

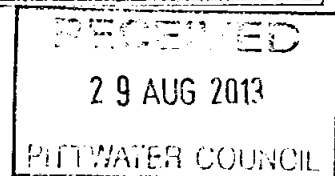
POSTED
26/08/13

BUILDING CERTIFIER'S form

FINAL OCCUPATION CERTIFICATE

Date Application Received	02/11/2011		
Council	Pittwater Council	DA Number	NO457/10, NO457/10/S96/1
Occupation Certificate No.	2013-247	Date Approved	23/08/13
CC No.	2011-279	Date Approved	08/11/2011
Certifying Authority	Craig Formosa	Accredited Certifier	Craig Formosa
Accreditation No.	BPB0124	Accreditation Body	Building Professionals Board
PERSONS TO BE NOTIFIED			
Name	GR & CC Hodgkinson	Contact Number	0401 610 858
Address	PO Box 781, Avalon NSW 2107		
PERSONS TO BE NOTIFIED			
Name	GR & CC Hodgkinson		
Address	PO Box 781, AVALON NSW 2107		
PROPERTY IDENTIFICATION			
Subject Land	45A Sunrise Road, Palm Beach NSW 2108	Lot No.	13 DP 749770
Description of Development	Demolition of the existing dwelling and construction of a new dwelling and landscaping.		
Class of Building	1a, 10a, 10b	Value of Work	\$2,800,000.00
THE BUILDING IS SUITABLE FOR OCCUPATION			
Certificates Attached	Mandatory Inspection reports, Basix Completion Receipt, Structural Engineers inspection reports plus final certification, Waterproofing, Smoke alarm, Form 3 by Geotechnical Engineer, Electrical, Plumber, Glazing, Pool plumbing, Termite		
RECORD OF INSPECTIONS			
Site Inspection prior to issue of Construction Certificate	02/11/2011		
Slab – prior to pouring of reinforced concrete	03/04/2012 05/06/2012		
Footings/Piers	18/01/2012 09/03/2012 13/02/2012		
Block Wall Reo	09/03/2012		
Waterproofing – wet areas	18/01/2013 04/03/2013 12/04/2013		
Pool Fence Inspection	14/08/2013		
Final Inspection	14/08/2013		
Final Re-Inspection – issue of Occupation Certificate	22/08/2013		
I, Craig Formosa, as the certifying authority am satisfied that:			
(a) the building will not constitute a hazard to the health or safety of the occupants,			
(b) a current Development Application is in force for the building,			
(c) a current Complying Development Certificate OR Construction Certificate has been issued for the building in respect to the plans and specifications for the building,			
(d) the building is suitable for its use under the Building Code of Australia, and			
(e) all the prescribed conditions of development consent have been satisfied.			
Signed:			Date: 22/08/13
PCA Accreditation No. BPB0124 Accreditation Body: Building Professionals Board			

R- 346547
\$36 PRVC
29/08/13



Ref No: C 17082
Job No: SN7258

26 August 2013

Walter Barda Design
Level 2, Suite 4
13-15 Wentworth Street
Sydney NSW 2000
Attn: Adrian Ball



STRUCTURAL INSPECTION CERTIFICATE

Dear Adrian

Re: 45A Sunrise Road Palm Beach NSW 2108

We hereby advise that we have carried out structural inspections of all visible items during the construction of the following:

Bored piles and retaining wall footings;
Basement slab reinforcements;
Entry level slab reinforcements;
Roof apron slab reinforcements;
Driveway slab reinforcements; and
Framing for main roof, study floor and study roof.

At the time of the inspections, and subject to our site reports and correspondence, the work inspected conformed with the intent of the design as conveyed by the Structural Engineering drawings.

This letter shall not be construed as relieving any other party of their responsibilities, liabilities or contractual obligations.

Yours faithfully,
FOR & ON BEHALF OF
GEOFF NINNES FONG & PARTNERS P/L

HADY HENG MIE Aust NPER 2155188
Structural Engineer

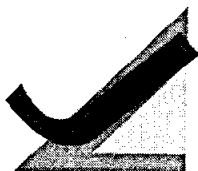
• CONSULTING • STRUCTURAL / CIVIL / AQUATIC • ENGINEERS •

• SYDNEY
Level 1, 68-70 Crown Street,
Woolloomooloo, NSW 2011
☎ (02) 9332 5100 Fax (02) 9331 2963
Email: sydney@gnfp.com.au
Drawings: keiths@gnfp.com.au

• PERTH
Level 2 Cedar House 1321 Hay Street
West Perth WA 6005
All WA mail to PO Box 8108, Subiaco East WA 6008
☎ (08) 9321 0159
Email: perth@gnfp.com.au

• MELBOURNE
Geoff Ninnés Fong & Nixon in Association
Office 101, 254 Bay Road,
Sandringham VIC 3191
☎ (03) 9533 1373 Fax (03) 9533 1383
Email: geoff@gcnixon.com.au

• G. J. NINNES B.E. (Civil) N.Z., M.Eng.Sc., Dip. Admin., Dip. Env. Stud., M.I.E.Aust. R.P.E.Q. • B. FONG B.E., M.I.E.Aust., C.P. Eng., NPER •



Jack Hodgson Consultants Pty Limited

CONSULTING CIVIL, GEOTECHNICAL AND STRUCTURAL ENGINEERS

ABN: 94 053 405 011

MV 26700A
20th August, 2013
Page 1.

The General Manager
Pittwater Council
P O Box 882
MONA VALE NSW 1660

Dear Sir,

45A SUNRISE ROAD, PALM BEACH
Development Application No: N0457/10

On the 19th August, 2013 we inspected the completed stormwater system for the proposed residence at the subject address. At the time of our inspection the completed stormwater system was generally in accordance with our drawing numbers 26700-H2A, H3 & H4A, AS3500 and on site instructions. The orifice plate and trash rack were in place at the time of the inspection. Noted are the following changes that the storage tanks were reduced to the minimum required for the BASIX certificate from our drawings by 10000 litres. Also there is a reduction by one downpipe collecting the roof area in the garden at the entry level. This in our opinion will have a minor effect of the stormwater systems ability to catch the required storm events and the possible overflow during more severe storm events will not affect the internal areas of the building.

JACK HODGSON CONSULTANTS PTY. LIMITED.

DIRECTOR: N HODGSON
67 Darley Street, Mona Vale NSW 2103
PO Box 389 Mona Vale NSW 1660
Telephone: 9979 6733 Facsimile: 9979 6926



Buildseal Pty Ltd

ABN 23 106 781 364 • Lic No. 156441C

PO Box 1398 Lane Cove NSW 1595

Phone: 1300 723 006 • Fax: 1300 723 343

Email: buildseal@bigpond.com

www.buildsealservices.com.au

Date: 17/08/13

To: Pacific Plus Constructions Pty Ltd
Unit 48, 49-51 Mitchell Road
BROOKVALE NSW 2100

Attention: Luke Horton

Reference: WATERPROOFING TO INTERNAL & EXTERNAL WET AREAS

Project: 45A SUNRISE RD, PALM BEACH

INSTALLATION CERTIFICATE

This is to certify that Buildseal Pty Ltd has installed the waterproofing to the above project.

Internal Wet Areas – Bathrooms, Powder room, Laundry

Waterproofing applied under screed – The Bostik 'Damfix PU' polyurethane membrane system was used including Moistureseal water based epoxy primer and applied as follows.

- Entire floor area.
- Perimeter upturns 150mm to wet areas.
- 2.0m high on shower walls including waterstop angles at shower and doors.

Waterproofing applied over screed - The Bostik 'Dampfix 3' two part flexible cementitious waterproof membrane system was used and has been applied over the screed in accordance with the manufacturers specification to the following,

- Entire floor area and 150mm to perimeter wall upturns

Balconies

Waterproofing applied under screed – The Bostik 'Damfix PU' polyurethane waterproof membrane system was used and has been applied in accordance with the manufacturers specification to the following,

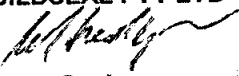
- Entire floor area and perimeter turn ups to Study level Balcony; Entry Level Pergola off Dining.

Waterproofing applied over screed - The Bostik 'Dampfix 3' two part flexible cementitious waterproof membrane system was used and has been applied under the screed in accordance with the manufacturers specification to the following,

- Entire floor area and perimeter turn ups to Study level - Balcony; Entry Level - Pergola off Dining, Pergola 2, terrace, porch, foyer, entry and walkway around garden; Basement Level - Sitting Room terrace, Pergola off family room.

This meets AS 3740 - 2010 "Waterproofing of wet areas within residential buildings" and AS 4654 - 2009 "Waterproofing membrane systems for exterior use" requirements and is in accordance with Part A2.2 of the B.C.A.

Yours faithfully
BUILDSEAL PTY LTD


Wayne Snelgrove
Director



FORM Building Certifiers Pty Ltd ABN 76 134 030 710 | PO Box 1824, Dee Why NSW 2099 | T/F +61 2 8021 9313 | info@formbc.com | www.formbc.com

FINAL OCCUPATION CERTIFICATE

Date Application Received	02/11/2011				
Council	Pittwater Council	DA Number	NO457/10, N0457/10/S96/1		
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CC No.	2011-279	Date Approved	08/11/2011		
Certifying Authority	Craig Formosa	Accredited Certifier	Craig Formosa		
Accreditation No.	BPB0124	Accreditation Body	Building Professionals Board		
APPLICANT DETAILS					
Name	GR & CC Hodgkinson		Contact Number	0401 610 858	
Address	PO Box 781, Avalon NSW 2107				
OWNER DETAILS					
Name	GR & CC Hodgkinson				
Address	PO Box 781, AVALON NSW 2107				
DEVELOPMENT DETAILS					
Subject Land	45A Sunrise Road, Palm Beach NSW 2108	Lot No.	13	DP	749770
Description of Development	Demolition of the existing dwelling and construction of a new dwelling and landscaping.				
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THE BUILDING IS SUITABLE FOR OCCUPATION					
Certificates Attached	Mandatory Inspection reports, Basix Completion Receipt, Structural Engineers inspection reports plus final certification, Waterproofing, Smoke alarm, Form 3 by Geotechnical Engineer, Electrical, Plumber, Glazing, Pool plumbing, Termite				
RECORD OF INSPECTIONS					
Site Inspection prior to issue of Construction Certificate		02/11/2011			
Slab – prior to pouring of reinforced concrete		03/04/2012 05/06/2012			
Footings/Piers		18/01/2012 09/03/2012 13/02/2012			
Block Wall Reo		09/03/2012			
Waterproofing – wet areas		18/01/2013 04/03/2013 12/04/2013			
Pool Fence Inspection		14/08/2013			
Final Inspection		14/08/2013			
Final Re-Inspection – issue of Occupation Certificate		22/08/2013			
CERTIFICATION					
I, Craig Formosa, as the certifying authority am satisfied that; (a) the building will not constitute a hazard to the health or safety of the occupants, (b) a current Development Application is in force for the building, (c) a current Complying Development Certificate OR Construction Certificate has been issued for the building in respect to the plans and specifications for the building, (d) the building is suitable for its use under the Building Code of Australia, and (e) all the prescribed conditions of development consent have been satisfied. Signed: _____ Date: 22/08/13 PCA Accreditation No. BPB0124 Accreditation Body: Building Professionals Board					

INSPECTION REPORT

0206

☐ Owner ☐ Applicant ☐ Builder ☐ Other _____			
Name	Pacific Plus Constructions	Tel	
PREMISES			
45A Sunrise Road, Palm Beach.			
INSPECTION TYPE(S)			
☒ Footings/Piers ☐ Frame/Floor ☐ Waterproofing ☐ Slab Reinforcement ☐ Frame/Wall & Roof ☐ Final/Interim ☐ Stormwater ☐ Pool Steel ☐ Final/Completion ☐ Complaint ☐ Pool Fence ☐ _____			
RESULT			
☒ Satisfactory ☐ Unsatisfactory – requires attention as follows – and ☐ NO reinspection required ☐ Reinspection required			
- foundation material down to solid bed rock. - N-16 Galvanised starter bars provided @ 400mm centres to the basement sitting room and perimeter wall around to family room / circular porch, concrete leveling strip to be poured. Engineer to certify minor modifications and provide certification Geotechnical Engineer to certify also.			
By signing below I agree to completing the following works listed in this Inspection Report.			
_____ Builder/Owner Builder		_____ / _____ / 20 Date	
_____ Accredited Certifier - BPB 0124		18 / 01 / 2012 Date	

INSPECTION REPORT

0184

☐ Owner ☐ Applicant ☒ Builder ☐ Other

Name PACIFIC PLUS CONSTRUCTIONS

Tel

PREMISES

45A SURPRISE RD, PALM BEACH

INSPECTION TYPE(S)

- | | | |
|--|--|---|
| ☒ Footings/Piers | ☐ Frame/Floor | ☐ Waterproofing |
| ☐ Slab Reinforcement | ☐ Frame/Wall & Roof | ☐ Final/Interim |
| ☐ Stormwater | ☐ Pool Steel | ☐ Final/Completion |
| ☐ Complaint | ☐ Pool Fence | ☐ |

RESULT

- ☒ Satisfactory
- ☐ Unsatisfactory – requires attention as follows – and ☐ NO reinspection required
- ☐ Reinspection required

- LEVELING PADS ALL DONE SATISFACTORY 2/16mm
 GALV. ROD GROUPED INTO ROCK FOUNDATION @ 400mm
 - GEOTECH & ENGINEER TO INSPECT & PROVIDE REPORTS.

By signing below I agree to completing the following works listed in this Inspection Report.

Builder/Owner Builder

_____/_____/20
 Date

Accredited Certifier - BPB

13 / 12 / 2012
 Date

INSPECTION REPORT

0540

☐ Owner ☐ Applicant ☐ Builder ☐ Other

Name Pacific Plus Constructions

Tel

PREMISES

459 Sunrise St, Palm Beach

INSPECTION TYPE(S)

- | | | |
|--|--|--|
| ☒ Footings/Piers | ☐ Frame/Floor | ☐ Waterproofing |
| ☐ Slab Reinforcement | ☐ Frame/Wall & Roof | ☐ Final/Interim |
| ☐ Stormwater | ☐ Pool Steel | ☐ Final/Completion |
| ☐ Complaint | ☐ Pool Fence | ☒ Block wall Reo |

RESULT

- ☒ Satisfactory
- ☐ Unsatisfactory – requires attention as follows – and ☐ NO reinspection required
- ☐ Reinspection required

Piers to basement bedroom and bathroom level,
provided with 600 mm down to solid rock

- Detention tank ^{block wall} provide with N-16 vertical @
200mm + S-12 @ horizontal @ 200mm.

- Block wall to courtyard provided with N-16 vertical
+ N-12 horizontal @ 400mm centre.

By signing below I agree to completing the following works listed in this Inspection Report.

Builder/Owner Builder

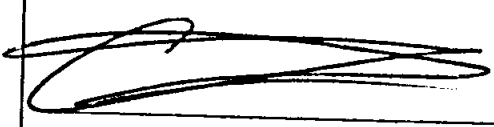
_____/_____/20
Date

Accredited Certifier - BPB 0124

09 / 03 / 2012
Date

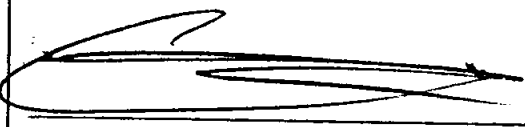
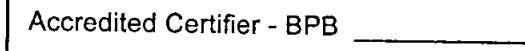
INSPECTION REPORT

0660

☐ Owner ☐ Applicant ☒ Builder ☐ Other			
Name <u>PACIFIC PLUS</u>		Tel _____	
PREMISES			
<u>45A SURFIDE RD, PALM BEACH</u>			
INSPECTION TYPE(S)			
☐ Footings/Piers ☒ Slab Reinforcement ☐ Stormwater ☐ Complaint	☐ Frame/Floor ☐ Frame/Wall & Roof ☐ Pool Steel ☐ Pool Fence	☐ Waterproofing ☐ Final/Interim ☐ Final/Completion ☐ _____	
RESULT			
☒ Satisfactory ☐ Unsatisfactory - requires attention as follows - and ☐ NO reinspection required ☐ Reinspection required			
<u>- BASEMENT SLAB ALL DONE SATISFACTORY & IN ACCORDANCE</u>			
<u>TO ENGINEERS AMENDED DETAIL</u>			
<u>- ENGINEER TO INSPECT & PROVIDE REPORT FOR COMPLETED</u>			
<u>WORKS PRIOR TO PLACEMENT OF CONCRETE.</u>			
<u>- WHITE ANT PROTECTION IN PLACE AROUND PENETRATIONS &</u>			
<u>PEST CONTROLLER TO ISSUE CERTIFICATE OF COMPLIANCE.</u>			
By signing below I agree to completing the following works listed in this Inspection Report.			
Builder/Owner Builder _____  Accredited Certifier - BPB _____		_____ / _____ / 20____ Date <u>3</u> / <u>4</u> / 20 <u>12</u> Date	

INSPECTION REPORT

0794

☐ Owner ☐ Applicant ☐ Builder ☐ Other _____			
Name	PACIFIC PLUS	Tel	
PREMISES			
45A SUNRISE RD, PALM BEACH			
INSPECTION TYPE(S)			
☐ Footings/Piers ☐ Frame/Floor ☐ Waterproofing ☒ Slab Reinforcement ☐ Frame/Wall & Roof ☐ Final/Interim ☐ Stormwater ☐ Pool Steel ☐ Final/Completion ☐ Complaint ☐ Pool Fence ☐ _____			
RESULT			
☒ Satisfactory ☐ Unsatisfactory – requires attention as follows – and ☐ NO reinspection required ☐ Reinspection required			
- ENTRY LEVEL SLAB ALL GENERALLY DONE IN ACCORDANCE TO ENGINEER DETAILS			
- AMENDMENTS TO SUPPORTING WALLS ALL DONE AS PER ENGINEERS AMENDED DETAIL			
- ENGINEER TO INSPECT & PROVIDE REPORT			
- KORDON WHITE AND PROTECTION IN PLACE & TEST CONTROLLER TO ISSUE CERTIFICATE OF COMPLIANCE			
By signing below I agree to completing the following works listed in this Inspection Report.			
Builder/Owner Builder 		_____ / _____ / 20____ Date	
Accredited Certifier - BPB 		5 / 6 / 2012 Date	

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INSPECTION REPORT 4924

☐ Owner	☐ Applicant	☒ Builder	☐ Other
Name <u>PACIFIC PLOS - JAMES</u>		Tel/Email	

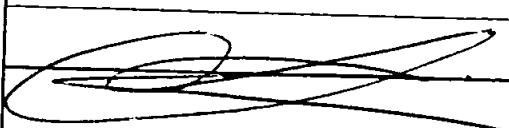
PROPERTY ADDRESS
45A SERRIS RD, PARM BEACH

INSPECTION TYPE
WATERPROOFING

INSPECTION OUTCOME	
Certifier Opinion	Action Required (read with NOTES below)
☒ Inspection stage is Satisfactory	☐ NO re-inspection required
☐ Inspection stage is Satisfactory subject to Action Required	☒ Re-inspection required <i>OTHER AREAS YET TO BE COMPLETED</i>
☐ Inspection stage is Not Satisfactory	☐ Tick if result has also been given verbally

NOTES

- WATERPROOFING OF POWDERROOM, LAUNDRIES & EXTERNAL CIRCULAR BALCONY DONE SATISFACTORILY.

 Accredited Certifier - BPB <u>1714</u>	<u>14/3/2013</u> Date
--	--------------------------

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FORM Building Certifiers Pty Ltd ABN 78 134 030 710 | PO Box 1824, Dee Why NSW 2099 | T/F +61 2 8021 9313 | info@formbc.com | www.formbc.com

FORM Building Certifiers Pty Ltd ABN 76 134 030 710 | PO Box 1824, Dee Why NSW 2099 | T/F +61 2 8021 9313 | info@formbc.com | www.formbc.com

BASIX Completion Receipt

Receipt no.: CR-238931-311141S

This receipt is confirmation that the certifying authority identified below has satisfied the requirements of clause 154C of the Environmental Planning and Assessment Regulation 2000 for the development described in the 'BASIX Certificate details' section below.

Director-General
Date of issue: Friday, 23/08/2013



Principal certifying authority

Name: Craig
Accreditation scheme: BPB
Accreditation number: 0124

Final Inspection

Date of final inspection: Wednesday, 14/08/2013

BASIX Certificate details

BASIX Certificate no.	311141S
Project name	villa tina
Street address	45A Sunrise Road
Suburb	Palm Beach
Postcode	2108
Local Government Area	Pittwater Council

GEOTECHNICAL RISK MANAGEMENT POLICY FOR PITTWATER
FORM NO. 3 – Post Construction Geotechnical Certificate to be submitted with Occupation
Certificate or Subdivision Certificate

Development Application for	Name of Applicant
Address of site	45A SUNRISE ROAD, PALM BEACH

Declaration made by geotechnical engineer on completion of the Development

I, PETER THOMPSON on behalf of Jack Hodgson Consultants Pty Ltd
(Insert Name) (Trading or Company Name)

on this the 20TH AUGUST, 2013

certify that I am a Geotechnical Engineer, Engineering Geologist and/or Coastal Engineer as defined by the Geotechnical Risk Management Policy for Pittwater - 2009. I am authorised by the above organisation/company to issue this document and to certify the organisation/company: a current professional indemnity policy of at least \$2million. ; I prepared and/or verified the Geotechnical Report as per Form 1 dated referred to below.

Geotechnical Report Details:

Report Title: RISK ANALYSIS & MANAGEMENT FOR PROPOSED NEW RESIDENCE AT 45A SUNRISE ROAD, PALM BEACH & SECTION 96 LETTER DATED 12 TH JANUARY, 2012 – MV 26700
Report Date: 20 TH JANUARY, 2010
Author : BEN WHITE
Author's Company/Organisation: JACK HODGSON CONSULTANTS PTY LTD

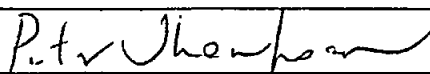
- ☒ I reviewed the original structural design, and where applicable the subsequently amended structural details (below listed) which have been incorporated into the completed project.
- ☒ I have inspected and/or am satisfied that the foundation materials, upon which the structural elements (as detailed in the original and amended structural documents) of the development have been erected, comply with the requirements specified in the Geotechnical Report and the Construction Certificate approved Structural Plans.
- ☒ I have inspected the site during construction and to the best of my knowledge, I am satisfied that the development referred to in the development consent D.A. dated: 6TH AUGUST, 2010.

D.A. No: N0457/10 Date consent given: 12TH OCTOBER, 2010.

- ☒ has been constructed in accordance with the intent of the Geotechnical Report, and the requirements of the conditions of Development Consent and the Construction Certificate approved Structural Plans relating to the geotechnical issues (including any treatment and/or maintenance plan that may be required to remove risk where reasonable and practical).
- ☒ I am aware that Pittwater Council require this certificate prior to issuing an occupancy certificate for the development identified above and will rely on this certificate in regard to the development having achieved the "Acceptable Risk Management" criterion defined in the Policy and that reasonable and practical measures have been taken to remove foreseeable risk.

List of all work as executed drawings and Ongoing Maintenance plans relevant to geotechnical risk management.

N/A

Signature	
Name	PETER THOMPSON
Chartered Professional Status	MIE Aust CPEng
Membership No.	146800
Company	Jack Hodgson Consultants Pty Ltd

CERTIFICATE OF COMPLIANCE –
ELECTRICAL WORK

Customer COPY

CERTIFICATE NO: 1834880

CUSTOMER DETAILS

Name	PACIFIC PLUS CONSTRUCTIONS		Telephone Contact	
Site Address	45A SUNRISE ROAD PALM BEACH		Meter No:	
Cross Street		Postcode	2108	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.

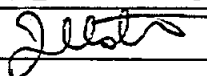
EQUIPMENT	RATING	No.	PARTICULARS OF WORK
☒ Switchboards			ALL ELECTRICAL WORKS
☒ Circuits			CARRIED OUT AT
☐ Lighting			45A SUNRISE RD
☒ Socket-outlets			PALM BEACH.
☒ Appliances			
Estimated increase in load A/ph			☐ Increased load is within capacity of installation/service mains
☐ Work is connected to supply			☐ Work is not connected to supply pending inspection by DNSP

The work has been carried out or supervised by: JASON WATTS Licence No: 46852C

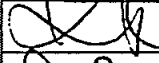
TEST REPORT Indicate the relevant tests and checks that have been performed on the work.
If test records are provided attach as separate sheets.

☒ Earthing system integrity Ω	☒ Residual current device operation
☒ Insulation resistance $M\Omega$	☒ 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:	JASON WATTS	Licence No:	46852C
Signature:		Date of Testing:	19/08/13

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:	INSTINCT ELECTRICAL	Licence No:	138398C
Signature:		Date of Notice:	19/08/13
Address:	PO BOX 557 DEE WHY	Telephone No. or Other Contact	9938 3188

ELECTRICITY DISTRIBUTOR (DNSP) REMARKS

Inspected by:		Date	
Comments:			



instinct

t: 02 9938 3188

f: 02 9939 0388

info@instinctelectrical.com.au

PO Box 557 Dee Why 2099

Instinct Electrical Australia Pty Ltd

ABN: 72 092 702 148

Lic. No 138398C

Master Licence 408795548

www.instinctelectrical.com.au

DA No:

CC No:

PROPERTY:

45A Sunrise Road, Palm Beach

SMOKE ALARMS SA-1

I, Kirt Duryea of Instinct Electrical Australia Pty Ltd
(Name) (Business)

at 17/10-18 Orchard Road, Brookvale NSW 2100
(Business Address)

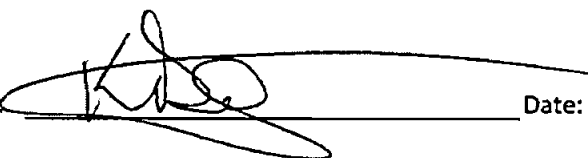
being a qualified electrician, my qualifications being:

Contractor's Licence Number # 138398C

hereby certify that the smoke alarms have been located, installed and connected to the mains electrical supply in accordance with Par 3.7.2 "Smoke Alarms" of the Building Code of Australia Housing Provisions, AS 3786-1993 "Smoke Alarms", and the relevant conditions of Development Consent.

Further, I am appropriately qualified and experienced to provide the certification for this component of the project.

Signature:



Date:

20th August, 2013



GALSTON PLUMBING (NSW) PTY LTD

ABN 71 099 906 322

P.O. BOX 526 CHERRYBROOK NSW 2126

LIC NO. L12919 CONTRACTORS NO. 178022C

MOBILE 0424 159 761

FAX 02 9680 4506

dabradring@bigpond.com

CERTIFICATE OF INSTALLATION COMPLIANCE

BUILDING ADDRESS : 45a Sunrise Road Palm Beach

BUILDING PARTICULARS: SINGLE RESIDENTIAL DWELLING

ESSENTIAL SERVICE	STANDARD OF PERFORMANCE BCA, Australian Standard or other code requirement applicable to original Design, Installation and Performance	DATE OF COMMISSIONING OR INSPECTION
STORM WATER	AS3500.3 BCA Volume 2	7.08.2013
LICENSEE,S CERTIFICATE OF COMPLIANCE FOR PLUMBING & DRAINAGE WORKS	AS3500 AS3500.3.2	7.08.2013
GAS SERVICES	AS 5601	7.08.2013

I, Darren Brading of Galston Plumbing NSW Pty Ltd certify that the essential services nominated above have been installed and commissioned by this company, and at the date of commissioning/inspection, was found to have been properly implemented and to be capable of performing to the above mentioned standards

The information contained in this certificate is to the best of my knowledge, true and accurate

Signed:

Date :

7/8/2013

Leak Test Notification / Certificate of Compliance with the NSW Gas Supply (Safety and Network Management) Regulation, AS 5601 and the Network Operator's gasfitting rules

No. A

086130

Installation of Reticulated Gas & Associated Equipment

Customer Copy

Work Performed On

Owner/Occupier
MR & MRS HODGKINSON

Consumer Service

Job Address
45A SUNRISE

Meter Set

RD PAUL BEACH

Customer Piping

Leak Test Notification

The installation has been tested and is

☒ Safe to connect to the network
☐ Unsafe to connect to the network

Faults identified

Tested by D. BRADY

Employed by GASMEN AUSTRALIA

Date 31/7/2013

Licensee to complete the declaration below

I have installed / tested the following equipment / appliances/s:

☐ Cooker

☒ Cooktop

☐ Wall Oven

☒ Continuous HWS

☐ Storage HWS

☐ Gas Boosted Solar HWS

☐ Pool/Spa Heater

☒ Ducted Heating/Central Heating

☐ Flued Space Heater

☒ Bayonet Fitting

☐ Log Fire

☒ BBQ

☐ Other (specify)

☐ Type "B" appliance (specify)

Gas Meter Details

Meter No.

U641654

Location on Site

Back of Property at bottom of access steps

CUSTOMER TYPE

☐ Existing Gas Customer
☒ New Gas Connection

☒ New Home

☐ Industrial

☐ Commercial

I, D. BRADY hereby certify that the gasfitting work detailed above has been carried out by me, or on my behalf, in accordance with the gas installation code (AS 5601) or the appropriate Australian standards. I further certify that all tests required by these codes have been carried out.

Licensee's Signature

Licence No.

Date

Address

Telephone No.

This copy to be given to the owner of the gas installation as soon as the job has been completed.

NEW SOUTH WALES

Original to Local Authority

Account/property/Rate No.

PERMIT APPLICATION

- for Plumbing and Drainage Work

Serial No E

475869

Please supply requested information fully and neatly to ensure the prompt issue of the permit

PROPERTY & OWNER DETAILS

House No. 45A	Lot No. 	Street SUNRISE ROAD	Suburb PALM BEACH
Municipality/Shire PETTAWATER	Postcode 2108	Nearest Cross Street 	
Owner's Name GR NOODKINSON		Full Address 45A SUNRISE RD PALM BEACH	

LICENSEE'S DETAILS

Full Name DARREN BRADINS	Address for Notices P.O. Box 526 CHERRY BROOK	Phone No. 0924 159 761
Qualified Supervisor No. 178022L	Expiry Date 6/9/2012	Contractor/Company/Partnership Licence No. L12919
		Expiry Date 13/3/2013

WORK OF WATER SUPPLY / METER DETAILS

Size of Drilling/No. 	Size of pipework Main to Meter 	Main Size-Size of Tee to be cut into Main or 	Size of Valve
Reference No. 	Size of Meter 	Meter No. 	Drilling Date/Time
		Office issued from 	

Full Description of Work/Attached meter or returned Meter and List the Number of Fittings to be Connected:

- Carry out work of Water Supply ☒
- Install Irrigation system ☐
- On-site water services where a reticulated water supply is installed ☐
- Install/Commission/Maintenance of Thermostatic Mixing Valve ☐
- Draw water from Water Utilities supply, standpipe or sell water so drawn ☐
- Install, alter, disconnect or remove a meter connected to service pipe ☐
- Install, alter, disconnect or remove a backflow prevention device ☐

☐ CONTAINMENT ☐ ZONE ☐ INDIVIDUAL

Fittings to be Connected	Number Existing	Number proposed	Connected to Drinking Water	Connected to Non-Drinking Water
W.C		6		6
Basin		7	7	
Bath		1	1	
Shower		11	11	
Kitchen		3	3	
Laundry		2	2	
Other (Specify)				
Irrigation System				

WORK OF SANITARY PLUMBING/DRAINAGE AND STORMWATER

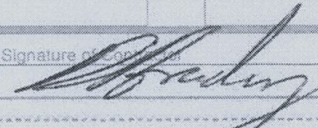
Give full description of work and list the number of fittings to be connected

- Carry out work of sanitary plumbing/drainage ☒
- Carry out work of Stormwater drainage ☒
- Connection to Sewer ☒
- Sewer Disconnection ☐
- Connection to stormwater system ☒
- Carry out Trade Waste work ☐

Trade Waste Permit Number

Fittings to be Connected	Number Existing	Number proposed
W.C		
Basin		
Bath		
Shower		
Kitchen		
Laundry		
Other (Specify)		

SEWERAGE/WATER SERVICE INSPECTION FEE

Date Fee Paid 19/7/2012	Amount \$ 283.00	Receipt No. 8190334	Building Fee 	Receipt No.
Authorising Officer 	Office/Agency 	Drainage No/Date 		
Date of Commencement of Work 1/3/2012	Estimated Date of Completion 1/3/2013	Signature of Contractor 		

PLEASE COMPLETE DETAILS ON REVERSE

Serial No E 475869

LICENSEE'S PERMIT - Please hand this section to the Licensee

1. This is your PERMIT to carry out the work described on 'Permit application', in accordance with provisions of the Local Utilities Act, regulations, and Codes of Practice.
2. This PERMIT is only valid when it bears the official stamp of the local utility. It must be produced on the request of any person duly authorised by the Local Utility. Some Local Utilities may require the PERMIT to be produced to obtain a water meter.
3. The correspondingly numbered CERTIFICATE OF COMPLIANCE must be submitted by you to the Local Utility within two (2) working days of completion of the above work.



Geoff Nannes, Fong & Partners

Consulting Engineers - Structural, Civil, Aquatic

PROJECT

45a Sunnyside rd Palm Beach

SYDNEY

68 - 70 Crown Street, Woolloomooloo 2011
Phone: (02) 9332 5100 Fax: (02) 9331 2963

PERTH

PO Box 8108, Subiaco East WA 6008
Phone: (08) 9321 0159 Fax: (08) 9226 0359

BRISBANE

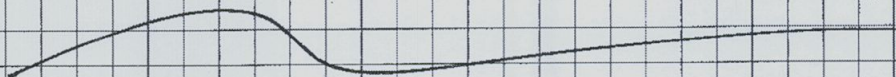
Suite 6, 162 Boundary Street
PO Box 5306, West End QLD 4101
Phone: (07) 3846 1400 Fax: (07) 3846 2135

SITE INSPECTION REPORT

DATE 06.06.12

ENTRY LEVEL REINFORCEMENTS

- List of items to be completed attached.
- maintain concrete cover & clean out prior to pouring concrete
- provide concrete test result prior to stripping
- No brick walls over slab to be built until all props removed unless there is ~~is~~ supporting walls directly under walls over.



ENGINEER

Harry Hines

OWNER/BUILDER



Geoff Ninnes, Fong & Partners

Consulting Engineers - Structural, Civil, Aquatic

PROJECT

45a Sunrise Rd Palmbeach

SYDNEY

68 - 70 Crown Street, Woolloomooloo 2011
Phone: (02) 9332 5100 Fax: (02) 9331 2963

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BRISBANE

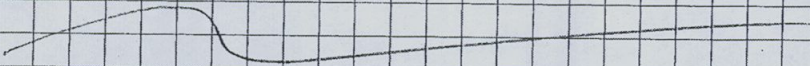
Suite 6, 162 Boundary Street
PO Box 5306, West End QLD 4101
Phone: (07) 3846 1400 Fax: (07) 3846 2135

SITE INSPECTION REPORT

DATE 11.09.12

MAIN ROOF PRAMING

- every ~~rafter~~ rafter to be trip "L" grid to top plate for uplift, 2 skew nails only is not adequate.
- provide tie down strap to top plate at 1300 c/c's
- check ~~strain~~ tension all tie down strap
- Tie down rod to TPI study room post str. to be installed.



ENGINEER

Andy

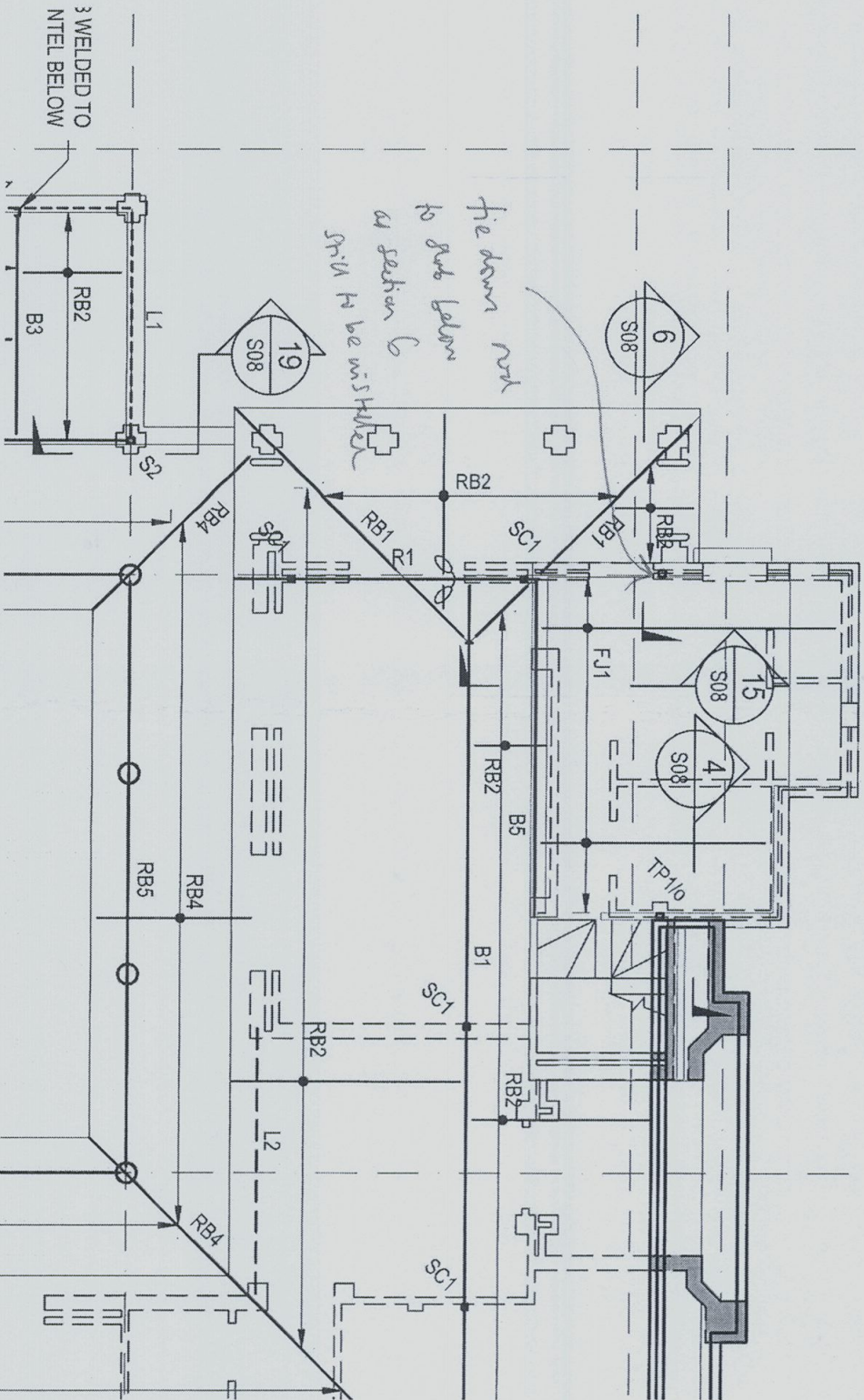
OWNER/BUILDER



1

2

3



Unit 3, Block 2
22 Northumberland Rd
Caringbah 2229

Lindsay Almond

Glass & Aluminium Pty. Ltd.

A.B.N. 98 052 212 389

Shopfronts, Windows & Doors

Email: sales@lindsayalmondwindows.com.au

Phone: (02) 9542 8255

Fax: (02) 9542 8299

14 August, 2013

Pacific Plus Constructions

Re: 45a Sunrise Road, Palm Beach

Dear Sir,

As requested this letter is to Certify that the Bay window and skylights as supplied by Lindsay Almond Glass and Aluminium Pty. Ltd comply with Australian Standards AS1288-2006, AS2047-1999.

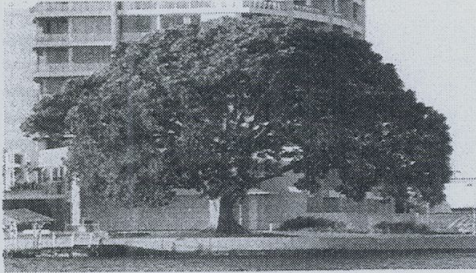
If we can be of further assistance please do not hesitate to contact our office.

Yours faithfully,

M. Jander
her

LINDSAY ALMOND GLASS AND ALUMINIUM PTY. LTD

T MOMPLÉ WATERPROOFING



Unit 33/58 Belmont St.

Sutherland, Sydney, NSW 2232

e-mail: tb.momple@live.com.au

Mobile: 0424 283 149

ABN 26 060 941 366

WARRANTY

Site Address : 45a SunriseRd.Palm Beach

Client : Pacific Plus Constructions | Unit 48, 49-51 Mitchell Rd, Brookvale NSW 2100 |
P: 9939 8103 | F: 9939 8106 |

Owner :

Date : Completely Installed on 31ST May 2012

Supply & fit SBS Bitumen Torch on Membrane & Protection Board to Back Filled Block Walls to the Manufactures Specification & to Australian Standards AS 3740-2004 and AS/NZS 4858 complying with the building code of Australian and ABSAC technical opinion No. 157, and BCA 2007 F1.7-A2.

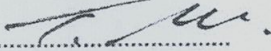
This system is guaranteed to maintain its waterproofing integrity as installed, to manufacturer's specification for Ten (10) years from date of installation. Warranty excludes damage to the membrane from building structure or thermal movement or damage by other parties or act of God.

This installation was proudly carried out by

T MOMPLÉ WATERPROOFING

Completed on 31st May 2012 in accordance with the manufacturers specification.

Terrence Momplé

Signed:.....

THIS WARRANTY IS VALID ONLY WHEN ALL ABOVE DETAIL ARE COMPLETED AND FULL PAYMENT FOR GOODS & SERVICES HAVE BEEN RECEIVED



woodhill

TIMBER WINDOWS + JOINERY

25 beach street Wollongong 1300 88 66 41
e: info@woodhill-joinery.com.au f: 02 4226 4002



Master
Builders
Association
AUSTRALIA



WAD C
Window & Door Industry Council

16 August 2013

Ref: Q5321

Pacific Plus Constructions
Unit 48, 49-51 Mitchell Rd
Brookvale
NSW 2100

e: luke@pacificpc.com.au

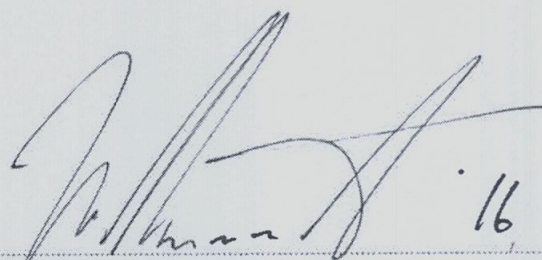
GLAZING CERTIFICATE

Subject Property: 45a Sunrise Road Palm Beach

It is hereby confirmed that according to our records the nominated doors and windows supplied by Woodhill Timber Windows + Joinery to the above noted project have been factory glazed according to details provided and in compliance with Australian Standard 2047 - 1999/Amdt 1-2001 which references sections of Australian Standard 1288 - 2006

Important: It is the builders/owners responsibility to ensure the correct information supplied to manufacturer. i.e copy of construction certificate.

Woodhill is not responsible for any windows supplied without the knowledge of terrain category, wind classification, shielding and topography.



16 8 13

Troy Stewart
Director



Geoff Ninnés, Fong & Partners

Consulting Engineers - Structural, Civil, Aquatic

PROJECT

45A Sunnyside Rd Palm Beach

SYDNEY

68 - 70 Crown Street, Woolloomooloo 2011
Phone: (02) 9332 5100 Fax: (02) 9331 2963

PERTH

PO Box 8108, Subiaco East WA 6008
Phone: (08) 9321 0159 Fax: (08) 9226 0359

BRISBANE

Suite 6, 162 Boundary Street
PO Box 5306, West End QLD 4101
Phone: (07) 3846 1400 Fax: (07) 3846 2135

SITE INSPECTION REPORT

DATE 07.02.13

Driveway slab

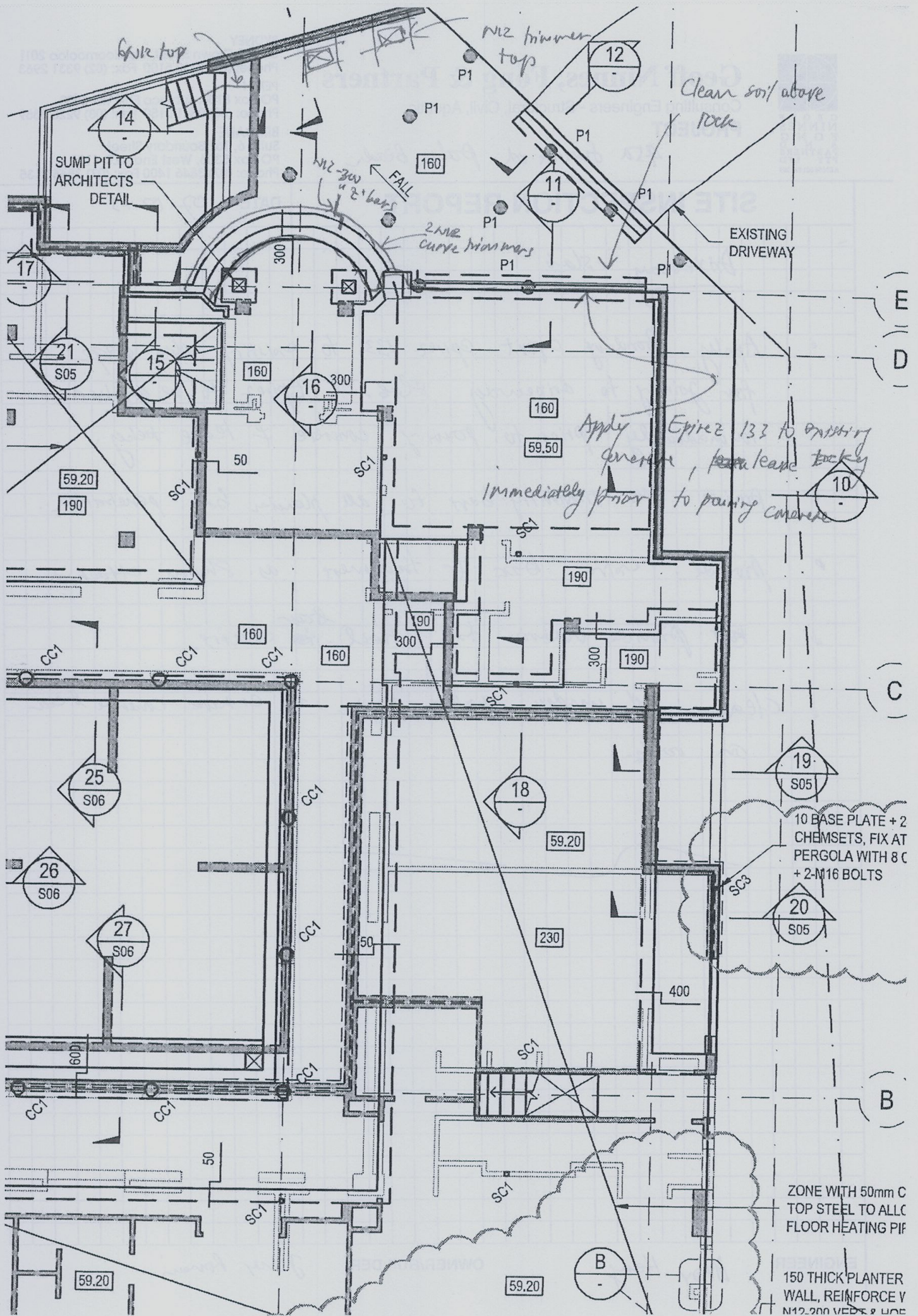
- Apply bonding agent Epirez 133 to existing slab edge for joining to driveway slab. Epirez to be applied immediately prior to pouring concrete & leave tacky.
- Provide Nr2 thimbling bars to all planter box penetration.
- Provide extra bars & thimblers as shown attached
- ~~Provide~~ Provide more top steel ^{bar} to charis.
- Clean out under water drain to ensure concrete can be on rock.

ENGINEER

Harry Heng

OWNER/BUILDER

James Rossini





INSTALLATION CERTIFICATION

PROJECT ADDRESS: 45a Sunrise Road Palm Beach

We hereby certify that the Swimming Pool water recirculation and filtration system installed in the pool project comply with:-

- The structural plans approved by the Accredited Certifier and released for construction.
- The following Australian Standards AS1926.3

Full Name of Installer: Peter Moore

Company details: Sunrise Pools Australia Pty Ltd

License Number: 174740C

Address details: Unit 5/8 Victoria Ave,
Castle Hill NSW 2154

Phone numbers:

Business: 02 8858 4777

Fax: 02 9899 4450

Signature:

Date:

8-2-13

SUNRISE POOLS AUSTRALIA PTY LTD • ABN 45 111 594 024 • Lic. No 174740C • Unit 5/8 Victoria Ave, Castle Hill 2154
• Ph (02) 8858 4777 • Fax (02) 9899 4450 • www.sunrisepools.com.au • sales@sunrisepools.com.au



**KORDON**

TERMITE BARRIER

Certificate of Compliance

This document is to certify that the Kordon TMB / TB system was installed by a Bayer Accredited Installer and has been completed in accordance with the Manufacturer's specifications. Kordon TMB / TB complies with AS 3660.1 - 2000, the primary referenced standard of the Building Code of Australia. Kordon TB is only part of a termite management system for a new property. The slab must be constructed in accordance with the Standard; Residential Slabs and Footings Construction, AS 2870-1996

NOTE: This document is to be attached to Warranty Document Number:

90396899

Date of Installation: 25/06/2012

Job Type: Large Job - Full Perimeter Protection

Installation Address: No.45a Sunrise Road
Palm Beach
NSW. 2108**Product used:**

Linear Metres (m)	Product Width (mm)	Total SQM
58.00	300	17.40

Builder: Pacific Plus Constructions

Phone number: 0402858411

Owner:

Phone number:

Local Council: Pittwater

Phone number: 0299705560

Company Contact:

Installer's Name: Yet To Be Assigned

Company Name: Design Pest Solutions

Service Penetrations

Kordon Kollars	43.00
Manual Collars	2.00

Total Kordon Installed: 22.10Address: 104 Garden Street
NARRABEEN
NSW. 2101

Phone Number: 02 9970 5560

Fax Number:

Accreditation Number: NI34

Authorised Signature:

Date:

6.8.13

Comments:

- * The builder has been advised to maintain a 75mm or hard surface inspection zone around the building perimeter.
- * Annual termite inspections as per Australian Standards are a condition of the Warranty
- * Kordon is installed as per the manufacturers specifications. Refer to the site installation drawing for details.
- * Warranty and Compliance only applies to areas where Kordon has been installed
- * Where Kordon has been installed to an extension of a building, no Warranty applies if termites gain entry from the existing structure
- * No pre installation site inspection report as recommended by AS3660.1 was carried out.
- * Kordon has been installed to service penetrations and perimeter to manufacturer's specifications



Site Installation Report

This document is to certify that the Kordon TMB / TB system was installed by a Bayer Accredited Installer and has been completed in accordance with the Manufacturer's specifications. Kordon TMB / TB complies with AS 3660.1 - 2000, the primary referenced standard of the Building Code of Australia. Kordon TB is only part of a termite management system for a new property. The slab must be constructed in accordance with the Standard; Residential Slabs and Footings Construction, AS 2870-1996

NOTE: This document is to be attached to Warranty Document Number: 90396899

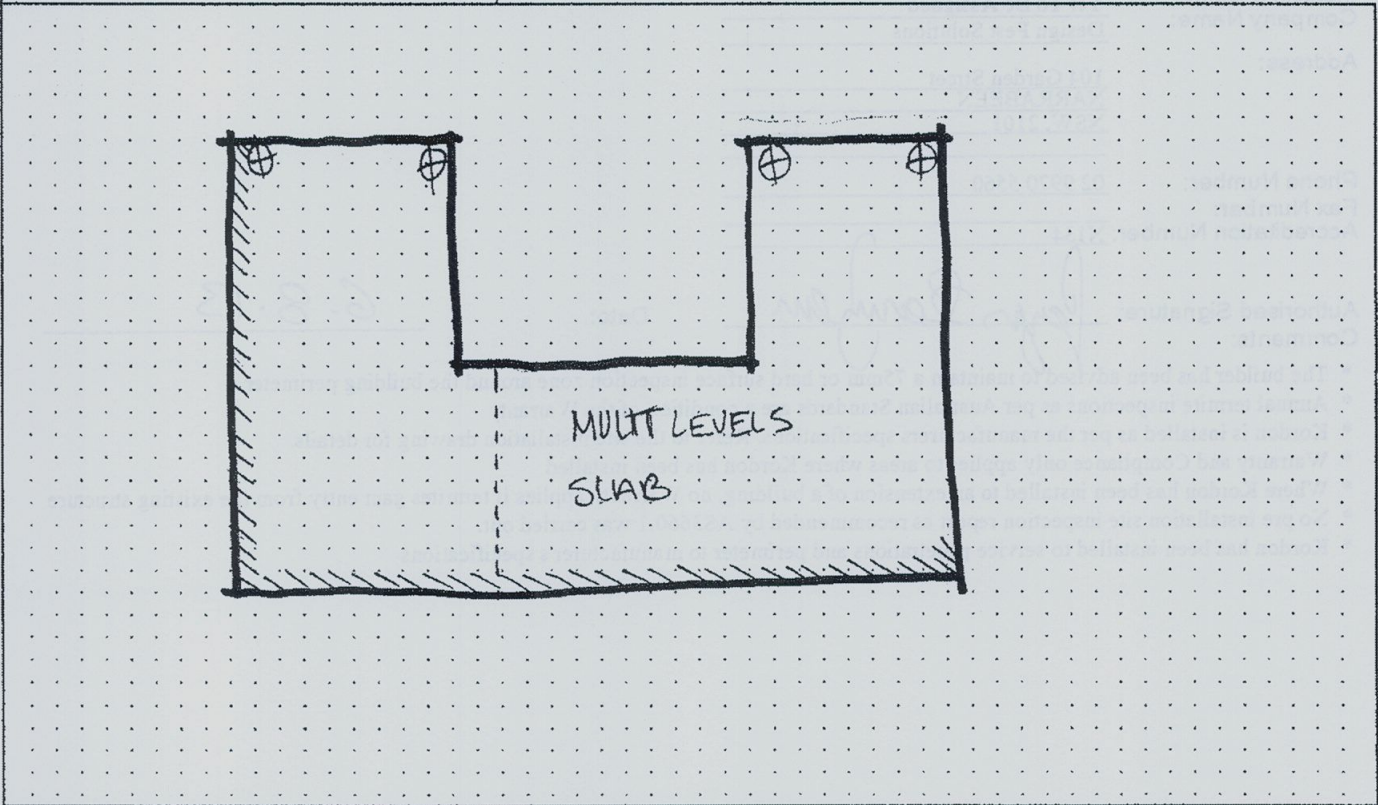
Date of Installation: 25/06/2012
Installation Address: No.45a Sunrise Road
Palm Beach
NSW, 2108

Job Type: Large Job - Full Perimeter Protection

Product used:		
Linear Metres (m)	Product Width (mm)	Total SQM
58.00	300	17.40

Legend	
	KORDON
	500 DIA Kollars
	PERIMETER

Service Penetrations	
Kordon Kollars	43.00
Manual Kollars	2.00
Total Kordon Installed:	
22.10	



Bayer Environmental Science



KORDON WARRANTY ACTIVATION FORM

Warranty document number: 90396899

It is essential this form is completed and returned to
enable us to contact you to advise when your
property is due for the Annual Termite Inspection

Name: _____

Address of Property: _____

Phone Number: _____

Fax number: _____

Email address: _____

Postal address (if different from above)

Please send to any of the undermentioned: -

Fax: 07 5576 1520

Email: Neville.hedge@bayer.com

Post: Bayer Training Centre (address below)

(or) to your Bayer Accredited Kordon Company who completed the installation

Bayer Training Centre Unit 4 Township Park Plaza, 80-82 Township Drive, Burleigh Heads QLD 4220



Bayer

Product Warranty

Warranty Number: 90396899

Expiry Date 25/06/2013

Property address: No.45a Sunrise Road, Palm Beach, NSW 2108

Warranty Scope

This warranty is given by Bayer CropScience Pty Ltd (**Bayer**) (ACN 000 226 022) of 391-393 Tooronga Road, Hawthorn East, Victoria, 3123 (Phone number 1800 804 479) in respect of the Kordon Barrier products (as defined below).

Your rights under this warranty are in addition to and are not intended to in anyway detract from or limit any rights you have under the Australian Consumer Law or any other applicable laws.

Kordon has been extensively tested by the CSIRO and has been evaluated to have a durability and design life in excess of fifty (50) years. This represents the life expectancy of a building as deemed by Australian Building Codes Board (ABCB). This warranty document represents twelve (12) months coverage for the insured events and is renewable for the life of the building upon inspection by a qualified timber pest inspector, approved and authorised by Bayer.

Our goods come with guarantees that cannot be excluded under the Australian Consumer Law. You are entitled to a replacement or refund for a major failure and compensation for any other reasonably foreseeable loss or damage. You are also entitled to have the goods repaired or replaced if the goods fail to be of acceptable quality and the failure does not amount to a major failure.

1. Definitions

In this warranty document:

- a. **Accredited Installer** means any person appointed by Bayer to be an accredited installer of the Kordon Barrier.
- b. **Australian Consumer Law** means the Australian Consumer Law set out in Schedule Two of the *Competition and Consumer Act 2010* (Cth) and in any applicable state and territory acts.
- c. **Building** means the original structure in which the Kordon Barrier is installed (as specified in the Certificate of Compliance).
- d. **Certificate of Compliance** means a certificate issued by an Accredited Installer certifying that installation of the Kordon Barrier complied (amongst other things) with Bayer's recommended installation procedures.
- e. **Installation Date** means the date of installation of the Kordon Barrier, as specified in the Certificate of Compliance.
- f. **Kordon Barrier** means the Kordon termite barrier manufactured by Bayer.
- g. **Owner** means the owner of the Building.
- h. **Warranty Period** 1 year from the installation date or anniversary of the installation date in the case of a policy renewal. Refer to Warranty Scope above.
Life of Building deemed to be 50 years as deemed by the Australian Building Codes Board (ABCB)

2. Warranty

- 2.1 Bayer warrants to the Owner that (subject to the exclusions in paragraph 3 below) for the duration of the Warranty Period, the Kordon Barrier will restrict the entry of subterranean termites into the Building **THROUGH THE KORDON BARRIER**.

3. Circumstances where warranty does not apply

- 3.1 The warranty in paragraph 2 does not apply where (in Bayer's reasonable opinion) termites are able to obtain entry into the Building as a result of:
 - a) damage, modifications, bridging or other interference with the Kordon Barrier by any person;
 - b) the Kordon Barrier being installed other than by an Accredited Installer in accordance with Bayer's recommended installation procedures;
 - c) alteration, structural modification, or any other changes to the Building which would or may diminish the effectiveness of the Kordon Barrier as a termite barrier;
 - d) The Owner or any other person (including any occupier of the Building) allowing the Kordon Barrier to be bridged or broken by any material or matter through which termites may bypass the Kordon Barrier and enter the Building;

- e) the finished ground level around the Building being higher than the maximum height specified in Bayer's installation manual for the Kordon Barrier; or
- f) any circumstances beyond the reasonable control of Bayer.

3.0 The warranty in paragraph 2 will also not apply where:

- a) a Certificate of Compliance is not issued in respect of the installation of the Kordon Products;
- b) damage is caused by termites other than subterranean termites; or
- c) termites enter the Building in any way other than by a breach of the Kordon Barrier.

4. Warranty claim procedure

- 4.1 If termites are detected in the Building and have found to have gone **THROUGH THE KORDON BARRIER** by a qualified Timber Pest Inspector during the Warranty Period and the Owner wishes to make a claim under this warranty, the Owner must within seven days contact the Bayer Kordon Claims Centre as per below

BAYER KORDON CLAIMS CENTRE
1800 634 913

- 4.2 Any expenses incurred by the Owner in claiming under this warranty (including without limitation postal expenses, telephone calls and time incurred) will be the responsibility of the Owner.
- 4.3 If a claim is made under this warranty the Owner must provide Bayer or its representatives with access to the Building at any times nominated by Bayer (acting reasonably) to enable Bayer or its representatives to inspect the installed Kordon Barrier and any termite damage or activity.
- 4.4 A claim under the warranty in paragraph 2 can only be accepted by Bayer giving notice in writing to the Owner. Any discussion, regardless of content, with Bayer staff or representatives cannot be construed or interpreted as acceptance of a warranty claim.

- 4.5 If Bayer rejects a claim made under the warranty in paragraph 2, Bayer may (but is under no obligation to) provide reasons for the rejection.

- 4.6 For the avoidance of doubt, claims under the warranty in paragraph 2 can only be made during the Warranty Period.

5 Remedies

- 5.1 For the avoidance of doubt, the remedies and limitations in this paragraph are in addition to and do not limit any remedies the Owner or any other person may have against Bayer under the Australian Consumer Law or any other applicable laws.

- 5.2 If the Kordon Barrier fails to comply with the warranty in paragraph 2 and the Owner makes a claim under that warranty within the Warranty Period which is accepted by Bayer, Bayer will (subject to paragraphs 5.3 and 5.4) without charge to the Owner:

- a) Eradicate the termite infestation, repair the Kordon Barrier where practicable; and/or
- b) Cause the repair or replacement of structural timbers and/or internal timbers damaged by termites.

- 5.3 Bayer will not repair, replace or reimburse the Owner under this warranty for any damage caused by termites to:

- a) chattels of any nature whatsoever, including (but not limited to) antiques, heirlooms, paintings, and artwork; or
- b) any pergolas, wiring, extensions to the Building and outhouses.

- 5.4 Bayer's liability for repair and replacement under paragraph 2 of this warranty is limited to a maximum of \$250,000.00 in respect of any one warranty claim.

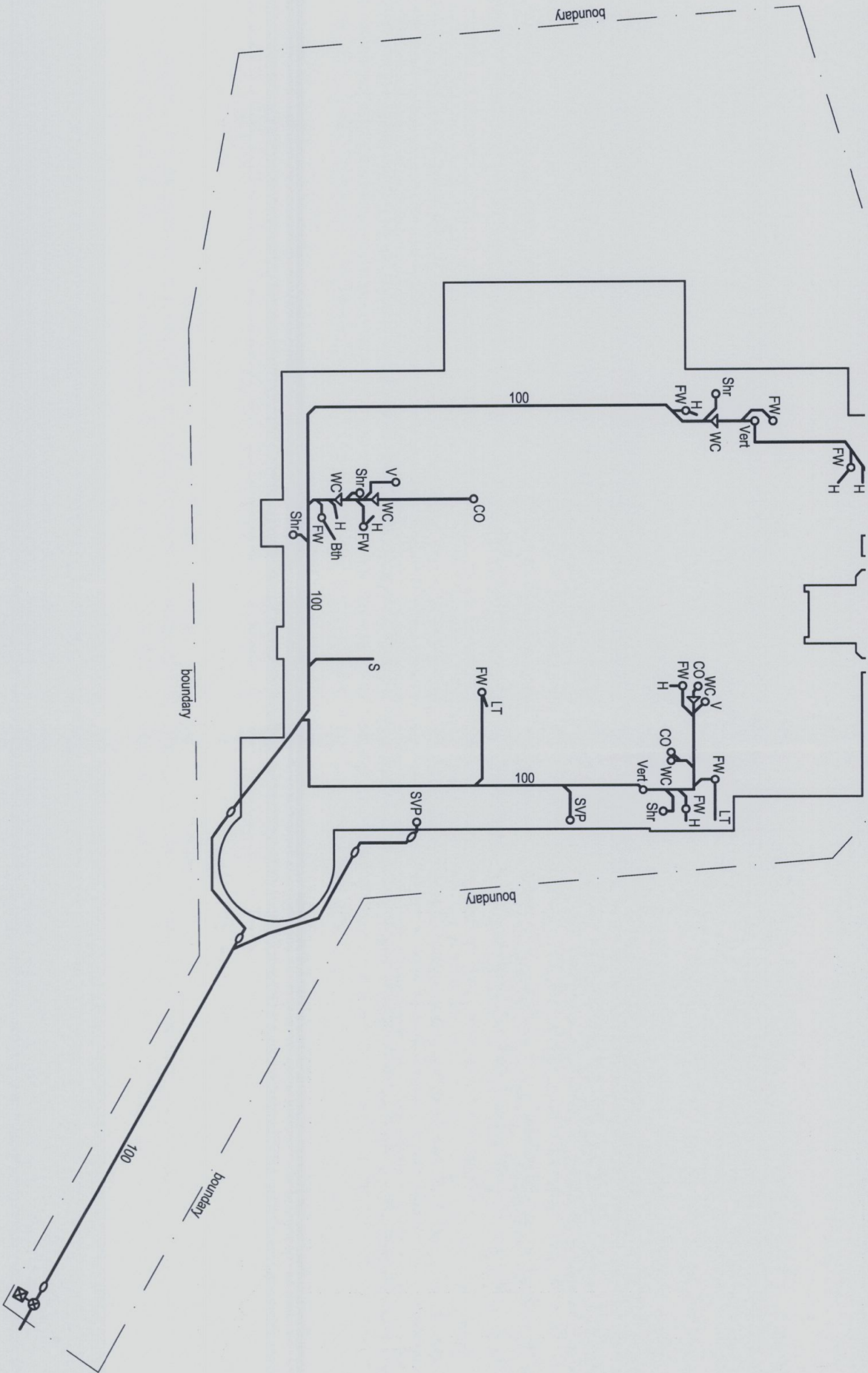


Product Warranty

Date of installation	25/06/2012
Installation Address:	No.45a Sunrise Road
	Palm Beach
	NSW
	2108
Company contact:	
Company name:	Design Pest Solutions
Address:	104 Garden Street
	NARRABEEN
	NSW
	2101
Phone number:	02 9970 5560
Accreditation number:	N134

Bayer may, in its discretion, grant additional specific warranty conditions where required to accommodate high density, commercial constructions, or government buildings on documented request.

NOTE: THE ANNUAL RENEWAL OF THIS WARRANTY IS CONDITIONAL TO ANNUAL INSPECTIONS.
Visit www.kordontmb.com.au/aboutkordon/warranty



SUNR

SYMBOLS AND ABBREVIATIONS

A3

SEWERAGE SERVICE DIAGRAM

FITTINGS

INDICATES - PLUMBING FIXTURES & OR FITTINGS

Guilty
Reflex Valve

CO
Vent Pipe

Bid
Bidet
Shr
Shower

ELEC.
Pump Unit

MUNICIPALITY OF PITTWATER

SUBURB OF PALME

Lot No. House No. 45a

STREET SUNRISE RD



Geoff Ninnes, Fong & Partners

Consulting Engineers - Structural, Civil, Aquatic

PROJECT

45A Sunrise rd Palm Beach

SYDNEY

68 - 70 Crown Street, Woolloomooloo 2011
Phone: (02) 9332 5100 Fax: (02) 9331 2963

PERTH

PO Box 8108, Subiaco East WA 6008
Phone: (08) 9321 0159 Fax: (08) 9226 0359

BRISBANE

Suite 6, 162 Boundary Street
PO Box 5306, West End QLD 4101
Phone: (07) 3846 1400 Fax: (07) 3846 2135

SITE INSPECTION REPORT

DATE 24 July 2012

CONCRETE ROOF SLAB OVER GARAGE, LAUNDRY & KITCHEN

- All reinforcements looks comply to engineers drawings.
- Ensure 40 mm cover for external exposure.

LINTEL OVER garage 260 x 200 x 10 "T" plate ok.

ENGINEER

ADAM HENZ

OWNER/BUILDER

James