

Building Assessment Referral Response

Application Number:	Mod2018/0049
To:	Rebecca Englund
Land to be developed (Address):	Lot 1 DP 5055 , 8 Forest Road WARRIEWOOD NSW 2102

Reasons for referral

This application seeks consent for Class 2-9 Buildings (i.e. all buildings except a dwelling, garage, shed, gazebo or swimming pool/spa) which include:

- Alterations and Additions; or
- Change of Use

And as such, Councils Building Assessment officers are required to consider the likely impacts.

Officer comments

The application has been investigated with respects to aspects relevant to the Building Certification and Fire Safety Department. There are no objections to approval of the development subject to inclusion of the attached conditions of approval and consideration of the notes below.

Note: The proposed development may not comply with some requirements of the BCA and the Premises Standards. Issues such as these however may be determined at Construction Certificate Stage.

Recommended Building Assessment Conditions

CONDITIONS TO BE SATISFIED PRIOR TO THE ISSUE OF THE CONSTRUCTION CERTIFICATE

Access for People with Disabilities

Access for People with a Disability is required to and within the buildings in accordance with Part D3 of the BCA.

Compliance with the DDA Access to Premises Standard and the Adaptable Housing Code AS4299 is also required.

In this regard details are to be included in the Construction Certificate.

Reason: To ensure adequate provision is made for people with a disability.