

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

**Building Certificate No: BC0038/16**

31 May 2016

ANGLICAN RETIREMENT VILLAGES DIOCESE OF SYDNEY  
PO BOX 284  
CASTLE HILL NSW 1765

Dear Sir/Madam

**Application for a Building Certificate**

**Property: 6-14 MACPHERSON STREET WARRIEWOOD NSW 2102**

**Your Reference: Warriewood Brook Seniors Housing Development  
Project No 8301E**

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

Yours faithfully

Wal Dover  
**SENIOR BUILDING SURVEYOR**

**BUILDING CERTIFICATE NO: BC0038/16**  
**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: **6-14 MACPHERSON STREET WARRIEWOOD NSW 2102**

Nearest Cross Street: **Brands Lane** Side of Street: **North Eastern**

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

Description: **The as built variations to Stages 4 & 5 of the Warriewood Brook development approved under Consent N0267/13 (as modified) and highlighted in Appendix 1-20 of a Report by DFP Planning Consultants dated April 2016.**

Date of Inspection: **30 May 2016** Owner: **ANGLICAN RETIREMENT VILLAGES  
DIOCESE OF SYDNEY**

Legal Description of Land: **Lot 1 to 5 DP 1161389**

**SCHEDULE**

The following written information was used by the Council in deciding to issue this certificate:

**Survey report prepared by Land Surveys, dated 2015 & 2016, Ref Job 1500259; structural certification by H&H Consulting Engineers Pty Ltd, dated 15/12/2015, Ref 12693-S4/rk; The Building Code of Australia Part 3.7 Compliance Report by Benchmark Building Certifiers, dated 18/03/16, Ref J13-040/A; and report by JK Geotechnics, dated 05/07/2013, Ref 211405B3rpt.**

Dated **31/05/2016**

Mark Ferguson  
**INTERIM GENERAL MANAGER**

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per:

Applicant's Name: **ANGLICAN RETIREMENT VILLAGES DIOCESE OF SYDNEY  
PO BOX 284 CASTLE HILL NSW 1765**

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.