

Job No: 2007/790

Tuesday, 23 March 2010

Manly Council
PO Box 82,
Manly NSW 1655

Attention: General Manager



RE: Interim Occupation Certificate No. 07/790/01
133-137 North Steyne and 22 Bonner Avenue, Manly

Please find attached a copy of Interim Occupation Certificate 07/790/01 and required attachments issued by Steve Watson & Partners for the above mentioned development in accordance with Section 109C(1)(c) and 109H of the Environmental Planning and Assessment Act 1979.

Please find attached a cheque in the amount of \$30.00 payable for the registration of the Occupation Certificate.

Can you please forward SWP a receipt for the acknowledgment of the lodgement cheque.

With regard to the attached certificate please do not hesitate to contact me should you have any queries or require any further information.

Regards,


Nick Hontas
Building Regulations Consultant
Steve Watson & Partners Pty Ltd

CERTIFIER

\$30

R. 682972

25.3.10



STEVE WATSON & PARTNERS

BUILDING REGULATIONS CONSULTANTS AND CERTIFIERS
FIRE SAFETY ENGINEERS

LEVEL 5, 432 KENT STREET, SYDNEY NSW 2000
TEL +61 2 9283 6555 FAX +61 2 9283 8500
sydney@swpartners.com.au
www.swpartners.com.au
ABN: 48 102 366 576

INTERIM OCCUPATION CERTIFICATE

Issued under the Environmental Planning and Assessment Act 1979 Section 109C(1)(c) and 109H

Interim Occupation Certificate No. 07/790/01

I, **Stephen Watson**, certify that:

- I have been appointed as the Principal Certifying Authority under section 109E.
- I have taken into consideration the health and safety of the occupants of the building.
- A Development Consent or Complying Development Certificate is in force with respect to the building.
- A Construction 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 or an Interim Fire Safety Certificate has been issued for the relevant part of the building.
- Where required, a report from the Commissioner of Fire Brigades has been considered.

Applicant	Name: LDT Corp Pty Limited Address: Po Box 1410 Suburb: North Sydney State: NSW Postcode: 2059
Location of the Property	Address: 133-137 North Steyne and 22 Bonner Avenue Suburb: Manly State: NSW Postcode: 2095 Real Property Description: Lot 7 DP 5824, SP21463, SP30827, Lot 242 DP 230886 and Lot 23 DP 5824
Building Description	Basement to level 3 and associated external / common areas only
Building Code of Australia Classification	Class 2 and 7a
Date of Receipt	Date Received: 19th March 2010
Determination	Approved Date of Determination: 23rd March 2010
Development Consent	Development Consent Number: DA 469/07 (Land & Environment Court Approval) and Section 96(1A) Modification Council: Manly Council Date of Determination: 14th May 2008 and 5th August 2009
Construction Certificate	Construction Certificate Number: 07/790/01, 07/790/02, 07/790/03 and 07/790/03A Date of Determination: 27/02/08, 04/09/08, 13/03/09 and 02/11/09

Steve Watson

Accreditation Body: **BPB**

Accreditation No: **BPB0432**

Date of Endorsement: **Tuesday, 23 March 2010**

Documentation relied upon to issue Interim Occupation Certificate 07/790/01 for 133-137 North Steyne and 22 Bonner Avenue, Manly

Item No	Description	Date
1.	Mandatory inspection record (Commencement)	28/02/08
2.	Mandatory inspection record (Waterproofing)	16/11/09
3.	Mandatory inspection record (Stormwater)	17/03/10
4.	Mandatory inspection record (Final)	17/03/10
5.	Application for Occupation Certificate	19/03/10
6.	Updated Fire Safety Engineering Report 2008142MWR.R004 (Version D) prepared by Fire Engineering Design Pty Ltd	March 2010
7.	Final Fire Safety Certificate	19/03/10
8.	Certificates contained within SWP Certification Package	-
9.	SWP DA Checklist and associated documentation	-
10.	Certification from Michael Sandberg re: Clause 154A of the Environmental Planning and Assessment Regulation (EPAR) 2000 and design quality principles set out in Part 2 of State Environmental Planning Policy No 65—Design Quality of Residential Flat Development.	15/03/10
11.	Certification from Michael Sandberg re: BASIX Requirements outlined by Certificate No. 46389M updated 9 th October 2009	15/03/10



STEVE WATSON & PARTNERS

BUILDING REGULATIONS CONSULTANTS AND CERTIFIERS
FIRE SAFETY ENGINEERS

LEVEL 5, 432 KENT STREET, SYDNEY NSW 2000
TEL +61 2 9283 6555 | FAX +61 2 9283 8500
sydney@swpartners.com.au
www.swpartners.com.au
ABN 48 102 366 576

S162B Site Inspection Record

Project Address	133-137 North Steyne, Manly	Inspection record #	07/790/C
Inspector	Steve Watson	Accreditation #	BPB 0432
DA ref	56/06 and S96 56/06	CC Ref	07/790/01
Date	28 th February 2008	Type	COMMENCEMENT

Checklist

PCA signage installed?	Yes	Sedimentation control installed?	Yes
Builders contact signage installed?	Yes	Site toilet installed?	Yes
Fencing/hoardings installed?	Yes	DA Conditions OK?	Yes

Issues/Rectification works required

#	Issue	Comment/requirement	Action by
1.			
2.			
3.			

Was the Inspection

- Satisfactory
- Satisfactory subject to resolution of the issues identified above
- Unsatisfactory

Signed

Inspector

28th February 2008

Date