



FITZGERALD BUILDING CERTIFIERS PTY. LTD.

ABN 63 119 997 590

3/2A Pioneer Ave Thornleigh NSW 2120

ph 9980 2155 fax 9980 2166 E mail admin@fitzcert.com.au

CONSTRUCTION CERTIFICATE
PCA ENGAGEMENT - page 2
NOTICE OF COMMENCEMENT- page 2

Construction Certificate Number CC 2008/456 Approval Date 29/04/08

Issued in accordance with the provisions of the Environmental & Assessment Act 1979 under Sections 109C(1)(b) and 109F

Date Application Received 27/04/2008

Council Pittwater

DEVELOPMENT CONSENT NO 720/07 APPROVAL DATE 07/01/08
Name of Certifying Authority Fitzgerald Building Certifiers Pty Ltd
Name of Accredited Certifier Paul Fitzgerald - No BPB0119
Accreditation Body DIPNR, 20 Lee Street, Sydney 2000

Applicant Crystal Pools Pty Ltd
Address 1 Central Ave, Thornleigh NSW
Contact Number 9875 4555

Owner Jonathan Roger Terence Williamson & Christina May Williamson
Address 1899 Pittwater Rd, Bayview

Subject Land Lot DP No 1899 Pittwater Rd Bayview
Description of Development – Swimming Pool
Building Code of Australia Classification 10b Value of Work \$ 33 790 00

Builder Details
Name Crystal Pools Pty Ltd
Licence Number 34505
Address 1 Central Ave, Thornleigh NSW
Contact Number 9875 4555

Approved Plans

Architectural Plans prepared by	Drawing Nos	Dated
Rickard Hails Moretti	11763/1-11763/7	21/10/2007

PAID LSC 119.00
c/c 30.00

R# 237552.
DATE 1/5/08

CERTIFICATION

I Paul Fitzgerald, as the certifying authority am satisfied that

- (a) The requirements of the regulations referred to in s81A (5) have been complied with That is, work completed in accordance with the documentation accompanying the application for this certificate (with such modifications verified by the certifying authority as may be shown on that documentation) will comply with the requirements of the Regulation as referred to in section 81A (5) of the Act and
- (b) Long Service Levy has been paid where required under s34 of the Building and Construction Industry Long Service Payments Act 1986

Signed



DATED

29/04/2008

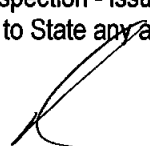
PRINCIPLE CERTIFYING AUTHORITY

Name of Certifying Authority	Fitzgerald Building Certifiers Pty Limited
Name of Accredited Certifier	Paul Fitzgerald
Accreditation Number	BPB0119
Contact Number	9980 2155
Address	3/2A Pioneer Ave Thornleigh NSW 2120

MANDATORY CRITICAL STAGE INSPECTIONS Class 1 & 10 Buildings

- | | |
|--|-----|
| 1 Commencement of Building Work | YES |
| 2 Piers prior to pour | N/A |
| 3 Footings prior to pouring of reinforced concrete | N/A |
| 4 Timber frame prior to lining | N/A |
| 5 Waterproofing of wet areas | N/A |
| 6 Stormwater pipes prior to backfilling | N/A |
| 7 Pool Steel prior to pouring of reinforced concrete | YES |
| 8 Pool Fence prior to water in the pool | YES |
| 9 Final Inspection - issue of Occupation Certificate | YES |
| PCA to State any additional inspections | |

SIGNED



Dated

29/04/2008



Insurance services

YOUR INSURANCE PARTNER



Certificate of Insurance

Crystal Pools Pty Ltd
PO Box 271
PENNANT HILLS NEW SOUTH WALES 2120

Form 1
Section 92
Home Building Act 1989

Local Authority's Copy
Issue Date 15/10/2007
Certificate No RCW73463601

CERTIFICATE IN RESPECT OF INSURANCE

Contract Of Insurance Complies With Section 92
Of The Home Building Act 1989

Issued By Vero Insurance Limited
ABN 48 005 297 807

Building Contract Details

Contract Date October 05, 2007
Declared Building Contract Value \$33,790 00
(Refer policy for indemnity limit)

Carried Out By Crystal Pools Pty Ltd
ABN 81002172063
Licence No 34505
For Jonathan & Christina Williamson

In Respect Of Swimming Pools
At House No 1899
Pittwater Road
BAYVIEW NEW SOUTH WALES 2104

Permit Authority Pittwater Council

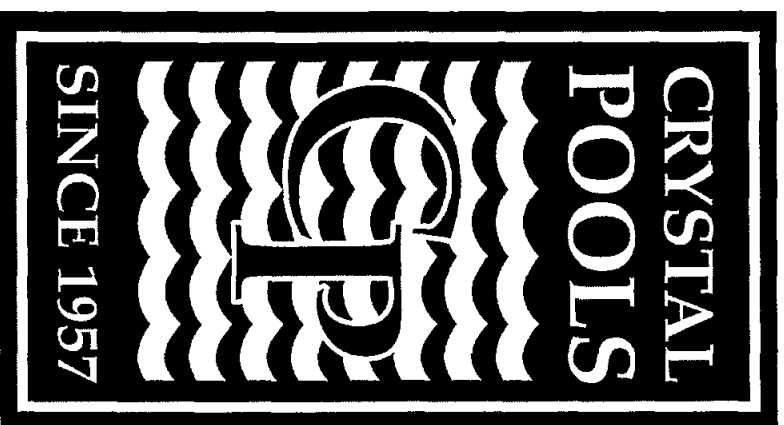
Subject to the Act and the Home Building Regulation 2004 and the conditions of the insurance contract, cover will be provided to a beneficiary described in the contract and successors in the title to the beneficiary. Please note when the insurer has issued this certificate the insurer is not entitled to refuse to pay a claim or to cancel the insurance contract, on the grounds that the premium was not paid. This certificate is to be read in conjunction with the policy wording.

N P8LJSGWFSXZ6 Printed 15/10/2007

Signed for and on behalf of the insurer

Insurer Vero Insurance Limited ABN 48 005 297 807

Vero Warranty is a division of Vero Insurance Limited
V6480 08/06



CRYSTAL POOLS PTY. LTD.

1 Central Ave, Thornleigh 2120

Ph: 9875 4555 Fax: 9484 1019

Builder Licence No: 34505

This is the plan/spec referred to in
Fitzgerald Certificate
Cert No 2008/452 29/4/08
Paul Fitzgerald Accreditation N6 BPB 0119

APPROVED

- 1 **Position of structure in relation to Sydney Water's assets is satisfactory**
- 2 **Connections to Sydney Water sewer/water services may only be made following the issue of a permit to a licenced plumber/drainlayer**
- 3 **It is the owner's responsibility to ensure that all proposed fittings will drain to Sydney Water's sewer**
- 4 **Any Plumbing and/or Drainage Work to be carried out in accordance with the Sydney Water Act 1994, AS 3500 and the NSW Code of practice**
- 5 **Gullies, Inspection Shafts and Boundary Traps shall not be placed under any Roof, Balcony, Verandah, Floor or other cover unless otherwise approved by Sydney Water**
- 6 **Property No 3445098**

Cooks Castle Hill
Quick Check Agency on behalf of
SYDNEY WATER
Per *William McQuarrie* 2049
SYDNEY WATER

SYDNEY WATER

FILLING OF SWIMMING POOLS

The water supply to the pool must be driven by a metered service and any tap or hose used to top up the pool must be at least 150mm above the highest possible water level of the pool

EMPTYING OF SWIMMING POOLS

Pools emptying into Sydney Water's Sewer must

- Discharge into a gully through a type
- Discharge only in dry weather, without approval from Sydney Water's Customer Centre

NOTE. IT IS PROHIBITED TO DISCHARGE POOL WATER INTO ANY OF SYDNEY WATER'S VACUUM SYSTEM SEWERS

Cooks Castle Hill
Quick Check Agency on behalf of
SYDNEY WATER

Swimming Pool Stamp
Permits are required to fill all no swimming pools with a capacity greater than 10,000L. Contact Sydney Water on 13 20 92 during business hours. Fines of \$220 will apply for filling pools without a permit.

Swimming Pool Staff

Permits are required to fill all no swimming pools with a capacity greater than 10,000L. Contact Sydney Water on 13 20 92 during business hours. Fines of \$420 will apply for filling pools without a permit.

SITE AREA

$$845.24 \text{ m}^2$$

54 85m

DATUM
RL 98

RESIDENCE

POOL SAFETY FENCE
WITH SL & SC GATE

5485m

1250 TO WASTE

11750

FINISHED
POOL LEVEL
RL 9 80

POOL VOLUME 28,500 litres

PROPOSED SWIMMING POOL
FOR MR. & MRS. WILLIAMSON
AT 1899 PTTWATER RD, BAYVIEW.

REV	DATE
-----	------

AMENDMENT

DRAWN

REV	DATE
-----	------

AMENDMENT

DRAWN

DATE 21 10-07

CRYSTAL POOLS

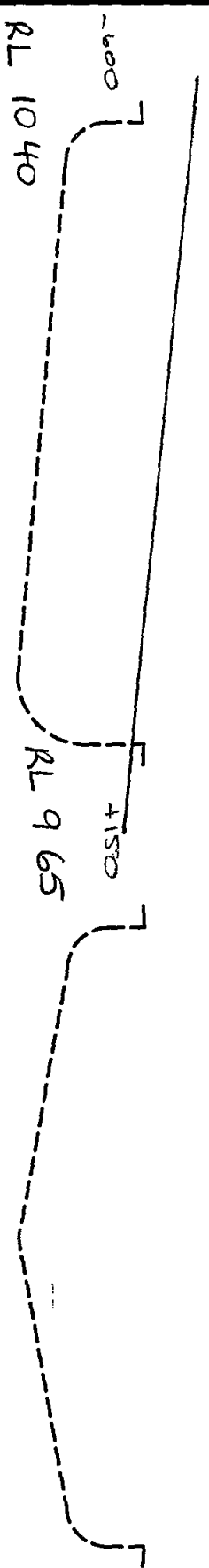
Rickard Hails Moretti
Structural Facade and Civil Consulting Engineers
Level 4/1224 Victoria Road Drummoyne NSW 2047
Tel (02) 9819 6022 Fax (02) 9819 7134
Email rhm@rfrimg.com www.rfrimg.com
ABN 96 002 747 202

OLD Reg No 2485 VIC Reg No EC-1490 NPER 73285

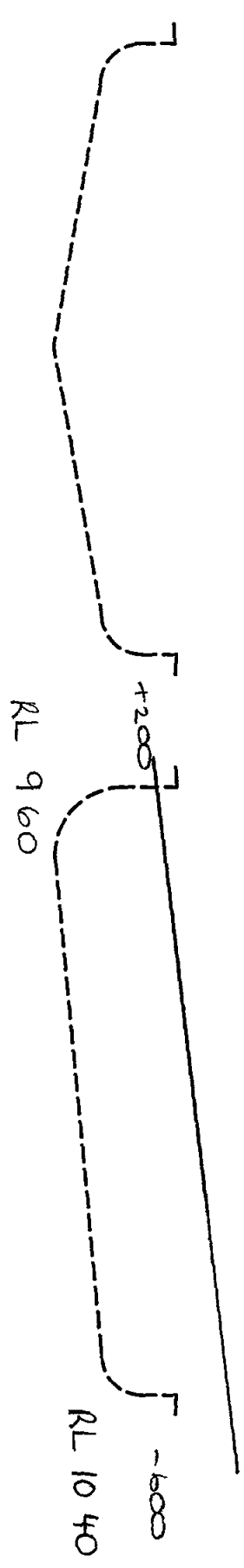
OCTOBER 2004

1 Central Ave, Thornleigh 2120
Ph 9875 4555 Fax 9484 1019
Builder Licence No 34505

REV 11763/1 DWG No

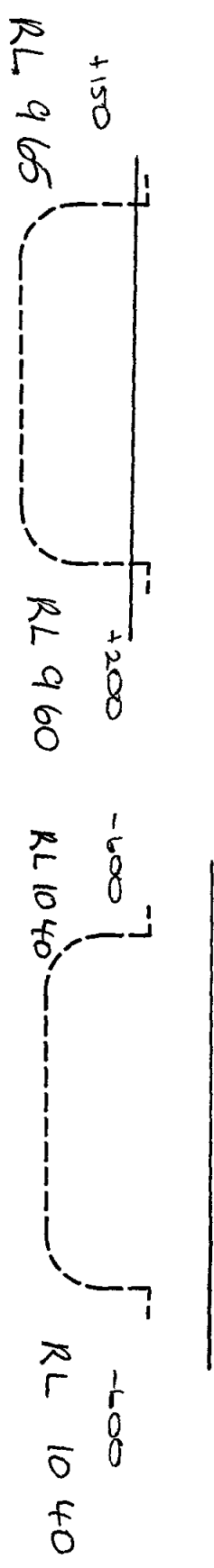


ELEVATION D-C



ELEVATION D-C

ELEVATION B-A



ELEVATION B-A

ELEVATION C-B



ELEVATION A-D

[illegible]

LEVELS FOR COUNCIL APPROVAL			
DATE	RL	BACK STEP	
TOP OF FINISHED POOL	RELATIVE TO DATUM	LEVEL	/
HEIGHT ABOVE EXISTING GROUND LEVEL AT			
A	-600		/
B	+200		/
C	+150		/
D	-600		/

A Venn diagram with three overlapping circles labeled A, B, and C. The intersection of A and B is shaded.

RHM Consulting Engineers
Structural Facade and Civil Consulting Engineers
Level 4 / 224 Victoria Road Drummoyne NSW 2047
Tel (02) 9819 6022 Fax (02) 9819 7134
Email rhm@rhmeng.com www.rhmeng.com
ABN 28 120 442 819



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OCTOBER 2006

POOL LOCATION

CUSTOMERS MUST SATISFY THEMSELVES TO THE CORRECT LOCATION OF THE POOL SET OUT PEGS PRIOR TO THE COMMENCEMENT OF THE EXCAVATION

FOUNDATIONS

- 1 TO BE NATURALLY OCCURRING MATERIAL CAPABLE OF BEING EXCAVATED TO
A VERTICAL FACE AND OF MINIMUM SAFE BEARING CAPACITY OF 50KPa
2 UNDERSIDE OF THE CONCRETE FLOOR TO BE SEPARATED FROM THE
UNDERLYING MATERIAL BY A LAYER OF APPROVED MEMBRANE

REINFORCEMENT

- 1 ALL RODS TO BE GRADE 220 DEFORMED BARS IN ACCORDANCE
- 2 WITH A S1302 UNLESS NOTED OTHERWISE
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- 3 REINFORCEMENT SHALL HAVE THE FOLLOWING CLEAR COVER OF CONCRETE

- | | | |
|-----|---|-------------------------|
| (a) | WALLS AND STEPS | 50mm INSIDE FACE |
| (b) | FLOOR AND COPING | 50mm TO TOP OF CONCRETE |
| (c) | WIDTH OF COPING FINISH IS APPROXIMATE | |
| (d) | EARTH FACES 65mm
FORMWORK FACES 40mm | |

- 4 WHERE COPING IS MORE THAN 150mm ABOVE NATURAL GROUND LEVEL THE HORIZONTAL REINFORCEMENT IS TO BE INCREASED TO S12 AT 200 FOR A DISTANCE OF 400mm BELOW NATURAL GROUND LEVEL.

CONCRETE

- # 1 MATERIALS AND WORKMANSHIP GENERALLY TO CONFORM TO THE REQUIREMENTS OF A S 3600-2001 & A S 2783-1992

- 2 CONCRETE DESIGN STRENGTH (f_c) TO BE 25 MPa AT 28 DAYS
- 3 CONCRETE TO BE PNEUMATICALLY PLACED PREFERABLY IN A
- 4 SINGLE UNINTERRUPTED OPERATION SHOULD A BREAKDOWN
- 5 OF PLANT OCCUR THE CONSULTING ENGINEERS MUST BE
- 6 NOTIFIED IMMEDIATELY

CONCOURSE

ONLY OPEN TYPE OR GLASS PANEL FENCING TO 12m HIGH MAY BE SUPPORTED OFF CONCOURSE AS DESIGNED ALL FENCING TO BE IN ACCORDANCE WITH A S 1926.1-1993 AS 1926.2-1995 AND THE ERECTION OR ALTERATION TO BE THE RESPONSIBILITY OF THE APPLICANT THE FENCING IS PART OF THE APPLICATION

EMPTYING POOL.

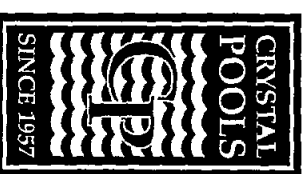
POOL TO BE EQUIPPED WITH HYDROSTATIC PRESSURE RELIEF VALVE TO SAFEGUARD AGAINST EXTERNAL WATER PRESSURE WHEN POOL IS EMPTY DESPITE THIS PROVISION THE APPROVAL OF CRYSTAL POOLS PTY LTD

MUST BE OBTAINED BEFORE EMPTYING POOL
DIVING

THIS POOL IS NOT DESIGNED FOR DIVING

This plan forms part of the approved

PROPOSED SWIMMING POOL Fitzgerald Building Certifiers Pty Limited
FOR WILLIAMSON
AT BAYVIEW.



**CRYSTAL
POOLS**
PTY
LTD

1 Central Ave, Thornleigh 2120
Ph 9875 4555 Fax 9484 1019
Builder Licence No 34505

DATE 21 10 07.

APPROVED

John

11763/2

REV

9



7

NOTE EVEN BEARING ASSUMED THROUGHOUT UNLESS NOTED OTHERWISE ANY VARIATION CHECK WITH ENGINEER

This plan forms part of the approved
Certificate as issued by
Fitzgerald Building Certifiers, Pty Limited

DATUM	RL	9	80	HOUSE	BACK STEP
TOP OF POOL STRUCTURE RELATIVE TO DATUM	65mm	BELOW			
TOP OF POOL STRUCTURE RELATIVE TO APPROX NATURAL GROUND LEVELS	A	-600	RL	10	40
	B	+200	RL	9	60
	C	+150	RL	9	65
	D	-600	RL	10	40

FOR JOSEPH AND CHRISTINA WILLIAMS
AT 1899 PITTWATER RD, BAYVIEW.

DATE
21 10 07

APPROVED
[Signature]

A Venn diagram consisting of two overlapping circles. The intersection of the two circles is shaded black, representing the set of elements common to both sets.

Structural Facade and Civil Consulting Engineers
Level 4 / 224 Victoria Road Durrumyne NSW 2047
Tel (02) 9819 6022 Fax (02) 9819 7134
Email rhm@rhmeng.com www.rhmeng.com
ABN 28 120 442 819

**CRYSTAL
POOLS**

CP

SINCE 1957

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OCTOBER 2006

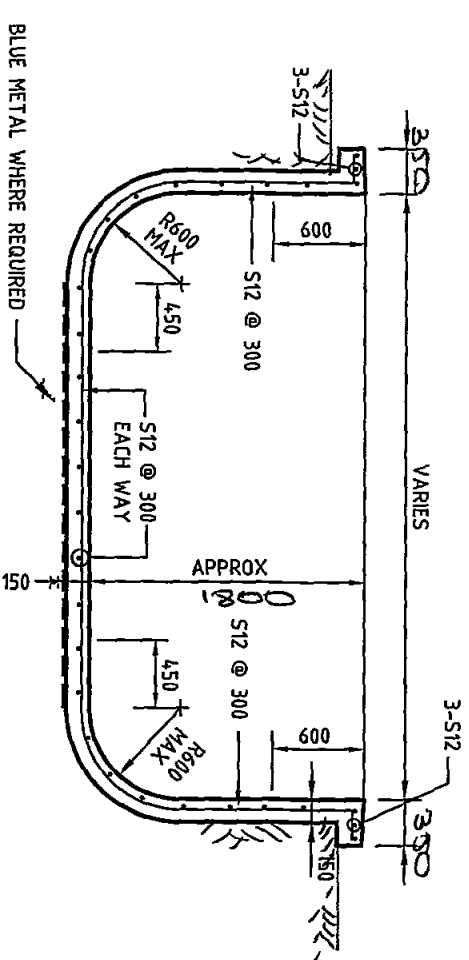
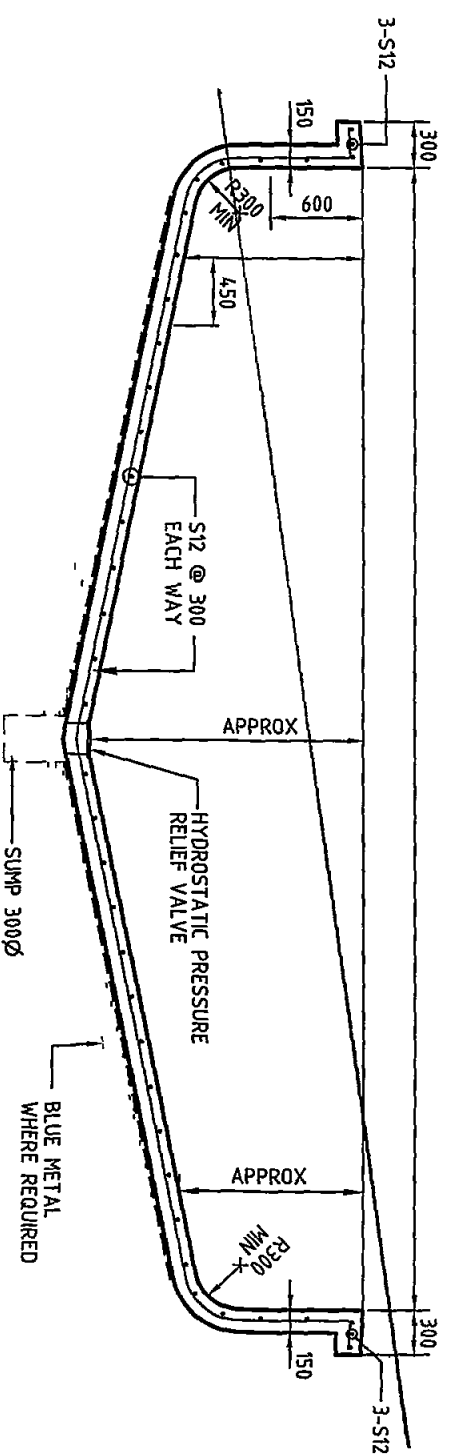
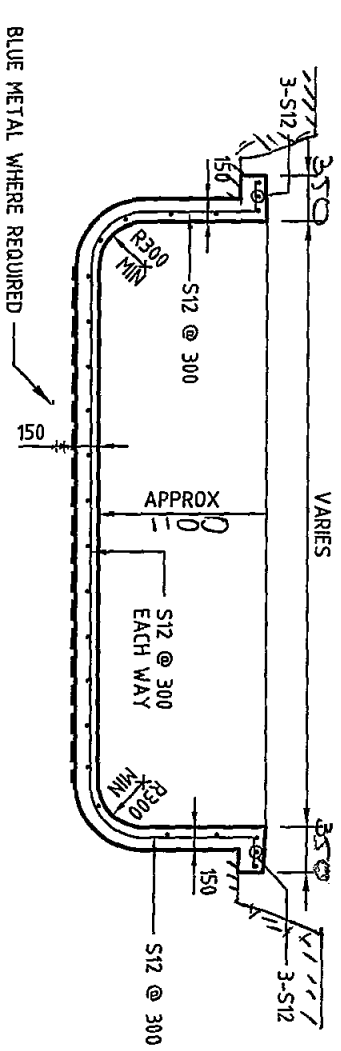
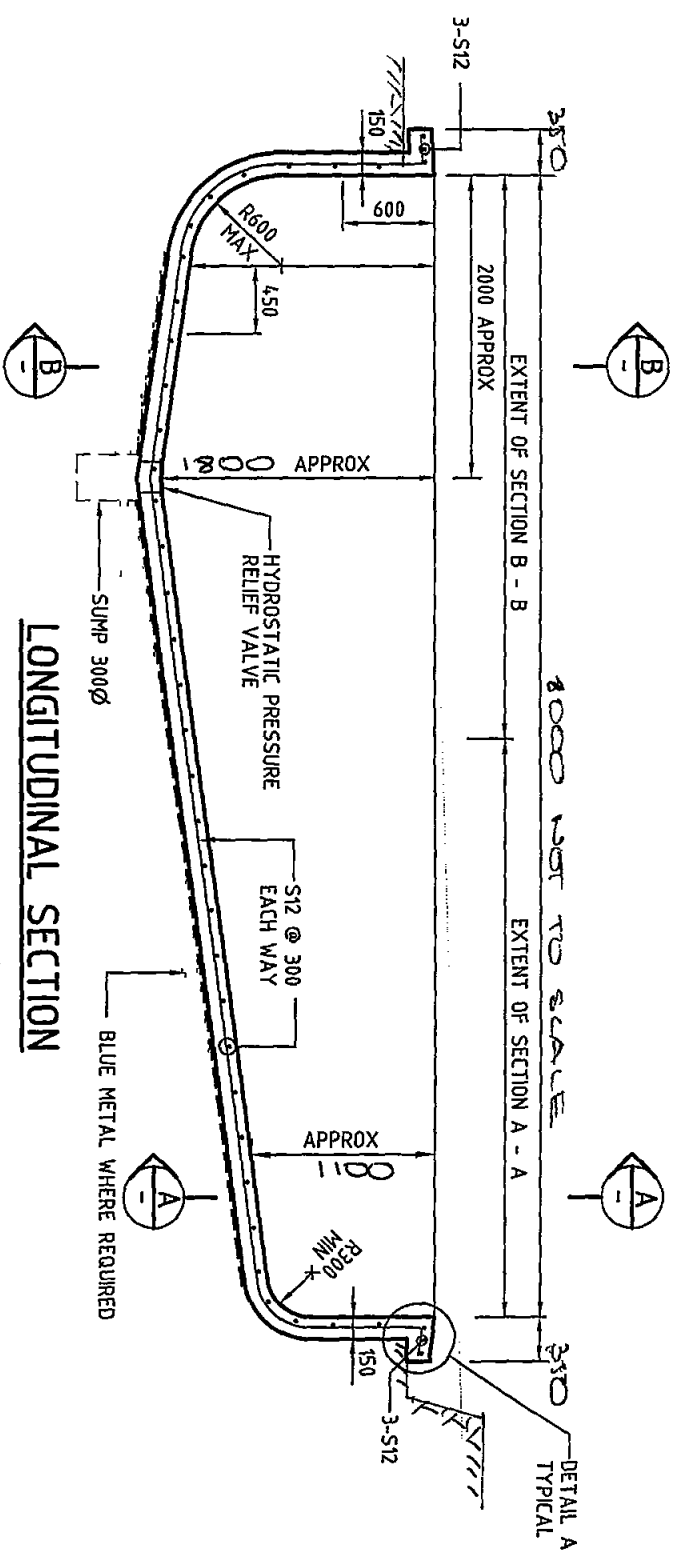
**CRYSTAL
POOLS**

GP

SINCE 1957

1 Central Ave, Thornleigh 2120
Ph 9875 4555 Fax 9484 1019
Builder Licence No 34505

APPROVED	DWG No	REV
<i>Feb 13</i>	11763/3	



SCALE 150

LONGITUDINAL SECTION
(CENTRE DEEP OPTION)

NOTE
FOR COPINGS OF WIDTH GREATER THAN 300mm
NOTE THAT POSITION OF THE HORIZONTAL REINFORCEMENT
CHANGES TO THE OUTSIDE OF THE VERTICAL
REINFORCEMENT



DEEP SECTION B-B

SCALE 150

PROPOSED SWIMMING POOL
FOR WILLIAMSON
AT BAYVIEW.

This plan forms part of the approved
Certificate as issued by
Fitzgerald Building Certifiers, Pty Limited

REV	DATE	AMENDMENT	DRAWN	REV	DATE	AMENDMENT	DRAWN

CRYSTAL POOLS

CRYSTAL

DATE
21 10 07

APPROVED

PHM Consulting Engineers
Structural, Facade and Civil Consulting Engineers
Level 4 / 122 Victoria Road Durrumyne NSW 2047
Tel (02) 9819 6022 Fax (02) 9819 7134
Email: rhmg@rhmg.com www.rhmg.com
ABN 28 120 442 819



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OCTOBER 2006

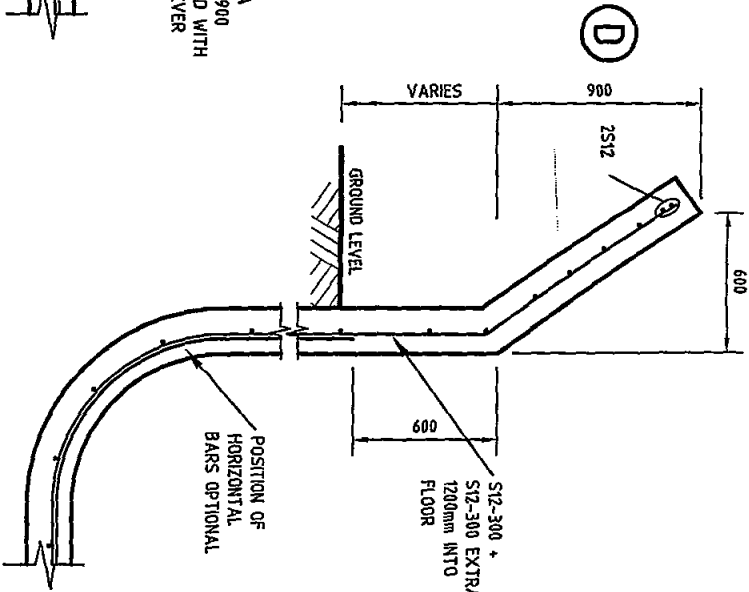
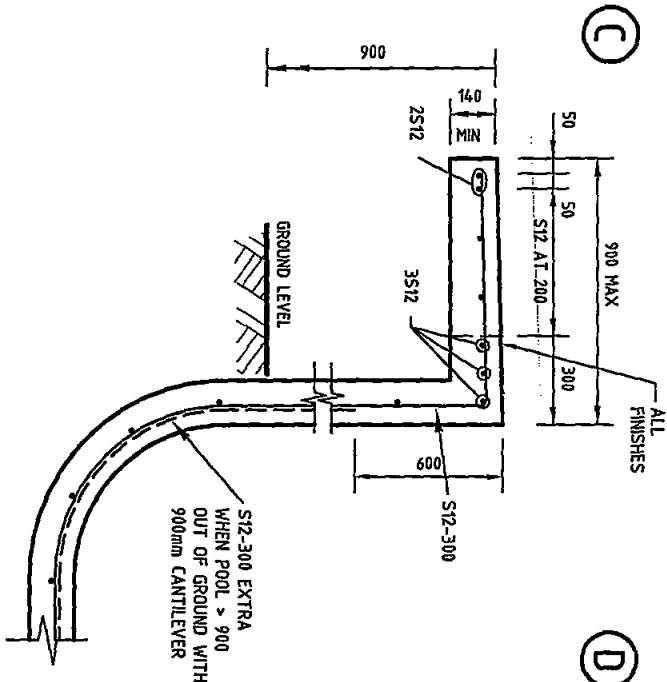
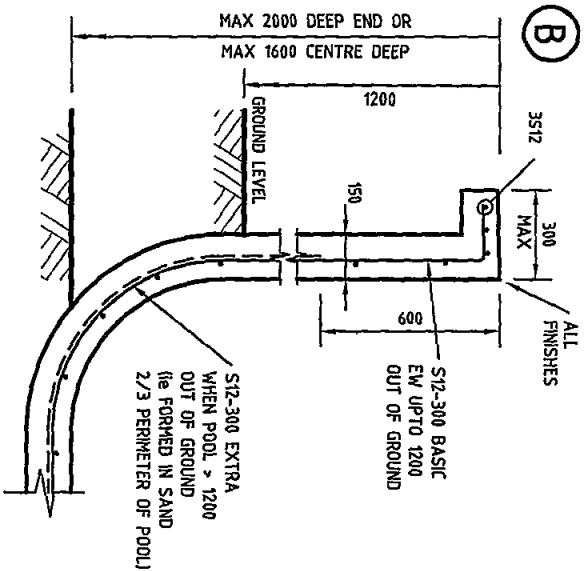
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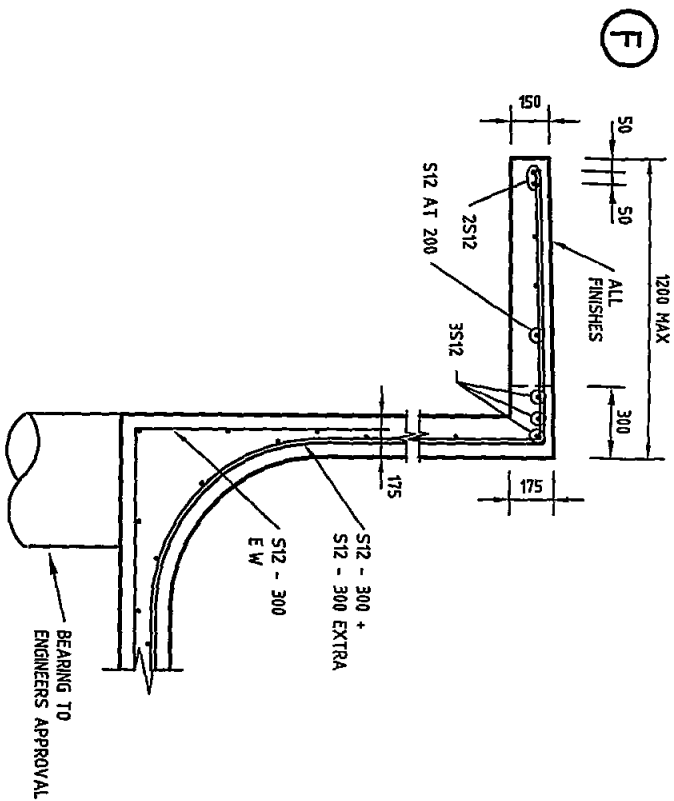
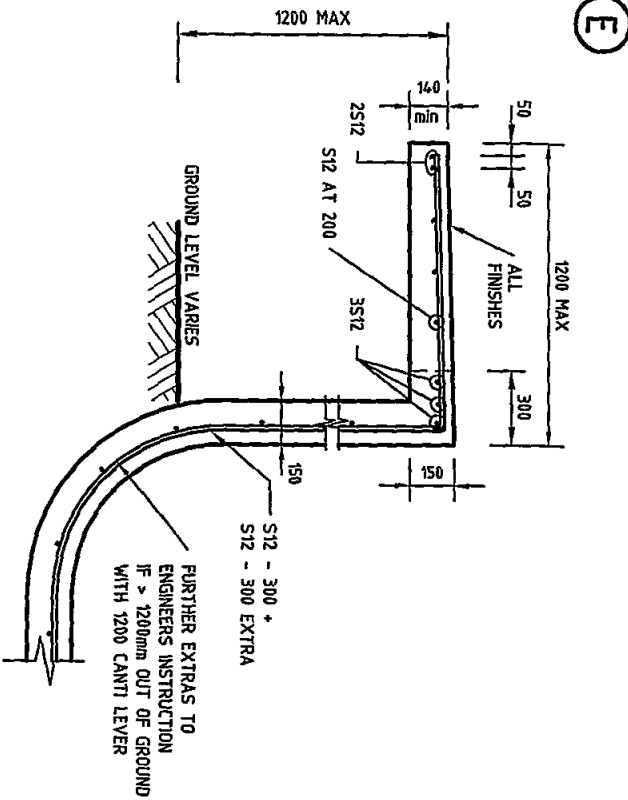
DATE	21 10 07
APPROVED	<i>[Signature]</i>
DWG- No	11763/4
REV	



ABOVE GROUND STRUCTURE
300mm COPING
(ALL FINISHES)

ABOVE GROUND STRUCTURE
900mm COPING
(ALL FINISHES)

WATERFALL COPING DETAIL

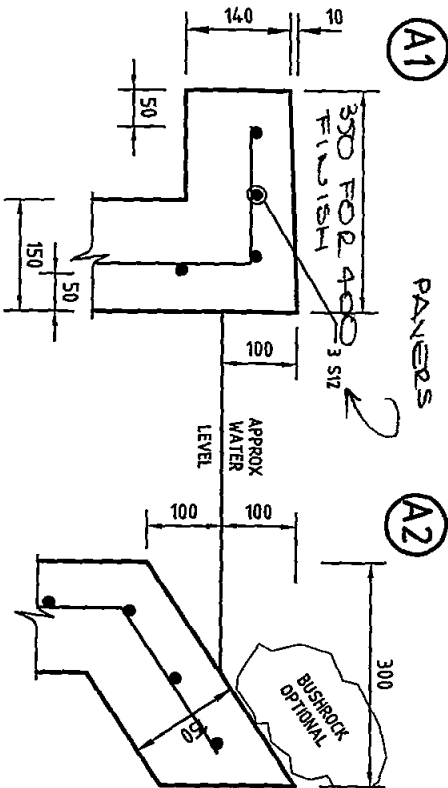


ABOVE GROUND STRUCTURE
1200mm COPING

OUT OF GROUND RECTANGULAR POOLS

NOTE
THIS DETAIL APPLIES TO POOLS WITH STRAIGHT WALLS WITH RECTANGULAR CORNERS OVER 9 0m LONG

- NOTES:**
- HORIZONTALS ABOVE GROUND LEVEL
25 MPa CONCRETE
32 MPa & ABOVE
 - ALL 300mm COPING POOLS - HORIZONTALS INSIDE ALL OTHER POOLS - HORIZONTALS OUTSIDE
 - RADIUS OF BEND FOR COPING BARS 50mm
 - INGROUND POOL PLANT ACCESS
NO EXTRAS REQUIRED IF WALL HEIGHT IS LESS THAN 1.2m
 - ANY PAVING LAID ADJACENT TO POOL COPING MUST HAVE 15mm WIDE CONSTRUCTION OR EXPANSION JOINTS. IF PAVING LAID IN MORTAR EXPANSION JOINT MUST BE INSERTED BETWEEN PAVING & POOL COPING. LEAVE 3mm GAPS BETWEEN PAVERS LAID ON SAND



STANDARD COPING

SLOPING COPING

PROPOSED SWIMMING POOL
FOR WILLIAMSON
AT BAYVIEW.

This plan forms part of the approved
Certificate as issued by
The Greater Burrough Council Pty Limited



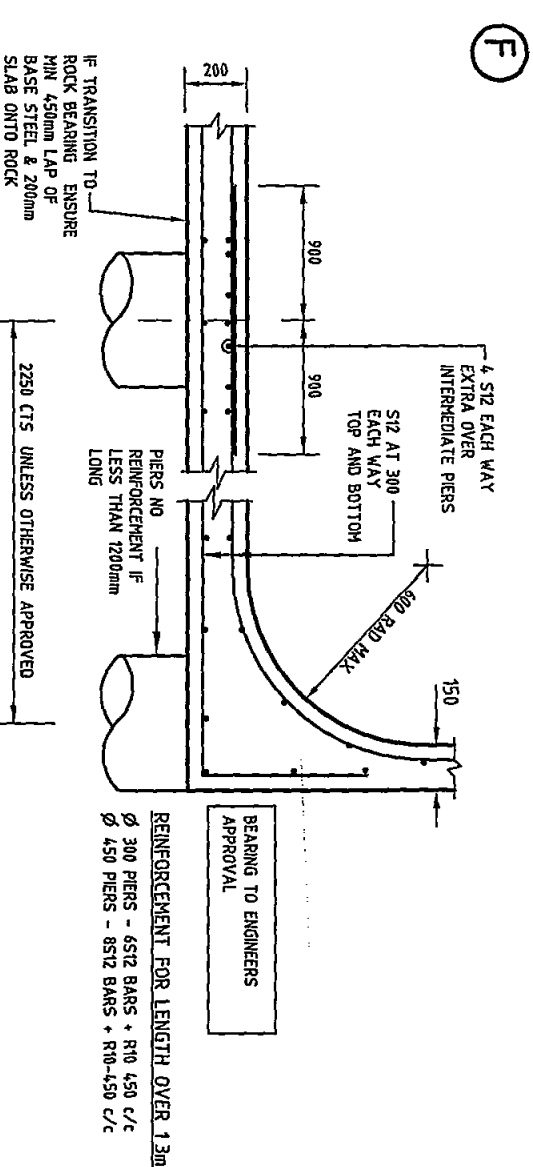
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OCTOBER 2006

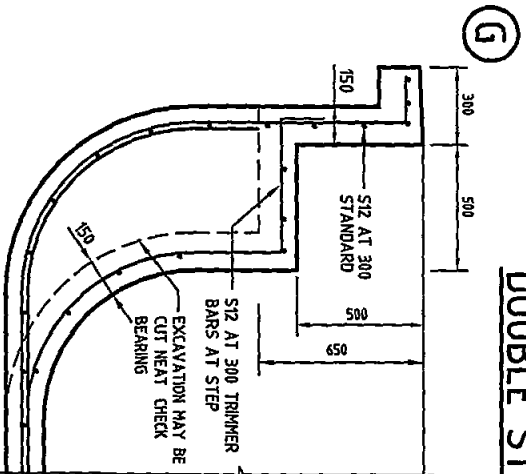


CRYSTAL POOLS PTY LTD
1 Central Ave, Thornleigh 2120
Ph 9875 4555 Fax 9484 1019
Builder Licence No 34505

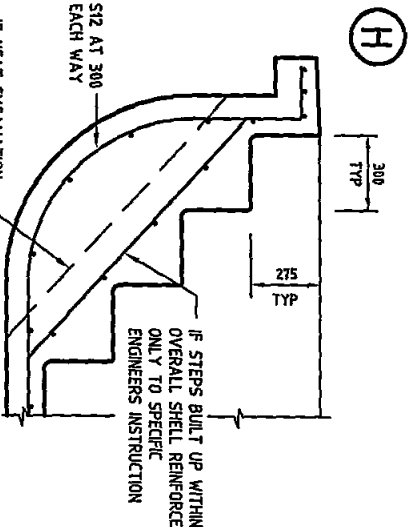
DATE	21/10/07
APPROVED	<i>[Signature]</i>
DWG No	11763/5
REV	



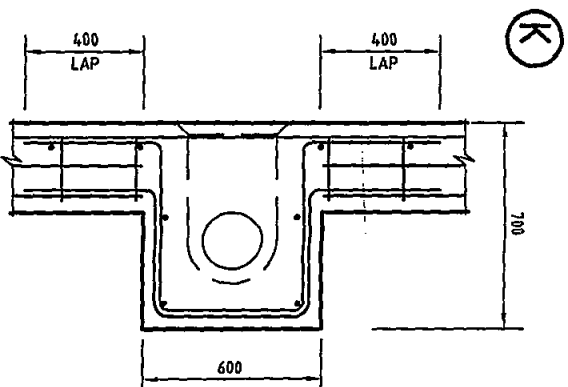
DOUBLE STEEL FLOOR DETAIL



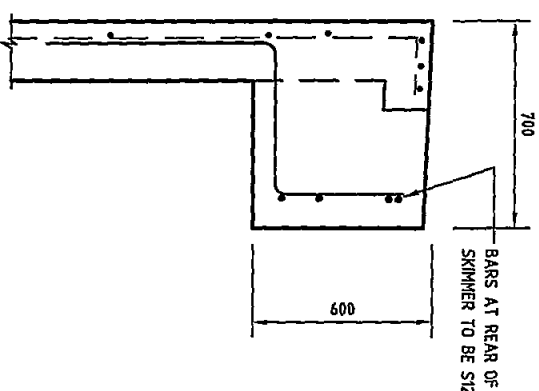
SWIM OUT DETAIL



STEPS DETAIL

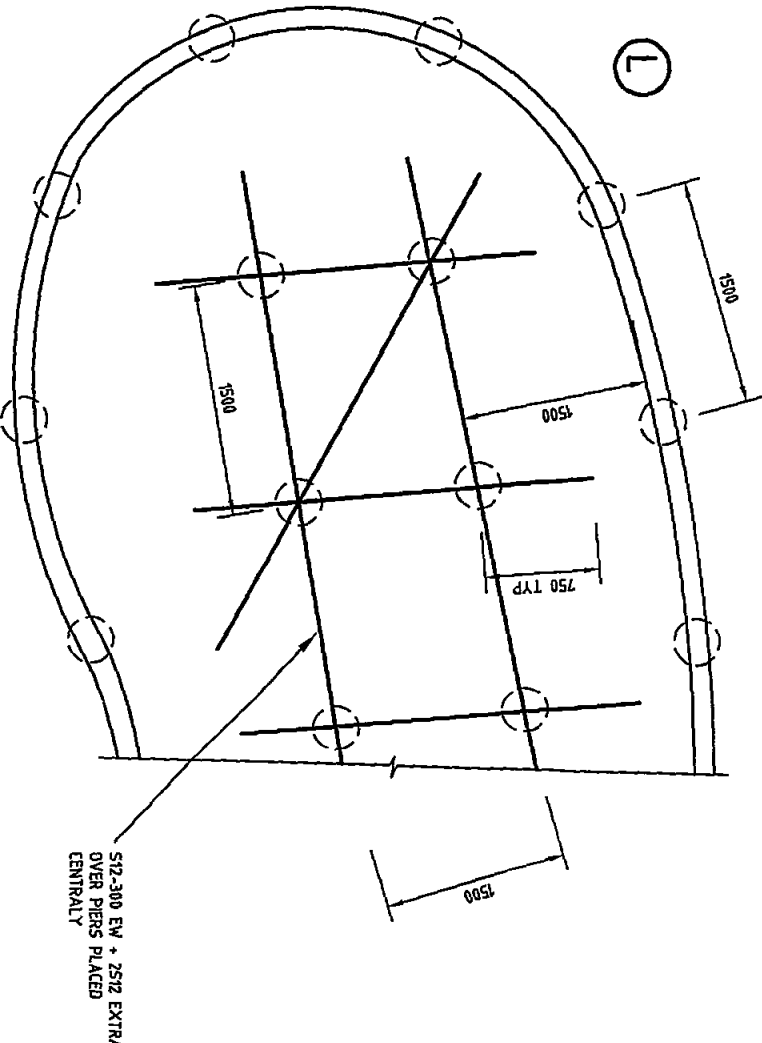


SECTIONAL PLAN



SECTION

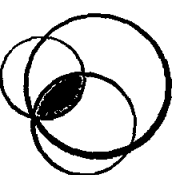
SKIMMER BOX DETAILS



SINGLE STEEL FLOOR DETAIL

- BEARING
- SAND - 150 kPaØ 600 PIERS
 - ROCK - 750 kPaØ 300 PIERS
 - CLAY - 300 kPaØ 450 PIERS

NO REBAR IF
< THAN 1200mm LONG

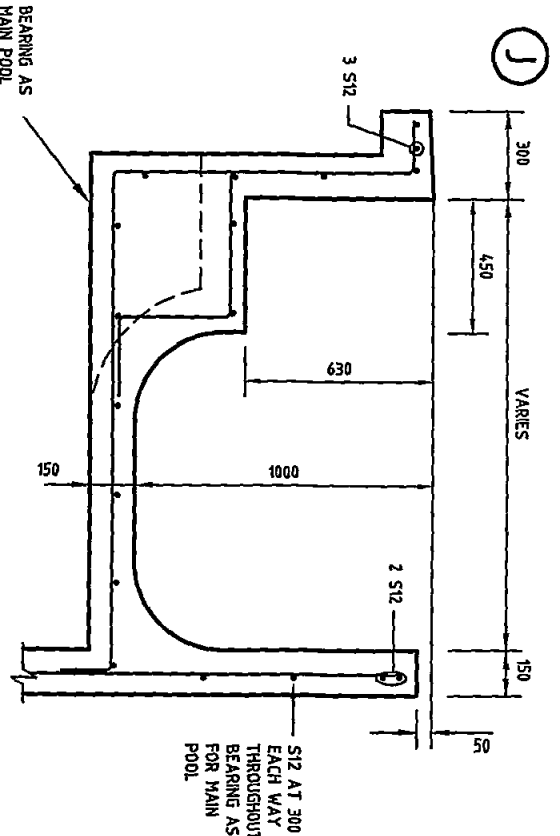


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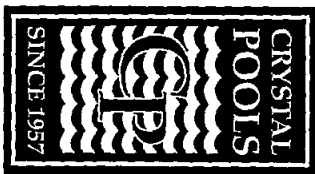
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SPA DETAIL

PROPOSED SWIMMING POOL
FOR WILLIAMSON
AT BAYVIEW.

This plan forms part of the approved
Certificate is issued by
Fitzgerald Building Certifiers Pty Limited



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