

04 September 2008

Customer Service Department
Manly Council
PO Box 82
MANLY NSW 1655

Dear Sir/Madam,

197-215 CONDAMINE STREET, BALGOWLAH, NSW
DEVELOPMENT APPLICATION NO. DA 101/06 & SECTION 96X3
CONSTRUCTION CERTIFICATE NO. 26080/3

City Plan Services have issued a Construction Certificate under Part 4A of the Environmental Planning and Assessment Act 1979 for the above premises.

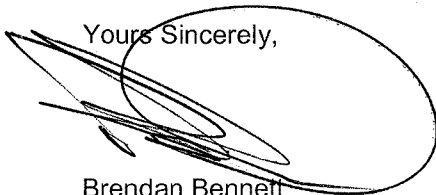
Please find enclosed the following documentation:

- Construction Certificate No. CC 26080/3
- Copy of application for Construction Certificate.
- Documentation used to determine the application for the Construction Certificate as detailed in Schedule 1 of the certificate.
- Cheque for Council's registration fee.

Our client has been advised of the necessity to submit to Council the notice of commencement of building works 48 hours prior to the commencement of works.

Should you need to discuss any issues, please do not hesitate to contact the Project Building Surveyor Chris Michaels on 8270-3500.

Yours Sincerely,



Brendan Bennett
Managing Director

Encl

CERAMIC

\$30

R. 559790

9-9-08

Manly Council	
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CONSTRUCTION CERTIFICATE NO. 26080/3

Issued under Section 81A(5) and Part 4A Sections 109C, of the Environmental Planning and Assessment Act 1979

APPLICANT

Name of person having benefit of the development consent: **Stephen Surjan – Abigroup Contractors**
Address: **924 Pacific Highway, Gordon 2072**
Contact Details: **Phone: 9499 0999 Fax: 9499 9123**

OWNER

Name: **Tim Beattie - Stockland Development Pty Ltd**
Address: **Level 25, 133 Castlereagh Street**
Contact Details: **Phone: 9035 2764**

DEVELOPMENT CONSENT

Consent Authority/Local Government Area: **Manly Council**
Development Consent No: **DA 101/06 & Section 96 x3**
Date of Development Consent: **31/05/07, 11/03/08 & 02/05/08**

PROPOSAL

Address of land on which the work is to be carried out: **197-215 Condamine Street, Balgowlah, NSW**
Building Classification: **Class 6 & 9b**
Type of Construction: **Type A**
Scope of building works covered by this Notice: **Building L structural elements, Building C levels 3, 4 & 5 structural elements and Building D levels 5, 6 & 7 structural elements.**

Value of Construction Certificate (Incl GST): **\$1,100,000.00**

Plans and Specifications approved: **Schedule 1**

Fire Safety Schedule: **Schedule 2**

Critical stage inspections: **See attached Notice**

Exclusions: **Nil**

Conditions (Clause 187 or 188 of the Environmental Planning & Assessment Regulation 2000): **Nil**

PROJECT BUILDING SURVEYOR

Please contact **Chris Michaels** for any inquiries

CERTIFYING AUTHORITY

Brendan Bennett for and on behalf of **City Plan Services Pty Ltd**

ACCREDITATION NUMBER

BPB 0027

That I, Brendan Bennett, as the certifying authority, certify that the work if completed in accordance with the plans and specifications identified in Schedule 1 (with such modifications verified by the certifying authority as may be shown on that documentation) will comply with the requirements of the Environmental Planning & Assessment Regulation 2000 as referred to in section 81A(5) of the Environmental Planning and Assessment Act 1979.

DATED THIS 4th day of September 2008


Brendan Bennett
Managing Director

NB: Prior to the commencement of work S81A(2)(b)(i) and (ii) and (b2)(i) and (ii) and (iii) and (c) of the Environment Planning and Assessment Act 1979 must be satisfied.