



Reference no. 15000335

13 Nov 2015

General Manager
Pittwater Council
PO Box 882
Mona Vale NSW 1660

Dear Sir / Madam,

RE: Notice to Council of determination of application for an Occupation Certificate
Address: Tenancy SP025, 12 Jacksons Road Warriewood 2102

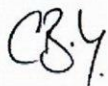
Please find attached the required notice to Council of a determination of an application for an Occupation Certificate for a development located at Tenancy SP025, 1 Jacksons Road Warriewood.

A disc containing copies of the Occupation Certificate and all other documentation relied upon in determining the certificate is also attached.

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

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

Kind regards,



Chris Bailey
Senior Building Surveyor
Modern Building Certifiers

Environmental Planning & Assessment Act 1979 – Part 4A Division 1 Section 109H
Environmental Planning & Assessment Regulation 2000 – Part 8 Division 3

NOTICE TO

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

SECTION A. NOTICE

As required by Clause 151(2) of the Environmental Planning and Assessment Regulation 2000, notice is hereby given of the determination of the following application for an Occupation Certificate (OC):

Applicants name: Truong Vo Pty Ltd
Development address: Tenancy SP025, 1 Jacksons Road Warriewood

Type of OC: Interim ☐ Final ☒

Date received: 12 November 2015 Date determined: 13 November 2015

SECTION B. ATTACHMENTS (Applicable boxes marked)

Application for Occupation Certificate (OC)	☒	Occupation Certificate (OC)	☒	Record of any missed inspections to which clause 162C of the EP&A Regs 2000 applies	☐
Record of Critical Stage Inspections and other inspections carried out which were required by the PCA under S.109E(3)(d) of the EP&A Act 1979	☒	Any Compliance Certificates and any other documentary evidence relied on to issue the OC	☒	Other document lodged with the application for the certificate (see Other Documents list below)	☒

Other Documents (listed below)
Refer to certificate for complete list of attachments

SECTION C. CERTIFYING AUTHORITY

Name: Eric Bailey

Signed:



Accreditation Number: BPB0016

Date: 13 Nov 2015

CRITICAL STAGE INSPECTIONS	INSPECTION STATUS	DATE INSPECTED
Preliminary Site Inspection	Satisfactory	21 September 2015
Inspection at completion of work, prior to occupation	Satisfactory	12 November 2015

Issued under Environmental Planning & Assessment Act 1979 – Part 4A Division 1

Environmental Planning & Assessment Regulation 2000 – Part 8 Division 3

Certificate Number: 15000235

Section A The Application

1. Details of the Applicant

Name: Truong Vo Pty Ltd
Address: 10 Benalla Crescent Marayong 2148
Phone:
Email: hungvo2711@yahoo.com
Job Reference no. 15000335

2. Details of the property

Unit / Street Number: Tenancy SP025, 12
Street Name: Jacksons Road
Suburb & Postcode: Warriewood 2102
Title Particulars (Lot & DP/SP): Lot 220 DP 1159968

3. Description of the building

Internal fitout to an existing retail tenancy

4. Class of building

Classification of the building/s under the Building Code of Australia

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5. Date of the application

Date Application was received: 12 November 2015

Section B Development Consent Details

DA / CDC Reference number: 15000235
Date of issue: 24 September 2015

Section C Principal Certifying Authority

Name: Eric Bailey Accreditation No.: BPB0016
Phone: 9939 1530
Address: Suite 114 / 117 Old Pittwater Road, Brookvale NSW 2100

Section D Attachments

Refer to Appendix A for the Attachments for this Occupation Certificate

Section E Certification

I certify that

- I have been appointed as the Principal Certifying Authority under Section 109E of the Environmental Planning and Assessment Act 1979
- a current development consent is in force for the building.
- a current Construction Certificate, if so required, has been issued with a respect to the plans and specifications for the building works that has been carried out.
- the building is suitable for occupation or use in accordance with its classification under the Building Code of Australia

Section F Signature

Signed:

A handwritten signature in black ink, consisting of a stylized 'S' or 'G' shape with a horizontal line extending to the right.

Date of endorsement:

13 Nov 2015

Certificate Number:

15000235

Section G Dates

Date of this Certificate:

13 Nov 2015

APPENDIX B

Fire Safety Schedule

(Pursuant to Clause 168 of the Environmental Planning and Assessment Regulation 2000)

	Measure	Existing Performance Standard	Currently implemented	Proposed to be implemented	Proposed Performance Standard
1.	Automatic Fire Suppression (Sprinklers)	AS2118.1-2005, AS1851.3-1985	X	X	AS2118.1-2005,
2.	Automatic Fire Detection & Alarm System	AS1670-2001, AS1851.8-1987	X		
3.	Emergency Warning and Intercommunication Systems (EWIS)	AS2220.1/2, AS4428.1-1998, AS1851.10	X		
4.	Fire Hydrants	AS2419.1-1996, AS1851.4-1992	X		
5.	Hose Reel System	AS2441-1988, AS1851.2-1995	X		
6.	Portable Fire Extinguishers	AS2444-2001, AS1851-1995	X	X	AS2444-2001, BCA E1.6
7.	Emergency Lighting	AS2293.1, BCA E4.2 & E4.4	X	X	AS2293.1, BCA E4.2 & E4.4
8.	Exit Signs	AS2293.1, BCA E4.5 & E4.8	X	X	AS2293.1, BCA E4.5 & E4.8
9.	Fire Doors	AS1905.1-1997	X		
10.	Automatic Fail-Safe Devices	BCA D2.19, D2.21	X		
11.	Warning and Operational Signs	LGA 654, BCA D2.22 & D2.23	X		
12.	Mechanical Air Handling System/Smoke Control	AS1668.1	X	X	AS1668.1
13.	Fire Dampers	AS1668.1, AS1682.1 & 2	X		
14.	Fire Seals Protecting Openings in Fire Resisting Components of the Building	AS4072.1-1992, AS1530.4-1975	X		
15.	Paths of Travel Stairways, Passageways or Ramps	BCA D2.7, EPA Reg. 2000	X		

APPENDIX A

Attachments

- Application for OC, dated 12 November 2015
- Final fire safety certificate, issued 12 November 2015
- Installation Certificate for Sprinklers prepared by Credible Building Technologies, dated 10 November 2015
- Slip Resistance Test Report, Test No. 6504s, prepared by CSIRO, dated 19 November 2015
- Installation Certificate for Portable Fire Extinguisher prepared by Majestic Fire & Safety Pty Ltd, dated 12 November 2015
- Installation Certificate for Folding Door prepared by Mirage Doors, dated November 2015
- Installation Certificate for Emergency/Exit Lighting prepared by Zhichen Electrical Services, dated 12 November 2015
- Installation Certificate for Electrical Works prepared by Zhichen Electrical Services, dated 12 November 2015
- Installation Certificate for Mechanical Ventilation prepared by Dallas Air-conditioning, dated 11 November 2015
- Installation Certificate for Plumbing Works prepared by Eazy Flow Plumbing, dated 11 November 2015
- Certificate of Compliance for Electrical Work prepared by William Luo, dated 13 November 2015
- Installation Certificate for Glazing prepared by Precision Commercial Pty Ltd, dated 12 November 2015
- Fire hazard properties of internal linings certificate of compliance, dated 12 November 2015