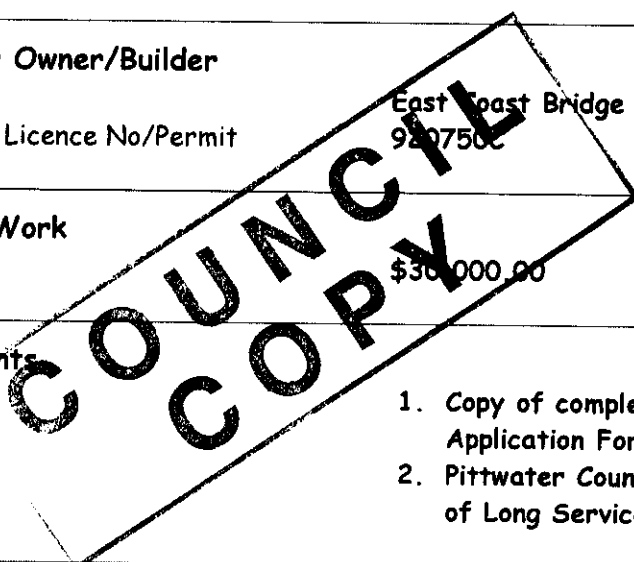


Construction Certificate Determination

issued under the Environmental
Planning and Assessment Act 1979
Section 109C (1) (b), 81A (2) and 81A (4)

Certificate No. 2006/1089

Council	Pittwater
Determination date of determination	Approved 9 February 2006
Subject land Address Lot No, DP No.	67 & 69 Florence Terrace, Scotland Island Lots 4 & 5 in DP 816673
Applicant Name Address Contact No. (phone)	Mrs B Blackwood PO Box 141 Church Point NSW 2105 9997 3257
Owners Name Address Name Address Contact No. (phone)	Mrs Beryl Blackwood 69 Florence Terrace, Scotland Island 2105 MGFT Pty Ltd c/- 903/7 Rockwall Crescent, Potts Point NSW 2011
Description of Development Type of Work	Replacement of Existing Jetty
Builder or Owner/Builder Name Contractor Licence No/Permit	East Coast Bridge & Wharf Construction 920750C
Value of Work Building	\$30,000.00
Attachments	 1. Copy of completed Construction Certificate Application Form 2. Pittwater Council receipt no. 183737 for payment of Long Service Levy

Plans & Specifications**certified**

List plans no(s) & specifications
Reference

1. **Site Plan & Structural Details**, reference no. 23024-C1 (Issue B), prepared and endorsed by Jack Hodgson Consultants Pty Ltd, dated January 2006

Certificate

I certify that the work if completed in accordance with these plans and specifications will comply with the requirements of S81A(5) of the Environmental Planning and Assessment Act 1979.

Signed



Date of endorsement
Certificate No.

- 9 FEB 2006

2006/1089

Certifying Authority

Name of Accredited Certifier
Accreditation No.
Accreditation Authority

Tom Bowden
93

Dept of Infrastructure, Planning & Natural Resources
(NSW Accreditation Scheme)

Contact No.
Address

(02) 9999 0003

13/90 Mona Vale Road, Mona Vale NSW 2103

Development Consent

Development Application No.
Date of Determination

NO686/05

6 December 2005

BCA Classification

10b

Pittwater Council

REPRINTED

OFFICIAL RECEIPT

19/12/2005 Receipt No: 183737

To jolion pty limited

mgft pty ltd
903/7 rockwall crescent
potts point nsw 2011

Applic.	Reference	Amount
GL Recd	Q&L-Builders 1 x 20686/05	\$60.00

Total: \$60.00

Amounts Tendered

Cash	\$0.00
Cheque	\$60.00
Db/Cr Card	\$0.00
Money Order	\$0.00
Agency Rec	\$0.00
Total	\$60.00
Rounding	\$0.00
Change	\$0.00
Nett	\$60.00

Printed 07/02/2006 11:10:31 AM

Cashier: CLummas

RECEIVED
- 3 FEB 2006
L1527-100

APPLICATION FOR A CONSTRUCTION CERTIFICATE

1. Applicant's details

It is important that we are able to contact you if we need more information. Please give us as much details as possible

Mr ☐ Mrs ☒ Ms ☐ Dr ☐ Other

Given Names (or ACN)

BERYL

Family Name (or Company)

BLACKWOOD

Postal Address (we will post all mail to this address)

P.O. Box 141 CHURCH POINT 2105

Post Code

Daytime telephone

9997 3257

Alternate no.

Mobile no.

2. Owner's consent

Every owner of the land must sign this form. If the owner is a company the form must be signed by an authorized director and the common seal must be stamped on this form. If the property is a unit under the strata title or a lot in a community title, then in addition to the owner's signature, the common seal of the body corporate must be stamped on this form over the signature of the owner and signed by the Chairman or Secretary of the Body Corporate or the appointed managing agent.

Owner(s)

BERYL BLACKWOOD

MGFT PTY LTD

Address

69 FLORENCE TER

CL- 90317 ROCKWALL CRESCENT

SCOTLAND ISLAND 2105

PORTS POINT 2011

As owner(s) of the land to which this application relates, I/We consent to this application. I/We also consent for the Principal Certifying Authority and/or Accredited Certifier to enter the land to carry out inspections relating to this application.

Signature(s)

B. Blackwood.

Single Director - Authorised Person

Without the owner's consent we will not accept the application. This is a very strict requirement for all applications. If you are signing on the owner's behalf as the owner's legal representative, you must state the nature of your legal authority and attach documentary evidence (eg, power of attorney, executor, trustee, company director, etc).

PH. 9326 9893

3. Location of property

Unit/Street no.

67

Street name

FLORENCE TERRACE

Suburb

SCOTLAND ISLAND

Post code

2105

Legal Property Description (these details are shown on your rate notices, property deeds, etc)

Lot no.

5

DP no.

816673

SCOTLAND ISLAND

COUNCIL COPY

4. Description of work

What type of work do you propose to carry out?

Please describe briefly everything that you want approved.

REPLACE EXISTING JETTY

5. Estimated cost of work

The estimated cost of the development or contract price may be subject to review

Estimated cost of work

³⁰
\$ ~~422~~ 000 + GST

6. Development Consent

Council Consent no.

NO 686 05

Date of Determination

2.12.05

7. Building Code of Australia classification

This can be found on the development consent

BCA Classification

106

8. Builder's details

If known, to be completed in the case of residential building work

Name

East Coast Bridge & Wharf
Construction

license no.

920750C

Owner/builder permit no.

9. Applicant's declaration

I apply for a Construction Certificate to carry out building works as described in this application. I declare that all the information in this application and checklist is, to the best of my knowledge, true and correct.

Signature ¹⁵

B Blackwood

WIGHTMAN LTD

Keith Claffey

AUTHORISED PERSON

SINGLE DIRECTOR

Date

20.1.06

SUBMISSION REQUIREMENTS

A. GENERAL

Are the plans submitted with the Construction Certificate Application in accordance with the Development Consent?

Yes ☐ No ☐

Have all the conditions of Development Consent relating to the issue of the Construction Certificate been fully complied with?

Yes ☐ No ☐

If you have answered NO to either of the above questions, then you will need to speak with the Accredited Certifier BEFORE LODGING YOUR APPLICATION.

B. ALL PROPOSALS (has the following required information been submitted?)

Yes	No	Not Applicable	<u>In the case of an application for a Construction Certificate for building work:</u>
☐	☐	☐	Three (3) copies of detailed architectural plans and specifications
☐	☐	☐	The plan for the building must consist of a general plan drawn to a scale not less than 1:100 and a site plan drawn to a scale not less than 1:200. The general plan of the building is to: a) show a plan of each floor section b) show a plan of each elevation of the building c) show the levels of the lowest floor and of any yard or unbuilt on area belonging to that floor and the levels of the adjacent ground d) indicate the height, design, and full construction details e) indicate the provision for fire safety and fire resistance (if any)
☐	☐	☐	Where the proposed building work involves any alteration or addition to, or rebuilding of, an existing building, all copies of the general plan are to be coloured or otherwise marked to the satisfaction of the Council to adequately distinguish the proposed alteration, addition or rebuilding with a separate letter listing the proposed changes being submitted.
☐	☐	☐	3 copies of a specification: a) to describe the construction and materials of which the building is to be built and the method of drainage, sewerage and water supply b) state whether the materials proposed to be used are new or second hand and give particular
☐	☐	☐	Where the proposed building work involves a modification to previously approved plans and specifications the general plans must be coloured or otherwise marked to the satisfaction of the Accredited Certifier to adequately distinguish the modification.
☐	☐	☐	If the proposed building work involves a modification to previously approved plans and specification which were subject of a Development Consent, has the original Development Consent been modified by Council?
☐	☐	☐	Except in the case of an application for, or in respect of domestic building work: a) a list of any fire safety measures that are proposed to be implemented in the building or on the land on which the building is situated, and b) if the application relates to a proposal to carry out any alteration or rebuilding of, or addition to, an existing building, a separate list of such of those measures as are currently implemented in the building or on the land on which the building is situated. This list must specify the standard of design of each of those fire safety measures to which they were originally installed. c) This list must describe the extent, capability and basis of design of each of the measures concerned.
☐	☐	☐	All other documentation to satisfy conditions of Development Consent.

HOME BUILDING ACT 1989 (as amended) OWNER/BUILDER REQUIREMENTS

Applicants for work at a residential property with a value of work over \$12,000 require insurance as specified in the Home Building Act 1989.

Owner Builders require Property Owner Builder's Permit issued by the Department of Fair Trading for all projects over \$5,000. In addition to this permit all projects valued in excess of \$12,000 may also require a contract of insurance under the provisions of the Home Building Act 1989 as amended. This requirement will take effect should the property owner offer the property for sale in the ensuing period of 7 years.

Enquiries on any matters relevant to this section should be taken up with the Department of Fair Trading at Level 21, Astra House, 227 Elizabeth Street, Sydney (ph: 133220).

LONG SERVICE LEVY (applies to all classes of buildings)

A Long Service Levy at 0.2% of the cost of works is payable on projects valued \$25,000 or more. This sum can be paid directly to the Long Service Payments Corporation or to Council acting as an agent to the Corporation. Partial exemption from the levy may be granted to non profit organizations, churches and to owner/builders. The levy may also be paid in instalments. Application forms for these exemptions are available from Council but all enquiries in this regard should be address to the Long Service Payments Corporation.

THE CONSTRUCTION CERTIFICATION CANNOT BE ISSUED UNLESS THE LONG SERVICE LEVY AND HOME BUILDING ACT 1989 INSURANCE (APPLICABLE TO RESIDENTIAL PROPERTIES) HAVE BEEN PAID, OR EVIDENCE OF THE EXEMPTION PROVIDED TO COUNCIL.

PARTICULARS OF THE PROPOSAL

What is the area of the land (m ²)?	Gross floor area of building (m ²) as proposed:
What are the current uses of all or parts of the building(s)/land? <i>Timber jetty only</i>	Location: <i>below M.H.W.M.</i>
Does the site contain a dual occupancy?	What is the gross floor area of the proposed addition or new building (sq metres)?
What are the proposed uses of all parts of the building(s) land?	Number of pre-existing dwellings:
Number of dwellings to be demolished:	How many dwellings proposed?
How many storeys will the building consist of?	Will the new building be attached to the existing building?
	Will the new building be attached to any new building?

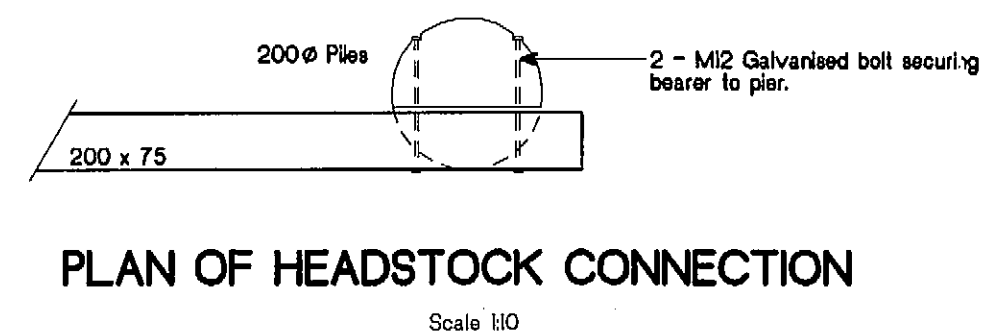
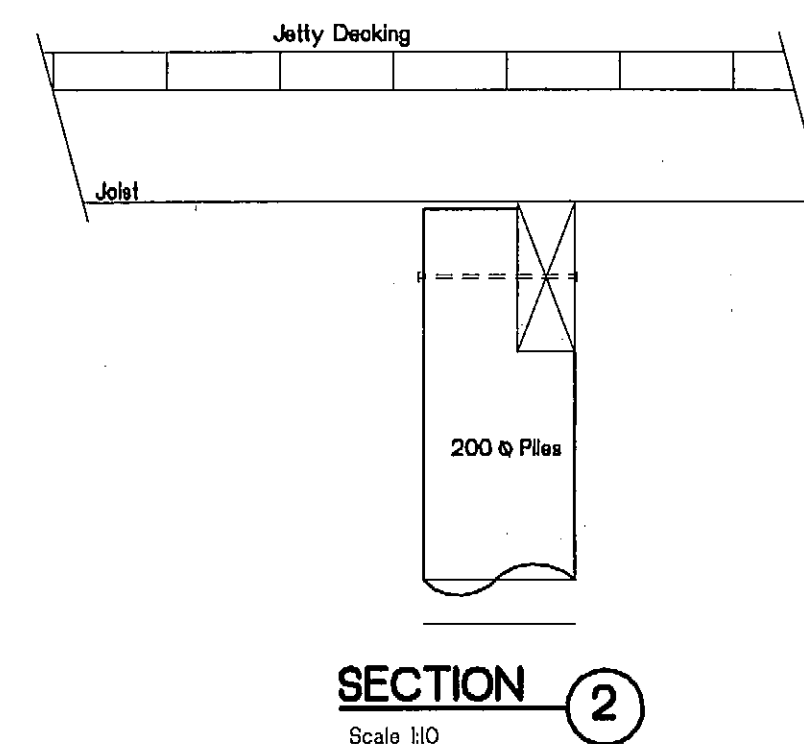
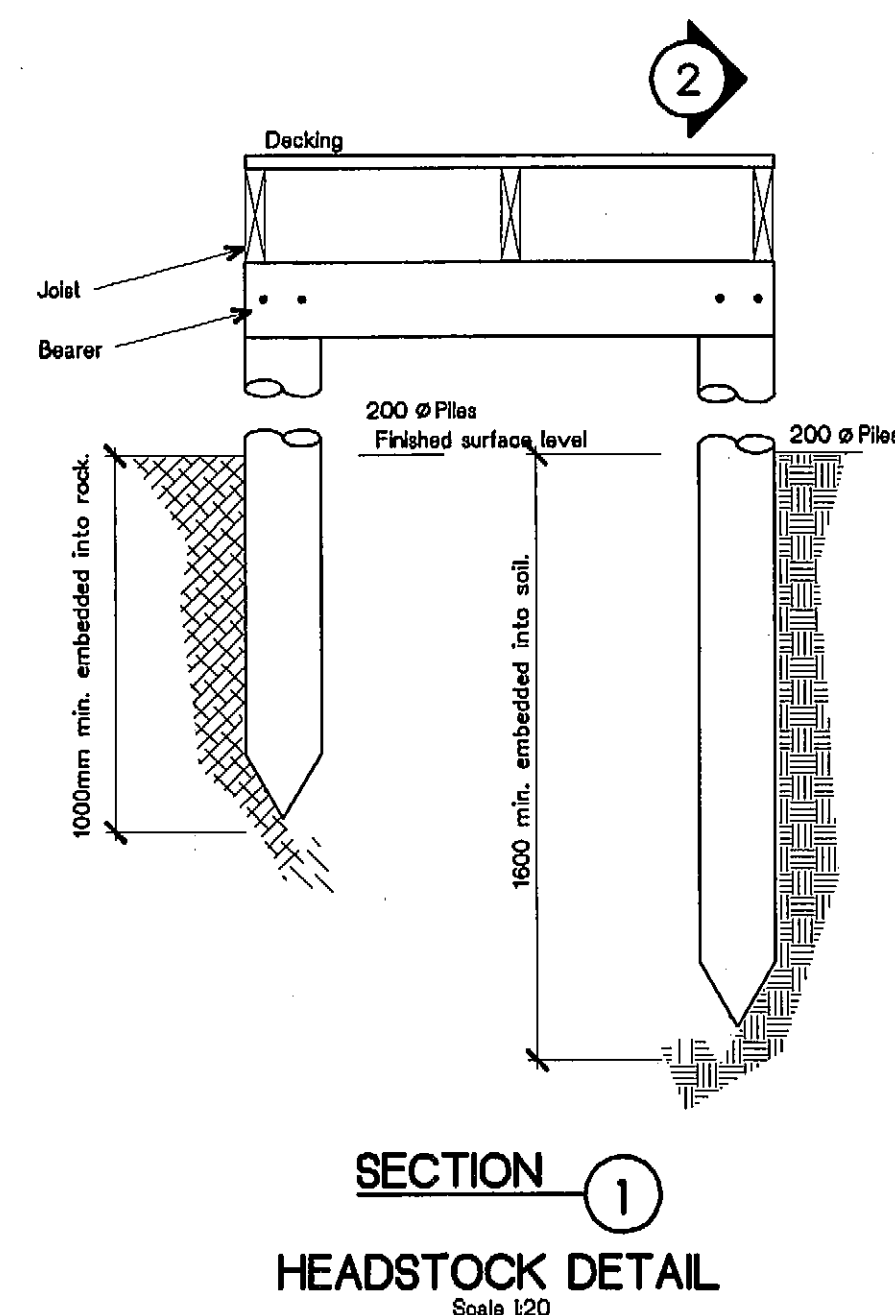
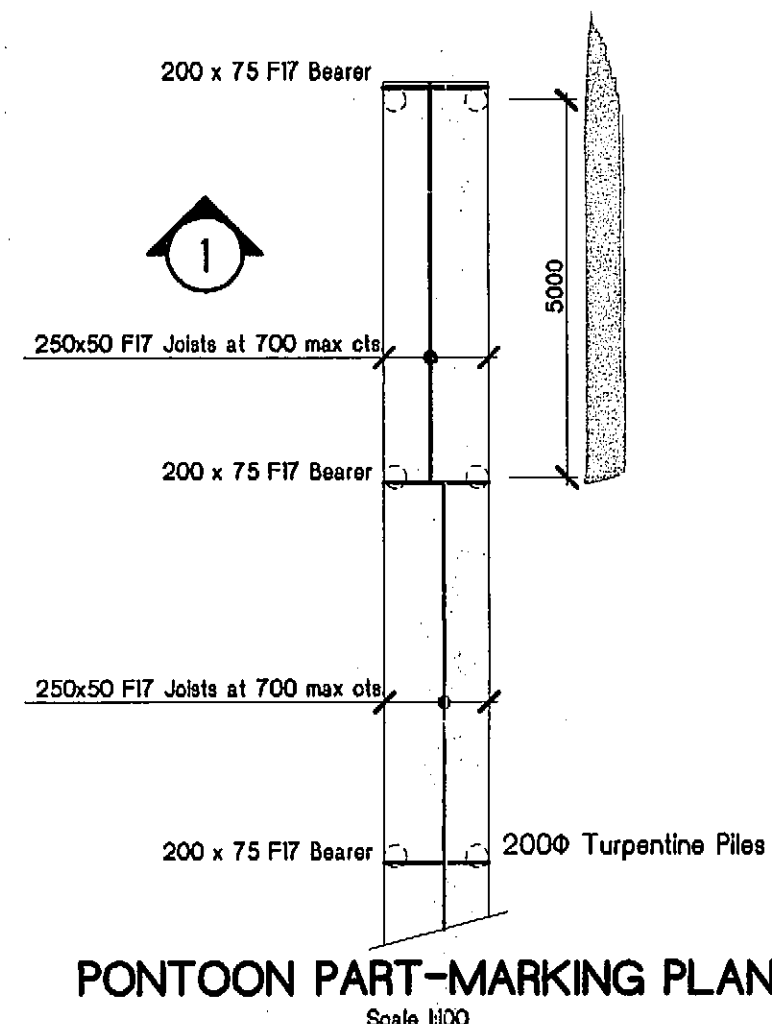
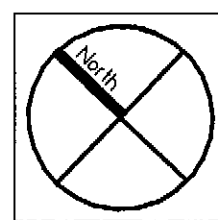
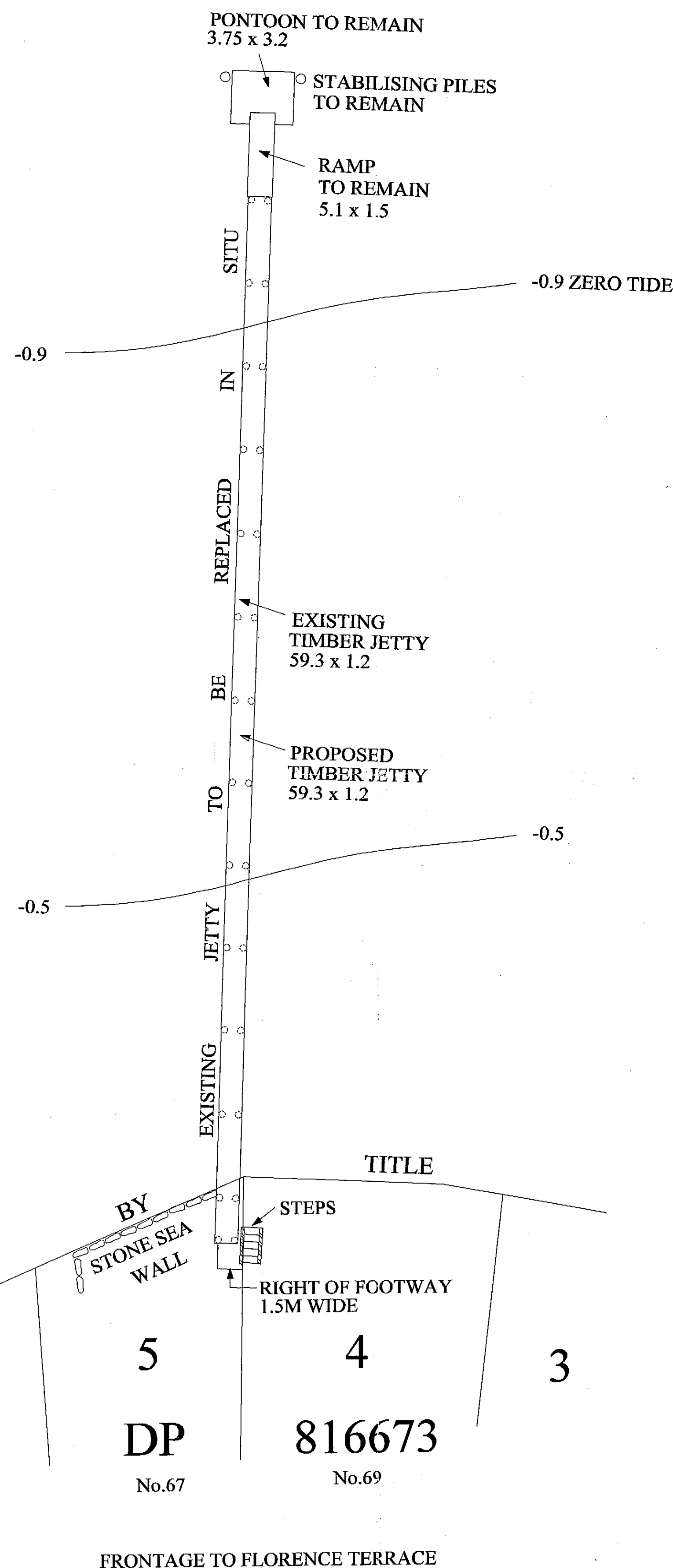
MATERIALS TO BE USED

The following information must be supplied for the Australian Bureau of Statistics:

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

WALLS		FLOOR		ROOF		FRAME	
Brick veneer	☐	Concrete	☐	Aluminium	☐	Timber	☒
Full brick	☐	Timber	☐	Concrete		Steel	☐
Single brick	☐	Other	☐	Concrete tile	☐	Other	☐
Concrete block	☐	Unknown	☐	Fibrous cement	☐	Unknown	☐
Concrete/masonry	☐			Fibreglass	☐		
Concrete	☐			Masonry/terracotta shingle	☐		
Steel	☐			Tiles	☐		
Fibrous cement	☐			Slate	☐		
Hardiplank	☐			Steel	☐		
Timber/weatherboard	☐			Terracotta tile	☐		
Cladding-aluminium	☐			Other	☐		
Curtain glass	☐			Unknown	☐		
Other	☐						
Unknown	☐						

Pittwater



WARNING

The stamping of this plan by
Insight Building Certifiers Pty Ltd does not
relieve:

- The applicant's responsibility to obtain
approval from Sydney Water or other
utilities.
- The Structural Engineer of their
responsibility to ensure the structural
adequacy of this project.
- The Applicant, Structural Engineer
Professional of their responsibility to
ensure these stamped details are
consistent with the issued Cons
Certificate Architectural Details.

PLAN OR DOCUMENT CERTIFICATION

Further I am appropriately qualified to certify this component of the project.
I hereby state that these plans or details comply with the conditions of
development consent, the provisions of the Building Code of Australia.
A.S.1170, A.S.1170.1, A.S.1170.2, A.S.1684, A.S.2870.1, A.S.3500, A.S.3600,
A.S. 3700, A.S.4100 & A.S.1163
Jack D. Hodgson 12/1/06
Name Date Signature

B	Pier spacing increased to 5000mm.	ARC	01.06
A	Pier spacing increased. Joist size increased.	ARC	10.05
No.	Amendment	Drawn	Date

Unless this company carries out the inspections of all the
structural elements and approves them, NO responsibility will be
taken for the structural integrity of the completed work.

STRUCTURAL DETAILS FOR JETTY

**PROPOSED REMEDIAL WORKS TO EXISTING JETTY
87-89 FLORENCE TERRACE
SCOTLAND ISLAND**

MGFT PTY LTD & B.BLACKWOOD

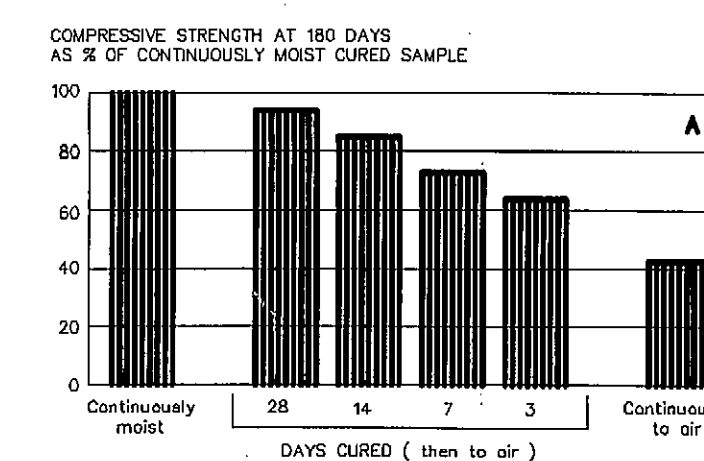
Our drawings are based on the information provided by:-
SOUTER & ASSOCIATES
Drawing No:- 24-79 Date:- 04-07-05

The Structural Details shown on this Drawing are NOT to change
under any circumstance. NO Certificate will be issued for work
NOT in accordance with this Drawing.

JACK HODGSON CONSULTANTS PTY. LIMITED.
Consulting Civil, Geotechnical, and Structural Engineers.
67 Darley Street, MONA VALE 2103, P.O. Box 389, Post Code 1660.
Telephone (02) 9979 8733. Facsimile (02) 9979 6926. A.C.N. 053 405 011

Designed	JDH	Drawn	ARC	Job No.	Drawing No.
Design Check	JDH	Drawing Check	JDH		
Date	06 OCTOBER 2005				23024-C1/B

IMPORTANCE OF CURING CONCRETE



Effect of curing duration on : (A) compressive strength; and (B) concrete permeability
Acknowledgement : Diagram is based on fig 1.2 of Guide to Concrete Repair & Protection (SAA/HB84:1996)

