



5 August 2024

Steven Adler
King & Wood Mallesons
Level 61, Governor Phillip Tower, 1 Farrer Place
Sydney NSW 2000
Steven.Adler@au.kwm.com

RE: Newport Surf Life Saving Club
109261-BCA-r5

Dear Steven,

Reference is made to our engagement to undertake an assessment of the BCA Logic BCA Assessment Report; 109261-BCA-r4 dated 22nd September 2020. Since preparing the report, BCA Logic has been acquired by Jensen Hughes and is now trading as Jensen Hughes.

Jensen Hughes has been engaged to undertake a further assessment of the proposed amended drawings for the development application for alterations and additions to the Newport Surf Life Saving Club building and coastal protection works in the form of a partly buried structure along the length of the building. A list of the amended drawings we have reviewed are included within Appendix A.

We note that the BCA Logic BCA Assessment Report was prepared based upon the Building Code of Australia 2019 and its adopted standards. Given the passing of time, the current applicable Building Code of Australia (BCA) is the 2022 Edition and its applicable standards. Furthermore, the basis of the assessment within the BCA Assessment Report under the BCA2019 remains current having regard to the BCA2022 as while there are new referenced standards and applicable DTS Clauses, the standards relevant to the proposed development remain largely similar.

We have reviewed the new drawings and do not have any further recommendations. Our recommendations in the BCA Report continue to apply. We consider that the amended plans are developed to a standard suitable for submission as a development application and expect that, as is the usual course, further detail to be provided as part of an application for a Construction Certificate.

The architectural design documentation as referred to in Appendix A has been assessed against the applicable provisions of the Building Code of Australia, (BCA) and it is considered that such documentation complies or is capable of complying with that Code subject to further detailed design during the construction stage.

Liability limited by a scheme approved under Professional Standards Legislation.
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If you require any further information or explanation of the above, please do not hesitate to contact the undersigned.

Sincerely,

Jensen Hughes

DocuSigned by:
Joshua Yeap
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Joshua Yeap
Building Regulations Consultant

Appendix A - Design Documentation

This report has been based on the following design documentation.

Table 1: Architectural Plans

Architectural Plans Prepared by Adriano Pupilli Architects			
Drawing Number	Revision	Date	Title
010	D	31.07.2024	Proposed Ground Floor
011	D	31.07.2024	Proposed First Floor Plan
012	D	31.07.2024	Proposed Roof Plan
013	D	31.07.2024	Proposed Sections
014	D	31.07.2024	Proposed Elevations

Coastal Protection Works Plans prepared by Royal Haskoning DHV			
Drawing Number	Revision	Date	Title
PA2407-RHD-00-105-DR-MA-0011	P01	NA	General Arrangement