

# CONSTRUCTION CERTIFICATE PROCEDURE

ADDRESS:

3. Weralah Road Palm Beach.

CC NO: CC0561/05.

DA NUMBER: NO0171/05.

1. THE WORKING PLANS/STRUCTUREL/GEOTECHNICAL  
ENGINEERING PLANS/EROSION CONTROL PLANS ETC  
COMPLY WITH THE CONDIIONS OF DEVELOPMENT  
CONSENT

DEVELOPMENT OFFICER: Compliance Dept.

REASONS WHY NOT?

2. THE LANDSCAPE PLAN COMPLY WITH THE  
CONDITIONS OF DEVELOPMENT CONSENT

LANDSCAPEOFFICER:: \_\_\_\_\_

REASONS WHY NOT?

3. THE WORKING DRAWINGS COMPLY WITH THE BCA

BUILDING SURVEYOR: \_\_\_\_\_

REASONS WHY NOT?

10/11/03

# COUNCIL STATE APPLICATION

Office Use Only:

C/C NO: CC0561/03

FILE AND PART NO: \_\_\_\_\_

PROPERTY NO: \_\_\_\_\_

OFFICER: \_\_\_\_\_

TARGET DATE: \_\_\_\_\_

APPROVAL NO: \_\_\_\_\_

POST OUT  or PICK UP

Pittwater Council

ABN: 61340837871

viewwood



## TAX INVOICE OFFICIAL RECEIPT

10/11/2003 Receipt No 128788

To KIRKBY JONES

3 WARATAH RD  
PALM BEACH  
NSW

Qty/ Applic	Reference	Amount
1	TCER-Cons	\$180.00
GL Rec	1 X DA N0171/03	
	GST	\$19.00
1	TCER-Cons	\$75.00
GL Rec	1 X DA N0171/03	
	GST	\$7.50

To GL Receipt:

Total Amount: \$280.50  
Includes GST of: \$25.50

### Amounts Tendered

Cheque	\$280.50
Total	\$280.50
Rounding	\$0.00
Change	\$0.00
Nett	\$280.50

### LODGEMENT

The schedule and checklist are to accompany this application. not be accepted.

Time of lodgement.

Requested that you lodge this application between the hours of 10.00am

### APPLICATION RELATES TO: (please tick)

SUBDIVISION WORK

DEVELOPMENT CONSENT FOR THIS SITE

71/03 Date 11.6.03

DEVELOPMENT APPLICATION

\_\_\_\_\_ Date \_\_\_\_\_

### SITE DETAILS: (please print)

Address WARATAH RD, Suburb PALM BEACH

Section \_\_\_\_\_ Deposited Plan 651513

CONSTRUCTION OF NEW FENCE

\$.....5000.00.....

Class(es).....

Printed 10/11/2003 2:19:08 PM  
Cashier BKilroy

~~fee \$280.00~~

CC fee \$82.50

\$198.00

OK To Accept.

WARRANT  
WARRANT

# PITTWATER COUNCIL

## CONSTRUCTION CERTIFICATE APPLICATION

2nd Floor, Unit 11, No 5 Vuko Place, Warriewood  
 PO Box 882, MONA VALE NSW 2103  
 DX 9018, MONA VALE  
 Facsimile: (02) 9970 7150  
 Telephone: (02) 9970 7222



Office Use Only:

C/C NO: 00561/03  
 FILE AND PART NO: \_\_\_\_\_  
 PROPERTY NO: \_\_\_\_\_  
 OFFICER: \_\_\_\_\_  
 TARGET DATE: \_\_\_\_\_  
 APPROVAL NO: \_\_\_\_\_  
 POST OUT  or PICK UP

10/11/03

**LODGEMENT**

- All information required by the schedule and checklist are to accompany this application.
- Incomplete applications will not be accepted.
- Fees are to be paid at the time of lodgement.
- To minimise delays it is suggested that you lodge this application between the hours of 10.00am and 4.30pm weekdays.

**THIS APPLICATION RELATES TO: (please tick)**

BUILDING WORK SUBDIVISION WORK

AN EXISTING DEVELOPMENT CONSENT FOR THIS SITE

Consent No NO171/03 Date 11.6.03

A CONCURRENT DEVELOPMENT APPLICATION

Application No \_\_\_\_\_ Date \_\_\_\_\_

**SITE DETAILS: (please print)**

House No 3 Street/Road WARATAH RD. Suburb PAUMotu BEACH

Postcode 2109 Lot 15 Section \_\_\_\_\_ Deposited Plan 651513

Description of Proposal CONSTRUCTION OF NEW FENCE

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

VALUE OF DEVELOPMENT: \$.....5000.00.....

Nominated Building Classification: Class(es).....

~~P/A fee \$280.00~~

CC fee \$82.50

\$198.00

OK To Accept. G. PARK WATERS



**S  
C  
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E**

**CONSTRUCTION MATERIALS/DETAILS: (please print) (must by law be accurate)**

**Construction materials**

External walls RENDERED BRICKWORK Roof N/A

Floor N/A Wall frames N/A

**Details**

Current use of the land/building(s) PRIVATE RESIDENCE

Site area 1012 m<sup>2</sup> m<sup>2</sup>

Floor area - existing N/A. m<sup>2</sup>

- proposed \_\_\_\_\_ m<sup>2</sup>

**Total** \_\_\_\_\_ m<sup>2</sup>

Number of Storeys N/A

Number of dwellings to be demolished NONE

Number of dwellings proposed NONE

**APPLICANT: (please print)**

Name/Company Susan Jones

Address 3 Waratah Rd Palm Beach

Phone ( ) 9974 2010 Daytime Contact No ( ) 0414 918 941

*I declare that all of the particulars and information supplied in connection with this application are correct. Further, I acknowledge that I am aware of my obligations under the Disability Discrimination Act.*

Signature Susan Jones Date 7.11.03

**OWNER (please print)**

*This section must be signed by ALL owners*

I/we consent to the lodgement of this application and permit Council authorised personnel to enter the site for the purpose of inspections.

Owner/s Susan Jones

Address 3 Waratah Rd Palm Beach

Postcode 2108

Signature(s) Susan Jones

- If the property has recently been purchased, written confirmation from the Purchaser's Solicitor must be provided.
- If contracts have been exchanged for purchase of the land, the current owner is to sign the form.
- If signed on behalf of a Company, the seal must be stamped over the signature.
- If the land is below mean high water mark, the written consent of the Crown is required.
- If the written consent is not signed by all owners of the property, this application will not be accepted.

**BUILDER'S NAME AND ADDRESS**

(must be completed when the proposal involves residential building work): (please print)

Are you an Owner-Builder? YES, Permit No.....

**Licensed Builder Details**

Name/Company AGH CONSTRUCTIONS

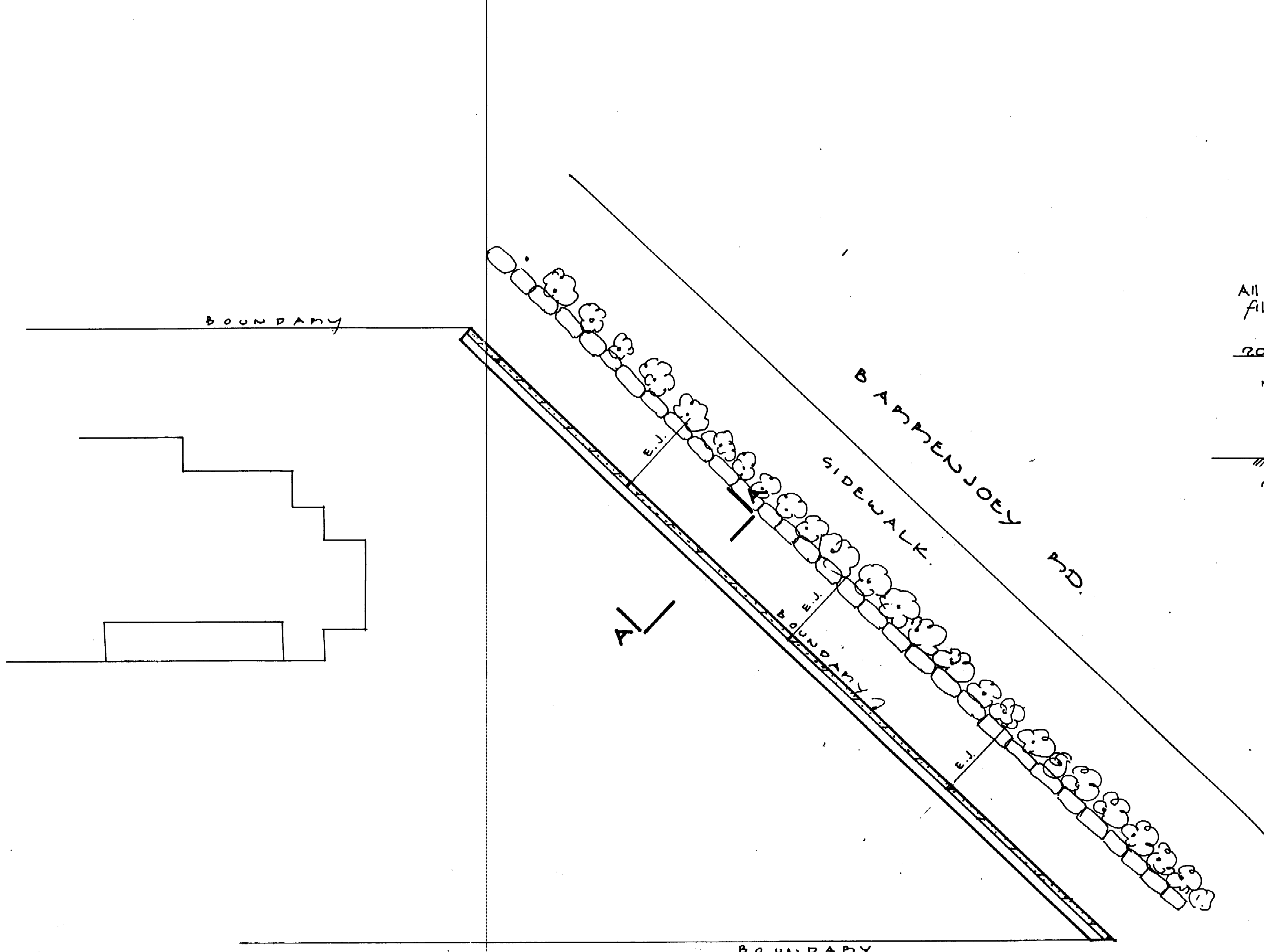
Address 749 BARRENJOEY RD, AVALON

Phone ( ) \_\_\_\_\_ Daytime Contact No ( ) 0418 417 894

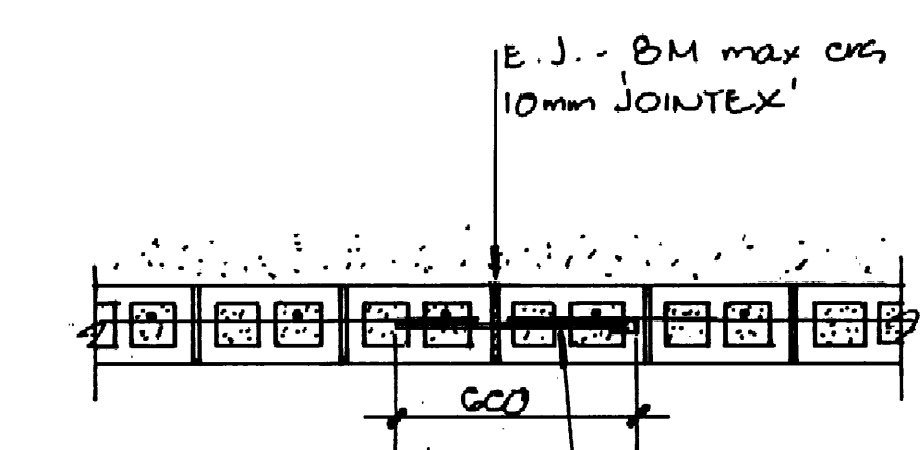
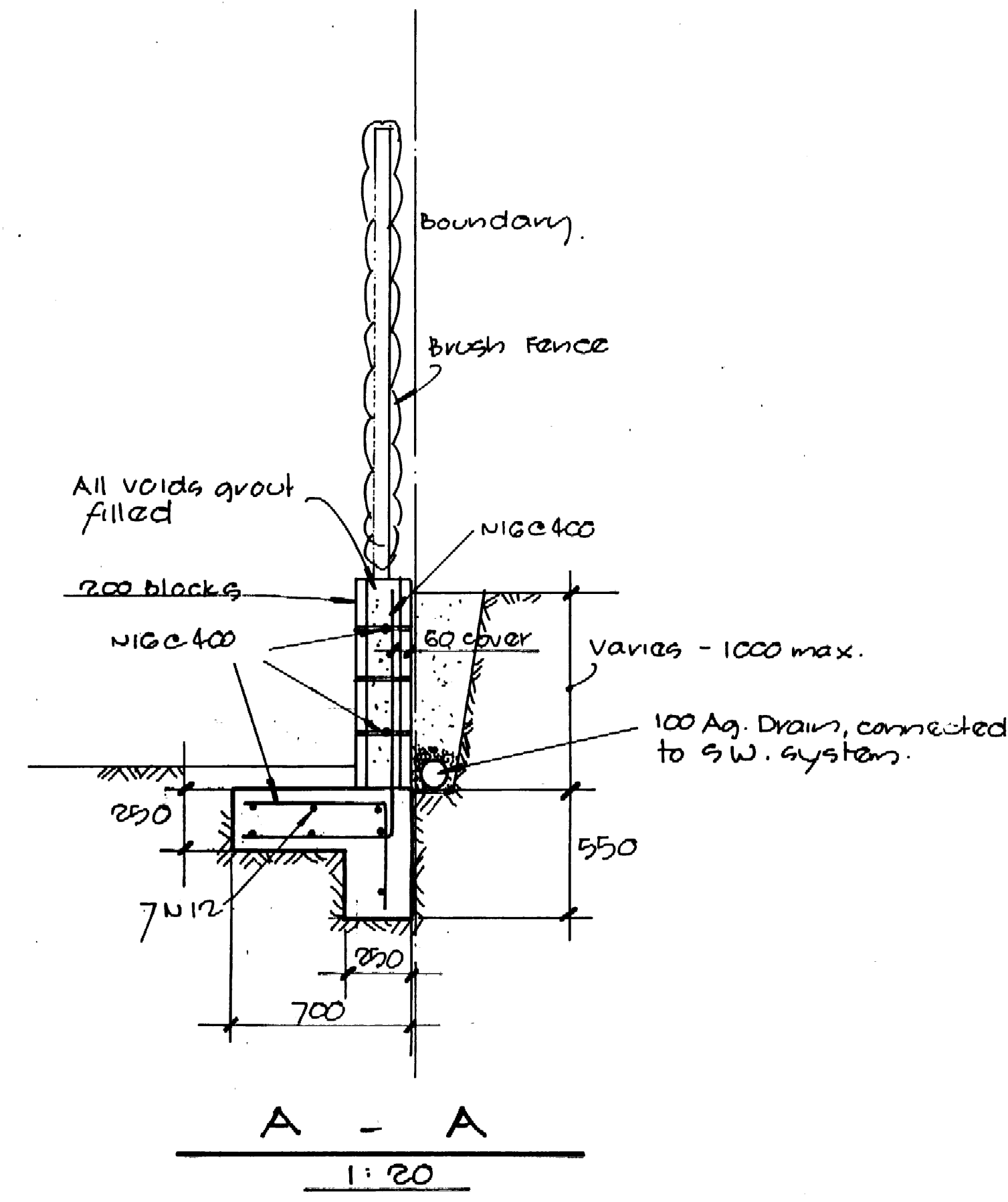
Licence No 37212 C Insurance Policy No \_\_\_\_\_

**Note:** (1) *Where the works are to be carried out by a licensed builder, documentary evidence must be submitted confirming that the builder's insurance is current and appropriate for this proposal.*

(2) *Prior to the release of the Construction Certificate, the owner/builder permit must be sighted by a Council Officer.*



PART SITE PLAN  
1:100



E.J. - EXPANSION JOINT  
1:20

General. CONSTRUCTION NOTES.

- G1. These drawings shall be read in conjunction with all architectural and other construction drawings and specifications and with such other written instructions as may be issued by the Architect before proceeding with the work.
- G2. Dimensions shall not be obtained by scaling the structural drawings.
- G3. Setting out dimensions shown on the drawings shall be verified by the builder.
- G4. During construction the structure shall be maintained in a stable condition and no part shall be overstressed.
- G5. All excavation, shoring or excavation and stability of adjacent structures shall be the responsibility of the builder.
- G6. The structural work shown on the drawings have been designed for the following:
  - Soils and loadings ..... L.P.A.
  - Excavation ..... L.P.A.

Foundations.

- F1. The footings have been designed for the allowable intensity of 125 kPa. S.M.C.D.
- F2. All slabs on the ground subgrade shall be compacted to 95% M.O.D.

Concrete.

- C1. All workmanship and materials shall be in accordance with AS3600 current edition with amendments, except where verified by the contract documents.
- C2. Concrete quality is to be AS3600, Normal concrete is to have a maximum water cement ratio of 0.4 and a minimum Portland cement content of 280 kg per m<sup>3</sup>.

Element	Slump	Max. Size agg.	Cement type	AS3600 Fc	Admixture
PIERS	80	20	GP		NIL
FOOTING	80	20	GP	20	NIL
SLABS int.	80	20	GP		NIL
SLABS exte	80	20	GP		NIL
COLUMNS	80	20	GP		NIL
BLOCKWORK				32	

- C3. Clear concrete cover to reinforcement shall be as follows:

Element	Exposure Classification		Cost against form work or the ground
	Cost against forms complying with AS 1500 in sheltered locations	Exposed to ground weather or water	
COLUMNS & PEDESTALS	40	40	65
BEAMS	25	40	50
FOOTINGS	50	50	75
SLABS & WALLS	20	30 UNO	40

- C4. Size of concrete elements do not include thickness of applied finishes.
- C5. Construction joints where not shown shall be located to the approval of the Engineer. All construction joints shall be sealed over the whole face and any unused material removed.
- C6. Formwork shall be written first and include slab thickness.
- C7. No holes or chases other than those shown on the structural drawings shall be made in concrete members without the prior approval of the Engineer.
- C8. All concrete shall be mechanically compacted by a vibrator and the vibrator shall not be used to spread the concrete.
- C9. Formwork to suspended slabs and beams shall remain in place for a full 28 days. Casters being backpropped for a full 28 days. If there is less than 21 days between placing of concrete for successive slabs, props shall be placed directly under props over as that the slabs are carrying the load.
- C10. Conduits, pipes, etc. must not be placed in concrete cover and shall be spaced minimum distance as per reinforcing steel.
- C11. Reinforcement is represented diagrammatically. It is not necessarily shown in true proportion.
- C12. Welding of reinforcement will not be permitted unless shown on the structural drawings.
- C13. 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.
- C14. All reinforcement shall be firmly supported on plastic or M.S. (plastic topped or galvanized) chairs generally of not greater than 100mm. centres both ways. Bars to be tied at alternative intersections.
- C15. Unless noted otherwise, all cross rods and distributors shall be #12 @ 300 cts.
- C16. Splices in reinforcement shall be made only in the positions shown and shall be sufficient to develop the full strength of the reinforcement.
  - (1) Square fabric - minimum lap side ..... and
  - (2) Rectangular fabric - minimum lap side ..... and
- C17. Splice lengths generally to be in accordance with table 13.1.2.2A of AS 3600.

Structural Steel.

- S1. All workmanship and materials shall be in accordance with AS 4100, AS 1334 and for tubular members BS 444 and BS 1773, except where varied by contract documents.
- S2. Connections shall be provided to carry the reactions shown unless otherwise detailed.
- S3. The Contractor shall prepare workshop drawings and shall submit 3 copies of each drawing for examination of connections. Fabrication shall not commence until approval has been received.
- S4. Bolts shall be given continuous fillet, all bolts 20mm dia, all gusset plates 10mm thick unless otherwise noted.
- S5. Concrete encased steelwork shall be wrapped with 3.15 mm. size at 100 mm. cts. and shall have a minimum 30 mm. cover of concrete unless noted otherwise.
- S6. Unless otherwise noted, all steel shall be in accordance with AS 1204 mild steel and AS 8156 equal flange Grade 15.
- S7. Unless otherwise noted, all steelwork not encased shall be given one coat of red oxide zinc chromate primer prior to dispatch.

Brickwork (or Blockwork).

- B1. All load-bearing brickwork shall be constructed in accordance with AS 3700.
- B2. Minimum brick compressive strength to be as follows: C = ..... M.Pa.
- B3. Mortar to brickwork to be as follows:
  - (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, 8 parts clean sharp sand.
- B4. Where brickwork supports concrete slabs, top course shall be laid frogs down and covered with two layers of galvanneal iron strips with grout between.
- B5. Brickwork shall be separated from concrete at all vertical faces by 10mm thick compressible bedding material.
- B6. Where walls are non-load-bearing, they shall be separated from the concrete over by 10mm thick compressible bedding material.
- B7. All studs liable to be hot dipped galvanized with 150 mm. minimum bearing at each end and unless otherwise noted.
- B8. Stud walls require a minimum of 1 part cement, 1 part lime, 3 parts clean sharp sand, 1/10 part lime and two parts 10 mm. aggregate.
- B9. Cleared openings shall be provided at base of all cast-in-place concrete to enable cleaning of casts including removal of mortar protruding into cast, prior to placing of reinforcement.
- B10. Details shall be in accordance with B7. above or alternatively approved masonry detail books may be used.
- B11. Approved joint reinforcement shall be laid horizontally at a minimum of 800 mm. cts. with additional layers directly above and below window and door openings.

Timber.

- T1. Timber constructions to be in accordance with AS 1720 and light timber framing code AS 1824.
- T2. Timber stress grade to be F7 unless noted otherwise.

Amended	Date
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PROPOSED RETAINING WALL  
3 WAPATAH RD  
PALM BEACH

BURGESS, ARNOTT & GRAVA PTY. LTD.  
CONSULTING STRUCTURAL, CIVIL & HYDRAULIC ENGINEERS  
61A 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	Nov 03	2003.250/1

Approved *R. Grava* *B. Grava*  
B.E. M.Eng. Chartered Engineer

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 Grava 04/11/03  
Name Date Signature  
Director of Burgess Arnott & Grava Pty Ltd