



PITTWATER COUNCIL

Construction Certificate Application

Environmental Planning and Assessment Act 1979 Section 109C
EP&A Regulation 2000, Clauses 139 (1) and 148

PO Box 882 Mona Vale NSW 1660

Tel (612) 9970 1111

Fax (612) 9970 7150

Internet www.pittwater.nsw.gov.au

Email pittwater_council@pittwater.nsw.gov.au

Please tick one

- ☒ New Construction Certificate
☐ Modification of previously issued
Construction Certificate

CC 045/111

SITE DETAILS

Unit/Suite 5+6	Street No 6	Street JUBILEE AVENUE
Suburb WARRIEWOOD		Lot No Deposit /Strata Plan

DEVELOPMENT CONSENT

Development Application No DA NOS47/10	Determination Date 17 01 2011
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APPLICANT DETAILS

Name/Company KAVANAGH AND SONS CUSTOM MADE HOMES	Contact Person SHANE KAVANAGH
Postal Address 5/6 JUBILEE AVENUE WARRIEWOOD 2102	Contact Numbers Phone (H/B) 02 9979-8977 Mobile 0412 530 217 Fax 02 9979-8955
Signature of Applicant 	Date

OWNERS DETAILS

Name SHANE + DIANNE KAVANAGH	If Company, contact person SHANE KAVANAGH
Postal Address AS ABOVE	Contact Numbers Phone (H/B) Mobile AS ABOVE Fax
As the owner of the land to which this application relates I consent to this application I also give consent for the authorised Council Officer to enter the land to carry out inspections	

Signature of Owners

Date

If more than one owner every owner must sign If the owner is a company the form must be signed by an authorised director and the common seal must be stamped on this application
If the property has been recently purchased written confirmation from the purchaser's Solicitor must be provided
If the contracts have been exchanged for the purchase of the land the current owner is to sign the application

DEVELOPMENT DETAILS

Type of Work	☐ Building Work
OR	
	☐ Subdivision Work
Description of proposal – (Provide brief, concise details)	
USE OF EXISTING BUILDING FOR MANUFACTURE OF TIMBER JOINERY + ANCILLARY OFFICE WITH CONNECTING DECK	

WHO WILL BE DOING THE BUILDING WORKS?

☐ Owner Builder	
Owner Builders Permit No	
Copy of Owner Builders permit attached	☐ Yes ☐ No – to be provided with Notice of Commencement Form
If you are an Owner-Builder for the residential building work exceeding \$5000 you must apply for a permit at NSW Office of Fair Trading, 1 Fitzwilliam Street, Paramatta NSW 2150 Australia Tel 61 2 98950111 Fax 61 2 9895 0222	

OR

☒ Licensed Builder	
Builder's License Number 02186020	
Name of Builder KAVANAGH + SONS CUSTOM MADE HOMES	Phone 02 9979 8977
Contact person NINA KAVANAGH	Mobile 0417 889 916
Address 5/6 JUBILEE AVENUE WARRIEWOOD 2102	Fax 02 9979 8955
Insurance Company	Insurance Certificate attached
	☐ Yes ☒ No – to be provided with Notification of Commencement form
If you are using a licensed builder for residential building work exceeding \$12,000 you must obtain Home Building Act Insurance A certificate of insurance must be provided with this application or submitted with the Notification of Commencement form	

VALUE OF PROPOSED DEVELOPMENT

Value of Works \$ 12,000 00 (including full cost of labour and materials)

DO YOU NEED TO PAY THE BUILDING INDUSTRY LONG SERVICE LEVY?

☐ Yes

☒ No

Only required if the development involves building works exceeding \$25,000 00

OFFICE USE ONLY

Fee Type	Cashier's Code	Fee Amount
Construction Certificate Application Fee	TCER	841 50
Modification of Construction Certificate Fee	TCER	
Long Service Levy Fee	QLSL	
Driveway/Street Levels	ESTR	
Sec 94 Contributions		
Bonds/Guarantees		
Other Fees		
TOTAL		841 50
Date of Receipt 6/4/11	Receipt No 299818	Accepted By
New Application Number issued (not required for modification of CC)		CC 015111

PRIVACY AND PERSONAL INFORMATION PROTECTION NOTICE

Purpose of collection	To enable Council to assess your proposal
Intended recipients	Council Staff/Consultants and any other relevant government agency that may be required to assess the proposal
Supply	The information is required by legislation
Consequence of Non-provision	Your application may not be accepted not processed or rejected for lack of information
Storage	Pittwater Council will store details of the application and any subsequent decision in a register that can be viewed by the public
Retention period	Hard copies of the application will be destroyed after 7 years and electronic records will be kept indefinitely
Please contact Council if this information you have provided is incorrect or changes	

STATISTICAL RETURN FOR AUSTRALIAN BUREAU OF STATISTICS

What is the area of the land?		Area in square metres	
Gross floor area of existing building?		Area in square metres	
If no existing building write "NIL"		Unit 5 - 176m ² Total 317m ² Unit 6 - 141m ²	
What is the existing building or site used for at present?		Main uses	TIMBERY JOINERY FACTORY
		Other uses	ANCILLARY OFFICE
Does the site contain a dual occupancy?		☐ Yes	☒ No
Gross floor area of proposed building?		Proposed floor area in square metres	
What will the proposed building to be used for?		Main uses	TIMBER JOINERY FACTORY
		Other uses	ANCILLARY OFFICE
How many dwellings			
Are pre-existing at this property?		Dwellings	1
Are proposed to be demolished?		Dwellings	0
Are proposed to be constructed?		Dwellings	0
How many storeys will building consist of?		Storeys	NA
What are the main building materials?			
Walls		Roof	
Full Brick	☐	Aluminium	☐
Brick veneer	☐	Concrete or slate	☒
Concrete masonry	☒	Tile	☐
Steel	☐	Fibrous cement	☐
Fibrous cement	☐	Steel	☐
Timber/weatherboard	☐	Other	☐
Cladding-aluminium	☐	Unknown	☐
Curtain glass	☐		
Other	☐		
Unknown	☐		
Floor		Frame	
Concrete	☒	Timber	☐
Timber	☐	Steel	☐
Other	☐	Other	☐
Unknown	☐	Unknown	☒

APPLICANTS CHECK LIST

Note This list is intended as a guide to the type of information to be submitted Some items may not be required and Section B of the Conditions of Development Consent for the building works may specify further additional information required with submission of your Construction Certificate Application	
Application Form – Supporting Documentation - (3 copies of each)	☒ Owners Consent ☒ Applicant’s Signature ☐ ^{NA} Long Service Levy ☐ ^{NA} Driveway/Street levels Application ☐ Architectural Plans ☐ Quick Check Plans endorsed by Sydney Water ☐ Construction Specifications for Building Works ☐ Structural Engineer s Plans ☐ Structural/Geotechnical Certificates ☐ Landscape Plans ☐ Driveway Level Plans ☐ On-site Stormwater Detention Plans ☐ Drainage Plans on Site Storm Management ☐ Erosion and Sediment Management Plan ☐ Sydney Water Quick Check Plans ☐ Subdivision Work Plans ☐ Schedule of External Finishes/Colours ☐ Fire Safety Measures Schedule ☐ Form No 2 – Geotechnical Risk Management Policy for Pittwater” ☐ Details and location of fencing for Swimming Pool to comply with AS 1926-1986 Fences and Gates for Private Swimming Pools” ☐ Specifications for construction of buildings in Bushfire-prone areas ☐ Security Deposit / Section 94 contributions ☐ Building Code of Australia - Alternative solution report that has been peer reviewed by a separate suitably qualified person



PITTWATER COUNCIL

Notification of Commencement & Principal Certifying Authority Service Agreement

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

About this form

- Use this form to appoint Pittwater Council as the Principal Certifying Authority (PCA) to carry out nominated inspections of the building / subdivision works and to issue the required Occupation Certificate
- This form must be submitted to Pittwater Council a minimum of two (2) days prior to the commencement of works

Who can complete this form?

- The owner of the property or the person having the benefit of the development consent
Note *The builder or other contractor cannot complete this form unless they are also the owner of the property*

Applicant's Checklist

- Read this document ☒
- Complete pages 1 2 & 3 ☒
- Sign on page 8 ☐
- Attach a copy of Owner Builder Permit or Home Owner Warranty Insurance Certificate ☒

Payment of fees

- Critical Stage Inspection fees (refer to Part 6e of this form) must be paid at the time of booking the inspection
- Issue of Interim/Final Occupation Certificate fee (refer to Part 6e of this form) must be paid prior to release of the certificate to the applicant

Pittwater Council

Tel (612) 9970 1111

Fax (612) 9970 7150

Mona Vale Customer Service
Village Park, 1 Park Street
MONA VALE NSW 2103

Avalon Customer Service
59A Old Barrenjoey Road
AVALON NSW 2108

Mailing Address
PO Box 882
MONA VALE NSW 1660

1 DEVELOPMENT INFORMATION

1a) DEVELOPMENT CONSENT

Development Application No DA NOS47/10	Determination Date 17 01 2011
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1b) CONSTRUCTION CERTIFICATE

Construction Certificate No	Date of Issue
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1c) DEVELOPMENT DETAILS

Type of Work ☐ New Building ☒ Additions / Alterations ☐ Subdivision	Brief description of development USE OF EXISTING BUILDING FOR MANUFACTURE OF TIMBER JOINERY + ANCILLARY OFFICE WITH CONNECTING DOOR
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1d) SITE DETAILS

Unit/Suite 5+6	Street No 6	Street JUBILEE AVENUE
Suburb WARRIEWOOD	Lot No 2102	Deposit /Strata Plan

1e) VALUE OF PROPOSED DEVELOPMENT

Estimated value of proposed works \$ 12,000 CC
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1f) DATE WORK IS TO COMMENCE

Minimum notice of two (2) days is required to be given prior to commencement of works
Date of commencement APRIL 28 2011

2 APPLICANT DETAILS

Note The builder or other contractor cannot complete this form unless they are also the owner of the property

Name (owner) SHANE KAVANAGH	
Postal Address 5/6 JUBILEE AVENUE WARRIEWOOD NSW 2102	Phone (H/B) 02 9979 8977 Mobile 0412 530 217 Email shane@kavanaghandsons.com Fax 02 9979 8955

3 PRINCIPAL CERTIFYING AUTHORITY

PITTWATER COUNCIL

PO Box 882
Mona Vale NSW 1660

Ph 9970 1111
Fax 9970 7150

4 COMPLIANCE WITH DEVELOPMENT CONSENT

Have all conditions to be addressed prior to the commencement of works been satisfied?

☒ YES

☐ NO (see Note below)

Note If **NO** work must not commence

Please be aware that failure to address these conditions may leave you liable and in Breach of the Environmental Planning and Assessment Act 1979 (as amended) Penalties may include an on-the-spot fine and/or legal action

If you are uncertain as to these requirements please contact Council's Development Compliance Group

5 WHO WILL BE DOING THE BUILDING WORKS?

☐ Owner Builder
Owner Builders Permit No

Copy of Owner Builders permit
attached

☐ YES

**If you are an Owner-Builder for the residential building work exceeding \$5000 you must apply for a permit at NSW Office of Fair Trading, 1 Fitzwilliam Street, Parramatta NSW 2150 Australia
Tel 61 2 98950111 Fax 61 2 9895 0222**

OR

☒ Licensed Builder
Builder's License Number 02186020

Name of Builder SHANE KAVANAGH

Phone 9979 8977

Contact person NINA KAVANAGH

Mobile 0417 889 916

Address 5/6 JUBILEE AVENUE
WARRIEWOOD 2102

Fax 9979 8955

Insurance Company

Insurance Certificate attached

☐ Yes

☒ No – statement attached & signed by each owner of the property that the reasonable market cost of the labour & materials to be used is less than \$12,000

If you are using a licensed builder for residential building work exceeding \$12,000 you must obtain Home Building Act Insurance A certificate of insurance must be provided with this application

6 RESPONSIBILITIES OF THE PRINCIPAL CERTIFYING AUTHORITY (PCA)

6a) Quality of Service

Pittwater Council will carry out PCA and inspection services in a professional manner and in accordance with the requirements of the Environmental Planning & Assessment Act 1979 and Council's Code of Conduct

6b) Site Signage

Pittwater Council will erect a sign on the site to advise the general public of the contact details of the PCA. The sign will be erected during the Commencement Inspection, on Council's acceptance of appointment as PCA

6c) Inspections

Pittwater Council officers will undertake the Critical Stage Inspections of the work during construction and prior to issuing an Occupation Certificate to ascertain compliance of specified stages of construction with the Development Consent, Construction Certificate, Building Code of Australia & relevant standards of construction. On appointment as the PCA, Pittwater Council will notify the applicant in writing of the Critical Stage & other Inspections

6d) Critical Stage and other inspections

The following stages of construction are required to be inspected by Council (as indicated by a ✓ in the relevant box)

Note Council's Development Compliance Officer will complete this section of the form

Office Use Only

- ☐ Footing Inspection (prior to placement of concrete)
- ☐ Slab and other Steel Inspection (prior to placement of concrete)
- ☐ Frame Inspection (prior to fixing floor wall & ceiling linings)
- ☐ Wet Area Waterproofing Inspection (prior to covering)
- ☐ Stormwater Inspection (prior to backfilling of trenches)
- ☐ Swimming Pool Safety Fence Inspection (prior to placement of water)
- ☐ Final Inspection (all works completed and prior to occupation of the building)



Office Use Only

Note Should the building works be completed in parts & not all aspects of a Critical Stage Inspection be ready, additional inspections maybe required – with a further inspection fee payable

Eg If two slabs are prepared at separate times, two separate inspection bookings and fees are required

6e) Critical Stage and other inspection fees

An inspection fee is required for each inspection identified in Part 6d of this form. A separate inspection fee is required for each Critical Stage Inspection. Should works be either incomplete or incorrect at the time of inspection a further separate reinspection fee will be required

Each inspection fee must be paid at the time of requesting the inspection

Fee Scale current to 30 June 2011

Critical Stage or other Inspection and re-inspections, including Final	\$255	(Code HINR)
Issue of Interim Occupation Certificate	\$350	(Code FOCC)
Issue of Final Occupation Certificate	\$350	(Code FOCC)

Please note that a failure to give correct notification of required inspections may result in the issuing of a Penalty Infringement Notice (PIN or on-the-spot fine) and/or a Notice and Order by Council and may result in refusal to issue an Occupation Certificate

6f) Inspection Results

Pittwater Council will provide written confirmation to the applicant of the inspection results and indicate if satisfactory or if additional works are required prior to reinspection

7 RESPONSIBILITIES OF THE APPLICANT

7a) Inspections

A minimum of forty-eight (48) hours notice (excluding weekends and public holidays) must be given to Council to enable the specified stages of construction to be inspected as identified in Item 6 of this agreement

Should an inspection be missed the applicant must advise Council in writing (as soon as practicable after the event) of that fact, the circumstances causing the inspection to be missed and supporting documentation for Council's consideration. In such cases, the inspection fee, which would normally have been required, must still be paid

The applicant must ensure that the Principal Contractor (Builder/Owner Builder) is advised of the required inspections and that the directions of Council's Development Compliance Officers are to be observed to ensure compliance with the Development Consent, Construction Certificate, Building Code of Australia and the terms of this agreement

7b) Booking of Inspections

The applicant shall request an inspection via Pittwater Council's Inspection Booking Hotline on **9970 1300**. A minimum of forty-eight (48) hours notice must be provided to Council to arrange for completion of the inspection

At the time of requesting the inspection, Pittwater Council will confirm an inspection time and day, name of inspecting officer and mobile contact number

Building works must **not** proceed to the subsequent stages of construction prior to obtaining a satisfactory inspection from Council for each stage of construction specified in Item 6d of this agreement

7c) Site Signage

The applicant is responsible to maintain the PCA signage provided by Pittwater Council at the site until the work is completed

The applicant is responsible to ensure that the Owner Builder or Principal Contractor (Builder) provide a rigid durable sign at the site, visible from the public place and maintained at the site until the work is completed. Such a sign shall display (a) the name, address and telephone number of the person, (b) an after-hours emergency telephone number for the person and (c) stating 'Unauthorised Entry to the Site is Prohibited'

7d) Compliance with the Development Consent and Construction Certificate

All works must be carried out in accordance with the terms and conditions of Council's Development Consent and the Construction Certificate and relevant provisions of the Building Code of Australia and Environmental Planning and Assessment Act 1979

Development Consent and a Construction Certificate must be obtained for any amendments or variations to the development, prior to the commencement of the amendment or variation

Works not in accordance with the approval and Building Code of Australia may result in the refusal to issue an Occupation Certificate. Council may also serve a Notice and Order to comply with the approval and/or the institution of legal proceedings

7e) Structural Engineering and Other Specialist Details

The following details are to be forwarded to the PCA prior to commencement of the relevant stage of construction (as identified by a ✓). The details are to be prepared by a suitably qualified person to confirm compliance with the relevant provisions of the BCA and Australian Standards

Note Council's Development Compliance Officer will complete this section of the form

Office Use Only

- ☐ Timber framing details including bracing and tie-downs
- ☐ Roof construction or roof truss details
- ☐ Termite control measures
- ☐ Glazing details
- ☐ Mechanical ventilation details
- ☐ Wet area construction details
- ☐ Details of fire resisting construction
- ☐ Details of essential fire and other safety measures
- ☐ Sound transmission and insulation details
- ☐ Details of compliance with development consent conditions



Office Use Only

7f) Certification of Works

To ensure compliance with the Construction Certificate and Building Code of Australia (BCA), the applicant is to provide certification, verifying that the following specialist matters (identified by a ✓) have been carried out

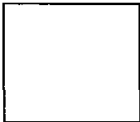
Each certification must

- reference the approved Construction Certificate number, property address, relevant provisions of the BCA Australian Standards and approved drawings
- be prepared by an accredited certifier or other suitably qualified & experienced person to the satisfaction of Pittwater Council

Note Council's Development Compliance Officer will complete this section of the form

Office Use Only

- ☐ Survey detailing building setbacks, reduced levels of floors & ridge by a registered surveyor
- ☐ Shoring and support for adjoining premises and structures by a structural engineer
- ☐ Contiguous piers or piling by a structural engineer
- ☐ Underpinning works by a structural engineer
- ☐ Structural engineering works by a structural engineer
- ☐ Retaining walls by a structural engineer
- ☐ Stormwater drainage works by a hydraulic engineer and surveyor
- ☐ Landscaping works by the landscaper
- ☐ Condition of trees by an Arborist
- ☐ Mechanical ventilation by a mechanical engineer
- ☐ Termite control and protection by a licensed pest controller
- ☐ Waterproofing of wet areas by a licensed waterproofer or licensed builder
- ☐ Installation of glazing by a licensed builder
- ☐ Installation of smoke alarm systems by a licensed electrician
- ☐ Completion of construction requirements in a bush fire prone area by a competent person
- ☐ Completion of requirements listed in the BASIX Certificate by a competent person
- ☐ Fire resisting construction systems by a competent person
- ☐ Smoke hazard management systems by a competent person
- ☐ Essential fire safety and other safety measures by a competent person (Form 15a)
- ☐ Completion of Bushland Management requirements by a suitably qualified person
- ☐ Installation of Waste Water Management System by a suitably qualified person
- ☐ Installation of the inclined lift by a suitably qualified person
- ☐ Installation of sound attenuation measures by an acoustic engineer



Office Use Only

This form is valid from
1st July 2010 to 30 June 2011

7g) Occupation Certificate

A *Final* Occupation Certificate must be obtained from the PCA prior to the occupation or use of a new building (or part of a building) or prior to the change of an existing building use/classification. An inspection fee is to be paid to the PCA in accordance with the fee scale in Part 6e of this agreement.

An application may be made to the PCA for an *Interim* Occupation Certificate, which will be considered in accordance with the provisions of the Environmental Planning and Assessment Act 1979 and conditions of development consent.

Only the Principal Certifying Authority can issue an Occupation Certificate and the Environmental Planning and Assessment Act 1979 contains penalty provisions for failing to obtain a required Occupation Certificate.

An application for an *Interim* or *Final* Occupation Certificate must be accompanied by a final or interim *fire safety certificates* as required by the EP&A Regulations, Clauses 80E or 80F for buildings other than Class 1 and 10.

7h) Miscellaneous requirements

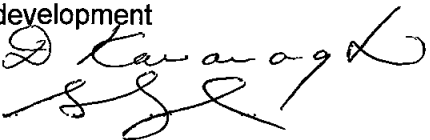
The applicant is required to ensure that valid public liability insurance cover to the value of \$10,000 000 (minimum) is held by the applicant and/or builder.

The applicant is required to notify Council, in writing, of any change in the details or address of the applicant or head contractor.

Pittwater Council may cancel the agreement if there is a breach of the agreement.

8 **YOUR SIGNATURE**

I accept the terms and conditions of this service agreement, including the associated payment of fees and appoint Pittwater Council as the Principal Certifying Authority for the subject development.

Signature 

Date

9 **COUNCIL'S AGREEMENT TO APPOINTMENT**

The relevant details in Parts 6d, 7e & 7f of this agreement have been completed. Home Owners Warranty Insurance Certificate or Owner/Builders Permit or Statement has been provided where necessary and I acknowledge the appointment of Pittwater Council as the Principal Certifying Authority.

Officer's name

on behalf of Pittwater Council

Officer's signature

Date

PRIVACY AND PERSONAL INFORMATION PROTECTION NOTICE

Purpose of collection	To enable Council to act as the Principal Certifying Authority for the development
Intended recipients	Pittwater Council staff
Supply	The information is required by legislation
Consequence of Non-provision	Your application may not be accepted, not processed or rejected for lack of information
Storage	Pittwater Council will store details of this form in a register that can be viewed by the public
Retention period	Hard copies will be destroyed after 7 years and electronic records will be kept indefinitely
Please contact Council if this information you have provided is incorrect or changes	



Kavanagh & Sons

Custom Made Homes

ABN 82 138 649 902

Wednesday 2nd February 2011

Pittwater Council

PO Box 882

Mona Vale

Re Matters to be satisfied prior to issue of Construction Certificate

Re DA No NO547/10

Unit 5 and Unit 6

6 Jubilee Avenue, Warriewood 2102

To Whom It May Concern,

This letter is to confirm that in accordance with condition C1 as set out in the above stated DA conditions, all building works will be carried out as per the requirements of the Building Codes of Australia 2011

Furthermore in accordance with condition C2

- All demolition works will be carried out in accordance with the requirements of AS2601 – 2001 and council will be given 48 hours written notice of the destination of demolition material
- Compliance with the requirements of Work Cover Authority of NSW will be strictly adhered to

Please note that we are aware of condition B1 in relation to the Mezzanine levels and understand as stated in Condition B2 that the consent relates only to the new work nominated on the approved plans

Shane Kavanagh

Project Manager

Builders License number U218602C

Office & Showroom

5/6 Jubilee Avenue

Warriewood NSW 2102

P 9979 8977

F 9979 8955

E shanekavanagh@bigpond.com



Kavanagh & Sons

Custom Made Homes

ABN 82 138 649 902

Wednesday 2nd February 2011

Pittwater Council

PO Box 882

Mona Vale

Re Insurance

Re DA No NO547/10

Unit 5 and Unit 6

6 Jubilee Avenue, Warriewood 2102

To Whom It May Concern,

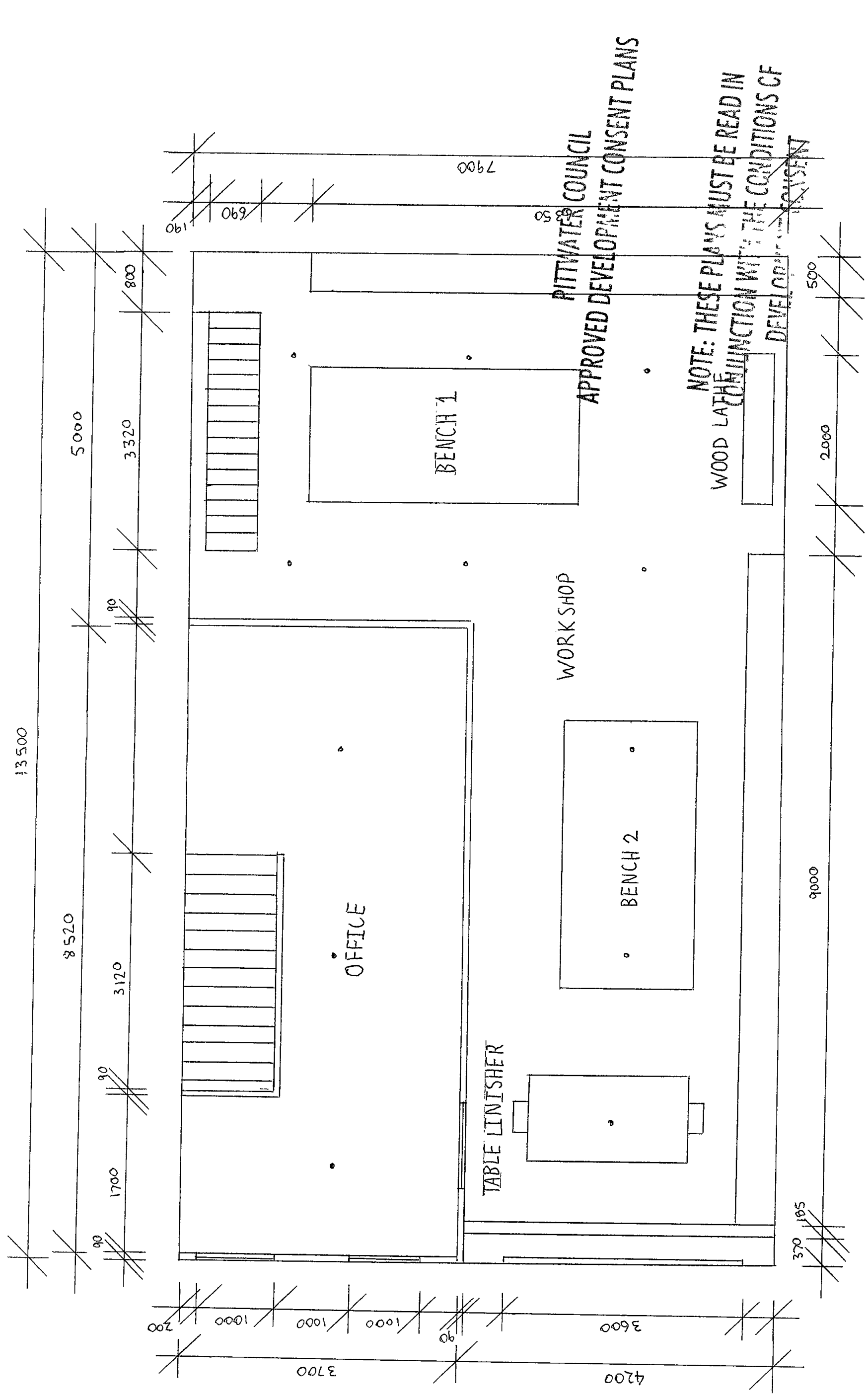
I write and sign this letter as a statement that the reasonable market cost of labour and materials to be used in the building works for the above DA will not exceed \$12,000 00

Shane Kavanagh

Dianne Kavanagh

Office & Showroom
5/6 Jubilee Avenue
Warriewood NSW 2102
P 9979 8977
F 9979 8955
E shanekavanagh@bigpond.com

• Red indicates water
hydrants

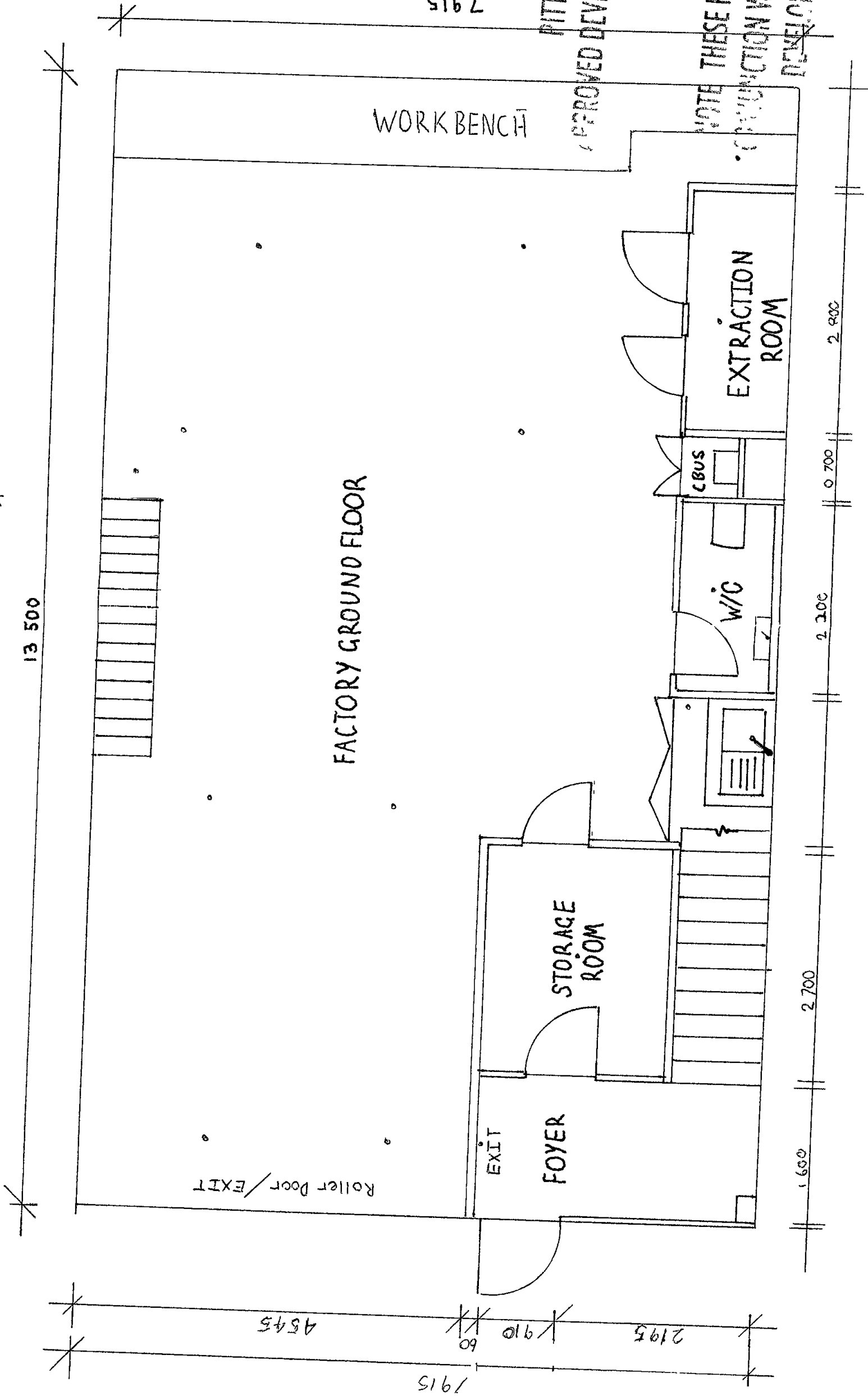


DAS		
UNIT 6/6 JUBILEE AVE	WARRIEWOOD 2102	
FIRST FLOOR PLAN	1.50	ALEX KAVANAGH

Red indicates water hydrants

3190

13 500



WORK BENCH

FACTORY GROUND FLOOR

EXIT

FOYER

STORAGE ROOM

EXTRACTION ROOM

W/C

BUS

Roller Door / EXIT

PITTSBURGH COUNCIL APPROVED DEVELOPMENT CONSENT PLANS

NOTE THESE PLANS MUST BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT

DAI

UNIT 5/6 JUBILEE AVE

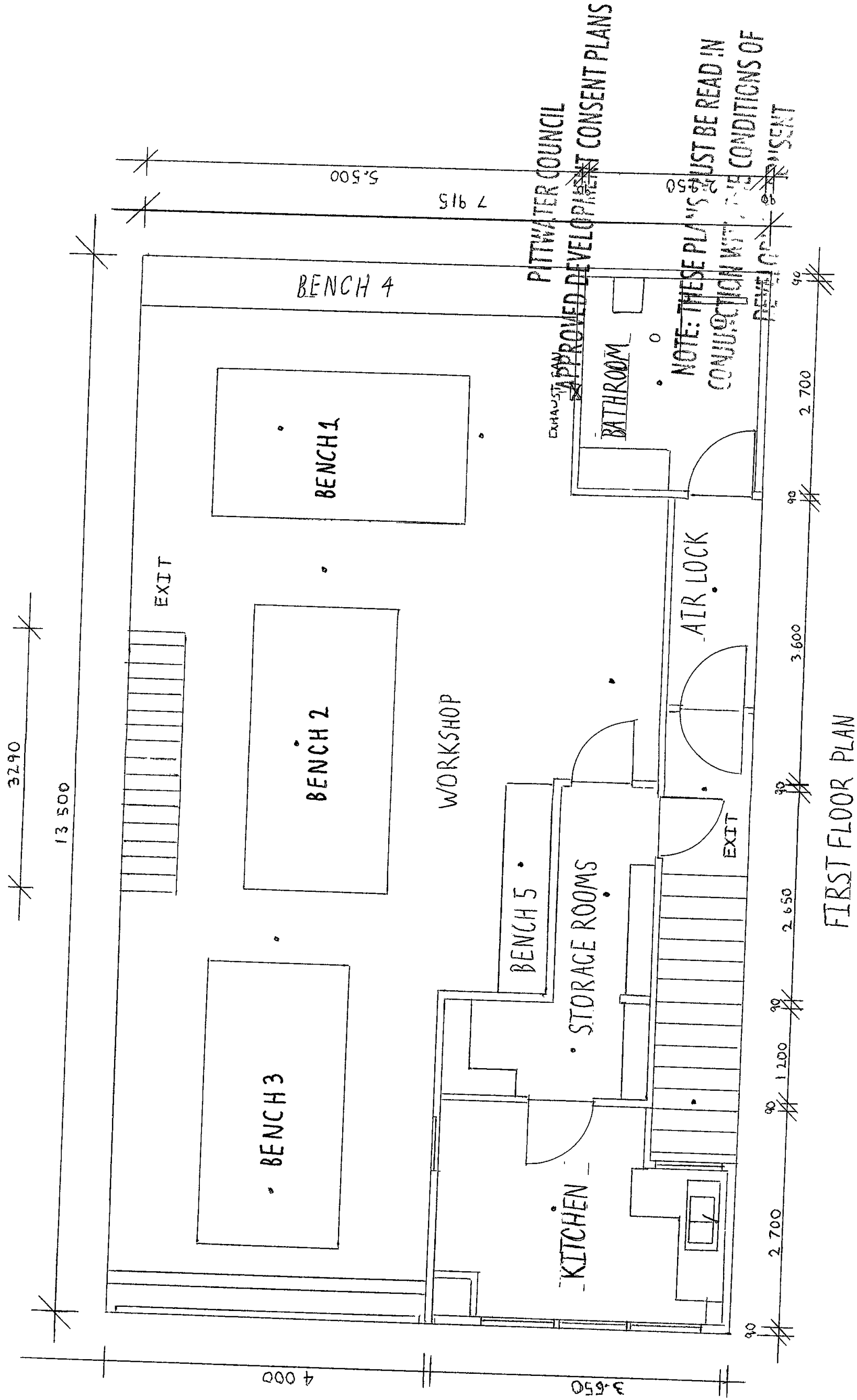
WARRIEWOOD 2102

GROUND FLOOR PLAN

1:50

ALEX KAVANAGH

Red indicates water hydrant



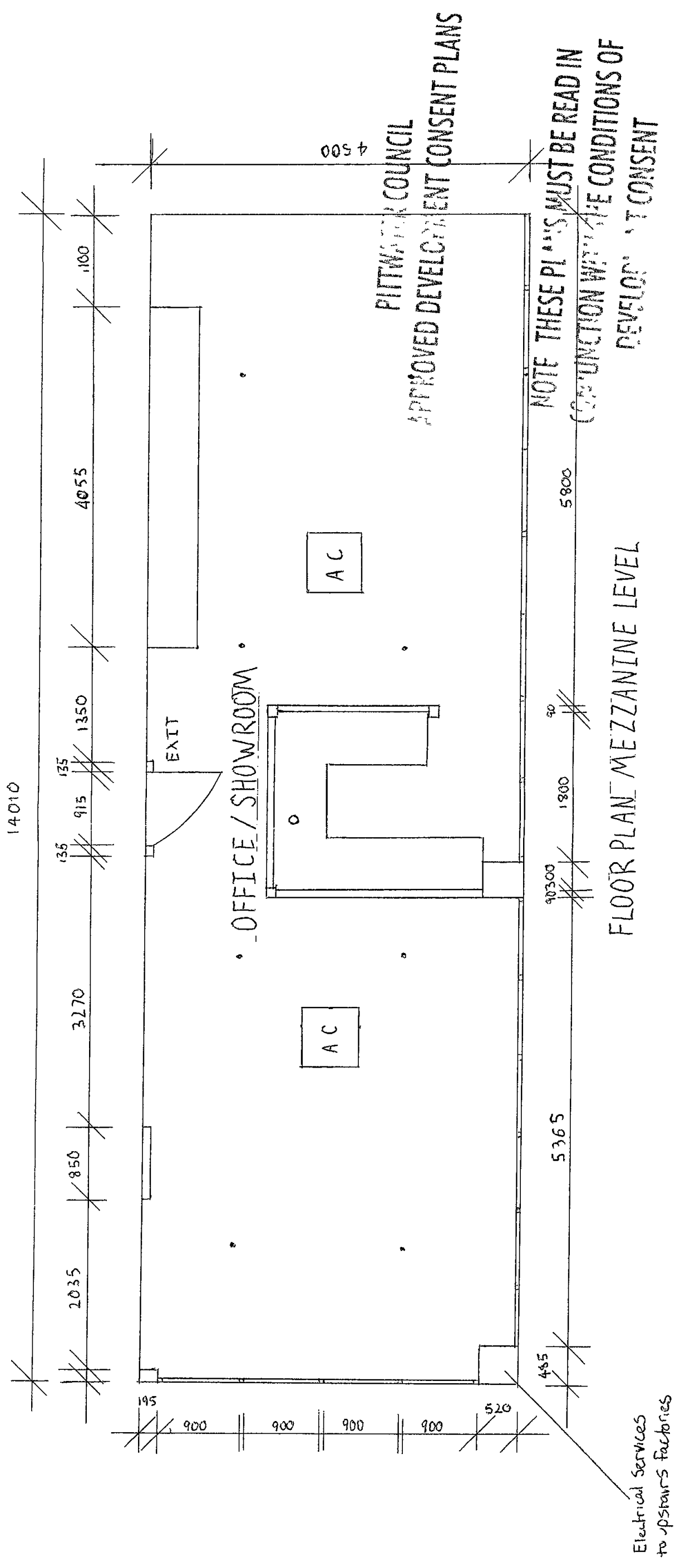
DZ

UNIT 5/6 JUBILEE AVE	WARRIE WOOD 2102
FIRST FLOOR PLAN	1 50 ALEX KAVANAGH

○ Indicates water
hydrants

○ Indicates Smoke
alarm

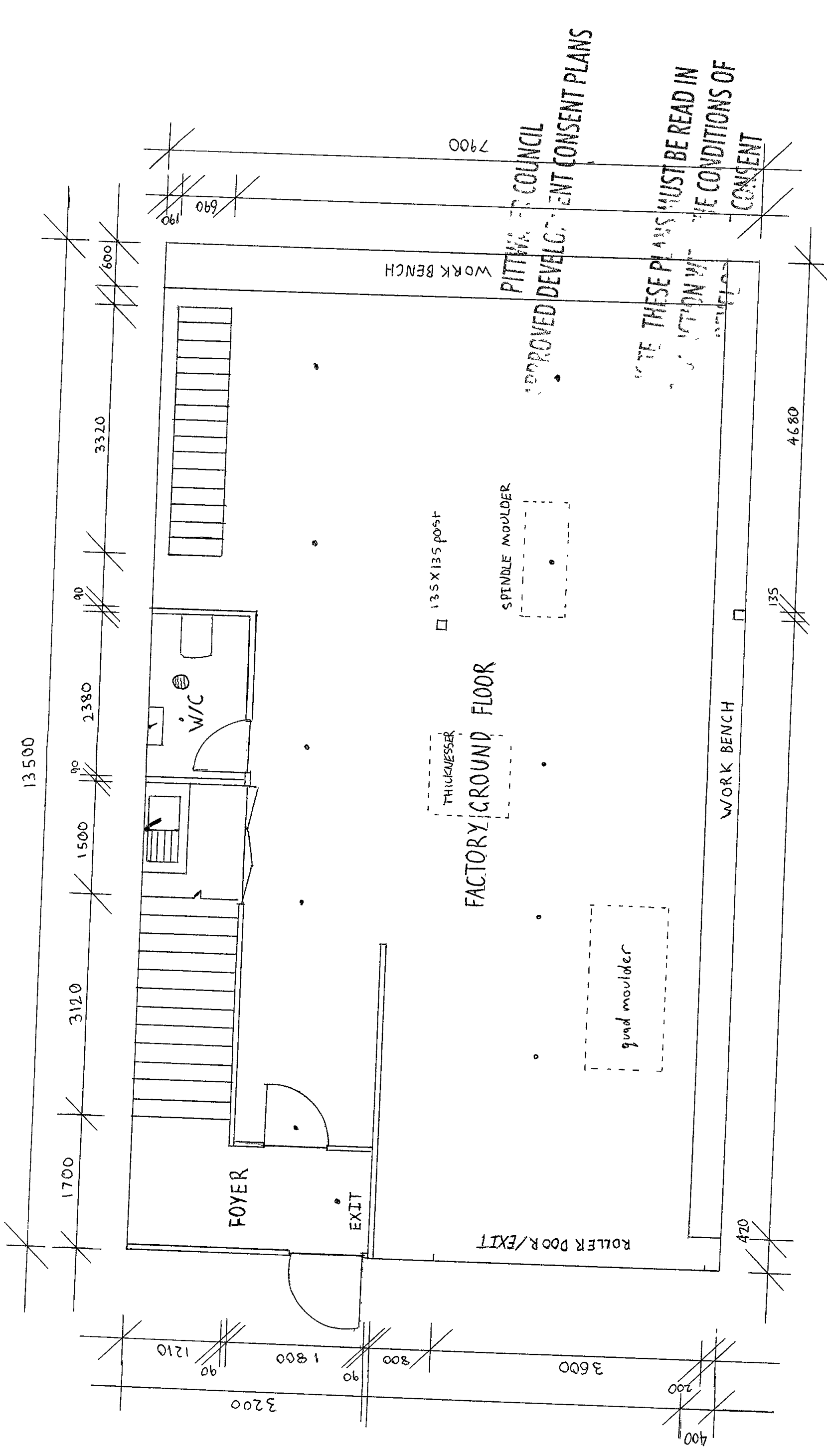
AC Indicates Air conditioner



DA 3

UNIT 5/6 JUBILEE AVE	WARRIEWOOD 2102
OFFICE / SHOWROOM	ALEX KAVANAGH 150

• Red indicates water
hydrants
⊙ EXHAUST FAN



DA4

UNIT 6/6 JUBILEE AVE	WARRIEWOOD 2102
GROUND FLOOR PLAN	1 50 ALEX KAVANAGH