

DK BUILDING CERTIFIERS

PTY LTD
BUILDING REGULATIONS & FIRE SAFETY CONSULTANTS

SUITE 4, 470 SYDNEY ROAD, BALGOWLAH NSW 2093
PO BOX 929 BALGOWLAH NSW 2093
TEL: 9400 2335 FAX: 9400 2405
email: info@dkbuilding.com.au
ABN: 96 097 502 700

Our ref: 06088-2/dos

4th December, 2006

The General Manager
Pittwater Council
P O Box 882
MONA VALE NSW 1660

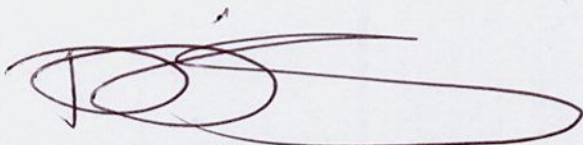
Dear Sir

**Re: 41 BUNGAN HEAD ROAD NEWPORT – DECK PLUS RETAINING WALL
CONSTRUCTION CERTIFICATE DETERMINATION No 06088-CC
DA No 415 / 06**

Please find attached my determination of the Construction Certificate together with a cheque for \$30.00 being the lodgement fee for the above mentioned certificate including all relevant details for your records.

If you require any further information or explanation, please do not hesitate to contact me.

Yours faithfully
DK Building Certifiers Pty Ltd



Damian O'Shannassy - maibs
Executive Director
Accredited Certifier No 6175



R. 206 961 6/12/06 \$30-

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Form 11

Construction Certificate Determination

Determination

Approved (Deck & retaining wall)

date of determination

4th December 2006

Subject land

Address

41 Bungan Head Road, Newport NSW 2106

lot no., DP/MPS, etc. volume/folio

Lot No 55 DP 10423

Estimated Cost

\$8000.00

Attachments

- Owner Builder permit No 313495P issued 3rd October, 2006
- Sydney Water approval stamp dated 29 November, 2006
- CC application form

Plans and specifications approved

list plan no.(s) and specifications
reference

Architectural Documentation as prepared by Cardno (NSW)
P/L, dated 23rd June 2006, Drawing No 605038-D-001/002,
Rev A

Structural Engineering Design Documentation as prepared by,
Cardno (NSW) P/L, dated 20th October 2006, Drawing
No605038-D-003/004, Rev A

Applicant

Name

Anthony Bloom

Address

41 Bungan Head Road, Newport NSW 2106

Contact no. (telephone/fax)

Ph: (02) 9997-4671 Mobile: 0438-310-137

Email: bloom.bungan@bigpond.com.au

Owner

Name

Anthony & Phyllis Bloom

Address

41 Bungan Head Road, Newport NSW 2106

Contact no. (telephone/fax)

Ph: (02) 9997-4671 Mobile: 0438-310-137

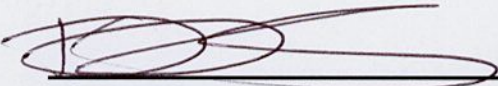
Email: bloom.bungan@bigpond.com.au

Certificate

Certificate

I certify that the work, if completed in accordance with the documentation accompanying the application for a Certificate, will comply with the requirements of Clause 147(1)(e) of the *Environmental planning and Assessment Regulation 2000* as referred to in Section 81A (5) of the *Environmental Planning and Assessment Act, 1979*.

Signature
date of endorsement
Certificate no.



4th December 2006

06088-CC

Certifying authority

Name of certifying authority
if accredited certifier:
Accreditation no.
Contact no.
address

Damian O'Shannassy

Accreditation Number 6175 'Dept of Planning - NSW'

Ph: (02) 9400 2335 Fax: (02) 9400 2335

Suite 4, 470 Sydney Road

Balgowlah NSW 2093

Development consent

Number and date of determination

Development Application Number: 415/06 (Pittwater Council)

Date of Determination: 21st September 2006

BCA Classification

Class 1a & 10b



ANTONY ROSS BLOOM
41 BUNGAN HEAD ROAD
NEWPORT
NSW 2106

HOME BUILDING ACT 1989

OWNER BUILDER PERMIT

Permit :313495P
Receipt:AA2293130

Issued:03/10/2006
Amount:\$135.00

Building Site:

41 BUNGAN HEAD ROAD, NEWPORT 2106

Authorised Building Work:

DA N0415/06 DECK ADJOINING REAR OF HOUSE 6M*6M

ISSUED BY PITTWATER COUNCIL

Should the property be sold within 6 years of completion of the work it will be necessary to obtain home warranty building insurance from approved insurers if the value of the work was greater than \$12,000. A certificate of insurance must be attached to any contract for sale.

You should obtain professional advice from general insurers regarding public liability and property damage cover, etc.

Note: This permit is only valid when an official receipt has been imprinted.
If payment is made by cheque, the permit is conditional on the cheque being met at presentation.

Issuing Officer

***** END OF PERMIT *****

SYDNEY WATER APPROVED

1. Position of structure in relation to Sydney Water's assets is satisfactory.
2. Connections to Sydney Water sewer/water services may only be made following the issue of a permit to a licensed plumber/drainier.
3. It is the owner's responsibility to ensure that all proposed fittings will drain to Sydney Water's sewer.
4. Any plumbing and/or Drainage Work to be carried out in accordance with the Sydney Water Act 1994, AS 3500 and the NSW Code of Practice.
5. Gullies, Inspection Shafts and Boundary Traps shall not be placed under any Roof, Balcony, verandah, Floor or other cover unless otherwise approved by Sydney Water.
6. Property No. 3404357

Reece, Mona Vale
Quick Check Agent on behalf of
SYDNEY WATER

Per: *Reece* 29/11/06

PITTSWATER COUNCIL
APPROVED DEVELOPMENT CONSEN

NOTE: THESE PLANS MUST BE READ
CONJUNCTION WITH THE CONDITIONS
DEVELOPMENT

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PO BOX 929 BALGOWLAH NSW 2093

TEL: 9400 2335 FAX: 9400 2405

email: info@dkbuilding.com.au

ABN: 96 097 502 700

Application for a Construction Certificate

1. Details of the applicant

Mr ☒ Ms ☐ Mrs ☐ Dr ☐ Other

First name

ANTONY

Family name

BROOM

Flat/street no.

41

Street name

BUNGAN HEAD ROAD

Suburb or town

NEWPORT

State

NSW

Postcode

2106

Daytime telephone

9997 4671

Fax

Mobile

04 3831 0137

Email

BROOM.BUNGAN@BUNGAN.COM.AU

2. Identify the land

Flat/street no.

41

Street name

BUNGAN HEAD ROAD

Suburb or town

NEWPORT

Postcode

2106

Lot no.

55

Section

DP/MPS no.

DP10423

Volume/folio

You can find the lot no., section, DP/MPS no. and volume/folio details on a map of the land or on the title documents for the land. If you need additional room, please attach a schedule and/or a map with these details.

3. Estimated cost of the development

\$

8000.00

including GST

4. Describe the development

What type of work do you propose to carry out?

Building work ☒

Subdivision work ☐

Describe the work

CONSTRUCTION OF RETAINING WALLS, WITH DECK OVER,

For building work, what is the class of the building under the Building Code of Australia?

1a x 10b

This can be found on the development consent

Has development consent been granted for the development?

No ☐

Yes ☒

What is the development application no.?

NO 415/06

What date was development consent granted?

21-9-06

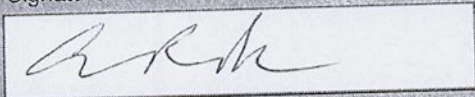
5. Signatures

The owner(s) of the land must sign this application if:

- at the time the owner signed the development application, the owner did not give consent to the applicant to lodge a construction certificate, or
- the owner of the land has changed since the owner signed the development application.

As the owner(s) of the above property, I/we consent to this application:

Signature



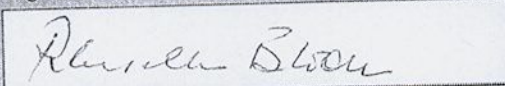
Name

ANTONY BLOOM

Date

28.11.06

Signature



Name

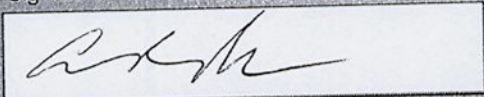
PHYLLIS BLOOM

Date

28.11.06

The applicant, or the applicant's agent, must sign the application.

Signature



Name, if you are not the applicant

Date

28.11.06

In what capacity are you signing if you are not the applicant?

Date received: 28/11/06 at DK Building Certifiers Pty Limited

Schedule to application for a construction certificate

Please complete this schedule. The information will be sent to the Australian Bureau of Statistics.

All new building works

Please complete the following:

- Number of storeys (including underground floors)
- Gross floor area of building (m²)
- Gross site area (m²)

NIL
72 M ²
36 M ²

Residential buildings only

Please complete the following details on residential structures:

- Number of dwellings to be constructed
- Number of pre-existing dwellings on site
- Number of dwellings to be demolished
- Will the new dwelling(s) be attached to other new buildings?
- Will the new building(s) work be attached to existing buildings?
- Does the site contain a dual occupancy?
(NB dual occupancy = two dwellings on the same site)

NIL
ONE
NIL

Yes ☒ No ☒

Yes ☒ No ☐

Yes ☐ No ☒

Materials – residential buildings

Please indicate the materials to be used in the construction of the new building(s) works:

Walls	Code	Roof	Code	Floor	Code	Frame	Code
Brick (double)	<input type="checkbox"/> 11	Tiles	<input type="checkbox"/> 10	Concrete or slate	<input type="checkbox"/> 20	Timber	<input type="checkbox"/> 40
Brick (veneer)	<input type="checkbox"/> 12	Concrete or slate	<input type="checkbox"/> 20	Timber	<input checked="" type="checkbox"/> 40	Steel	<input checked="" type="checkbox"/> 60
Concrete or stone	<input checked="" type="checkbox"/> 20	Fibre cement	<input type="checkbox"/> 30	Other	<input type="checkbox"/> 80	Aluminium	<input type="checkbox"/> 70
Fibre cement	<input type="checkbox"/> 30	Steel	<input type="checkbox"/> 60	Not specified	<input type="checkbox"/> 90	Other	<input type="checkbox"/> 80
Timber	<input type="checkbox"/> 40	Aluminium	<input type="checkbox"/> 70			Not specified	<input type="checkbox"/> 90
Curtain glass	<input type="checkbox"/> 50	Other	<input checked="" type="checkbox"/> 80				
Steel	<input type="checkbox"/> 60	Not specified	<input type="checkbox"/> 90				
Aluminium	<input type="checkbox"/> 70						
Other	<input type="checkbox"/> 80						
Not specified	<input type="checkbox"/> 90						

**OWNERS AUTHORISATION
AND
APPOINTMENT OF PRINCIPAL
CERTIFYING AUTHORITY**

We ANTONY & PHYLLIS BLOOM of

Address: 41 BUNGAN HEAD ROAD
NEWPORT

Telephone: (h) 9997 4671 (w) _____ (Mobile) 0438310137

Fax: _____ email: BLOOM.BUNGAN@BIGPOND.COM.AU

hereby authorise, (other than the owner), ANTONY BLOOM
~~DK BUILDING CERTIFIERS~~ to,

(cross out if not applicable), lodge a Construction Certificate application with DK Building
Certifiers Pty Ltd for the proposed works being:-

CONSTRUCTION OF DECK AND RETAINING WALLS
at: 41 BUNGAN HEAD ROAD, NEWPORT

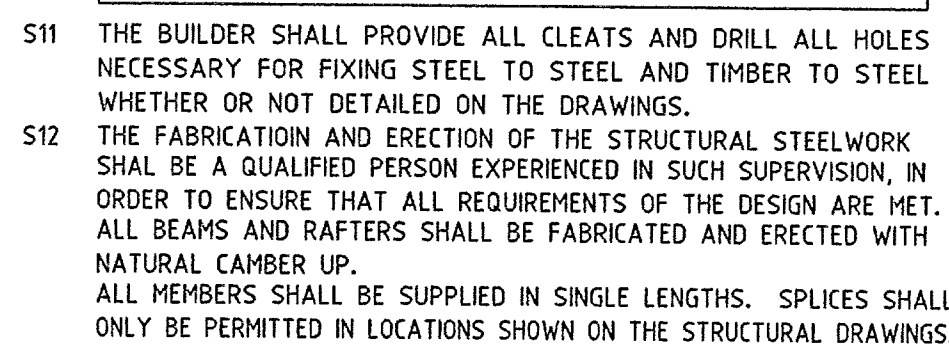
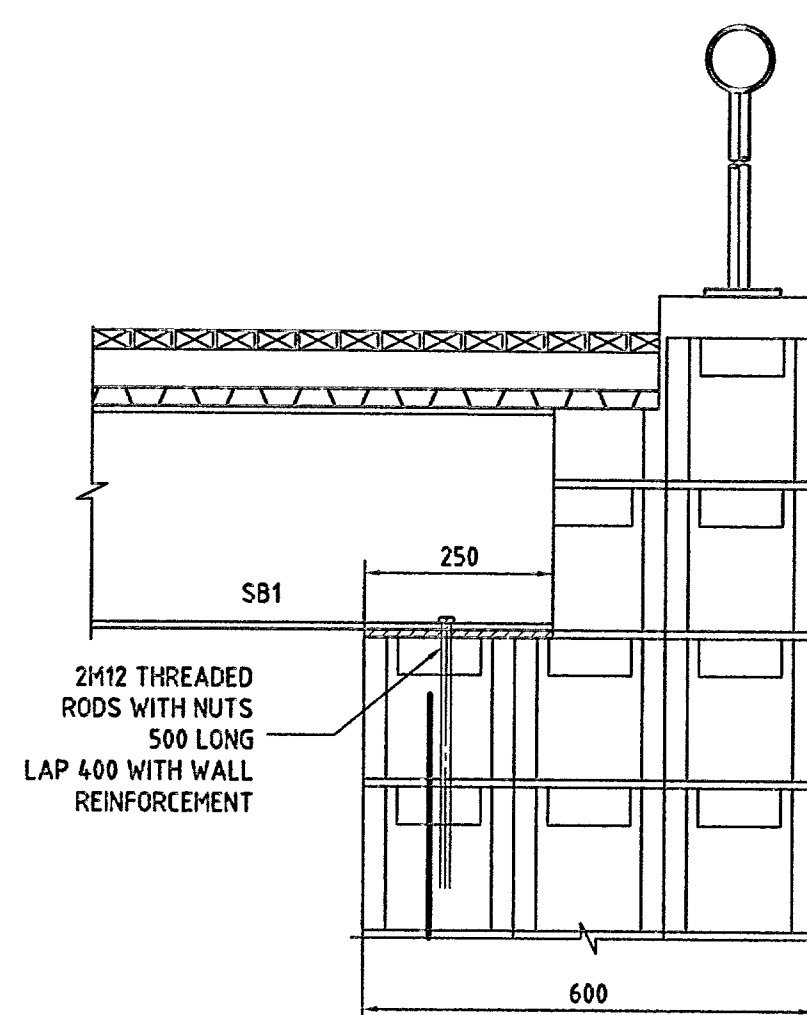
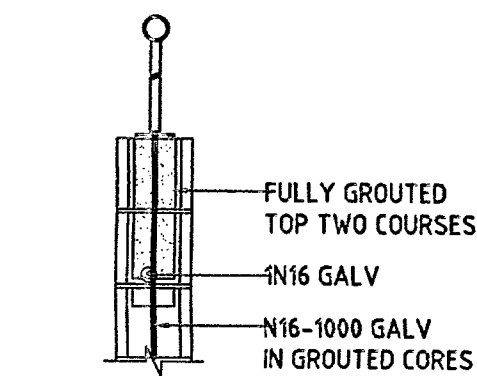
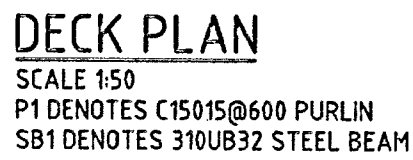
Council: PITTWATER DA No: NO415/06

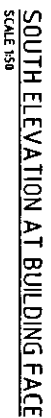
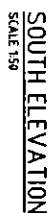
and appoint Damian O'Shannassy, Accredited Certifier No 6175 (Dept of Planning - NSW) of
Suite 4, 470 Sydney Road, Balgowlah NSW 2093, Ph: (02) 9400 2335, Fax: (02) 9400
2405 or info@dkbuilding.com.au as the Principal Certifying Authority.


Signed:  

Date: 28.11.06

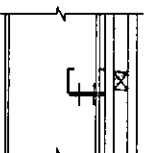
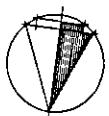
NB: The original of this form must be returned together with the Construction
Certificate application.



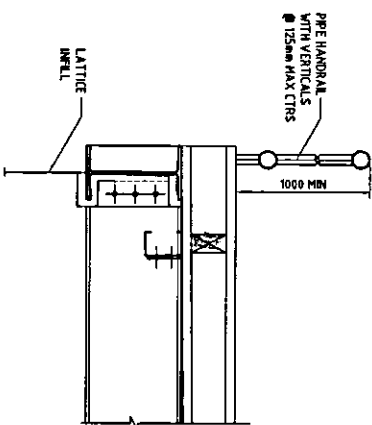


DK BUILDING CERTIFIERS PTY LTD
ABN 96 097 502 700
CONSTRUCTION CERTIFICATE No: 06088-cc
APPROVAL DATE: 4-12-06
SIGNED: 
Accredited Certifier - Damian O'Shannassy
Accreditation No 6175

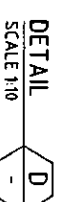
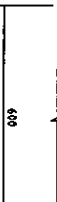
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SECTION AA
SCALE 1:10



DETAIL	C
SCALE 1:10	-

DETAIL  D

DK BUILDING CERTIFIERS PTY LTD
ABN 96 097 502 700
CONSTRUCTION CERTIFICATE No: 66088-11
APPROVAL DATE: 4-12-06
SIGNED: 
Accredited Certifier - Damian O'Shannassy
Accreditation No 6175

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SCALE 420

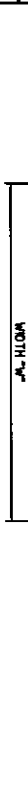
SCALE 420



SCALE 1:20



— VAPORPROOF MEMBRANE



RETAINING WALL - RW1

SCALE 1:20
"X" BAR DENOTES N15-400 BUT N16-200 FOR H-2600



SLAB EDGE DETAIL

SCALE 120

[illegible]

ABORTION

DESIGNED	D.M.C.H.	DATE	ASSUMED AND
DRAWN	A.S.		
ORDERED	D.M.C.H.		COORDINATE SYSTEM
RECOMMENDED		APPROVED	
PROJECT MANAGER		DATE	PROJECT DIRECTOR
			DATE

 **Cardno**

Cardno (NSW) Pty Ltd
A/NZ 95 01 54 15
Level 3, 970 Pacific Highway, Gordon, NSW Australia 1577
Phone (Int 61) 02 9476 7700 Fax (Int 61) 02 9476 7702
Email sales@cardno.com.au Web www.cardno.com.au

ANTONY BLOOM	PROPOSED ADDITION OF DECK 41 BUNGAN HEAD ROAD NEWPORT, NSW	SLAB NOTES, PLAN AND DETAILS
--------------	--	------------------------------

DRAWING STATUS:	FOR CONSTRUCTION
DRAWING NUMBER:	605038-D-003
REV:	A

ELEMENT		CHARACTERISTIC UNCONFINED COMPRESSIVE STRENGTH (F _{CU})	MORTAR REHEAT TENSILE STRENGTH (F _T)
BRICKS	CLAY	28 MPa	116
BLOCKS	CONC	15 MPa	14,253

GENERAL

- 61 THESE DRAWINGS SHALL BE READ IN CONJUNCTION WITH ALL ARCHITECTURAL
62 AND OTHER CONSULTANTS' DRAWINGS AND SPECIFICATIONS AND WITH
63 SUCH OTHER WRITTEN INSTRUCTIONS AS MAY BE ISSUED DURING THE
64 COURSE OF THE CONTRACT.
65 THE INFORMATION CONTAINED ON THESE DRAWINGS IS FOR STRUCTURAL
66 ENGINEERING PURPOSES ONLY, IN ALL OTHER MATTERS, THE APPROVED
67 ARCHITECT'S DRAWINGS SHALL TAKE PRECEDENCE, ALL DISCREPANCIES
68 THAT COULD RESULT IN CHANGES TO THE STRUCTURAL DETAILS SHALL
69 BE REFERRED TO THE ENGINEER PRIOR TO PROCEEDING WITH CONSTRUCTION.
70 IF IN DOUBT - ASK.
71
72 CONSTRUCTION FROM THESE DRAWINGS AND ASSOCIATED CONSULTANTS'
73 DRAWINGS SHALL NOT CONFLICT WITH APPROVED BY THE LOCAL
74 AUTHORITIES.
75 ALL MATERIALS AND WORKMANSHIP SHALL BE IN ACCORDANCE WITH
76 THE RELEVANT AND CURRENT AUSTRALIAN STANDARDS AND WITHIN
77 THE BY-LAWS AND REQUIREMENTS OF THE RELEVANT BUILDING AUTHORITIES.
78 EXCEPT WHERE VARYED BY THE PROJECT SPECIFICATION.
79 ALL DIMENSIONS SHOWN SHALL BE VERIFIED BY THE BUILDER ON SITE.
80 ENGINEERS' DRAWINGS SHALL NOT BE SCALED FOR DIMENSIONS.
81 DURING CONSTRUCTION THE STRUCTURE SHALL BE MAINTAINED
82 IN A STABLE CONDITION AND NO PART SHALL BE OVERSTRESSED.
83 TEMPORARY BRACING SHALL BE PROVIDED BY THE BUILDER TO KEEP
84 THE WALLS AND EXCAVATIONS STABLE AT ALL TIMES.
85 THE BUILDER SHALL GIVE 48 HOURS NOTICE FOR ALL ENGINEERING
86 INSPECTIONS.
87 UNLESS NOTED OTHERWISE ALL LEVELS ARE IN METRES AND ALL
88 DIMENSIONS ARE IN MILLIMETRES.
89 THE STRUCTURAL COMPONENTS DETAILED ON THESE DRAWINGS HAVE

FLOOR USAGE	LIVE LOAD kPa	SUPERIMPOSED DEADLOADS (kPa)
1	7	7

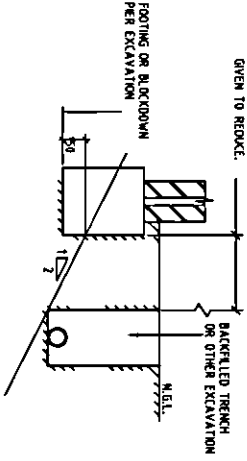
WIND LOADS ARE IN ACCORDANCE WITH AS 1170 AS FOLLOWS:

BASIC WIND VELOCITY (Vw).....	m/s
REGION	
TERRAIN CATEGORY	

EARTHQUAKE ACCELERATION COEFFICIENT (a) OF AND FOR A

FOUNDATIONS

- F1 FOOTINGS HAVE TO BE DESIGNED FOR AN ALLOWABLE BEARING CAPACITY OF 7000000 N/M². THIS FOUNDATION MATERIAL SHALL BE UNIFORM AND BE APPROVED BY THE ENGINEER FOR THIS PRESSURE BEFORE PLACING MEMBRANE, REINFORCEMENT OR CONCRETE.
- F2 REFEE TO GEOTECHNICAL INVESTIGATION REPORT No. PREPARED BY AND DATED
- F3 RESIDENTIAL SLABS & FOOTINGS HAVE BEEN DESIGNED FOR A SITE CLASSIFICATION OF FOR CONSTRUCTION TO AS9700.
- F4 DO NOT BACKFILL RETAINING WALLS OTHER THAN CANTILEVER WALLS! UPPER FLOOR CONSTRUCTION AT TOP AND BOTTOM IS COMPLETED. BACKFILL SHALL BE COMPACTED TO 96% STANDARD MAXIMUM DRY DENSITY AT OPTIMUM MOISTURE CONTENT ± 2%. (ENGINEER FREE DRAINAGE BACKFILL AND DRAINAGE IS IN PLACE). FOOTINGS MUST BE LOCATED CENTRALLY UNDER WALLS AND COLUMNS (NAME) NOTED OTHERWISE.
- F5 DO NOT EXCEED A RISE OF IN A RUN OF FOR THE LINE OF SLOPE BETWEEN ADJACENT FOOTINGS OR EXCAVATIONS.
- F6 FOOTING LEVELS, WHEN SHOWN ARE ESTIMATES ONLY AND WILL BE ESTABLISHED DURING SITE INSPECTION OF WORK IN PROGRESS.



- UNLESS OTHERWISE APPROVED BY THE ENGINEER, THE DEPTH OF EXCAVATIONS NEAR FOOTINGS SHALL BE AS SET OUT IN THE DETAILS BELOW.
- ENGINEER'S APPROVAL
- FOOTING OR BLOCKDOWN
OR EXCAVATION
- BACKFILLED TRENCH
OR OTHER EXCAVATION
- NOTE
- 1
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CONCRETE

- C1 ALL WORKMANSHIP AND MATERIALS SHALL BE IN ACCORDANCE WITH AS 3600, AS 1379 & AS 3610 CURRENT EDITIONS WITH AMENDMENTS EXCEPT WHERE VARIED BY THE CONTRACT DOCUMENTS.

ELEMENT	STRENGTH GRADE	SLOPE (mm)	MAXIMUM AGGREG. SIZE (mm)	MINIMUM CEMENT CONTENT (kg/cum)
?	?	?	?	?

PROJECT ASSESSMENT SHALL BE CARRIED OUT IN ACCORDANCE WITH AS 1379.

- [illegible]

EXPOSURE CLASS TO AS 3408	MINIMUM CONCRETE GRADE	CAST IN AGGREGATE (GROUND)	CAST IN FORMS AND EXPOSED	CAST IN FORMS AND NOT EXPOSED
A1 (INTERNAL)	25	40mm	30mm	20mm
A2 (EXTERNAL)	25	40mm	30mm	-
B1 (EXTERNAL)	32	45mm	40mm	-
B2 (EXTERNAL)	40	45mm	45mm	-
FOOTINGS	25	50mm	-	-

NOTE: WHERE CONCRETE IS POURED ON A VAPOURPROOF MEMBRANE

- C6. 2.2 mm MINIMUM THICKNESS. THE COVER TO CONCRETE CANS AGAINST GROUND MAY BE REDUCED BY 10 mm.
- C7. CONCRETE SLICES SHOWN DO NOT INCLUDE THICKNESSES OF APPLIQUE FINISHES. NO FINISH WHICH DECREASES COVER IS ALLOWED WITHOUT THE WRITTEN APPROVAL OF THE ENGINEER.
- C8. DEPTH OF BEAMS ARE GIVEN FIRST AND INCLUDE SLAB THICKNESS FOR CHAMBERS, DRIP GROOVES, REEFTS, ETC. REFER TO ARCHITECT DETAILS, MAINTAIN COVER TO REINFORCEMENT AT THESE DETAILS.
- C9. NO HOLES, CHASES, BLOCKDOUTS OR EMBEDMENT OF PIPE OTHER THAN THOSE SHOWN ON THE STRUCTURAL DRAWINGS SHALL BE MADE IN CONCRETE MEMBERS WITHOUT THE PRIOR WRITTEN APPROVAL OF THE ENGINEER.
- C10. CONCRETE REINFORCING BARS SHALL BE LOCATED TO THE CENTER OF THE ELEMENT.
- C11. ALL CONCRETE COUPLING GREATER THAN 12 METERS IN HEIGHT SHALL BE REINFORCED WITH A MINIMUM OF 4 BARS PRIOR TO SLAB OR BEAM ORDER. THE FINISHED CONCRETE SHALL BE MECHANICALLY VIBRATED TO ACHIEVE A DENSE HOMOGENEOUS MASS. COMPLETELY FILLING THE FORMWORK THOROUGHLY, EMBEDDING THE REINFORCEMENT, AND PREPARED TO BE CONCRETED.
- C12. FLOORING SHALL BE COMPLETED INCLUDING SLABS ON GROUND. FLOORING SHALL BE COMPLETED WITH MECHANICAL SLABS ON BEAMS.
- C13. CONTINUOUSLY, ALL CONCRETE IS TO BE ACHIEVED BY KEEPING SURFACE TEMPERATURES OF CONCRETE AT OR ABOVE 5°C DURING CURE.
- C14. PREVENTION OF LOSS OF MOISTURE FOR A TOTAL OF 7 DAYS AFTER COMPLETION OF A GRADUAL DRYING OUT. APPROVED SPEARED OR COUPLING COMPOUNDS THAT COMPLY WITH AS 3399 MAY BE USED WHEREAS FLOOR FINISHES WILL NOT BE AFFECTED (REFER MANUFACTURER'S SPECIFICATION). POLYETHYLENE SHEETING OR WET BRESSAN MAY BE USED PROTECTED FROM WIND AND TRAFFIC.
- C15. CONSTRUCTION SUPPORT PROPPING IS TO BE LEFT IN PLACE WHEREAS IT IS REQUIRED TO AVOID OVERSTRESSING THE STRUCTURE DUE TO CONSTRUCTION LOADING. NO BLOCKWORK OR PARTITION WALLS ARE TO BE CONSTRUCTED ON SUPPORTED LEVELS UNTIL SEVEN DAYS AFTER PROPPING HAS BEEN REMOVED AND THE SLAB PRE-LOADED WITH THE BRICKS OR UNITS TO BE USED IN THE WALL.
- C16. REPAIRS TO CONCRETE SHALL NOT BE ATTEMPTED WITHOUT THE WRITTEN APPROVAL OF THE ENGINEER.
- C17. CAST-IN EXHAMS, DOLTS ETC. SHALL NOT BE ALTERED WITHOUT THE PERMISSION OF THE ENGINEER.
- C18. CONDUITS, STAYS ETC. SHALL ONLY BE LOCATED IN THE MIDDLE THIRD OF THE SLAB DEPTH AND SPACED AT NOT LESS THAN 3 DIAMETER SPACING.
- C19. CONDUITS AND PIPES SHALL NOT BE PLACED WITHIN THE COVER TO REINFORCEMENT.
- C20. SLABS AND BEAMS SHALL BE CONSTRUCTED TO BEAR ONLY ON THE BEAMS. WALLS, COLUMNS ETC. SHOWN ON THE DRAWINGS AND ALL OTHER BUILDING ELEMENTS SHALL BE KEPT 12mm CLEAR OF TOPS OF STRUCTURE.

