

30 November 2011

General Manager  
Manly Council  
PO Box 82  
MANLY NSW 1655



Dear Sir/Madam,

**Development Application No. 164/11  
5 Vista Avenue, Balgowlah Heights**

For Council's information, please find enclosed **Modified** Construction Certificate No. 2011/4486A issued for demolition of existing retaining wall, construction of new raised garden bed, swimming pool & landscaping at the above address, accompanied by:

- Copy of **Modified** Construction Certificate application form
- Cheque for \$36.00 being the prescribed fee to receive the above certificate.

*6/12*  
**NB: Please forward receipt for the above fee to Insight Building Certifiers Pty Ltd, PO Box 326, Mona Vale 1660.**

Yours faithfully

**Tom Bowden  
Insight Building Certifiers Pty Ltd**

*CERTIFIER*

*\$36*

*R 828278*

*1-12-11*

# Modified Construction Certificate Determination

issued under the Environmental  
Planning and Assessment Act 1979  
Section 109C (1) (b), 81A (2) and 81A (4)

## Modified Certificate No. 2011/4486A

<b>Council</b>	Manly
<b>Determination</b> Date of issue	Approved 30 November 2011
<b>Subject land</b> Address Lot No, DP No.	5 Vista Avenue, Balgowlah Heights Lot 101 DP 555865
<b>Applicant</b> Name Address Contact No.	Mrs Susan Sinclair 5 Vista Avenue, Balgowlah Heights NSW 2093 9948 0072 / 0412 382 880
<b>Owner</b> Name Address Contact No.	Mrs Susan Sinclair 5 Vista Avenue, Balgowlah Heights NSW 2093 9948 0072 / 0412 382 880
<b>Description of Development</b> Type of Work	Demolition of Existing Retaining Wall, Construction of New Raised Garden Bed, Swimming Pool & Landscaping
<b>Builder or Owner/Builder</b> Name Contractor Licence No/Permit	Premier Pools Pty Ltd 34971
<b>Value of Work</b> Building	\$84,465.00

### Attachments

- Copy of completed Construction Certificate Application Form
- Long Service Levy Corporation receipt no. 628080573 dated 22 September 2011
- Manly Council receipt no. 00812787 for payment of Long Service Levy & Trust Fund Deposit
- BASIX Certificate no. A116089 dated 23 June 2011



## Plans & Specifications certified

The development is to be carried out in compliance with the following plans and documentation listed below and endorsed with *Insight Building Certifiers* stamp.

- Site Plan, Pool Plan & Section Details, Sediment & Erosion Control Measures & Sydney Water Gully Connection Details reference no. 11594, Drawing no's. L-01(C), L-02(D) & L-03(D) - amended Landscape Plan, prepared by Space Landscape Designs Pty Ltd dated 16 June 2011, modified by Site Plan, Pool Plan and Landscape Plan reference no. L-01 (Revision B), L-02 & L-03 (all Revision C), prepared by Space Landscape Designs, dated 27 July 2011
- Structural Details reference no. 11-0824, Drawing no. P01 (A), prepared & endorsed by Peninsula Consulting Engineers dated 6 September 2011
- Stormwater Management Plan reference no. 11-0824, Drawing no. D01 (A), prepared & endorsed by Peninsula Consulting Engineers dated 7 September 2011
- Waste Management Plan prepared by Premier Pools Pty Ltd dated 7 September 2011
- Geotechnical Engineers Report reference no. MM 27699 prepared by Jack Hodgson Consultants Pty Ltd dated 25 July 2011
- Sydney Water approval dated 19 September 2011


## Certificate

I hereby certify that the above Plans, documents or Certificates, satisfy:

- The relevant provisions of the Building Code of Australia
- The relevant conditions of this Development Consent

and that work completed in accordance with the documentation accompanying the application for this Certificate (and any modifications as verified by me and shown on that documentation) will comply with the requirements of the Environmental Planning & Assessment Regulation referred to in Section 81A(5) of the Environmental Planning & Assessment Act, 1979.

Signed



30 NOV 2011

Date of endorsement  
Certificate No.

2011/4486A

### Certifying Authority

Name of Accredited Certifier  
Accreditation No.  
Accreditation Authority  
Contact No.  
Address

Tom Bowden  
BPB0042  
Building Professionals Board  
(02) 9999 0003  
13/90 Mona Vale Road, Mona Vale NSW 2103

### Development Consent

Development Application No.  
Date of Determination

164/11  
18 August 2011 (Modified 31 October 2011)

### BCA Classification

10b

BY:  
**APPLICATION FOR A CONSTRUCTION CERTIFICATE**

Environmental Planning and Assessment Act 1979 & Environmental Planning and Assessment Regulation 2000

**Description of Building Work**

Modified Construction Certificate  
to address modified conditions  
of development consent.

**Estimated cost of work**

**BCA Classification(s)**

\$ —

10b.

**Development Consent Reference no.**

**Date of Issue**

164/11

18/8/2011 (modified  
31/10/2011)

**Property/Address**

Unit/Street no.

Street name

5

Vista Avenue

Suburb

Post code

Balgowlah Heights

2093

Lot no.

DP no.

101

555865

**Accompanying Documents**

- i. Appropriate Architectural Plans and Specifications
- ii. All information required by Part 3 of Schedule 1 Forms of the Regulation (see over)

I, the owner of the abovementioned property, hereby make application to Tom Bowden/Stephen Pinn of Insight Building Certifiers Pty Ltd ('Insight') for a Construction Certificate for the building work described above and, in doing so, I also declare that the documents provided and asserted by me as a copy of a development consent and incorporated plans are a true copy of same as issued by the relevant consent authority or the Land and Environment Court.

Owner's Name:

SUSAN SINCLAIR

Owner's Address:

5 VISTA AVE BALGOWLAH HEIGHTS

Owner's Signature:

*[Handwritten Signature]*

Date

23/11/11

[Office Use Only]: Date received by Accredited Certifier:.....

All documents received as part of this Construction Certificate application have been stamped to that effect