



14 September 2011



R A Briske
10 Westwood Street
PENNANT HILLS NSW 2120

Dear Sir / Madam,

RE: Application No. CC2011/0734
Address: Campbell Parade MANLY VALE NSW 2093,

Your application for a Construction Certificate has been determined. Please find attached your Construction Certificate, approved plans and details.

ONCE YOU HAVE OBTAINED YOUR CONSTRUCTION CERTIFICATE, THE FOLLOWING STEPS APPLY:

Before any construction commences, a Principal Certifying Authority (PCA) **must** be nominated at least two days in advance.

This can be either Council or an Accredited Certifier. Nominations should be made on the attached PCA Form, which should be lodged after your Construction Certificate has been approved. The PCA is responsible for inspecting the critical stages of construction, advising Council of the results of the inspections, compliance checking, and certifying that the work has been completed in accordance with the approved plans, specifications and conditions of consent.

Failure to nominate a PCA prior to work commencing, will result in fines being issued in accordance with the Environmental Planning & Assessment Act, 1979.

If Council is nominated as the PCA, then the following fees are required to be paid (prior to commencement) or at lodgement of the Nomination of PCA form.

If you decide to nominate the Council as your PCA, the following inspections and fees may apply and will be required to be paid at the time of lodging the PCA Form:

The Principal Certifying Authority (PCA) SHALL BE given a minimum of 2 days notice for mandatory inspection of the following;

CRITICAL STAGE INSPECTIONS - MANDATORY

For class 1 & 10 buildings, you must contact Council (if the Council is nominated PCA) to inspect:

- | | |
|---|----------|
| • After excavation for, and prior to the placement of any concrete piers & footings | \$295.00 |
| • After the building work has been completed and prior to any occupation certificate being issued in relation to the building | \$295.00 |
| • Occupation Certificate Application | \$217.00 |



Once a Final Certificate is obtained an Occupation Certificate application is to be submitted to Council together with a \$217.00 lodgment fee.

The above are the mandatory inspections that may apply if Council is nominated as the PCA. The fees are quoted on the basis of the level of information submitted with your application.

Council provides a quality level of service in its building certification services and would be delighted if you chose to use council as your PCA for this work. The benefits of dealing with council include;

A local organization that is able to undertake inspections with minimal notice, expert staff, your records are maintained and we act in the best interests of the community.

Should you require any further information on this matter, please contact the undersigned weekdays on telephone number 9942 2111, or via council@warringah.nsw.gov.au.

Yours faithfully

Mandy McKay **BPB Accreditation No. 1253**
Building Surveyor



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CONSTRUCTION CERTIFICATE

Certificate

I certify that the work if completed in accordance with the attached plans and specifications will comply with the requirements of the Environmental Planning and Assessment Regulation 2000 as referred to in Section 81A (5) of the Environmental Planning and Assessment Act 1979.

- Address of Property:** Nolans Reserve, Campbell Parade, Manly Vale including Part Lot 2743 DP 752038, Lot 25 DP 664878, Lot 26 Sec A, DP5857, Lot 27 Sec A DP5857, Lot 28 Sec A DP5857, Lot 13 DP 1125336, Lot 14 DP 1125336, Lot 15 DP 1125336 Lot 16 DP 1125336
- Construction Certificate No:** CC2011/0734
- Description of Work:** Installation of 9 replacement lighting structures to eastern side of Nolan Reserve
- Classification of Building:** Class 10b
- Approved Drawing:**
- Drawing Nos. C03, C04, prepared by Buckton Lysenko Consulting Engineers, dated 6.9.10,
 - Drawing Nos. E01, E03, E04, E06, E07, E08, E09, E10, E12, E14 & E15, Prepared by Buckton Lysenko Consulting Engineers, dated 10.9.10
 - Drawings Nos. S01 Rev D & S02 Rev E – Prepared by Cordula Consulting dated 29.8.2011,
 - Electrical Design Statement of Buckton Lysenko, dated 7 February 2011, reference number BL-25381, and
 - Geotechnical Report of Jeffery and Katauskas Pty Ltd, dated 3 March 2011, reference number 24681LBrpt.
- Subject to, Inspection fees & long service levy fee payments, Sydney Water Quick check plan being received.



**Date of Endorsement of
Construction Certificate:** 14 September 2011

**Name of Authorised
Officer:** Mandy McKay
BPB Accreditation No. 1253

Signature:

NOTE: Prior to commencement of work Sections 81A (2) (b) and (c), and/or 81A (4) (b) and (c) of the Environmental Planning and Assessment Act 1979 must be satisfied.

This means that a Notice of Commencement of Building or Subdivision work and Appointment of Principal Certifying Authority must be submitted to Council, giving Council at least 2 days' notice of intention to commence erection of the building. (See form 7).

Development Consent No: DA2009/1659

Date of Determination: 28 Apr 2010

Attachment A – Residential Buildings

Building Occupation

The following is a list of certificates or statements which may be required for a Final Occupation Certificate. Please ensure that all relevant certificates as required by the Scope of Works are sent to Council prior to final inspection.

Note: Subject to confirmation from Council's Building Surveyor, an Interim Occupation Certificate may be issued where the building satisfies any pre-conditions of the Development Consent and satisfies the health and amenity requirements of the Building Code of Australia.

- Please complete and return an Occupation Certificate Application.

Note: In accordance with Clause 139 of the Environmental Planning & Assessment Regulation 2000, the original copy of the application form must be submitted Council, together with the relevant fee.

- Smoke Detection Certificate to AS3786-1993.
- Plumbing Certificate of compliance to AS3500.
- Statement or certificate from the Civil Engineer or contractor confirming that the installation, operation and discharge of the storm water system is in accordance with the approved Construction Certificate drawings and in accordance with AS3500.3-2003.
- Statement or certificate from the electrical contractor stating that the electrical installation is installed in accordance with AS3000.
- Certificate of installation to be provided by the installer of the termite management system, used to protect against termites in accordance with Appendix A of AS 3660.1-2000.
- Certificate from a registered practicing structural engineer stating that structural adequacy for all structural component of the building, including structural steelwork, reinforced concrete and load bearing block work is adequate, certificates should reference the relevant Australian Design Codes and plans and specifications relevant to the work.
- Statement or certificate from the structural engineer or contractor stating that all handrails, balustrades and fixings have been designed and installed to resist loads to AS1170.1-1989.
- Statement or certificate from the contractor stating that the application of waterproofing to wet areas has been installed in accordance with AS3740-2004.
- Statement or certificate from window manufacturer that external glazed assemblies have been installed and comply with AS2047-1999 (these include sliding doors with frame, adjustable louvres, shop fronts not including door and window walls with one piece framing).
- Statement or certificate from glazier that all glazed assemblies have been installed in accordance with AS1288-2006 (this includes all internal glazing, french doors, hinged doors, bi-fold doors, revolving doors, fixed louvres, skylights or other windows in the horizontal plane, shop front doors, windows constructed on site, second hand or heritage windows).
- Surveyor Plan confirming that the height of the building is in accordance with the Council approved plans.