

Building Assessment Referral Response

Application Number:	DA2023/0854
Proposed Development:	Use of Premises as a tattoo parlour
Date:	09/08/2023
To:	Brittany Harrison
Land to be developed (Address):	Lot 2 DP 509330 , 678 Pittwater Road BROOKVALE NSW 2100

Reasons for referral

This application seeks consent for Class 2-9 Buildings (i.e. all buildings except a dwelling, garage, shed, gazebo or swimming pool/spa) which include:

- Alterations and Additions; or
- Change of Use

And as such, Councils Building Assessment officers are required to consider the likely impacts.

Officer comments

The application has been investigated with respect to aspects relevant to the Building Certification and Fire Safety Department. In this regard the following matters are required to be addressed and details provided prior to further assessment by the Building Control Section:

1. The location of existing emergency lighting, exit signs and the type and location of existing portable fire extinguishers are to be provided on a ceiling / floor plan drawn to scale.
2. Certification is required from an appropriately qualified registered surveyor * stating " that the power operated front entry / exit door operates in accordance with D3D24 of the BCA.
3. An existing unisex WC and access to that WC is required to be upgraded so that it complies with the provisions of AS1428.1.

*To be regarded as an "appropriately qualified registered certifier" the certifier must hold the relevant level of accreditation that would enable the certifier to issue a construction certificate for the subject building.

The proposal is therefore unsupported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

Recommended Building Assessment Conditions

Nil.