

24 February 2016

Our ref.: 130072

The General Manager
Pittwater Council
PO Box 882,
Mona Vale NSW 1660



Dear Sir/Madam,

Re: 12 OLD BARRENJOEY ROAD AVALON BEACH
Occupation Certificate No. 130072

Decision Made Under: EXEMPT & COMPLYING DEVELOPMENT CODES 2008 SEPP

Get Certified Building Services Pty Ltd have issued an Occupation Certificate for the above-mentioned project under Section 109H of the Environmental Planning and Assessment Act 1979.

Please find enclosed the following documentation:

- Occupancy Certificate No. 130072
- Documentation used to determine the occupancy certificate.
- A cheque for Council's registration fee.

Should you need to discuss any issues, please do not hesitate to contact the Accredited Building Surveyor Greg Hough on the above numbers.

Yours faithfully,



Greg Hough
Accredited Certifier
Get Certified Building Services Pty Ltd

836 Rec 392205 26/2/16



BUILDING SERVICES PTY LTD

Address: PO Box 1232
Mona Vale NSW 1660
Tel: 02 9979 1129
Fax:
Email: greg@getcertified.net.au
ABN: 30 123 3390 429

FINAL OCCUPATION CERTIFICATE 130072 (RESIDENTIAL)

Issued under Part 4A of the Environmental Planning and Assessment Act 1979 Sections 109C(1)(C) and 109H (Occupation/Use of a New Building)

APPLICANT DETAILS

Applicant: Mr Simon J & Mrs Megan L Terry
Address: 224 Lower Plateau Road BILGOLA NSW 2107
Contact Details: **Phone:** 9973 4429 **Fax:**

OWNER DETAILS

Name of person having benefit of the development consent: Mr Simon J & Mrs Megan L Terry
Address: 224 Lower Plateau Road BILGOLA NSW 2107
Contact Details: **Phone:** 9973 4429 **Fax:**

RELEVANT CONSENTS

Consent Authority/Local Government Area: Pittwater Council
Complying Development Certificate No: 130072 **Date issued:** 17/07/2013
Decision Made Under: EXEMPT & COMPLYING DEVELOPMENT CODES 2008 SEPP

PROPOSAL

Address of Development: 12 OLD BARRENJOEY ROAD AVALON BEACH NSW 2107 , LOT 10 DP 27698
Building Classification: 10b
Scope of building works covered by this Notice: SWIMMING POOL
Attachments: Schedule 1
Fire Safety Schedule: Nil
Exclusions:

PRINCIPAL CERTIFYING AUTHORITY

Principal certifying authority: Greg Hough
Accreditation Body: Building Professionals Board
Registration No. 0186

I, Greg Hough as the certifying authority, certify that:

- I have been appointed as the Principal Certifying Authority under s109E;
- A current Development Consent or Complying Development Certificate is in force with respect to the building;
- A Complying Development Certificate has been issued with respect to the plans and specifications for the building;
- The building is suitable for occupation or use in accordance with its Classification under the Building Code of Australia;
- Where required, a final Fire Safety Certificate has been issued for the building;
- Where required, a report from the Commissioner of Fire Brigades has been considered.

DETERMINATION

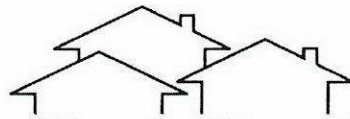
Approval dated this: 24/02/2016

Greg Hough
Accredited Certifier

Right of Appeal: Under s109K where the Certifying Authority is Council an applicant may appeal to the land & Environment Court against the refusal to issue an Occupation Certificate within 12 months from the date of the decision.

SCHEDULE 1

DOCUMENT	PREPARED BY	REFERENCE	DATE
Final Inspection	Get Certified Building Services Pty Ltd		20/04/2015
Pool Steel Inspection			31/07/2013
129B Pre-Approval Inspection			10/07/2013
Glass Fencing Certificate of Compliance	AH Fencing & Landscaping Pty Ltd		12/08/2014
Pier Certification of Pool	Residential Inspections Consulting Engineers		13/08/2013
Pool Slab Certification			6/08/2013
Water Recirculation & Filtration System Installation Certificate	Swim Line Products Pty Ltd		9/09/2015



Get Certified

BUILDING SERVICES PTY LTD

Posted

20 April, 2015

Simon & Megan Terry
12 Old Barrenjoey Road
AVALON NSW 2107

Dear Simon & Megan,

PREMISES: 12 OLD BARRENJOEY ROAD, AVALON BEACH
COMPLYING DEVELOPMENT CERTIFICATE NO: 130072 - Swimming Pool

A final inspection of the subject development was carried out at 4.30pm on 17/4/2015 and the following items are to be completed prior to the issue of the Final Occupation Certificate:-

- ✓ 1. Provide certification of the swimming pool recirculation system complying with AS 1926.3-2010.
2. Complete and return the attached application form for the Occupation Certificate.

In accordance with the terms of the Consent, a Final Occupation certificate cannot be issued until all the above items of work have been addressed.

Your co-operation in completing these outstanding works within 90 days is requested.

Should you have any queries please do not hesitate to contact me.

Yours Sincerely,

Greg Hough
Appointed PCA
Accreditation No: BPB 0186

G:\Clients\T\Terry, Simon & Megan\Final Inspection Letter.doc



Get Certified
BUILDING SERVICES PTY LTD

Address: 58 Park Street
Mona Vale NSW 2103
Tel: 0284111532
Fax:
Email: greg@getcertified.net.au
ABN:

MANDATORY AND CRITICAL STAGE INSPECTION REPORT - POOL STEEL INSPECTION

OWNER DETAILS

Name of person having benefit of the development consent: Mr Simon J & Mrs Megan L Terry
Address: 224 Lower Plateau Road BILGOLA NSW 2107
Contact Details: 9973 4429

COMPLYING DEVELOPMENT CONSENTS

Consent Authority/Local Government Area: Pittwater Council
Decision Made Under: EXEMPT & COMPLYING DEVELOPMENT CODES 2008 SEPP
CDC Number: 130072 Date issued: 17/07/2013

PROPOSAL

Address of Development: 12 OLD BARRENJOEY ROAD AVALON BEACH NSW 2107
Zoning: 2(a) Residential "A"
Building Classification: 10b
Type of Construction: n/a
Scope of building works covered by this Notice: SWIMMING POOL

INSPECTION DETAILS

Principal Certifying Authority: Greg Hough No.: 0186
Inspector: Greg Hough No.: 0186
Inspection date and time: 31/07/2013 Inspection time: 10:00 AM

INSPECTION RESULTS

We have attended the above property and completed an inspection. Each area inspection and the inspection result is listed below.

- Inspection area: ✓ Pool steel inspection - Satisfactory subject to documents being provided
- Required documents:
- Engineer steel inspection

ADDITIONAL COMMENTS

Greg Hough
Inspector



Get Certified
BUILDING SERVICES PTY LTD

Address: 58 Park Street
Mona Vale NSW 2103
Tel: 0284111532
Fax:
Email: greg@getcertified.net.au
ABN:

MANDATORY AND CRITICAL STAGE INSPECTION REPORT - 129B PRE-APPROVAL INSPECTION

OWNER DETAILS

Name of person having benefit of the development consent: Mr Simon J & Mrs Megan L Terry
Address: 224 Lower Plateau Road BILGOLA NSW 2107
Contact Details: 9973 4429

COMPLYING DEVELOPMENT CONSENTS

Consent Authority/Local Government Area: Pittwater Council
Decision Made Under: EXEMPT & COMPLYING DEVELOPMENT CODES 2008 SEPP
CDC Number: 130072 Date issued: 17/07/2013

PROPOSAL

Address of Development: 12 OLD BARRENJOEY ROAD AVALON BEACH NSW 2107
Zoning: 2(a) Residential "A"
Building Classification: 10b
Type of Construction: n/a
Scope of building works covered by this Notice: SWIMMING POOL

INSPECTION DETAILS

Principal Certifying Authority: Greg Hough No.: 0186
Inspector: Greg Hough No.: 0186
Inspection date and time: 10/07/2013 Inspection time: 4:00 PM

INSPECTION RESULTS

We have attended the above property and completed an inspection. Each area inspection and the inspection result is listed below.

- Inspection area: ✓ 129B Pre-Approval Inspection - Satisfactory

ADDITIONAL COMMENTS

Greg Hough
Inspector

Certificate of Compliance

Date : 12th August 2014
Name : Simon & Megan Terry
Address : 12 Old Barrenjoey Road
Avalon

This certificate certifies that all glass fencing at the above address meets the Australian Standards AS1926/AS2820/AS1288.

Alan Hagarty.



Director -

AH Fencing & Landscaping Pty Ltd

Please Note:

All fencing structure comes with warranty however glass is a raw material and can not come with any warranty due to the glass being outside in the elements and accidents do occur – no warranty can be given.

Polaris soft closing hinges come with a 3 year factory warranty

Mr. & Mrs. Terry

Our Ref: CS0027

Your Ref: 652673

13 August 2013

PIER CERTIFICATION OF POOL

Re: LOT 10 NO. 12 OLD BARRENJOEY ROAD, AVALON BEACH

This is to certify that an inspection was made of the pier holes of pool at the above address on the 26th July 2013 and we are satisfied that the pier diameter and foundations were done as per the structural details outlined below:

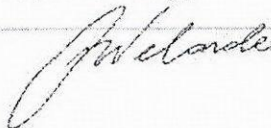
Pier Diameter - 400mm
Bearing Material - Sandy Clay

At the time of the inspection, the pier holes base were free of debris and water ready for placing of concrete.

Further Information

If you require further information please contact Residential Inspections on 0425 245 325.

Yours faithfully,



Robert Velarde
B.E.(Civil & Structural)

Robert Velarde
ABN: 51 092 550 794
Contact No: 0425 245 325

**RESIDENTIAL
INSPECTIONS**
CONSULTING ENGINEERS

Mr. & Mrs. Terry

Our Ref: CS0027

Your Ref: 652673

6 August 2013

POOL SLAB CERTIFICATION

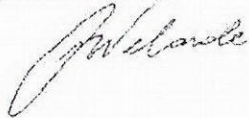
Re: LOT 10 NO. 12 OLD BARRENJOEY ROAD, AVALON BEACH

This is to certify that an inspection was made of the pool reinforcing steel at the above address on the 31st July 2013 and we are satisfied that it has been constructed according to structural details ready for the placing of concrete. This certification only applies to the structural components of the pool.

Further Information

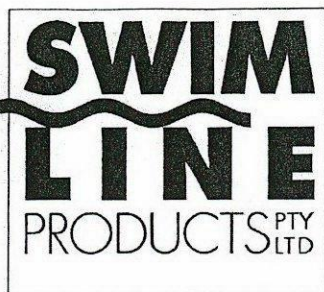
If you require further information please contact Residential Inspections on 0425 245 325.

Yours faithfully,



Robert Velarde
B.E.(Civil & Structural)

Robert Velarde
ABN: 51 092 550 794
Address: 20 Aldridge Street, Stanhope Gardens 2768
Contact No: 0425 245 325



To: Simon Terry
From: Campbell Burke Swimline Products
Date: Wed 9/09/2015
Re: Pool Plumbing

DISTRIBUTORS OF

Spa Electrics

Underwater Pool & Spa Lights,
Suctions, Jets, Eyeballs

Chemigem

Chemistry Control Systems

Spa King

Heavy Duty Air Blowers

Water Witch

Automatic Top Up System

Dolphin

Commercial Pool Cleaners

Pool Vac

Suction Pool Cleaners

Daisy

Pool Covers & Rollers

Echidna

L.E.D. Pool Lighting Systems

Hurlcon

Pumps, Filters & Heaters

Barfell

Quality Pool Hoses

Sales & Service Design & Advice

To whom it may concern,

Swimline Products Pty Ltd supplied and installed the pool plumbing between the concrete pool shell and the pool equipment shed at 12 Old Barrenjoey Rd Avalon in accordance with AS 1926.3-2010: Swimming Pool Safety – Water recirculation and filtration systems.

Swimline License Number: 196934C

Regards

Campbell Burke,
Swimline Products