

MODERN
BUILDING CERTIFIERS

Suite 114 117 Old Pittwater Rd, Brookvale 2100
Ph: 9939 1530 EMail: info@modbc.com.au
www.modernbuildingcertifiers.com.au
ABN 54 165 354 218

Reference no: 14000499

26 Nov 2014

General Manager
Pittwater Council
PO Box 882
Mona Vale NSW 1660

Dear Sir / Madam,

RE: Notice to Council of a Determination of a Construction Certificate
Address: 11 Darius Avenue North Narrabeen 2101

For Council's information please find attached the required notice to Council for the following:-

- Determination of an application for a Construction Certificate
- Notice to Council of Appointment (PCA)
- Notice to Council of Intention to Commence Work
- A copy of stamped approved plans and all documents relied upon in determining the CC

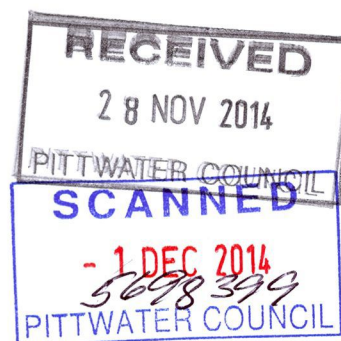
Also attached is a cheque for \$36.00, being the prescribed fee for processing of PArt 4a - Construction Certificates.

Please forward receipt for the above to Modern Building Certifiers - Suite 114 / 117 Old Pittwater Road, Brookvale NSW 2100.

Should you have any questions please contact Modern Building certifiers or the undersigned,

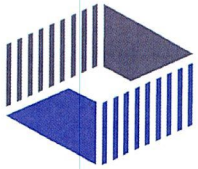
Kind Regards,

Heath McNab
Director
Modern Building Certifiers



\$36 REC: 371381 28/11/14.





Notice to Council of determination of application for a CC

Environmental Planning & Assessment Act 1979 - Part 4A Division 1
Section 109P
Environmental Planning & Assessment Regulation 2000 - Part 8 Division
2 Clause 142(2)

NOTICE TO

Council:	Pittwater Council
Address:	PO Box 882 Mona Vale 1660

SECTION A. NOTICE

As required by Clause 142(2) of the Environmental Planning & Assessment Regulation 2000, notice is hereby given of the determination of the following application for the issue of a Construction Certificate (CC)

Applicants Name:	Tim Golsby-Smith		
Development Address:	11 Darius Avenue North Narrabeen 2101		
Date received:	16 Oct 2014	Date determined:	26 Nov 2014

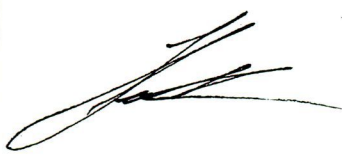
SECTION B. ATTACHMENT (Applicable boxes marked)

Application for CC	<input checked="" type="checkbox"/>	CC	<input checked="" type="checkbox"/>	Endorsed Plans	<input checked="" type="checkbox"/>
Construction Specification	<input type="checkbox"/>	Fire Safety Schedule	<input type="checkbox"/>	Record of Inspection	<input checked="" type="checkbox"/>

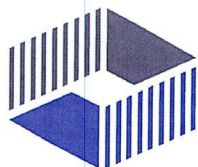
Other documents (listed below)

- Please see Construction Certificate

SECTION C. CERTIFYING AUTHORITY

Name:	Heath McNab
Signed:	
Accreditation:	BPB1893
Date:	26/11/14

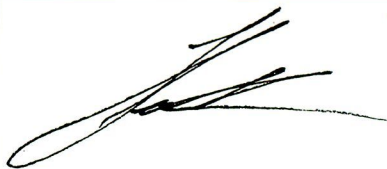


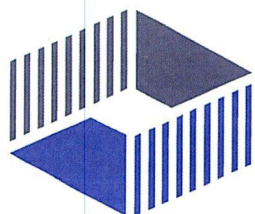


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Notice to Council of appointment as PCA

Environmental Planning & Assessment Act 1979 - Part 4A Division 1
Section 81A
Environmental Planning & Assessment Regulation 2000 - Part 6 Division
10

NOTICE TO	
Council:	Pittwater Council
Address:	PO Box 882 Mona Vale 1660
SECTION A. DEVELOPMENT DETAILS	
Development Address:	11 Darius Avenue North Narrabeen 2101
Description of Building Works:	Replacement of existing roof to rear of house & Construction of new swimming pool
SECTION B. DETAILS OF DEVELOPMENT CONSENT	
Council / Consent Authority:	Pittwater Council
Development Consent Number:	N298/14
Date of Development Consent:	19 Sep 2014
SECTION C. DETAILS OF PERSON APPOINTING THE PCA	
Applicants Name:	Tim Golsby-Smith
Applicants Address:	C/- Nvisage, PO Box 1668 Warriewood Square NSW
Applicants Phone:	9918 6299
Applicants Email:	trina@nvisage.com.au
SECTION D. DETAILS OF PCA	
Name:	Heath McNab
Accreditation Number:	BPB1893
Address:	Suite 114 117 Old Pittwater Rd Brookvale 2100
Phone:	02 9939 1530
Date:	26/11/14
SECTION E. CONSENT TO APPOINTMENT	
I, Heath McNab	consent to being appointed as the PCA for the development
Signed:	
Dated:	26/11/14



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Construction Certificate

Issued under Environmental Planning & Assessment
Act 1979 – Part 4A Division 1 Section 109C (1) (b), 81A
(2) Environmental Planning & Assessment Regulation
2000 – Part 8 Division 2

Certificate Number: 14000210

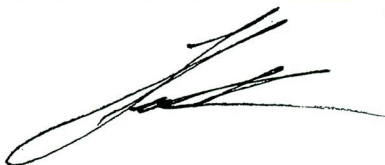
Section A The Application			
1. Details of the Applicant			
Name:	Tim Golsby-Smith		
Address:	C/- Nvisage, PO Box 1668 Warriewood Square NSW 2102		
Phone:	0413 489 984		
Email:	trina@nvisage.com.au		
Application Number:	14000499		
2. Details of the property			
Unit / Street Number:	11		
Street Name:	Darius Avenue		
Suburb & Postcode:	North Narrabeen		
Title Particulars (Lot & DP/SP):	Lot 6 DP 28354		
3. Description of approved development			
Replacement of existing roof to rear of house & Construction of new swimming pool			
4. Description of the proposed development subject of this Construction Certificate			
Replacement of existing roof to rear of house & Construction of new swimming pool			
5. Estimated cost of works			
\$73,660.00			
6. Development Consent			
Development Consent No.:	N298/14		
Date Development Consent issued:	19 Sep 2014		
Name of Consent Authority:	Pittwater Council		
7. Date application for the Construction Certificate was made			
CC Application received:	19 Nov 2014		
Section B Certifying Authority			
Name:	Heath McNab	Accreditation No.:	BPB1893
Phone:	9939 1530		
Address:	Suite 114 / 117 Old Pittwater Road, Brookvale NSW 2100		
Section C Building Classification			
Class of the proposed building/s under the Building Code of Australia		1a & 10b	
Section D Attachments			
1. Construction Certificate Application & Appointment of PCA Form, received 19 Nov 2014			
2. BASIX Certificate A196640, dated 26 August 2014			
3. BCA Design Compliance Statement			
4. Stormwater Management Details - Project No.140617 - prepared by Istruct Consulting Engineers - dated November 2014			
5. Structural Plans - Roof Framing & Carport Footing Plan & Details -Project No.140617 - prepared by Istruct Consulting Engineers, dated October 2014			
6. Flood Risk Management Report 140809, Prepared by Barrenjoey Consulting Engineers, dated August 2014			
7. Preliminary Assessment: Acid Sulfate - J0290 - prepared by White Geotechnical Group, dated 9 October 2014			

8. Home Warranty Insurance - BN0044926BWI-7 - provided by QBE - dated 19 November 2014
9. Long Service Levy Payment
10. Sydney Water Approval, Stamped Plans - issued by Reece Brookvale, dated 22 October 2014

Section E Date of issue	
Date of issue of this Certificate:	26 Nov 2014

Section F Certification
<p>I certify that work completed in accordance with the documentation accompanying the application for this certificate (with such modifications, if any, verified by me as may be shown on that documentation) will comply with the requirements of the <i>Environmental Planning & Assessment Regulation 2000</i> as referred to in S81A(5) of the <i>Environmental Planning & Assessment Act 1979</i>.</p> <p>The development is to be carried out in compliance with the following plans and documentation listed below and endorsed by Modern Building Certifiers.</p>

- Architectural Plans (7 pages) - Dwg No. CC-01 to CC-07 - prepared by Nvisage, dated 28 October 2014

Section G Signature	
Signed:	
Date of endorsement:	26 Nov 2014
Certificate Number:	14000210

Modern Building Certifiers - Contact Details	
Phone: 9939 1530 Suite 114 / 117 Old Pittwater Road, Brookvale NSW 2100 Email: info@modbc.com.au Website: www.modernbuildingcertifiers.com.au	