



Certificate of Existing Structural Adequacy

Date: 15 October 2021

Job No. 211049

Client: Addstyle

Engineer: BS

Site: 106 Carawa Road, Cromer

Brad Seghers of Northern Beaches Consulting Engineers P/L carried out a site inspection at the above property in October 2021. The purpose of the visit was to inspect and comment on the capacity of the existing structure to support the proposed additions and alterations as detailed in the preliminary plans provided to us by Addstyle in October 2021.

The assessment consisted of a walk over style inspection of the building.

In summary, the dwelling is considered sound and provides an adequate structure for the proposed works, provided that engineering plans are complied with and that all structural works are certified during construction. Some minor cracking may occur as the building adjusts to the new load distribution, however, this is not expected to adversely affect the buildings overall structural integrity.

Note: As long as the first floor layout does not change extensively, one uni-pier on a mass concrete pad footing will be required in the sub-floor, If the layout does change, this will need to be re-assessed.

Note: This certification does not cover any defects to the structure that were not accessible at the time of inspection. If in the event that defects are uncovered during construction or become apparent after construction is complete, then the engineer should inspect the areas of concern and prepare a specification for remedial works. (These works will be carried out at hourly rates.)

If the building is founded on clays of classification 'M' or 'H' movement and cracking is to be expected with changes in the moisture content of the supporting clay.

We trust that this certificate meets with your requirements. Please contact the author if further clarification is required.

NORTHERN BEACHES CONSULTING ENGINEERS P/L

Brad Seghers

BE MIEAust CPEng NER MACSE Director