

7 8 09

JOHN J BRIGGS

ASSOCIATES

7 Hoots Road ACCREDITED BUILDING CERTIFIERS
ACN 089 896 159

Customer Service Manager

Dear Sir/Madam

Re ~~Construction Certificate/~~Occupation Certificate CC675

Address 27 Old Barrington Rd Ayrton

Could you kindly forward a receipt for the attached \$30.00 cheque, covering lodgement fee for the ~~Construction/~~Occupation/~~Complying Development~~ Certificate

Thank you

PO Box 800 Brookvale NSW 2100

Phone 02 9907 1018 Fax 02 9907 1344 Mobile 0410 509 731

jjbassoc@bigpond.com

Application for an occupation certificate

John J Briggs Associates Pty Ltd
PO Box 800
Brookvale NSW 2100
Phone (02) 9907 1018
Fax (02) 9907 1344
johnjbriggs1@bigpond.com

ENTERED

STAMP DATE

Date received 24/07/09 DA no N0536/08

If you want to occupy or use a new building or change the use of an existing building, you need an occupation certificate before you can do so. You can use this form to apply for an occupation certificate. To complete the form, please place a cross in the boxes ☐ and fill out the white sections as appropriate. To minimise delay in receiving a decision about your application, please ensure you submit all relevant information.

You need to apply to the principal certifying authority you have appointed for the development if you want to occupy or use a new building. Otherwise you can apply to a certifying authority (either your council or a private certifier).

1. Details of the applicant

Mr ☐ Ms ☐ Mrs ☐ Dr ☐ Other ☐

Mr

Your first name

B

Your family name

Mackay

Flat/street no

PO

Street name

Box 289

Suburb or town

Avalon

State

NSW

Postcode

2107

Daytime telephone

Fax

Mobile

Email

2. Identify the land

Flat/street no

27

Street name

Old Barrenjoey Rd

Suburb or town

Avalon

Postcode

2107

Lot no

Section

DP/MPS no

Volume/folio

You can find the lot no, section, DP/MPS no, and volume/folio details on a map of the land or on the title documents for the land. If you need additional room, please attach a schedule and/or a map with these details.

REC 263481
10/8

3. Details of the development approvals granted

Is development consent required for the development?

No ☐

Yes ☒

Has development consent been granted after a development application was made?

Yes ☒

What is the development application no ?

N0536/08

What date was development consent granted?

7 4 09

No ☐

Has a complying development certificate been issued?

No ☐

Yes ☐

What is the complying development certificate no ?

N/A

What date was the certificate issued?

N/A

Has a construction certificate been issued for the building? *A construction certificate is not needed if a complying development certificate has been issued*

No ☐

Yes ☒

What is the construction certificate no ?

1328CC1

What date was the certificate issued?

7 5 09

4. Identify what you want to do

*If you want to occupy or use a new building that is only partially completed or change the use of part of an existing building you need an **interim occupation certificate**. If you want to occupy or use a new building that has been completed or change the whole use of an existing building you need a **final occupation certificate**.*

Are you going to occupy or use a new building?

No ☐

Yes ☒

Is the building

☐ partially completed?

☐ completed?

Are you going to change the use of an existing building?

No ☒

Yes ☐

Do you want to change

☐ the use of part of the building?

☐ the whole use of the building?

5. Describe the building

If you are applying for an occupation certificate for part of a building describe the part of the building

Regularisation of an existing residential unit and
construction of a new deck

For what purpose do you propose to use the building or part of the building?

Residential

For a new building

What is the class of the building under the Building Code of Australia?

2

This can be found in the development consent or complying development certificate

To change the use of an existing building

What is the class of the existing building under the Building Code of Australia?

N/A

What is the new class of the building under the Building Code of Australia?

N/A

This can be found in the development consent or complying development certificate

6. Information to be attached to the application

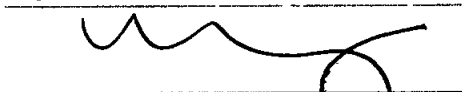
Please indicate the documents you have attached by placing a cross in the appropriate boxes ☐

- ☐ a copy of the development consent or the complying development certificate
- ☐ a copy of the construction certificate, where relevant
- ☒ a copy of the final fire safety certificate where relevant
- ☐ a copy of the interim fire safety certificate where relevant
- ☐ any other certificate or document on which you rely eg Refer attachment A

7. Signature

The applicant or the applicant's agent must sign the application

Signature



Name if you are not the applicant

Date

24 July 09

In what capacity are you signing if you are not the applicant?

8. Privacy policy

The information you provide in this application will enable your application to be assessed by the certifying authority. If the information is not provided your application may not be accepted. Please contact the council if the information you have provided in your application is incorrect or changes.

JOHN J BRIGGS

ASSOCIATES
ACCREDITED BUILDING CERTIFIERS
ABN 99 089 896 159

PCA APPOINTMENT (OWNER'S AUTHORITY)

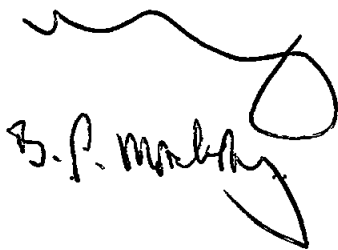
6 /5/2009

To Whom It May Concern

I, Bruce Mackay authorise John Briggs of John J Briggs Associates P/L to act as Principal Certifying Authority for the proposed regularisation of an existing residential unit and construction of a deck at 27 Old Barrenjoey Road, Avalon and to issue an Occupation Certificate following satisfactory completion of the project

I also advise that I have met all conditions of Consent required to be undertaken prior to commencement of work

Yours sincerely



B. P. Mackay

PO Box 800 Brookvale NSW 2100
Phone: 02 9907 1018 Fax: 02 9907 1344
johnjbriggs1@bigpond.com

JOHN J BRIGGS

ASSOCIATES

ACCREDITED BUILDING CERTIFIERS
ACN 089 896 159

OCCUPATION CERTIFICATE ATTACHMENT "A"

Address 27 Old Barrenjoey Rd, Avalon

Smoke detectors & electrical works prepared by E Werner dated 10 7 09,
Glazing prepared by Advanced Partitions Pty Ltd dated 3 8 09, Fire Rated
glass blocks prepared by P J Firkin dated 27 7 09

PO Box 800 Brookvale NSW 2100
Phone 02 9907 1018 Fax 02 9907 1344
johnjbriggs1@bigpond.com

CERTIFICATE OF COMPLIANCE – ELECTRICAL WORK

DNSP OFT COPY

CERTIFICATE NO 175903

CUSTOMER DETAILS

Name: Bruce Mackay
Address: 27 Old Barranjoeg Rd
Avaton
Cross Street: Apartment 10
Postcode:

Telephone Contact:
Meter No:
NMI (if applicable):

INSTALLATION WORK DETAILS Indicate the type of installation and types of work performed under this Notice					
Type of Installation	☒ Residential	☐ Commercial	☐ Industrial	☐ Rural	☐ Other
Special Conditions	☐ over 100 amps	☐ High Voltage	☐ Hazardous Area	☐ Generator	☐ Unmetered Supply

CERTIFICATE MUST BE ISSUED TO THE CUSTOMER FOR ALL ELECTRICAL WORK

Work of the following type must ALSO be notified to the ELECTRICITY DISTRIBUTOR (DNSP)

- ☒ New Installation
- ☐ Network connection or metering
- ☐ Additions or alterations to a switchboard or associated equipment
- ☐ Defect Rectification No

DETAILS OF EQUIPMENT Describe the equipment and estimate load increase of the work affected by this Notice
If insufficient space attach separate sheets

EQUIPMENT	RATING	No	PARTICULARS OF WORK
☐ Switchboards			
☒ Circuits	complies with AS	3786	Install spoke Alarm near bedroom
☒ Lighting			
☐ Socket-outlets	AS	1670	install smoke Alarm outside front door
☐ Appliances			
Estimated increase in load A/ph			☒ Increased load is within capacity of installation/service mains
☒ Work is connected to supply			☐ Work is not connected to supply pending inspection by DNSP

The work has been carried out or supervised by: E. Werner
Licence No: 30956C

TEST REPORT Indicate the relevant tests and checks that have been performed on the work
If test records are provided attach as separate sheets

☒ Earthing system integrity Ω	☒ Residual current device operation
☒ Insulation resistance MO	☒ Visual check that installation is suitable for connection to supply
☐ Polarity	☐ Stand-alone power system complies with AS 4509
☒ Correct circuit connections	☐ Fault loop impedance (if necessary)

I confirm that I have carried out the above tests and visually checked that the installation work described in this Certificate complies with AS/NZS 3000 and is suitable for its intended use

Name: E. Werner
Signature: E. Werner
Licence No: 30956C
Date of Testing: 10-7-9

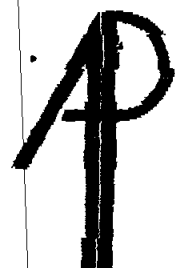
CERTIFICATION I, the Electrical Contractor give notice to the Customer and (Name of DNSP or OFT), that the work described in this Certificate has been completed in accordance with the Electricity (Consumer Safety) Regulation 2006

Name: E. Werner
Signature: E. Werner
Address: 21 Beauty Drive, Whale Beach
Licence No: 30956C
Date of Notice: 10-7-9
Telephone No: 0418 664 810

ELECTRICITY DISTRIBUTOR (DNSP) REMARKS

Inspected by:
Comments:





ADVANCED PARTITIONS PTY LTD

CEILINGS • PARTITIONS • WORKSTATIONS • SCREENS
ABN 19 003 051 018

PO BOX 58
NARRABEEN 2101

PH: 9970 5422
FAX 9970 7618
MOBILE 0414 705 011

Bruce MacKay

3 August 2009

Fax 9918 2029

RE Installation of Aluminum doors and glass louvers, Unit 11, lot 10, 27 Barrenjoey Road, Avalon

GLAZING CERTIFICATE

This is to certify that all glass installed by Advanced Partitions Pty Ltd at above premises is in accordance to Australian standard 1288-2006

John Russo
Director

27 July 2009

P J Firkin
Carpenter – Building Services
47 Riverview Road
AVALON 2107

0424 192 289

TO Building Certifier J Briggs

I purchased glass bricks from Hardware & General, fire rated, and installed them at unit L10/27 Old Barrenjoey Road, Avalon with Rods according to OBECO glass blocks specification

Enclosed for your reference

c c specs OBECO

c c H & G receipt (proof of purchase)

P J Firkin



Occupation certificate

John J Briggs Associates P/L
PO Box 800
Brookvale NSW 2100
Phone (02) 9907 1018
Fax (02) 9907 1344
jjbassoc@bigpond.com

DA N0536/08

CC no 1328CC1

This certificate is issued by a certifying authority (a council or a private certifier) and allows the applicant to occupy or use the building or part of the building as set out in the certificate

1. Details of the applicant

Mr ☐ Ms ☐ Mrs ☐ Dr ☐ Other

First name Family name

Flat/street no Street name

Suburb or town State Postcode

Daytime telephone Fax Mobile

Email

2. Details of the building

Flat/Street no Street name

Suburb or town Postcode

Description of the building or part of the building

Lot no Section

DP/MPS no Volume/folio

Development application or complying development certificate no

3. Decision of the certifying authority

Type of certificate issued

- ☐ an interim occupation certificate
☒ a final occupation certificate

Date of this decision

4. Information attached to this decision

- ☐ A schedule of fire safety measures
- ☐ The final fire safety certificate or an interim fire safety certificate (as relevant)

Final occupation certificate

John Briggs of John J Briggs Associates
P/L

certifies that

- ☒ a current development consent has been granted for the development
- ☐ a current complying development certificate has been issued for the development
- ☒ a current construction certificate has been issued with respect to the plans and specifications for the building
- ☒ the building is suitable for occupation or use in accordance with its classification under the Building Code of Australia as a 2 building
- ☐ a final fire safety certificate has been issued for the building
- ☐ a final report from the Commissioner of Fire Brigades has been considered

Occupation certificate no

OC675

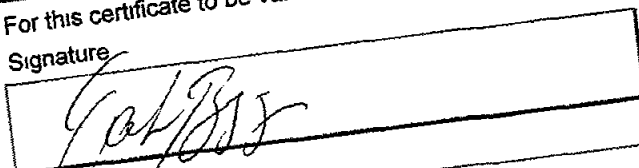
Date of the certificate

7 8 09

Signature

For this certificate to be valid it must be signed by the certifying authority

Signature



Name

John Briggs

Flat/Street no

Street name

PO Box 800

Suburb or town

Brookvale

Telephone

9907 1018

State

NSW

Postcode

2100

Fax

9907 1344

If the certifier is an accredited certifier

Accreditation body of the certifier

Building Professionals Board

Accreditation no of the certifier

BPB 0049

JOHN J BRIGGS

ASSOCIATES

ACCREDITED BUILDING CERTIFIERS
ACN 089 896 159

MANDATORY CRITICAL STAGE INSPECTION RESULT SHEET

Made under Clause 162A of the Environmental Planning and Assessment Regulation 2000

COUNCIL AREA Pittwater

ADDRESS Unit 11, 27 Old Barrenjoey Rd, Avalon

LOT NO 10 D P NO 10049

DEVELOPMENT CONSENT NO N0536108

CONSTRUCTION CERTIFICATE NO 1328CC1

TYPE OF INSPECTION REQUESTED	<u>RESULT</u>	<u>DATE</u>	<u>BY WHOM</u>
Commencement Inspection	Satisfactory	19 6 09	John Briggs
Completion Inspection	Satisfactory	10 7 09	John Briggs

Signed  Date 27/7/09
John Briggs

Principal Certifying Authority, Building Professionals Board No BPB0049

PO Box 800 Brookvale NSW 2100
Phone 02 9907 1018 Fax 02 9907 1344
johnjbriggs1@bigpond.com

FIRE SAFETY CERTIFICATE

Issued under the Environmental Planning and Assessment Regulation 2000
Clauses 170 to 174

Type of Certificate

☐

Interim

☒

Final

Owner/Agent

Mr Bruce Mackay

Address

PO Box 289, Avalon

Certify that each of the essential fire safety measures specified in the current fire safety schedule for the building to which the certificate relates

- a) has been assessed by a properly qualified person, and
- b) was found, when it was assessed, to be capable of performing to at least the standard required by the current fire safety schedule of the building for which the certificate is issued

Identification of Building

Street Old Barrenjoey Rd **House/Unit No** 27

Side of Street West **Nearest Cross Street** Avalon Pde

Particulars of Building

Scope

☐

Whole

☒

Part

Description of Part 1st Floor residential unit

Date of Assessment 6/8/2009

Owner's Details

Name Bruce Mackay

Address PO Box 289, Avalon

PROPERTY 27 Old Barrenjoey Rd, Avalon

	Essential Fire and Other Safety Measures	Standard of Performance
	Access Panels, Doors and Hoppers	BCA Clause C3, 13 & AS 1530 4 – 1997
	Automatic Fail Safe Devices	BCA Clause D2 21
	Automatic Fire Detection & Alarm System	BCA Spec E2 2a & AS 1670 – 1995
	Automatic Fire Suppression Systems	BCA Spec E1 5 & AS 2118 1, 4 6 – 1995
	Building Occupant Warning System activated by the Sprinkler System	BCA Spec E1 5 Clause 8 and 8 7(a) or Clause 8 7(b) of AS 1670 - 1995
	Emergency Lifts	BCA Clause E3 4 & AS 1735 2 – 1997
X	Emergency Lighting	BCA Clause E4 4 & AS/NZS 2293 1 – 1998
	EWIS	BCA Clause E4 9 & AS 2220 1 & 2 – 1989
	Emergency Evacuation Plan	AS 3745 – 1995
X	Exit Signs	BCA Clauses E4 5, E4 6 & E4 8 & AS/NZS 2293 1- 1998
	Exit signs (non-illuminated)	BCA Clause E4 7
	Fire Control Centres and Rooms	BCA Spec E1 8
	Fire Blankets	AS 3504 – 1995 & AS 2444 – 1995
	Fire Dampers	BCA Clause C3 15, AS 1668 1–1998 & AS 1682 1 & 2 - 1990
X	Fire Doors	BCA Clause C3 2, C3 4, C3 5, C3 6 & C3 7 & AS 1905 1-1997
	Fire Hose Reels	BCA Clause E1 4 & AS 2441 – 1998
	Fire Hydrant Systems	Clause E1 3 & AS 2419 1 – 1994
	Fire Seals	BCA Clause C3 15 & AS 1530 4 – 1997
	Fire Shutters	BCA Spec C3 4 & AS 1905 2 – 1989
X	Fire Windows	BCA Spec C3 4
	Lightweight Construction	BCA Clause C1 8 & AS 1530 3 – 1989
	Mechanical Air Handling Systems	BCA Clause E2 2, AS/NZS 1668 1–1998 & AS 1668 2-1991
	Perimeter Vehicular Access	BCA Clause C2 4
	Portable Fire Extinguishers	BCA Clause E1 6 & AS 2444 – 1995
	Pressurising Systems	BCA Clause E2 2 & AS/NZS 1668 1 – 1998
	Required Exit Doors (power operated)	BCA Clause D2 19(d)
	Residential Automatic Sprinkler System	AS 2118 4 – 1995
	Safety Curtains in Proscenium Openings	BCA NSW Clause H101 10 or H101 10 1 as applicable
	Self-Closing Fire Hoppers	BCA Clause C3 13 & AS 1530 4 – 1997
	Smoke and Heat Vents	BCA Spec E2 2c & AS 2665 – 1983
	Smoke Hazard Management Systems	BCA Part E2 & AS/NZS 1668 1 – 1998
X	Smoke and/or Heat Alarm Systems	BCA Spec E2 2a & AS 3786 – 1993
	Smoke Dampers	AS/NZS 1668 1 – 1998
	Smoke Doors	BCA Spec C3 4
	Solid Core Doors	BCA Clause C3 11
	Stand-by Power Systems	BCA Clause E1 3, E3 4, E4 2 & E4 5 and AS 3000-1991
	Wall-Wetting Sprinklers	BCA Clause C3 4 & AS 2118 2 – 1995
	Warning & Operational signs	Section 80GG of the EP & A Regulations 1994, AS 1905 1 – 1997, BCA Clause C3 6, D2 23 E3 3 & H101 8

Date of Certificate

Signature

Owner/Agent

A copy of this certificate together with the relevant fire safety schedule must be forwarded to the Council and the Commissioner of the New South Wales Fire Brigades

A copy of this certificate together with the relevant fire safety schedule must be prominently displayed in the building

Notes for completing the Fire Safety Certificate

Note 1

An **interim fire safety certificate** or a **final fire safety certificate** is required before

- an interim occupation certificate can be issued to allow a partially completed new building (including an altered portion of, or an extension to a new building) to be occupied or used or
- an interim occupation certification can be issued to allow a change of building use for part of an existing building

A **final fire safety certificate** is required

- before a final occupation certificate can be issued to allow a new building (including an altered portion of or extension to, a new building) to be occupied or used or
- before a final occupation certificate can be issued to allow a change of building use for an existing building or
- in accordance with a fire safety order given by a Council

An **interim fire safety certificate** is issued for part of the building and may deal only with those essential fire safety measures appearing on the most recent fire safety schedule (see note 3) relevant to the part of the building for which interim occupation certificate will be sought

A **final fire safety certificate** must deal with all essential fire safety measures appearing on the most recent fire safety schedule (see note 3), subject to the following

An **interim fire safety certificate** or a **final fire safety certificate** need not deal with those essential fire safety measures which have been the subject of some other final fire safety certificate or annual fire safety statement within the previous 6 months unless the person or authority responsible for determining the relevant development consent complying development certificate construction certificate or fire safety order has specified otherwise in the schedule See also Note 3

Note 2

The person who carries out the assessment

- must inspect and verify the performance of each fire safety measure being assessed, and
- in the case of a (interim or final) fire safety certificate for a new building (not an alteration to or enlargement or extension of an existing building) must test the operation of each item of fire safety equipment installed in the building

Note 3

The relevant essential fire safety measures are those specified in the most recent fire safety schedule, attached to one of the following

- development consent for a change of building use or
- complying development certificate for the erection of a building or a change of building use, or
- construction certificate for proposed building work including building work associated with a change of building use or
- a fire safety order

The fire safety schedule will also identify standard of performance for each essential fire safety measure