



DixGardner

PTY. LTD.

Building Certifiers
Strata Plan Certifiers
Building Regulations
Consultants
Fire Safety Consultants

Notice of Appointment of Principal Certifying Authority and Commencement of Building Work

under Environmental Planning and Assessment Act 1979
Sections 81A (2) (b) (ii) or (c), or (4) (b) (ii) or (c), 86 (1) and (2).

subject land

address 88 Elimatta Rd
Mona Vale
lot no, DP/MPS, etc vol/foi Lot 1 DP 334723

description of development

Construction of a new dwelling and swimming pool.

consent

development application no or
complying development
certificate no N0248/03
date of determination

principal certifying authority

name of certifying authority
if accredited certifier: Lyall Ernest Dix
accreditation no 302551
accreditation grade Unrestricted
accreditation body Institution of Engineers, Australia
contact no Tel 02 9279 3657 Fax 02 9279 3686
address Level 11, 66 King St, Sydney 2000

signed

I/We hereby authorise the above stated to undertake the role as Principal Certifying Authority in accordance with
the proposal letter dated 4 February 2004.

owner/owner's agent signature

owner/owner's agent name & date

BAKER KAVANAGH ARCHITECTS

06.02.04

LEVEL 11,
66 KING STREET
SYDNEY NSW 2000
ABN 19 090 427 446

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Fax: 02 9279 3686
Email: admin@dixgardner.com.au
Web: www.dixgardner.com.au

9/2/04

ABS Schedule to Construct Certificate Application

particulars of the
proposal

What is the area of the land (m²) 764.7 m²
 Gross floor area of existing building (m²) 131.9 m²
 What are the current uses of all or parts of the building(s)/land?
 (if vacant state vacant) RESIDENTIAL - TENANT LIVING
IN EXISTING HOUSE

Location

Use

N/A

Does the site contain a dual occupancy? NO
 What is the gross floor area of the proposed addition or new
 building (m²) 337.9 m²
 What are the proposed uses of all parts of the building(s)/land?

Location

Use

PROPOSED SINGLE FAMILY HOME.

Number of pre-existing dwellings ONE
 Number of dwellings to be demolished ONE
 How many dwellings are proposed? ONE
 How many storeys will the building consist of? TWO (ONE IN GROUND)

materials to be used

Place a tick () in the box which best describes the materials the new work will be constructed of:

walls	code	roof	code
brick veneer	12	aluminium	70
full brick	11	concrete	20
single brick	11	concrete tile	10
concrete block	11✓	fibrous cement	30
concrete/masonry	20	fibreglass	80
concrete	20	masonry/terracotta shingle tiles	10
steel	60	slate	20
fibrous cement	30✓	steel	60✓
hardiplank	30	terracotta tile	10
cladding - aluminium	70	other	80
curtain glass	50	unknown	90
other	80✓		
unknown	90		
floor		frame	
concrete	20✓	timber	40✓
timber	10✓	steel	60✓
other	80	other	80
unknown	90	unknown	90

TIMBER WEATHERBOARD