



Rec: 193595
PRVC \$30-
01/06/06 a.

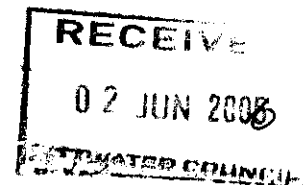
Occupation Certificate

Section 109C(1)(c) of the Environmental Planning and Assessment Act 1979

PCA, Applicant & Site Details

1. Location and Title Description of the Property/Land:

Street No & Street: 2 Eucalyptus Place
Suburb: WARRIEWOOD
Lot(s): 3009
Section:
Deposited Plan(s): 1065726
Strata Plan:
Other:



2. Applicant:

Family/Company Name: Cosmopolitan
Given Names/ACN:
Postal Address: PO Box 477 Bankstown

3. Principal Certifying Authority:

Name: Mr Warrick B. Norris, Urban Approvals Pty Limited ACN 096 508 842
Accreditation No.: # 6328
Accreditation Body: Department of Infrastructure Planning and Natural Resources (NSW)

PCA's Signature:

Certification Details

4. Particulars

Determination: ☒ Approved ☐ Refused ☐ Pending (other)
Occupation Certificate
Determination Date: 29 May 2006
Certificate Type: ☒ Final ☐ Interim
Occupation Certificate No.: PC03005
Building Code of Australia classifn: 1a and 10a
DA Consent No. and Date: NO186/04
CC No. and Endorsement Date: PC03005
Building Details: Two storey dwelling

Principal Certifying Authority. Accredited Certifiers. BCA Consultant. NatHERS

5. PCA's Certification Statement

I, Warrick Norris, certify with respect to the building the subject of the Occupation Certificate Application made by the abovenamed Applicant that:

- (a) to the extent this certificate relates to an interim occupation certificate, the health and safety of the occupants of the building have been taken into consideration;
- (b) a current development consent or complying development certificate is in force for the building;
- (c) if any building work has been carried out, a current construction certificate (or complying development certificate) has been issued with respect to the plans and specifications for the building; and
- (d) the building is suitable for occupation or use in accordance with its classification under the Building Code of Australia.

PCA's Signature & Date:

.....  29 May 2006

6. Occupation Certificate Attachments

- ☐ Signed Urban Approvals Pty Ltd Occupation Certificate Application forms
- ☐ Council required certificates
- ☐ Survey certificate
- ☐ Termite certificates
- ☐ Engineers certificate
- ☐ Glazing certificates

Principal Certifying Authority. Accredited Certifiers. BCA Consultant. NATHERS

Urban Approvals Pty Ltd ABN: 82 096 508 342

PH 1300 30 44 20

Private Box 39, Southlands Centre SOUTH PENRITH NSW 2750

 admin@urbanapprovals.com.au  www.urbanapprovals.com.au

FAX 1300 30 46 20

Lot 3009



Pittwater Council

Component Certificate

DA No: N0186/04

CC No:

Property: 2 EUCALYPTUS PLACE WARRIEWOOD NSW 2102

Landscaping

LS-1

MICHAEL MILLIGAN STOCKLAND DEVELOPMENTS
.....
(Name) of (Business)

at

(Mailing Address)

being a:

- ☐ qualified horticulturist
☒ landscape architect

my qualifications being:

Bachelor of Landscape Architecture UNSW
Registered Landscape Architect AALA

hereby certify that the site landscaping has been completed in accordance with the details shown on the approved plans or as required by any condition of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature

Date

01.05.06



Pittwater Council
Component Certificate

DA No: N0186/04

CC No:

Property: 2 EUCALYPTUS PLACE WARRIEWOOD NSW 2102

Site Stormwater Management
SW-1

I PAUL ARRAJ of ACE CIVIL & HYDRAULIC ENGINEERS
(Name) (Business)
at 8 LEIGHDON ST BASS HILL NSW 2197
(Mailing Address)

being an:

- ☐ accredited certifier
☐ licensed plumber
☒ practising civil engineer

with corporate membership of the Institute of Engineers Australia (MIE), or eligible to become a Corporate member and having appropriate experience and competence in the related field, my qualifications being:

B.E. (CIVIL)

hereby certify that the stormwater disposal system has been provided in accordance with Part 3.1.2 "Drainage" of the Building Code of Australia Housing Provisions, AS/NZS 3500.3.2-1998 "National Plumbing and Drainage Code - Stormwater drainage - Acceptable solutions", and the relevant conditions of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature

Date

24/5/2006

Palitha S. Wijesena & Associates Pty Ltd
Consulting Civil & Structural Engineers
ABN 71 067 121 091

36 Doulton Drive
Cherrybrook
NSW 2126
Tele: 02 98948166 Fax: 02 98948133
Mobile: 0404047161 / 0425 808167
Email: psw888@bigpond.net.au

Palitha S. Wijesena B.Sc.(Eng.); C.P.Eng.; M.I.E.Aust.; M.I.C.E., NPER

02 August 2005
Ref 6915

Proposed Residential Development
At Fernbrook Estate
Orchard Road, Warriewood

Lot 3009 Fernbrook Estate
Orchard Road
Warriewood

Further to our site inspections we certify the following:

Lower Level Slab.

- The beam system (external & internal) of the raft slab is supported off a system of 400 mm diameter bored piers founded on firm natural ground.
- The slab reinforcements were placed in accordance with the details shown in the approved engineer's drawing nos 6915 / 50 B and 51 prepared by this office.

Upper Level Slab

- Piering was carried out in accordance with the pier layout shown in the dwg no 6915/50 B prepared by this office. The piers were 400 mm diameter bored piers founded on firm natural ground.


P S Wijesena

Palitha S. Wijesena & Associates Pty Ltd
Consulting Civil & Structural Engineers
ABN 71 067 121 091

36 Doulton Drive
Cherrybrook
NSW 2126
Tele: 02 88948166 Fax: 02 88948133
Mobile: 0404047161 / 0425 808187
Email: psw888@bigpond.net.au

Palitha S. Wijesena B.Sc.(Eng.); C.P.Eng.; M.I.E.Aust.; M.I.C.E., NPER
Accredited Certifier

12 September 2005
Ref 6915

Proposed Residential Development
At Fernbrook Estate
Orchard Road, Warriewood

Lot 3009 Fernbrook Estate
Orchard Road
Warriewood

Further to our site inspections we certify the following:

Upper Level Slab

- The reinforcements to the upper level slab were placed in accordance with the details shown in the approved structural engineer's drawing no 6915 / 50 B prepared by this office.



P S Wijesena



MEMBER OF THE INSTITUTION
OF SURVEYORS AUSTRALIA

41 Lemongrove Road
Penrith 2750

C.A.D. Consulting

Proprietor: C.A.D. Surveying Services Pty Ltd
ABN 22 092 136 117

Land & Engineering Surveyors Development Consultants

Directors: - Colin Foulds (Bsurv, Reg. Surv. M.I.S.)
- Daniel Galluzzi (Dip. Struct. Eng.)

P.O. Box 259, Penrith 2751
DX8024 Penrith

Telephone: (02) 4732 2040
Fax: (02) 4732 1846
Email: admin@cadconsulting.com.au

Our Ref: 35018

11th January 2006

Cosmopolitan Constructions Pty Ltd
PO Box 477
BANKSTOWN NSW 1885

re: 905099

Dear Sir

Upon your instructions we have made a survey at Lot 3009 as shown on Deposited Plan 1065726 having a frontage of 10.33 metres to the northern side of Eucalyptus Place at Warriewood in the Local Government Area of Pittwater Parish of Narrabeen County of Cumberland and found erected thereon and wholly within the prescribed boundaries a one and two storey brick and fibre cement dwelling roofed with metal and I have to make the following report.

It is my opinion the dwelling stands in relation to the boundaries as shown in the accompanying sketch.

Restrictions, Covenants and Easements have not been investigated for the purpose of this survey.

A dwelling in the course of erection adjoins to the west and a cement rendered cottage adjoins to the east.

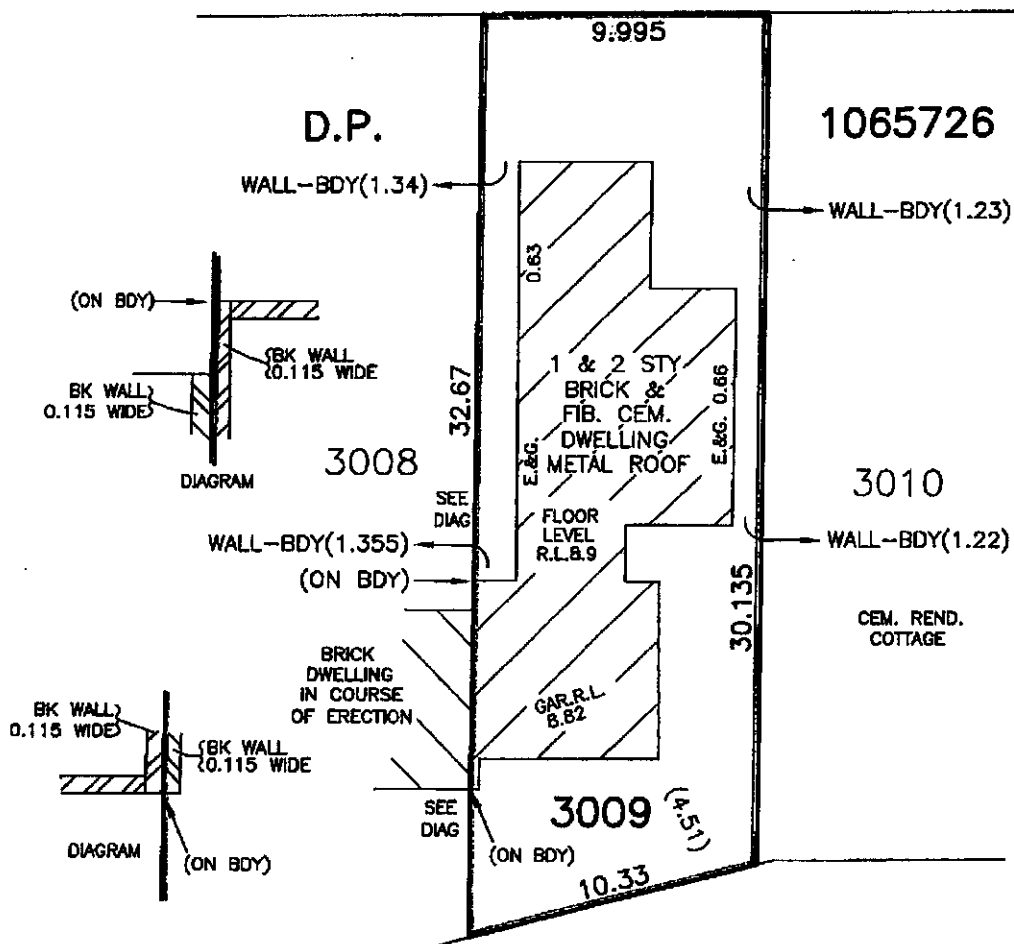
This report is of an identification survey on the dwelling only and as such is not registered at Land and Property Information. Subsequent registered or other surveys in this area may affect boundary definition shown on the plan. Any differences so caused to the boundary definition shown on this plan are beyond the control of CAD Consulting who can accept no responsibility for such differences. This report cannot be used for any purpose other than for identification.

Yours faithfully

Registered Surveyor

Cosmopolitan Constructions Pty Ltd
PO Box 477
BANKSTOWN NSW 1885


Registered Surveyor



B.M.
▲ SSM 132035
R.L.9.225 A.H.D.

D. EUCALYPTUS PLACE



Bradnam's
windows & doors

25th October, 2005

Cosmopolitan Living Pty Ltd
PO Box 477
BANKSTOWN NSW 1885

GLAZING CERTIFICATE

**Re: Lot 3009 eucalyptus Avenue,
WARRIEWOOD**

This letter confirms that the Bradnam's Aluminium Windows and Doors supplied to the above project have been manufactured to AS2047 and glazed to AS1288.

Yours faithfully,
BRADNAM'S WINDOWS & DOORS

Michael Burnell
COMMERICAL ESTIMATOR

P:\Sales\reception\glazcert\MASTERS\WINDOWS & DOORS\SUPPLY ONLY\NORMAL\CERTIFICATE.doc



**Regency (Showerscreens
& Wardrobes) Pty Limited**
ABN 48 085 807 790

113 Bonds Road
Punchbowl NSW 2196

Tel: (02) 9584 4900
Fax: (02) 9584 4931

P.O. Box 524
Punchbowl NSW 2196

17th March, 2006

Cosmopolitan Living Pty Ltd
PO Box 477
BANKSTOWN NSW 1885

Att: Melissa
Fax: 8713 5099

RE: GLAZING CERTIFICATE

**3009 EUCALYPTUS AVENUE
WARRIEWOOD NSW 2102**

Dear Customer,

All glazing installed by Regency at the above project for shower screens and mirrors have been glazed to Australian Safety Standard Codes A.S. 1288 - 1994 and A.S / NZ 2208: 1996.

It is not always possible to show the markings to this effect as glass may be cut away during manufacture.

Kind Regards,

**Fernando Galvez
General Manager**

targets termites - safeguards you
termguard
reticulation system

22192

(SYDNEY) PTY LTD

Unit 11, 12-18 Victoria St Lidcombe NSW 2141

INSTALLATION SHEET

Builder: Cosmopolitan Living Date: 4/9/05
Site Address: Lot 3009 Greville Ave
Warnewood, Job Sheet No.: 040898
Installer: Chris Coolwin
SIGNED: Chris Coolwin Ref No.: 20831005

Environmental Information		JOB PLAN
External	Chemical Name	
	Vol of Concentration	
	Vol of Emulsion	
	Equipment: Hand held spray ☐ Truck mounted spray ☐	
	Other	
Internal	Chemical Name	
	Vol of Concentration	
	Vol of Emulsion	
	Equipment: Hand held spray ☐ Truck mounted spray ☐	
	Other	
Wind Speed Wind Direction		
Time Start Time Finish		
Area Protected		
Under Slab M2 Perimeter L/m		
Subfloor M2 Penetrations Qty.		
Cure M2 Ringline L/m		
Slab ☐ Monolithic slab on ground		
☐ In-fill slab ☐ Waffle pod		
☐ B/J Timber floor ☐ Ultra floor		
Method of Protection		
☐ Physical Barrier ☐ Chemical Barrier		
Termguard Legend		
Path trap ☒ Drilled pipe Penetration ☒		
Undrilled pipe - - - - End cap - - - -		

TERMguard (Sydney) Pty Ltd

P.C. Licence No: 611

Unit 11/12 Victoria Street, LIDCOMBE NSW 2141
Phone: 9643 8300 Fax: 9643 8388

16 FEB 2006
A.C.N. 009295 663

CERTIFICATE OF TREATMENT

This document is official certification that the building described has been treated by TERMguard (Sydney) Pty Ltd to provide protection from subterranean termite attack. Please note that further treatments may be required to completely protect your home.

SITE ADDRESS: WARRIEWOOD, LOT 3009 GREVILLEA AVENUE

BUILDER OR OWNER: COSMOPOLITAN LIVING

ATTENTION: Whilst the barrier system provides significant protection for many years, annual, complete inspection is recommended. Additional treatment is only required when bridging or breaching has occurred or is suspected. Any additions, alterations or earth works, including gardening adjacent to the building, may render the TERMguard barrier ineffective.

Termseal FRM to Cavity

Ref. 28834005

LEGEND

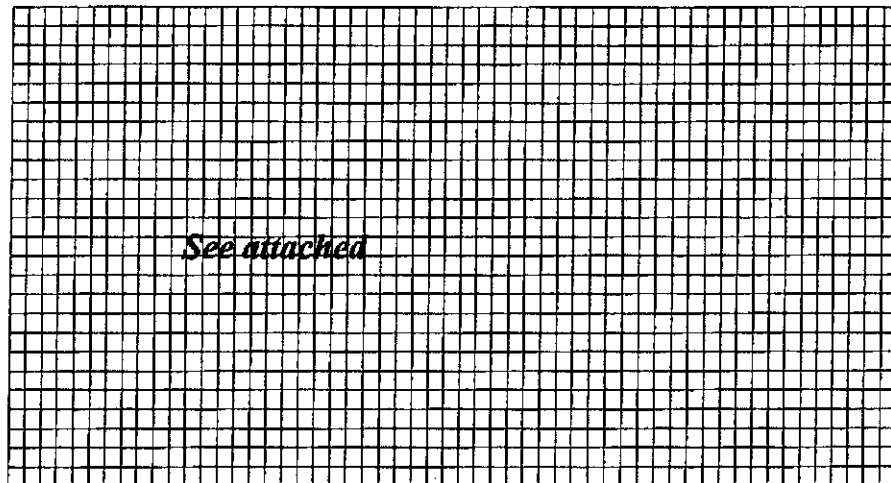
Treated area 

Plumbing line 

Pier 

Steps 

Rough sketch only -
refer builder's plans for
true dimensions.



DATE OF TREATMENT: 4-10-2005

SPECIAL CONDITIONS:

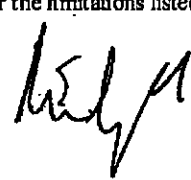
Linear Metres: 25 metres

Materials Applied: FRM T/SEAL

Certification

This document certifies that the above structure has been treated in accordance with AS3660-1 except for the limitations listed above &/or overleaf

Applied by: C Goodwin

Signature: 

Warranty is 12 months unless indicated otherwise. See Warranty Conditions overleaf.

MULTISKILL PTY. LTD.

P O BOX 258, PORTARLINGTON. VICTORIA. 3223

PHONE: 03 5259 1033 FAX 03 5259 1066

EMAIL multiskill@westnet.com.au

ABN 98 072 224 283

WATERPROOFING INSTALLATION CERTIFICATE

LICENCE NOS: 121176C 30832S

CERTIFICATE NO. 7164

DATE: 9.1.06

THE "WET AREAS" AS DEFINED BY AS 3740/2004 AND SHOWN ON THE RELEVANT CONSTRUCTION PLAN HAVE BEEN WATERPROOFED IN ACCORDANCE WITH THE AUSTRALIAN BUILDING CODE. MATERIALS USED ARE APPROVED BY CSIRO BUILDING PRODUCTS ASSESSMENT AND APPLIED IN ACCORDANCE WITH MANUFACTURERS SPECIFICATIONS.

SITE ADDRESS

LOT 3009

EUCALYPTUS AVE.

WARRIEWOOD

BUILDER

COSMOPOLITAN LIVING

THIS CERTIFICATE MAY BE INVALIDATED IF THE MEMBRANE IS SUBJECTED TO DETRIMENTAL TREATMENT AND IF THE SHOWER BASES ARE NOT LAID PRIOR TO WALL TILING. (FOR PROTECTION OF THE BASE MEMBRANE.)

OTHER COMMENTS:

Authorised By:



F. FRYER

CERTIFICATION OF SMOKE DETECTORS

Power Electrical Group Pty Ltd
A.B.N 19 115 220 650 LIC NO. 39555C
Mb: 0418 213 925 Ph: 02 9620 1881 Fax: 02 9620 1882
Po Box 7030, Wetherill Park NSW 2164

This certificate certifies that smoke detectors installed
at:

LOT 3009 Eucalyptus Ave, Warriewood

Have been installed to Australian standards 3786
and comply with part 3.7.2 of the building code
of Australia





Pittwater Council
Component Certificate

DA No: N0186/04

CC No:

Property: 2 EUCALYPTUS PLACE WARRIEWOOD NSW 2102

**Bearers and Joists and Sub-floor
Ventilation**

BJ-1

I Warwick Norris of Urban Approaches
(Name) (Business)

at

(Mailing Address)

being an:

☒ accredited certifier

☐ licensed builder

my qualifications being:

.....

.....

hereby certify that the **timber/steel bearers and joists and subfloor ventilation** have been designed and constructed in accordance with Part 3.4 "Framing" of the Building Code of Australia Housing Provisions, relevant Australian Standards ie. Steel framing - AS 3623-1993 "Domestic metal framing" or AS 4100-1998 "Steel structures" or AS/NZS 4600 "Cold formed Steel Structures" or Timber framing - AS 1684-1992 "National timber framing code" and the relevant conditions of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature W. Norris

Date 24/5/06



Pittwater Council
Component Certificate

DA No: N0186/04

CC No:

Property: 2 EUCALYPTUS PLACE WARRIEWOOD NSW 2102

Wall, Roof Frames and Window Location

FM-1

I, Warwick Norris of Urban Approvals
(Name) (Business)

at

(Mailing Address)

being an:

- ☒ accredited certifier
☐ licensed builder

my qualifications being:

.....
.....

hereby certify that the **timber/steel wall and roof frames** have been designed and constructed in accordance with Part 3.4 "Framing" of the Building Code of Australia Housing Provisions, relevant Australian Standards ie. Steel framing - AS 3623-1993 "Domestic metal framing" or AS 4100-1998 "Steel structures" or AS/NZS 4600 "Cold formed Steel Structures" or Timber framing - AS 1684-1992 "National timber framing code", the relevant conditions of Development Consent and that the window locations are in accordance with those shown on the approved Development Consent plans.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature [Signature] Date



Pittwater Council
Component Certificate

DA No: N0186/04

CC No:

Property: 2 EUCALYPTUS PLACE WARRIEWOOD NSW 2102

Stair Construction

ST-1

I Warwick Norris of Urban Approvals
(Name) (Business)

at

(Mailing Address)

being an:

☒ accredited certifier

☐ licensed builder

my qualifications being:

.....
.....
hereby certify that the stairs have been designed and constructed in accordance with Part 3.9.1 "Stair Construction" of the Building Code of Australia Housing Provisions, AS 1657-1992 "Fixed platforms, walkways, stairways and ladders", and the relevant conditions of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature Warwick Norris

Date



Pittwater Council
Component Certificate

DA No: N0186/04

CC No:

Property: 2 EUCALYPTUS PLACE WARRIEWOOD NSW 2102

Balustrading Adequacy
BA-1

I, Harish Naras of Urban Approvals
(Name) (Business)

at
(Mailing Address)

being an:

- ☒ accredited certifier
☐ structural engineer

with corporate membership of the Institute of Engineers Australia (MIE), or eligible to become a Corporate member and having appropriate experience and competence in the related field, my qualifications being:

.....
.....

hereby certify that the balustrading has been designed and constructed in accordance with Part 3.9.2 "Balustrades" of the Building Code of Australia Housing Provisions, AS 1170.1-1989 "Minimum design loads on structures - Dead and live loads and load combinations", and the relevant conditions of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature W. Naras Date



Pittwater Council
Component Certificate

DA No: N0186/04

CC No:

Property: 2 EUCALYPTUS PLACE WARRIEWOOD NSW 2102

**Artificial Lighting and Mechanical
Ventilation**

LV-1

I Harold Norris of Urban Approvals
(Name) (Business)

at

(Mailing Address)

being an:

☒ accredited certifier

☐ licensed builder

my qualifications being:

.....
.....

hereby certify that the **artificial lighting and mechanical ventilation** has been provided to the sanitary compartment/bathroom/laundry in accordance with Part 3.8.4 "Light" and Part 3.8.5 "Ventilation" of the Building Code of Australia Housing Provisions, and the relevant conditions of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature Harold Norris Date



Pittwater Council
Component Certificate

DA No: N0186/04

CC No:

Property: 2 EUCALYPTUS PLACE WARRIEWOOD NSW 2102

Driveway Construction
DW-1

I *Harish Narra* of *Urban Approvals*
(Name) (Business)

at
(Mailing Address)

being an:

- ☒ accredited certifier
☐ registered surveyor

my qualifications being:

.....
.....

hereby certify that the **driveway** has been constructed in accordance with the approved plans and/or Council's policy DCP-E3 and/or AS 2890.1-1993 and the relevant conditions of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature *Harish Narra* Date