

Environmental Compliance
8am to 5.30pm Mon - Thurs, 8am to 5pm Fri
Phone 9970 1111

9 January 2007

D M & V Bubalo
107 Orchard Street
WARRIEWOOD NSW 2102

Dear Wally

Re: Construction Certificate CC0545/06
Property: 109 & 111 Orchard Street, Warriewood

Please find enclosed your approved Construction Certificate and stamped plans.

Did you know that work is unable to commence until such time as a completed Notification of Commencement Form has been submitted to Council at least two (2) days prior to starting work? Not to do so is a breach of the Environmental Planning and Assessment Act, which would result in a Penalty Infringement Notice (on-the-spot fine) being issued to you and the builder.

To assist you please find enclosed a "Notification of Commencement and Principal Certifying Authority Service Agreement" form to enable you to appoint Pittwater Council as your Principal Certifying Authority (PCA).

If appointed as the PCA, Council would engage the services of The Certification Group to carry out the various inspections as indicated in Part 6 of the enclosed "Notification of Commencement and Principal Certifying Authority Service Agreement" form and ultimately issue an Occupation Certificate for your development. Appointment and inspection fees are also detailed in the enclosed form.

Council will endorse your completed "Notice of Commencement and Principal Certifying Authority Service Agreement" form and return a copy to the applicant with advice as to the required critical stage and other inspections to be carried out on behalf of Council.

Council is committed to providing a quality service and would value your business in being appointed as the Principal Certifying Authority for your development.

Yours faithfully

Development Compliance Group

Per:



Pittwater Council

Construction Certificate No: CC 0545/06

Site Details: 109 & 111 Orchard Street, Warriewood
Legal Description: Lot 3 & 4, DP 734891 & Lot 2, DP 715324
Type of Development: Building Work
Description: Construction of a private access way
Associated Development Consent No: N0457/05 Dated: 04/04/2006
Modified: 22/12/06

Building Code of Australia Classification: Class 10b

Details of plans, documents or Certificates to which this Construction Certificate relates:

- Working Drawing No 4670-01 E (16/10/06), 4670-02 D (21/07/06), 4670-03 E (18/10/06), 4670-04 E (16/10/06), 4670-05 E (21/07/06), 4670-06 D (21/07/06), 4670-07 E (16/10/06), 4670-08 E (16/10/06), 4670-09 E (16/10/06), 4670-10 D (21/07/06), 4670-11 D (21/07/06), 4670-12 D (21/07/06), 4670-13 A (21/07/06), prepared by Patterson Britton & Partners Pty Ltd
- Certification from Patterson Britton & Partners Pty Ltd, dated 22/11/06
- Pittwater Council Approval (works in public road reserve), dated 19/10/06
- Form No 2 Geotechnical Risk Management, prepared by Jack Hodgson Consultants Pty Ltd / M Tooker, dated 28/11/06
- Waste Management Plan, prepared by Patterson Britton & Partners Pty Ltd, dated 21/07/06
- Pittwater Council Approval (consent operative), dated 02/11/06
- Pittwater Council Approval (construction phase – traffic management plan), dated 16/08/06
- Construction Phase – Traffic Management Plan, prepared by Patterson Britton & Partners Pty Ltd, dated 21/09/06

I hereby certify that the above plans, documents or Certificates satisfy:

- The relevant provisions of the Building Code of Australia, and
- The relevant conditions of Development Consent No: N0457/05

And, that work completed in accordance with the documentation accompanying the application for this certificate (and any modifications as verified by me and shown on that documentation) will comply with the requirements of the Environmental Planning and Assessment Regulation, referred to in section 81A(5) of the Environmental Planning and Assessment Act, 1979.

Issued By: Wayne Treble
Accreditation Number: Dept of Planning P0100
Pittwater Council Consultant
Building Surveyor

Date of Endorsement: 9 January 2007

Note: You are reminded that pursuant to provisions of Clause 81A, you must nominate whether Council or an accredited certifier will be the principal certifying authority, also you must give notice to Council of your intention to commence work at least two days beforehand.