163 - Structural Steel Hollow Sections
- AS1154.1 - Welding of Steel Structures

  
D.R. Cooper M.I.E. (Aust.)  
CHARTERED PROFESSIONAL ENGINEER



**Pittwater Council**  
Component Certificate

DA No: N0108/04

CC No:

Property: MONA VALE GOLF COURSE 1 GOLF AVENUE MONA VALE  
NSW 2103

**Balustrading Adequacy**  
BA-1

( D. R. COOPER of D. R. COOPER ENGINEERING CONSULTANCY  
(Name) (Business)

at 22 PUNCH ST ARTARMON NSW 2064  
(Mailing Address)

being an:

☐ accredited certifier☒ structural engineer

with corporate membership of the Institute of Engineers Australia (MIE), or eligible to become a Corporate member and having appropriate experience and competence in the related field, my qualifications being:

D. R. COOPER MIE (Aust)  
CHARTERED PROFESSIONAL ENGINEER.

hereby certify that the balustrading has been designed and constructed in accordance with Part 3.9.2 "Balustrades" of the Building Code of Australia Housing Provisions, AS 1170.1-1989 "Minimum design loads on structures - Dead and live loads and load combinations", and the relevant conditions of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature D. R. Cooper MIE (Aust) Date 13/9/04  
C. P. Eng.

**The Institution of Engineers Australia**

Mr David R Cooper MIEAust CPEng

Chartered Professional Engineer

COLLEGES - Civil

MEMBERSHIP NO.

VALID TO:



**Pittwater Council**  
Component Certificate

DA No: N0108/04

CC No:

Property: MONA VALE GOLF COURSE 1 GOLF AVENUE MONA VALE  
NSW 2103

**Wall, Roof Frames and Window Location**  
FM-1

..... D. R. COOPER ..... of ..... D. R. COOPER ENGINEERING CONSULTANCY .....  
(Name) (Business)

at 22 PUNCH ST ARTARMON NSW 2064  
(Mailing Address)

being an:

☐ accredited certifier☐ licensed builder☒ Structural Engineer  
my qualifications being:

..... Dip. Tech. Eng. CIVIL ENGINEER, NSW I.T. (now UTS) .....

I hereby certify that the timber/steel wall and roof frames have been designed and constructed in accordance with Part 3.4 "Framing" of the Building Code of Australia Housing Provisions, relevant Australian Standards ie. Steel framing - AS 3623-1993 "Domestic metal framing" or AS 4100-1998 "Steel structures" or AS/NZS 4600 "Cold formed Steel Structures" or Timber framing - AS 1684-1992 "National timber framing code", the relevant conditions of Development Consent and that the window locations are in accordance with those shown on the approved Development Consent plans.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature .....

D R Cooper MIE ( Aust )  
CPENG

Date .....

13/8/04

**The Institution of Engineers Australia**

Mr David R Cooper MIEAust CPENG

Chartered Professional Engineer

COLLEGES- Civil

MEMBERSHIP NO:  
388287VALID TO:  
30-Jun-05



**Pittwater Council**  
Component Certificate

DA No: N0108/04

CC No:

Property: MONA VALE GOLF COURSE 1 GOLF AVENUE MONA VALE  
NSW 2103

**Footings/Slabs/Piers/Retaining Walls**  
FN-1

*D. R. COOPER*

(Name)

of *D R COOPER ENGINEERING CONSULTANCY*

(Business)

at

*22 PUNCH ST APTAMON NSW 2064*

(Mailing Address)

being an:



accredited certifier



practising structural engineer

with corporate membership of the Institute of Engineers Australia (MIE), or eligible to become a Corporate member and having appropriate experience and competence in the related field, my qualifications being:

*MIE(Aust) CHARTERED PROFESSIONAL ENGINEER.*

hereby certify that the footings/slabs/piers/retaining walls/other have been constructed in accordance with the engineers details nominated on the Construction Certificate or where not nominated, Part 3.2 "Footings and Slabs" of the Building Code of Australia Housing Provisions, AS 2870-1996 "Residential Slabs and Footings", AS 3600-1994 "Concrete Structures" and the relevant conditions of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature

*David R Cooper MIE(Aust) C P Eng.*Date *13/8/04*

**The Institution of Engineers Australia**

Mr David R Cooper MIEAust CPEng

Chartered Professional Engineer

COLLEGES: Civil

MEMBERSHIP NO.  
388287VALID TO  
30-Jun-05



# Pittwater Council

## Component Certificate

DA No: N0108/04

CC No: 04162-cc

Property: MONA VALE GOLF COURSE 1 GOLF AVENUE MONA VALE  
NSW 2103

## Roof Ridge Levels

RL-1

Shant Borge of BSA Logic Pty Ltd  
(Name) (Business)  
at Locked Bag 8, Chateauwood NSW 2067  
(Mailing Address)

being a qualified surveyor, my qualifications being:

Masters Fire Safety Design (CWS)  
and Dip Bldg Surveying (CWS)

hereby certify that the roof ridge levels comply with the levels nominated on the approved plans or by any condition of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature

Date

2-3-05





**Pittwater Council**  
Component Certificate

DA No: N0108/04

CC No: 04162-cc

Property: MONA VALE GOLF COURSE 1 GOLF AVENUE MONA VALE  
NSW 2103

**Building Code of Australia Certification**  
**Class 2-9**

BCA-1

I, Stuart Borge of BCA Logic P/L  
(Name) (Business)  
at Locked Bay 8, Chateau NSW 2067  
(Mailing Address)

being an:

- ☒ accredited certifier  
☐ fire engineer

my qualifications being:

Major Fire Safety Design (CWS)  
Grad Dip Bldg Surveying (UTS)

hereby certify that the development has been inspected and found to have been constructed in accordance with the provisions of the Building Code of Australia, any standards adopted by reference within the Building Code of Australia, approved Development Consent plans and any conditions of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature

Date

2-3-05



NOMAD MANUFACTURED BUILDINGS

374 VARDYS RD., KINGS PARK (BLACKTOWN)

ACN 072 168 631

TELEPHONE (02) 9622-8555  
HOME: (02) 9452 1638

FAX (02) 9676-8176  
HOME: (02) 9452 1638

FAX TRANSMISSION

Company : B.C.A LOGIC. Date : 2.11.04  
Attention : STUART BOYCE From : I.J. Mercer  
Fax No : 9411 5420 Ref : IJM  
Telephone : No. of Pages : 1 of

MONA VALE GOLF CLUB

Stuart,

Attached are items requested.

The following has also been carried out to date.

- Braille Sign on toilet door.
- Handrail to 1000 high.

I am waiting for the Club to carry out the slab & Fire Hose etc.

Could you clarify the attached 2 sheets on Emergency Exit signage etc?

Regards  
Ian



# NOMAD

MANUFACTURED BUILDINGS PTY. LTD.

ABN 67 072 168 631

374 Vardys Road, Kings Park NSW 2148  
Phone: (02) 9622 8555 Fax: (02) 9676 8176

B.C.A. Logic,  
Level 1,  
71-73 Archer Street,  
CHATSWOOD NSW 2067

Attn: Mr. S. Boyce

**Conditions to minimize the impact of the Development as per Council Consent**

**Item D.11**

There is no demolition work to be carried out, only cutting in 2 door openings into the existing Work shed area.

**Item D.12**

No Asbestos on site

**Item D.20**

Proposed extension to be erected on brick piers with cone pads under – no other excavation work.

**Item D.21**

Any excess soil from pads to be spread and consolidated under complex.

**Item D.25**

No retaining walls required.

**Item D.32**

**& D.33**

No fill is to be introduced.

**Item D.42**

**& D.43**

Roof and exterior walls to be Mist Green to tie in with existing.

**Item D.74**

Adjacent Workshop is in full use all the time.

**Item D.75**

Workers have the use of the existing amenities in the workshop area.



# NOMAD MANUFACTURED BUILDINGS

374 VARDYS RD., KINGS PARK (BLACKTOWN)

ACN 072 168 631

TELEPHONE (02) 9622-8555  
HOME: (02) 9452 1638

FAX (02) 9676-8176  
HOME: (02) 9452 1638

## FAX TRANSMISSION

Company : BCA LOGIC P/W Date : 7. 1. 05  
Attention : JAMES DETERS From : I.J. Mercer  
Fax No : 9411 5420 Ref : IJM 0408473176  
Telephone : No. of Pages : 1 of 3

### MONA VALE GOLF CLUB

James

Letters as requested concerning the relevant items.

Our Plumber states that the Floor waste as fitted is in accordance with the relevant codes as it is classified as a Dry waste, uncharged and therefore has only to be fitted with a vermin flap.

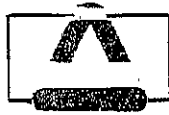
To install the waste as per BCA logic's request it would require a trap that must be charged, because of smell from sewer line.

Could you please clarify and as to why?

Many Thanks  
Jan

Discussed with plumber, requested certification as he is ~~says~~ telling us it is in accordance with the standard.

SD



# NOMAD

MANUFACTURED BUILDINGS PTY. LTD.

ABN 67 072 168 631

374 Vardys Road, Kings Park NSW 2148  
Phone: (02) 9622 8555 Fax: (02) 9676 8176

6<sup>th</sup> January, 2005

B.C.A. Logic Pty. Ltd.,  
Level 1,  
71-73 Archer Street,  
CHATSWOOD NSW 2067

D.A. Number 108/04  
Mona Vale Golf Club  
Part 3 A DIPNA

Attention – James Deters

Dear Sir,

We wish to confirm that the following conditions as stated on the General Terms of Approval from D.IPNA have been complied with during the construction of the complex.

1. The proposed works were designed and constructed to minimize any erosion and sedimentation of the existing water course.
2. Erosion and sediment control measures were carried out during Construction and maintained until all external areas were re-grassed etc.

Yours sincerely,

Ian J. Mercer



# NOMAD

MANUFACTURED BUILDINGS PTY. LTD.

ABN 67 072 168 631

374 Vardys Road, Kings Park NSW 2148  
Phone: (02) 9622 8555 Fax: (02) 9676 8176

6<sup>th</sup> January, 2005

B.C.A. Logic Pty. Ltd.,  
Level 1,  
71-73 Archer Street,  
CHATSWOOD NSW 2067

Attn: James Deters

Re: Mona Vale Golf Club

Dear Sir,

In carrying out the design and construction of the above project, the "Paths of travel", stairs and passageway have been designed in accordance with the B.C.A., Section D.

Yours sincerely,

Ian J. Mercer

Bld. Licence - 24547C

## **Russell Hunter**

Licensed Plumber, Drainer Gasfitter  
and Backflow Prevention  
Lic No: L1170

Trading as:

Hunter Consolidated Pty Ltd

3 Boyer Road,

Beacon Hill NSW 2100

A.B.N. Number: 89 092 086 694

A.C.N. Number 092 086 694

PH: 9451 3045

FAX: 9451 0955

MOBILE: 0411 877 393

E-MAIL: [backflow@austarmetro.com.au](mailto:backflow@austarmetro.com.au)

Date: 17/1/05

---

### **Mona Vale Golf Club - Attention Andy**

Re - Dry floor waste located in new green keeper shed.

AS 3500 Part 2. 2 : 11.27.2 Can be installed in any room as long as it does not contain a urinal.

Thank you, Russell Hunter



## James Deters

---

**From:** Andy Hugill [andy@mvgc.com.au]  
**Sent:** Thursday, 3 February 2005 1:16 PM  
**To:** James Deters  
**Subject:** Re: Final requirements

----- Original Message -----

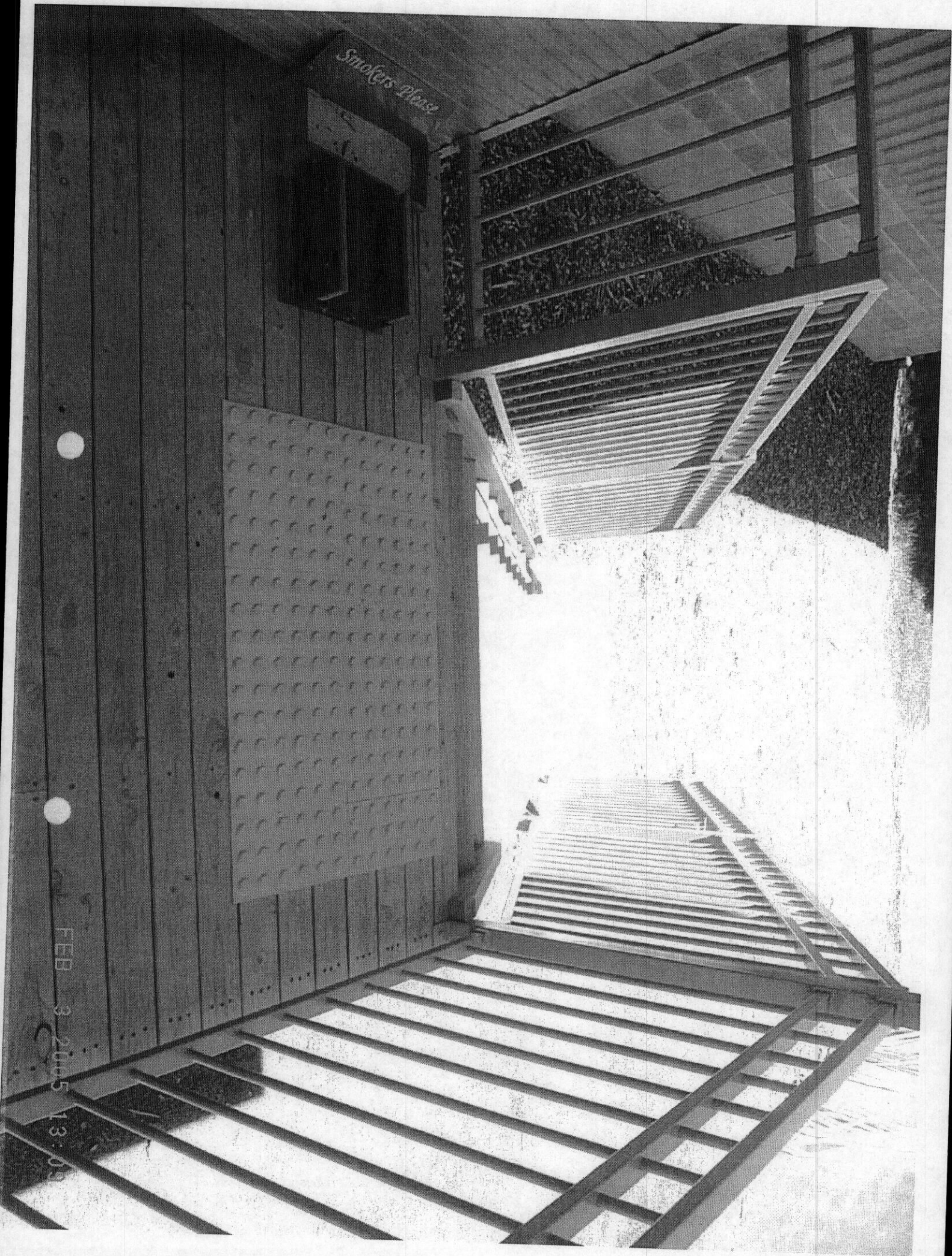
**From:** James Deters  
**To:** andy@mvgc.com.au  
**Sent:** Thursday, February 03, 2005 12:50 PM  
**Subject:** Final requirements

Andy,

Please provide photos showing the ground surface tactile indicators at the top and bottom of the stairs.  
Thanks.

Regards,

**James Deters**  
**Building Regulations Consultant**  
***BCA Logic Pty Ltd***  
Phone: 9411 5360  
Fax: 9411 5420







FAXED

LEVEL 1  
71-73 ARCHER STREET  
CHATSWOOD NSW 2067  
ALL CORRESPONDENCE TO:  
LOCKED BAG 8  
CHATSWOOD NSW 2067  
ABN 96 402 469 940  
PH. (02) 9411 5360  
FAX. (02) 9411 5420  
E-MAIL: INFO@BCALOGIC.COM.AU

## FACSIMILE

**PROJECT:** Mona Vale Golf Club – Mona Vale

To	Copy	COMPANY	ATTENTION	FACSIMILE
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Nomad Manufactured Buildings	Ian Mercer	9452 1638
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Mona Vale Golf Club	Andy Hugill	9997 5791

**From:** Stuart Boyce

**Our Ref:** 04162-5/sb

**Date:** 3<sup>rd</sup> August 2004

**Pages:** 14

**Subject:** Information Required Prior to the Issue of the Occupation Certificate

Reference is made to our on site final inspection carried out on 2<sup>nd</sup> August 2004 with a view to the issuing of the Occupation Certificate for the development. Accordingly outlined below is a detailed list of the final certificates required for the overall Occupation Certificate as well as the final building works to be completed on site:

- Completion of the attached Final Fire Safety Certificate returning the original to our office via post or courier,
- Completion of the attached Occupation Certificate Application form returning the original to our office via post or courier.
- Certification from the individual contractors that the following fire safety measures have been installed in accordance with the nominated standards. This information then needs to be transposed onto the attached overall Fire Safety certificate:

1.	Emergency lighting	BCA Clauses E4.2 & E4.4, AS/NZS2203.1 1998
2.	Exit signs	BCA Clauses E4.5, E4.6 & E4.8, AS/NZS2293.1-1998
3.	Fire hose reel system	BCA Clause E1.4, AS2441-1988
4.	Paths of travel, stairways, passageways or ramps	BCA Section D
5.	Portable fire extinguishers	BCA Clause E1.6, AS2444 1995
6.	Smoke Detectors	AS3786

WAC  
new  
works

**CAUTION:** The information in this facsimile is confidential and may be legally privileged. If the reader of this message is not the intended recipient you are hereby notified that any use, dissemination, distribution or reproduction of this message is prohibited. If you have received this message in error please notify us immediately and return the original message to us. Thank you.

- Provide an overall structural engineers certification that the works have been completed in accordance with the relevant standards as well as completing the attached Pittwater Council Certificates on the footings / piers and wall and roof framing
- Provide certification that all glazing installed as part of the works is in accordance with AS1288 and AS2047.
- Provide certification of the fire hazard indices of any vinyl floor lining material installed as part of the works.
- Provide certification that the waterproof membrane to the toilets has been installed in accordance with AS3740.
- Tactile indicators will need to be installed to the top and bottom of the main stair in accordance with AS1428.4, this will require providing a concrete slab at the base of the new stairway for the tactile indicators to be installed upon.
- Raise the balustrade along the balcony such that it is a minimum 1.0m in height. Currently this balustrade is below the 1.0m height limit in parts.
- Install on Fire Hose Reel within the existing Workshop area as discussed on site.
- Certification is to be provided from the Builder (Nomad) that The Part 3A DIPNR Conditions as per D/Consent condition E31 have been complied with.
- Signage is to be provided on the doors to the disabled persons WC in accordance with AS1428.1 as well as Braille signage in accordance with D3.6 of the BCA.
- The floor waste to the disabled persons WC is to be connected to a complaint drain.
- The door leading into the north western corner office does not provide a clear 800mm between door jambs. This doorway needs to be widened to permit complaint disabled access to this office in accordance with AS1428.1.
- Emergency lighting must be installed on the balcony area in accordance with AS2293.1 as well as an illuminated exit sign over the stairway leading from the balcony area to open space.

Please advise once the above works are complete so a further final inspection can be carried out. If you require any further information or explanation of the above, please do not hesitate to contact me.

Regards

Stuart Boyce  
Director  
BCA Logic Pty Ltd



**Pittwater Council**  
Component Certificate

DA No: N0108/04

CC No:

Property: MONA VALE GOLF COURSE 1 GOLF AVENUE MONA VALE  
NSW 2103

**Footings/Slabs/Piers/Retaining Walls**

FN-1

.....  
(Name) of .....  
(Business)

at

(Mailing Address)

being an:

- ☐ accredited certifier  
☐ practising structural engineer

with corporate membership of the Institute of Engineers Australia (MIE), or eligible to become a Corporate member and having appropriate experience and competence in the related field, my qualifications being:

.....  
.....  
hereby certify that the footings/slabs/piers/retaining walls/other have been constructed in accordance with the engineers details nominated on the Construction Certificate or where not nominated, Part 3.2 "Footings and Slabs" of the Building Code of Australia Housing Provisions, AS 2870-1996 "Residential Slabs and Footings", AS 3600-1994 "Concrete Structures" and the relevant conditions of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature ..... Date .....



**Pittwater Council**  
Component Certificate

DA No: N0108/04

CC No:

Property: MONA VALE GOLF COURSE 1 GOLF AVENUE MONA VALE  
NSW 2103

**Wall, Roof Frames and Window Location**  
FM-1

.....  
(Name) of .....  
(Business)  
at .....  
(Mailing Address)

being an:

- ☐ accredited certifier  
☐ licensed builder

my qualifications being:

.....

.....

I hereby certify that the **timber/steel wall and roof frames** have been designed and constructed in accordance with Part 3.4 "Framing" of the Building Code of Australia Housing Provisions, relevant Australian Standards ie. Steel framing - AS 3623-1993 "Domestic metal framing" or AS 4100-1998 "Steel structures" or AS/NZS 4600 "Cold formed Steel Structures" or Timber framing - AS 1684-1992 "National timber framing code", the relevant conditions of Development Consent and that the window locations are in accordance with those shown on the approved Development Consent plans.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature ..... Date .....



**Pittwater Council**  
Component Certificate

DA No: N0108/04

CC No:

Property: MONA VALE GOLF COURSE 1 GOLF AVENUE MONA VALE  
NSW 2103

**Balustrading Adequacy**  
BA-1

..... of .....  
(Name) (Business)

at

(Mailing Address)

being an:

- ☐ accredited certifier  
☐ structural engineer

with corporate membership of the Institute of Engineers Australia (MIE), or eligible to become a Corporate member and having appropriate experience and competence in the related field, my qualifications being:

.....  
hereby certify that the **balustrading** has been designed and constructed in accordance with Part 3.9.2 "Balustrades" of the Building Code of Australia Housing Provisions, AS 1170.1-1989 "Minimum design loads on structures - Dead and live loads and load combinations", and the relevant conditions of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature .....

Date .....





**NOMAD**

**MANUFACTURED BUILDINGS PTY LTD.**

A. B. N. 67 072 168 631

374 Vardys Road KINGS PARK 2148

Ph. (02) 9622 8555 Fax (02) 9676 8176

Mona Vale Golf Club  
Golf Ave  
MONA VALE 2103

Attention Mr. Andy Hull

RE 7.8m x 18m Amenities Building

Dear Andy,

The following information supplied in response to your request for clarification on materials incorporated in the new amenities building.

1. Spread of flame for floor vinyl, (refer to attached manufacturers specification sheet):-  
Flame index = 0  
Smoke development = 5  
Aust. Standard = AS1530.3
2. Glazing to windows comply to AS1288. With a minimum sill height of 1000mm.
3. Water proofing in shower room consists of :-  
Wall and floor junctions silicone sealed then covered with 2mm vinyl covered 100mm onto walls with welded joints.
4. No internal emergency lighting fitted as the building is under 300sqm and no internal hallway is over 6m in length as required in the BCA.
5. Building complies to BCA with greater than 30% access for the disability.

Please do not hesitate to contact me should you require further information.

Yours Sincerely

Glenn Stevenson  
Sales Manager / Director  
Nomad Manufacture Buildings Pty Ltd.

# POLYFLOR XL

## SPECIFICATION

GAUGE	SHEET WIDTH	SHEET LENGTH	ROLL SIZE	WEIGHT
2.0mm	2.0m	2.0m	2.0m	3.20kg/m <sup>2</sup>
1.5mm	2.0m	2.5m	2.5m	2.36kg/m <sup>2</sup>

## PERFORMANCE CHARACTERISTICS



### GENERAL

Polyflor XL 2.0mm is a heavy duty vinyl sheet floorcovering with the maximum Agrément rating of G5ws. Polyflor XL 1.5mm is a general contract vinyl sheet flooring with an Agrément rating of G3ws.

Polyflor XL is manufactured to meet all the performance requirements of the following standards:

Australia AS2055.1  
Europe EN 649: 1996  
USA ASTM F1303 (Formerly LF-475-A)  
Canada CSA A126.6  
Agrément G5ws - (2.0mm)  
G3ws - (1.5mm)

Use Area Classification EN 685 1.5mm 23/32/41  
2.0mm 23/34/43



### FLAME SPREAD & SMOKE EMISSION

AS1530.3\*

BS 476: Part 7: 1987  
ASTM E662  
ASTM E648

Flamespread 0  
Smoke developed 5  
Class 2  
<450  
Class 1

ASTM E84\*

CAN/ULC S102.2 M85\*  
DIN 4102  
NT 007\*

Class A  
FSC1-4, SD-23  
B1  
Class G

\*Certification available for 2.0mm gauge



### LIGHT FASTNESS

ISO 105-B02 Method 3 ≥7



### ABRASION RESISTANCE

EN 649: 1996

Group M



### CHEMICAL RESISTANCE

Polyflor XL has good resistance to dilute acids and alkalis. The Polyflor Technical Information Manual provides a general guide. Chemical resistance charts by shade are available on request.



### MARITIME USAGE

Polyflor XL complies with regulations set by the following maritime bodies:\*

Norway - Norwegian Maritime Directorate. Head of Shipping Inspection.  
UK - Lloyds Register of Shipping. Marine Safety Agency (Formerly D.O.T.)  
USA - American Bureau of Shipping. US Coastguard.  
Canada - Canadian Coastguard.  
\*2.0mm gauge only.

## RECOMMENDATIONS



### APPLICATIONS

Polyflor XL is recommended for public, institutional and commercial buildings where ease of maintenance and long life under heavy traffic are required. Typical areas include hospitals, schools, laboratories, offices etc.



### ADHESIVES

Polyflor SS1-A or an approved adhesive must be used. For a list of approved adhesives, consult Polyflor Australia.



### HANDLING AND INSTALLATION

Installation must be carried out in accordance with Code of Practice BS 8203: 1996 or AS 1884: 1995 and instructions as detailed in the Polyflor Technical Information Manual. All sheet flooring should be welded to provide a continuous, impervious surface. Polyflor Ejecta vinyl flooring accessories should be used in areas where hygiene and ease of maintenance are important, for example, hospitals, clinics, etc.



### MAINTENANCE

Maintenance is dependent on the nature and intensity of traffic and the specific requirements of the end user. To keep maintenance costs at a minimum without compromising standards of cleanliness and hygiene, we recommend that the maintenance regime is specifically tailored. Cleaners, seals and polishes containing spirit or solvent must NOT be used. For further information see the Polyflor Technical Information Manual or consult Polyflor Australia.



### NOTES

Decoration may vary slightly from the samples shown. The data presented is correct at the time of going to print. However, Polyflor reserve the right to make changes which do not adversely affect performance or quality.

## EMERGENCY LIGHTING, EXIT SIGNS AND WARNING SYSTEMS

### Deemed-to-Satisfy Provisions

#### Deemed-to-Satisfy Provisions

*a Building Solution* is proposed to comply with the *Deemed-to-Satisfy Provisions*, *Performance Requirements* EP4.1 to EP4.3 are satisfied by complying with E4.1 to E4.9.

*a Building Solution* is proposed as an *Alternative Solution* to the *Deemed-to-Satisfy Provisions* of E4.1 to E4.9, the relevant *Performance Requirements* must be determined in accordance with A0.10.

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III SERVICES AND EQUIPMENT

#### Emergency lighting requirements

Emergency lighting system must be installed—

in every fire-isolated stairway, fire-isolated ramp or fire-isolated passageway; and  
in every storey of a Class 5, 6, 7, 8 or 9 building where the storey has a floor area more than 300 m<sup>2</sup>—

in every passageway, corridor, hallway, or the like, that is part of the path of travel to an exit; and

in any room having a floor area more than 100 m<sup>2</sup> that does not open to a corridor or space that has emergency lighting or to a road or open space; and

in any room having a floor area more than 300 m<sup>2</sup>; and

in every passageway, corridor, hallway, or the like, having a length of more than 6 m from the entrance doorway of any sole-occupancy unit in a Class 2 or 3 building or a Class 4 part to the nearest doorway opening directly to—

a fire-isolated stairway, fire-isolated ramp or fire-isolated passageway; or  
an external stairway serving instead of a fire-isolated stairway under D1.8; or  
an external balcony leading to a fire-isolated stairway, fire-isolated ramp or fire-isolated passageway; or  
a road or open space; and

in every required non fire-isolated stairway; and

in every sole-occupancy unit in a Class 5, 6 or 9 building if—  
the floor area of the unit is more than 300 m<sup>2</sup>; and

E4.2

*Deemed-to-Satisfy Provisions*

- (ii) an exit from the unit does not open to a road or open space or to an external stairway, passageway, balcony or ramp, leading directly to a road or open space; and
- (f) in every room or space to which there is public access in every storey in a Class 6 or 9b building if—
  - (i) the floor area in that storey is more than 300 m<sup>2</sup>; or
  - (ii) any point on the floor of that storey is more than 20 m from the nearest doorway opening directly to a stairway, ramp, passageway, road or open space; or
  - (iii) egress from that storey involves a vertical rise within the building of more than 1.5 m, or any vertical rise if the storey concerned does not admit sufficient light; or
  - (iv) the storey provides a path of travel from any other storey required by (i), (ii) or (iii) to have emergency lighting; and
- (g) in a Class 9a health-care building—
  - (i) in every passageway, corridor, hallway, or the like, serving a treatment area or a ward area; and
  - (ii) in a patient care area having a floor area of more than 120 m<sup>2</sup>; and
- (h) in every Class 9c aged care building excluding within sole-occupancy units; and
  - (i) in every required fire control centre.

**E4.3 Measurement of distance**

Distances, other than vertical rise, must be measured along the shortest path of travel whether by straight lines, curves or a combination of both.

**E4.4 Design and operation of emergency lighting**

Every required emergency lighting system must comply with AS/NZS 2293.1.

**E4.5 Exit signs**

An exit sign must be clearly visible to persons approaching the exit, and must be installed on, above or adjacent to each—

- (a) door providing direct egress from a storey to—
  - (i) an enclosed stairway, passageway or ramp serving as a required exit; and
  - (ii) an external stairway, passageway or ramp serving as a required exit; and
  - (iii) an external access balcony leading to a required exit; and
- (b) door from an enclosed stairway, passageway or ramp at every level of discharge to a road or open space; and
- (c) horizontal exit; and

**E4.3**

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