



10 August 2022

Our Ref: P220\_482

Growthbuilt  
**Sent via Email**

Attention: Brad Blanshard

**Section 4.55 Application | Genesis Maui  
Warringah Road & Wakehurst Parkway | BCA & Access Capability Statement**

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**1. Introduction**

Design Confidence has been engaged to provide building regulatory advice regarding the compliance status of the proposed development when assessed against the following the relevant prescriptive requirements as contained within the Building Code of Australia (BCA) 2019 – Volume 1 – Amendment 1.

This statement has been provided to accompany the submission of the 4.55 modification, which are understood to be as follows –

- External changes to the façade which includes medication to windows
- External landscape changes which were required to align with Ausgrid requirement

A broad assessment has been undertaken of the proposed design (as detailed within the documentation listed in Table 1 below). The assessment undertaken was in the context of the relevant prescriptive provisions of the Building Code of Australia (BCA) 2019 - amendment 1, inclusive of the relevant accessibility provisions, as required from a regulatory perspective.

**Table 1 – Architectural Drawings**

| DRAWING NUMBER | DESCRIPTION          | ISSUE | DATE       |
|----------------|----------------------|-------|------------|
| DA-0200        | Elevations – Sheet 1 | B     | 30.06.2022 |
| DA-201         | Elevations – Sheet 2 | B     | 30.06.2022 |

The broad assessment undertaken revealed that the proposed design is capable of complying with the relevant performance requirements of the BCA.

**2. Summary**

We are of the opinion that compliance can be achieved, be it via either complying with the DfS provisions or a performance-based approach.

We trust that the above information is sufficient for the modification application in assessing the merit architectural design from a regulatory perspective.

This statement should not be construed as relieving any other parties of their legislative obligations.

I possess Indemnity Insurance to the satisfaction of the building owner or my principal.

Yours Faithfully



Luke Sheehy  
**Principal**  
For Design Confidence (Sydney) Pty Ltd