

RECEIVED  
- 9 JUN 2006

**NOTICE OF COMMENCEMENT OF BUILDING WORK AND APPOINTMENT OF PRINCIPAL CERTIFYING AUTHORITY**

**1. Subject land details**

No. 51 Lot No. 11 DP No. 13811  
Street Name TASKMAN RD Suburb AVALON Post Code 2107

Description of Approved Development  
Construction of new carport, study, stove room and cabana  
Construction of internal alterations to existing dwelling.

**2. Other consent(s)**

Council DA  or Complying Development  Consent No. NO 851/05 Date of Determination 3-2-06

**3. Construction Certificate or Complying Development Certificate details**

Certificate No. 2006/1342 Date of Issue 21 JUN 2006

**4. Principal Certifying Authority details**

Accredited Certifier: Tom Bowden Accreditation No: 93  
~~Accredited Certifier: Stephen Pinn Accreditation No: P0040~~

**5. Home Building Act 1989 requirements**

Principal certifying authority has been advised of the requirements of Cl 78C of the Regulation.

Yes  No

**6. Date building work is to commence**

Date 26/6/06

**7. Applicant's declaration & signature**

I/We are the persons having the benefit of the Development Consent or Complying Development Certificate for the proposed building works. I/we confirm that I/we am/are not the principal building contractor(s) for this project.

Have all conditions been satisfied prior to the commencement of work?

Yes  No

(Conditions may include payment of security deposits, Section 94 contribution, endorsement of building work plans by Water Supply Authority, etc.)

Name LISA WILLIAMS / STUART NIELSEN Date 28/06/06

Signature L. Williams SNL

COUNCIL COPY

## SERVICE AGREEMENT

I, the undersigned, declare that I have the legal authority (express or implied) to engage a Principal Certifying Authority (PCA) for the building works described in this document and verify that all information pertaining to such work is correctly stated on this form.

I understand that this Notice must be given to the relevant Local Council two (2) days prior to the intention to commence building work in accordance with S81A (2)(c) of the EP&A Act and verify that no building work will commence prior to the date given in the Date the Building Work is to Commence" section of this document.

As a condition of appointing the Principal Certifying Authority (PCA) stipulated on this form, I agree to undertake the following responsibilities; to contact the PCA for all **critical** stage inspections (as listed below) and all other inspections required as a condition of Development Consent, not less than 48 hours prior to the commencement of that stage of work to carry out building work in accordance with a current development consent; to notify the PCA of any intent to depart from the issued development consent as soon as the intention arises; and to verify all documents provided to the Private Certifying Authority are bona fide and correct in detail.

I agree to contact the PCA at the following **critical** stages of development, but not limited to these stages, for the purpose of satisfying The requirements of Clause 162A of the Environmental Planning and Assessment Regulations 2000.

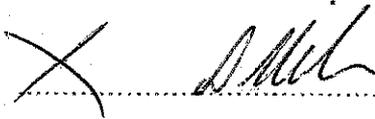
- \* At the commencement of building work
- \* After an excavation for, and prior to the placement of any footing
- \* Prior to pouring any in-site reinforced concrete building element
- \* Prior to covering of any framework for any floor, wall, roof or other building element
- \* Prior to covering waterproofing in any wet areas
- \* Prior to covering any stormwater drainage connections
- \* After the building work has been completed and prior to any occupation certificate being issued in relation to the building
- \* Any other stage as specified by the PCA

I also agree to maintain all required onsite PCA identification signage until the completion of all building works.

I fully understand that failure to satisfy the above statutory requirements may result in a Final Occupation Certificate not being issued in relation to the subject building.

*Note: Non-compliance with these requirements may necessitate in the PCA issuing a Notice of Intention to Serve an Order. I/We confirm that I/we am/are not the principal building contractor(s) for this project.*

Signature: \_\_\_\_\_



Print Name: \_\_\_\_\_

STUART NIELSEN

Date: \_\_\_\_\_

21-6-06

*Note: I/We are the persons having the benefit of the Development Consent or Complying Development Certificate for the proposed building works.*

# HOME WARRANTY INSURANCE

Stuart Nielsen & Lisa Williams  
51 Tasman Road  
AVALON NSW 2107

Home Building Regulation 1997  
Clause 56(1)

Schedule 1 - Forms  
FORM 1

HOME BUILDING ACT 1989  
Section 92

## CERTIFICATE IN RESPECT OF INSURANCE RESIDENTIAL BUILDING WORK BY CONTRACTORS

A contract of insurance complying with Section 92 of the *Home Building Act 1989* has been issued by: CGU Insurance Limited ABN 27 004 478 371.

In Respect Of: Alteration/Addition

At: Lot No: 11 Unit No: House No: 51  
Tasman Road  
AVALON NSW 2107

Carried Out By: River Run Designs Pty Limited  
Licence No: 182773C  
ABN:

Subject to the Act and the *Home Building Regulation 1997* and the conditions of the insurance contract, cover will be provided to a beneficiary described in the contract and successors in title to the beneficiary.

Signed for and on behalf of the insurer:

Homeowners: please note that this Certificate and the Policy Wording are VERY IMPORTANT DOCUMENTS which should be read carefully and retained by you (and successive owners if applicable) for the duration of the statutory period of insurance.

### CGU Policy Certificate

Certificate No. 1010969  
Owner's Copy  
Issue Date 31/05/2006

This Certificate must be read in conjunction with the CGU HOME WARRANTY INSURANCE POLICY WORDING

Aon Risk Services Australia Ltd  
ABN 17 000 434 720 act as Broker  
for the Builder. A Tax Invoice has  
been issued by  
LIA Insurance Services Pty Ltd  
ABN 84 076 460 967  
an authorised representative of  
Aon Risk Services

Insurer

CGU Insurance Limited  
ABN 27 004 478 371  
An IAG Company