



Pittwater Council

ABN 61 340 837 871

All Correspondence to be addressed to General Manager

Units 9, 11 & 12/ 5 Vuko Place
WARRIEWOOD NSW 2102
Avalon Customer Service Centre
59A Old Barrenjoey Road, AVALON 2107

Postal Address
P.O. Box 882
MONA VALE NSW 1660
DX 9018MONA VALE

Telephone (02)9970 1111
Facsimile (02) 9970 7150
Internet www.pittwaterlga.com.au
Email: pittwater_council@pittwater.nsw.gov.au

Environmental Compliance
8am to 6pm Mon - Thurs, 8am to 5pm Fri
Phone 9970 1111

17 December 2003

ATELIER HAEFELI PTY LTD
181 PLATEAU ROAD
BILGOLA NSW 2107

COPY

Dear Sir/Madam

Re: Construction Certificate CC0561/03
Property: 3 WARATAH ROAD PALM BEACH NSW 2108

Please find enclosed your approved Construction Certificate and stamped plans.

Did you know that work is unable to commence until such time as a completed **Notification of Commencement Form** has been submitted to Council at least two (2) days prior to starting work? To assist you please find enclosed a Notification of Commencement Form and Information Sheet.

Council is committed to providing a quality service and would value your business in being appointed as the Principal Certifying Authority for your development.

An Officer will contact you in the next few days to discuss your development and help ensure your development progresses smoothly.

Yours faithfully

Development Compliance Group

Per: 



Pittwater Council

Construction Certificate No: CC0561/03

Site Details: 3 WARATAH ROAD PALM BEACH NSW 2108

Legal Description: Lot 15 DP 651513

Type of Development: Building Work

Description: Construction of a new fence

COPY

Associated Development Consent No: N0171/03

Dated: 11/06/2003

Building Code of Australia Certification: Class 10b

Details of plans, documents or Certificates to which this Certificate relates:

- **Engineers Plans** prepared by Burgess, Arnott & Grava Pty Ltd, Drawing No. 2003.250/1, dated November 2003.
- **Architectural Plans** prepared by Attelier Haefeli Pty Ltd, Project No. 9820, Drawing No. PO1, Issue D, dated May 2002.

I hereby certify that the above plans, documents or Certificates satisfy:

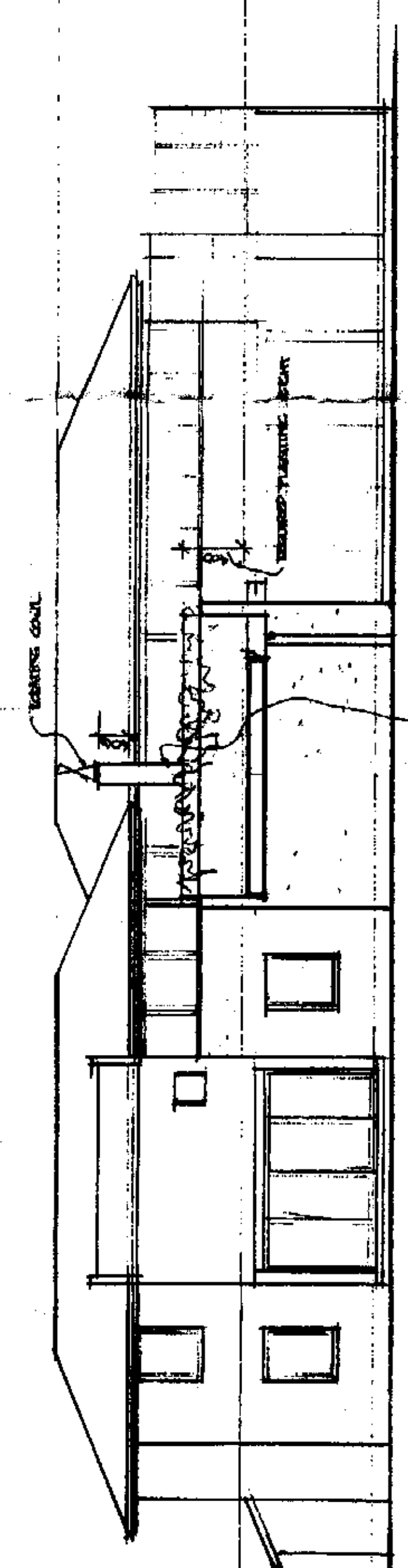
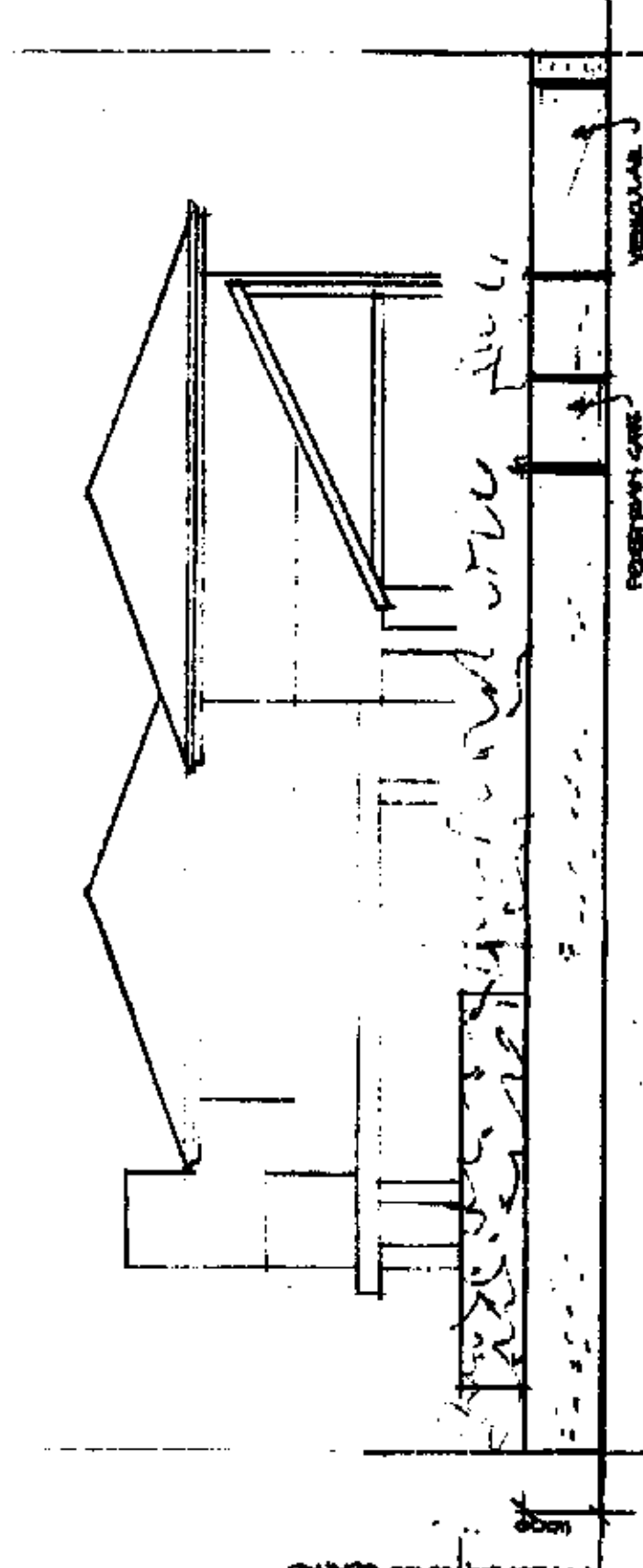
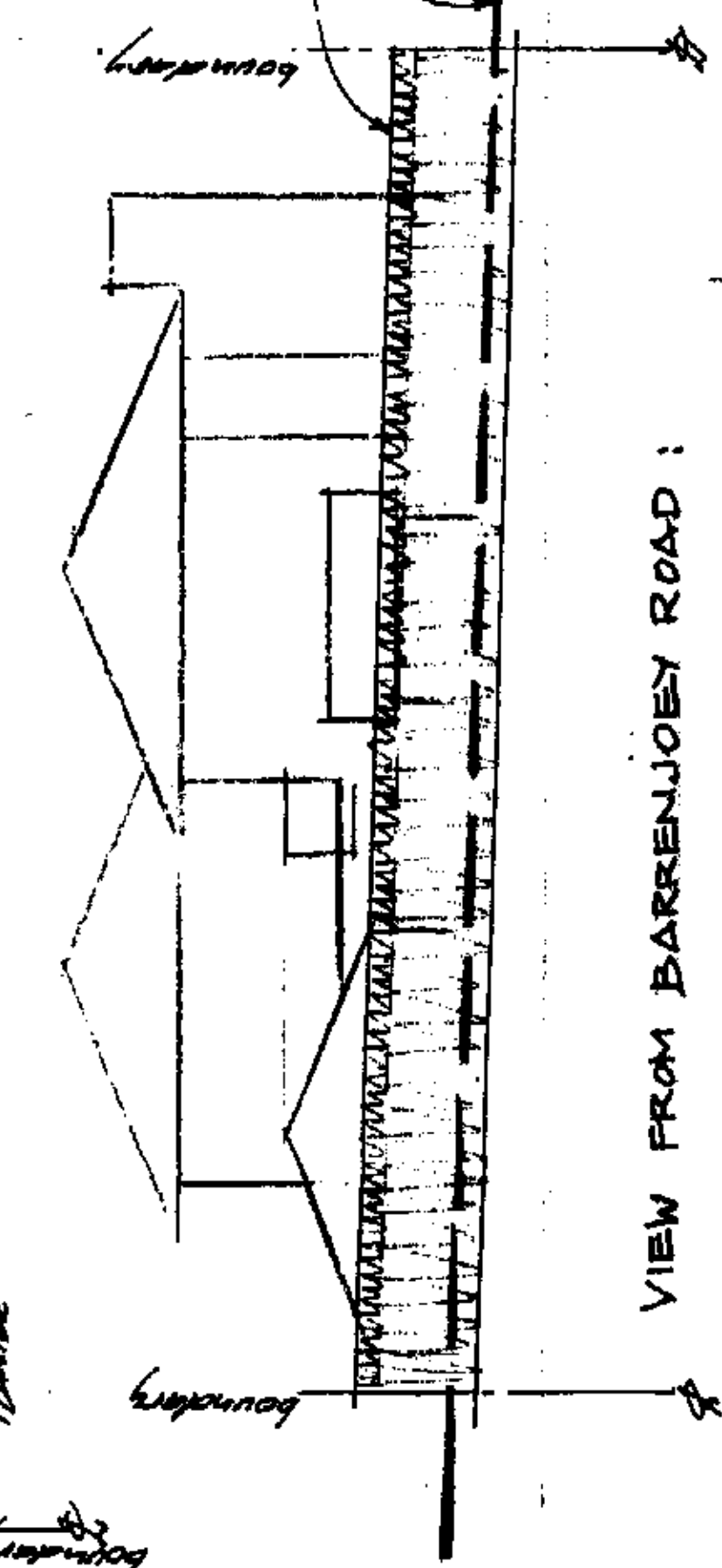
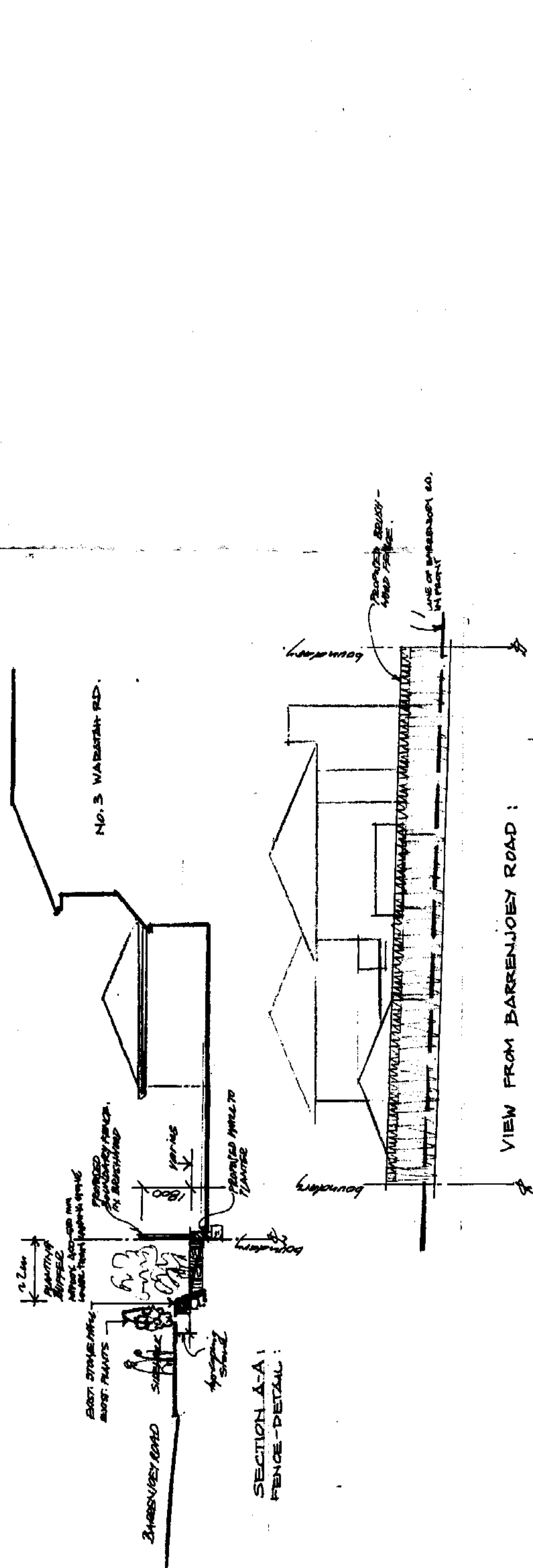
- The relevant provisions of the Building Code of Australia.
- The relevant conditions of Development Consent No: N0171/03

Further that the work, completed in accordance with the Building Code of Australia, all relevant Australian Standards and these plans and specifications, will comply with the requirements of Section 81A(5) of the Environmental Planning and Assessment (Amendment) Act, 1997.


Darren Greenow
Development Compliance Group

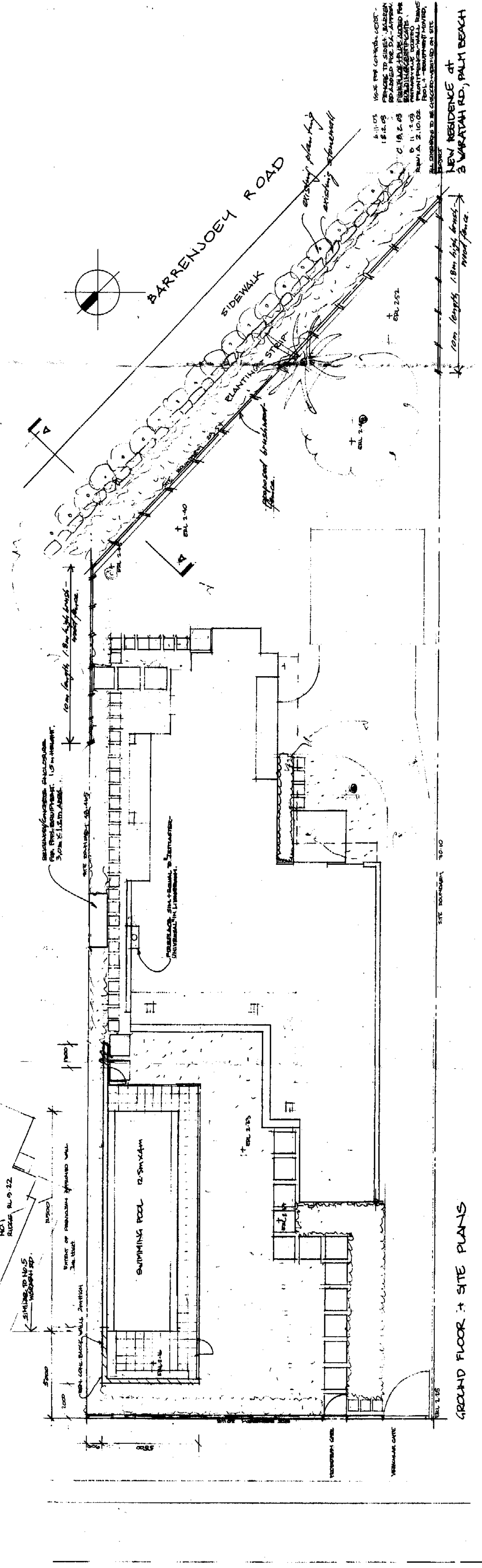
17 December 2003
Date of Endorsement

Note: You are reminded that pursuant to provisions of Clause 81A, you must nominate whether Council or an accredited certifier will be the principal certifying authority, also you must give notice to Council of your intention to commence work at least two days beforehand.



NORTH WEST ELEVATION

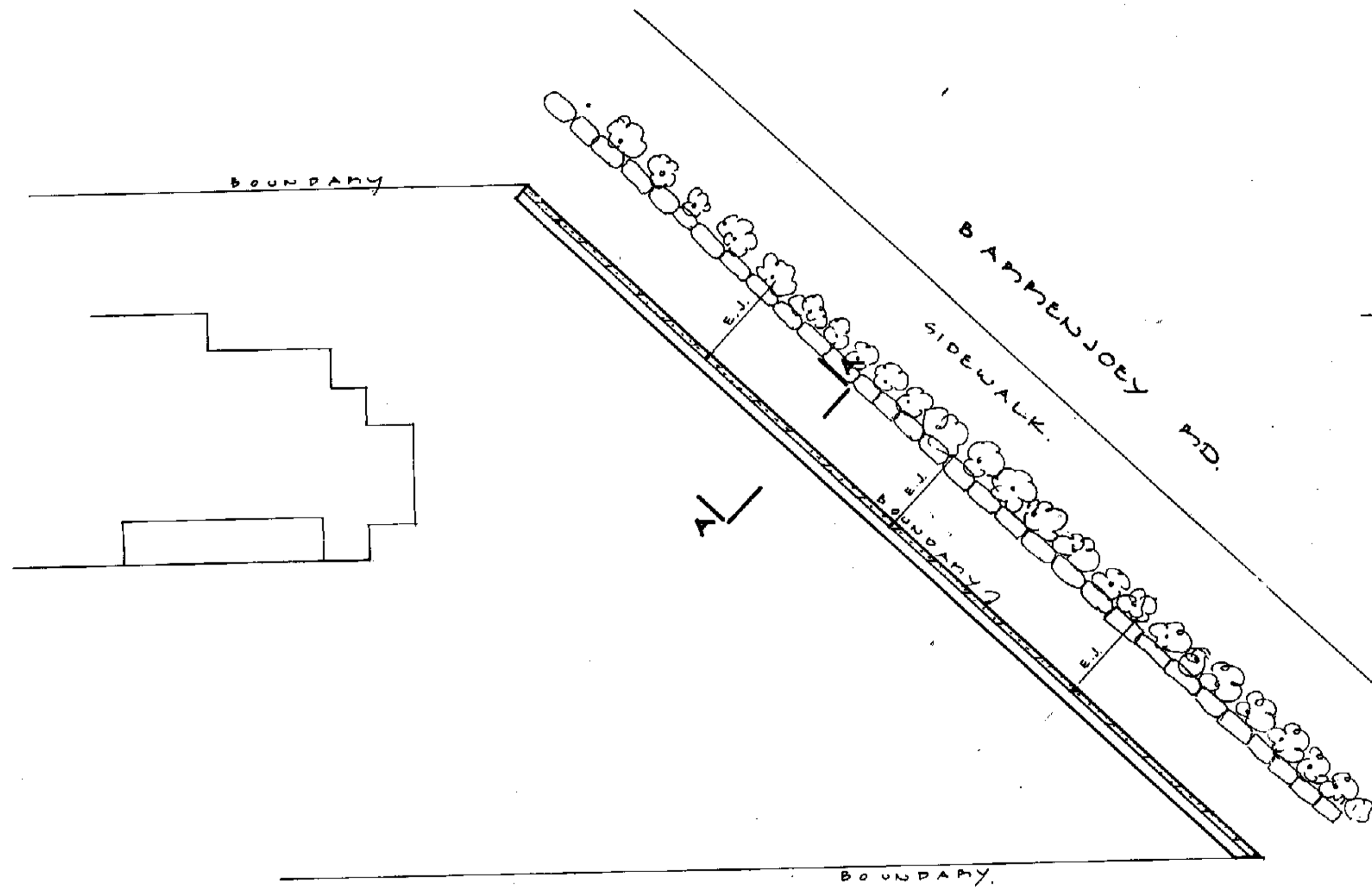
NORTH EAST ELEVATION



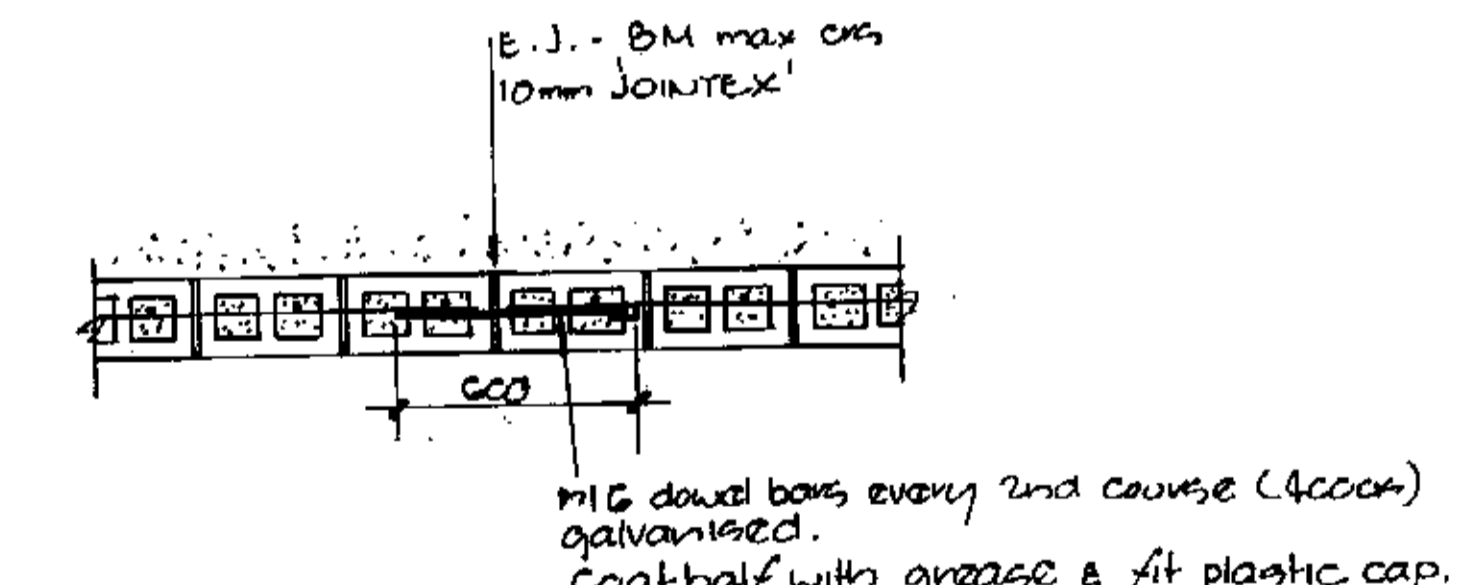
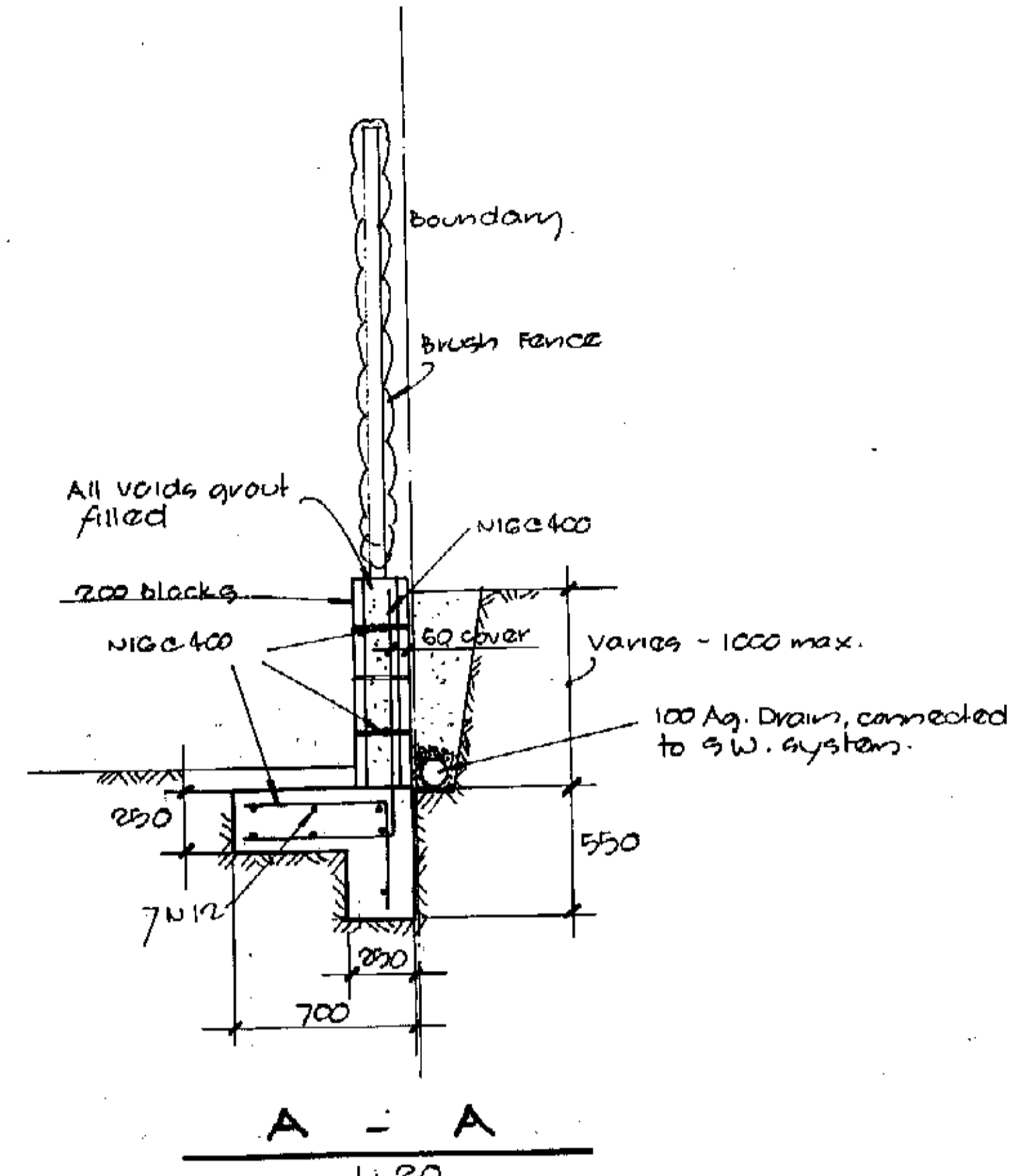
for MR + MRS. JONES
 NEW RESIDENCE at
 3 WARRATAH RD., PALM BEACH

| | |
|--------------|--------------|
| DATE | NOV 1958 |
| BY | J. H. JONES |
| CHECKED BY | J. H. JONES |
| SCALE | 1/8" = 1'-0" |
| PROJECT NO. | 9820 |
| SHEET NO. | P01 |
| TOTAL SHEETS | D |

1. 11.58
 2. 12.08
 3. 12.08
 4. 12.08
 5. 12.08
 6. 12.08
 7. 12.08
 8. 12.08
 9. 12.08
 10. 12.08



PART SITE PLAN
1:100



E.J. - EXPANSION JOINT
1:20

PITWATER COUNCIL CONSTRUCTION CERTIFICATE
 Number: CC 051103
 This is a copy of submitted plans, documents and Certificates associated with the issue of the Construction Certificate.
 Endorsed by: [Signature]
 Date: 17 DEC 2003

PLAN OR DOCUMENT CERTIFICATION
 I am a qualified engineer - Structural, Civil & Hydraulic
 I hold the following qualifications:
 C.P. Eng. Member No. 947843, M.L.E. Aust
 Further I am appropriately qualified to certify this component of the project.
 I hereby state that plans or details comply with the conditions of development consent, the provisions of the building Code of Australia and/or relevant Australian/Industry standards.
 Robert GRAY 04/11/03
 Director of Burgess Arnott & Grava Pty Ltd

General. CONSTRUCTION NOTES.

- These drawings shall be read in conjunction with all architectural and other specialist drawings and specifications and with such other written instructions as may be issued by the Architect before proceeding with the work.
- Dimensions shall not be obtained by scaling the structural drawings.
- During construction the structure shall be maintained in a stable condition and no part shall be over-excavated.
- All excavation, shoring of excavation and stability of adjacent structures shall be the responsibility of the builder.
- The drawings have been designed for the following:
 Soil: Stable
 Slopes: 1:1
 Foundations: 1:2.5
 K.P.A. Subject

Foundations.

- The footings have been designed for the allowable intensity of 125 K.P.A. Subject.
- All slabs on the ground surface shall be completed to 200 M.C.C.P.

Concrete.

- All workmanship and materials shall be in accordance with AS3600 current edition with amendments, except where verified by the contract documents.
- Concrete quality is to be AS3600. Normal concrete is to have a minimum water cement ratio of 0.4 and a minimum Portland cement content of 350 kg per m³.

| Element | Stems | Max. Slab depth | Concrete Type | AS3600 F _c | Admixture |
|------------|-------|-----------------|---------------|-----------------------|-----------|
| PIERS | 80 | 20 | GP | 20 | NIL |
| FOOTING | 80 | 20 | GP | 20 | NIL |
| SLABS int. | 80 | 20 | GP | 20 | NIL |
| SLABS exte | 80 | 20 | GP | 20 | NIL |
| COLUMNS | 80 | 20 | GP | 20 | NIL |
| BLOCKWORK | | | | 32 | |

EXPOSURE CLASSIFICATION

| Element | Cost against forms complying with AS 1800 | | Cost against form work on the ground |
|---------------------|---|------------------------------------|--------------------------------------|
| | In sheltered locations | Exposed to ground weather or water | |
| COLUMNS & PEDESTALS | 45 | 45 | 45 |
| BEAMS | 25 | 45 | 50 |
| FOOTINGS | 25 | 50 | 75 |
| SLABS & WALLS | 25 | 75 | 45 |

- Clear concrete cover to reinforcement shall be as follows:
- Reinforcement symbols:
 Y - 410 deformed bar in accordance with AS 1302.
 S - Structural grade deformed bar in accordance with AS 1302.
 R - structural grade round bar in accordance with AS 1302.
 F - Hard drawn steel wire fabric in accordance with AS 1304.
- All reinforcement shall be firmly supported on plastic or M.S. (plastic topped or galvanised) chairs generally of not greater than 1000mm centres both ways. Bars to be laid at alternate intervals, all cross rods and distributors shall be 112 @ 300 c/c.
- Where reinforcement shall be provided in the positions shown and shall be placed to develop the full strength of the reinforcement.
- Where bars - minimum lap side and end.
- Reinforcement shall be minimum lap side and end.
- Where bars - minimum lap side and end.
- Where bars - minimum lap side and end.

Structural Steel.

- All workmanship and materials shall be in accordance with AS 4100, AS 1554 and for tubular members BS 449 and BS 1772, except where varied by contract documents.
- Connections shall be provided as shown on drawings and shall submit 3 copies of each drawing for examination of connections. Fabrication shall not commence until approval has been received.
- Welds shall be 6mm minimum fillet, all bolts 20mm dia, all gusset plates 10mm thick.
- Concrete encased steelwork shall be wrapped with 315 mm. dia at 100 mm. c/c and shall have a minimum 50 mm. cover of concrete unless noted otherwise.
- Unless otherwise noted, all steel shall be in accordance with AS 1554 mild steel and AS 3100 steel beam Group 13.
- Unless otherwise noted, all structural not assessed shall be given one coat of red oxide zinc stoneware primer prior to dispatch.

Brickwork (or Blockwork).

- All load-bearing brickwork shall be constructed in accordance with AS 3700.
- Minimum brick compressive strength to be as follows: C = M.Pa.
 (a) Retaining walls and all brickwork below ground - 1 part cement, 1/10 part lime, 3 parts clean sharp sand.
 (b) All other load-bearing brickwork - 1 part cement, 1 part lime, 6 parts clean sharp sand.
- Where brickwork supports concrete slabs, top course shall be laid 30mm down and covered with 10mm layer of gypsum board from slabs with grout in between.
- Brickwork shall be supported from concrete at all vertical lines by 10mm thick concrete bearing blocks.
- Where walls are non-load-bearing, they shall be separated from the concrete over by 10mm thick compressible bedding material.
- All stone tiles to be laid on approved 150 mm. minimum bearing of wall and unless otherwise noted.
- Quail where required shall comprise 1 part cement, 3 parts clean sharp sand, 1/10 part lime and two parts 10 mm aggregate.
- Control joints shall be provided at base of all reinforced walls by angle cleating of wall including removal of mortar protruding into joint, prior to placing of reinforcement.
- Units shall be in accordance with B7, above or alternatively approved masonry.
- Approved joint reinforcement shall be laid horizontally at a minimum of 600 mm. c/c with additional layers directly above and below window and door openings.

Timber.

- Timber constructions to be in accordance with AS 1720 and light timber framing code AS 1884.
- Timber stress grade to be F7 unless noted otherwise.

| Amendment | Date |
|-----------|------|
| | |

PROPOSED RETAINING WALL
3 WAMATAH PD
PALM BEACH

BURGESS, ARNOTT & GRAVA PTY. LTD.
 CONSULTING STRUCTURAL, CIVIL & HYDRAULIC ENGINEERS
 414 THE CENTRE FORESTVILLE P.O. BOX 69 FORESTVILLE 2087
 Ph. 9451 4411 Fax. 9975 2274
 email burgessarnott@ozemail.com.au

RETAINING WALL DETAILS

| Checked | Scale | Date | Drawing No. |
|--|---------------|----------|-------------|
| P. GRAVA | 1:100 1:20 | 13/01/03 | 2003.250/1 |
| Approved [Signature] B.M.H. Chartered Engineer | | | |