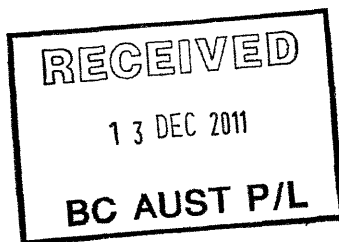




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Building Regulations Certification & Fire Safety Consultants
ABN 45 105 050 897



- construction, compliance & occupation certificates
- fire safety inspections for building upgrades
- pre-development compliance advice
- principal certifying authority (PCA)
- liaisoning with local authorities
- BCA compliance reporting
- project management
- building approvals
- strata approval

APPLICATION FOR A PART 4A CERTIFICATE, NOTICE OF COMMENCEMENT AND APPOINTMENT OF PRINCIPAL CERTIFYING AUTHORITY

Under Section 81A (2), 81A (4), 86(1) and (2) and 109C (1) (b), of the Environmental Planning and Assessment Act 1979 and
Section 126 or 139 Environmental Planning & Assessment Regulation 2000

(Tick either) ☒ Construction Certificate (CC) or ☐ Complying Development Certificate (CDC),

And, ☒ Appointment of Principal Certifying Authority (PCA)

SUBJECT LAND OF THIS APPLICATION

Level/Suite _____ Street No 12 Street Name CRESCENT RD
Suburb MORA VARE Post Code 2163
Lot & DP No 1, DP207839 Land Use Zone _____

- All fields must be correctly filled in or Council will reject the application, building details must match Council's rate notices
- Land Use Zone only applies to a CDC, this information is obtained from Council under a 149 (1 & 5) Planning Certificate

BUILDING OWNERS CONSENT (All owner(s)/directors must sign this document or provide a letter of authority)

- Every owner of the land must sign this application and as the owner(s) of the above property, I/we all consent to this application
Or, provide a statement signed by all owner/s of the land to the effect that the owner consents to the making of the application
- If the owner is a company, this form must be signed by an authorised director of the company
- If the property is a unit under strata title, relates to common property or a lot in a community title, this form must be signed by the chairperson or the secretary of the Body Corporate and/or Body Corporate seal or the appointed managing agent

Owner(s) Name A-L JAMES
Contact No 0414 874341 Email tony@scotersales.com.au
Signature(s) _____ Date 6-12-11
Signature(s) _____ Date _____

- I/we as the owner/s of this land consent for the below applicant to apply on our behalf to appoint the PCA and the applicant is the person having the benefit of the development consent
- I/we as the owner/s of this land agree that Building Certificates Australia Pty Ltd and the appointed Accredited Certifier and/or Principal Certifying Authority is not liable for any cost, defects or non-compliances identified as part of their role in acting as an Accredited Certifier and/or Principal Certifying Authority for this application

DETAILS OF THE APPLICANT

(Applicant must sign last page Declaration and unless the builder/contractor owns the land, the builder can't be the applicant)

Applicant Name As above
Applicant Address _____ State _____ Post Code _____
All correspondence to be C/- _____ Yes ☐ No ☐
Mailing Address _____ State _____ Post Code _____
Contact No's _____ Email _____

PRINCIPAL BUILDER / CONTRACTOR / OWNER BUILDER

Name PRO TOUCH DESIGNS - IBRAHIM AL-HANOUNI
Address 21 STODART STREET ROVELANDS NSW 2196
Contact No's 0405204208 Email _____ License/Permit No 201399C

HOME OWNERS WARRANTY INSURANCE (Must tick as applicable)

Where development works relate to residential building only

- I have obtained the necessary builder's insurance or owner builder license under the Home Building Act Yes ☐ No ☐ N/A ☒

Address: Suite 505, 64-76 Kippax Street, Surry Hills NSW 2010
Tel: (02) 8014 7720 Fax: (02) 9211 9332
Email: admin@bcaustralia.net.au



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DESCRIPTION OF DEVELOPMENT FOR THIS CONSENT

Type of Work ☒ Building Works ☐ Fit-out Works ☐ Subdivision ☒ Change of Use

Full Description of Development attached secondary dwelling (stage 1)

Current and/or Proposed New Use Residential Use.

BCA Classifications 2 Total Gross Floor Area of Proposed Works _____ m²

THIS APPLICATION RELATES TO A DEVELOPMENT CONSENT (DA) Yes ☒ N/A ☐

DA No N0372109 Consent Authority (Council) Waverley Council

Date of DA Lodgment _____ Date of DA Determination 11/12/09

Sec 96 Modifications 1 Date of Sec 96 Determination 31/12/11

Sec 96 Modifications _____ Date of Sec 96 Determination _____

THIS APPLICATION SEEKS APPROVAL FOR COMPLYING DEVELOPMENT (CDC) Yes ☐ N/A ☒

Name of Environmental Planning Instrument or Development Control Plan in which approval is sought

☐ SEPP 2008 ☐ SEPP Infrastructure 2007 ☐ Other _____

(if any), the estimated area in square metres, of bonded asbestos material or friable asbestos material that will be disturbed, repaired or removed in carrying out the development _____ m² N/A ☐

COST OF DEVELOPMENT / LONG SERVICE LEVY PAYMENT

The New South Wales Parliament has put a levy on all building and construction work costing \$25,000 and above (inclusive of GST) in New South Wales. The levy is paid by the owners of a building or construction project into a fund administered by the Building and Construction Industry Long Service Payments Corporation, and from this fund, the Corporation makes long service payments to building and construction workers.

The current levy rate is 0.35 % of the true value of building and construction works costing \$25,000 or more (inclusive of GST). (The cost of land, non-building inputs such as design and legal services is excluded from the cost of building)

The Long Service Levy can be paid over the internet, go to <https://levy.lspc.nsw.gov.au>

Note If you're applying for a CDC, you will need a CDC reference No from us before hand – to obtain this, please contact our office before making your payment online.

The cost of building and construction in broad terms includes yet is not limited to

- | | | |
|--|--|-----------------------------------|
| - Cost of labour and materials, | - Concreting and structural steelwork, | - Paving and kerbing etc are also |
| - Excavation, | - Bricklaying, | included, |
| - Site preparation, | - Carpentry, | - Gyprocking, |
| - External permanent structures such as retaining walls, | - Painting, | - Plumbing, |
| | - Tiling, | - Electrical, |

Cost of Work for this Application, as defined above \$ 10,000 including GST
(Cost to be confirmed via an attached builders quote or your contract breakdown)

Required LSL Payment to be made (0.35% of true cost) \$ —

- LSL = Cost of works multiplied by 0.0035
- If Council Sec 94 payments are needed, each Council calculates costs differently



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APPLICANTS NOTICE TO COUNCIL OF DATE WORK IS TO DUE TO COMMENCE

Work will only commence relating to this application two (2) days after the approval and lodgment of this CC or CDC form with the Consent Authority or from the following anticipated date 20.12.11

- Sec 81A of the Act, the person having the benefit of the development consent (being the Applicant) is to give Council at least 2 days notice and to the principal certifying authority if that is not the council, or the person's intention to commence the erection of the building
- Works can't start until approval is obtained, commencing works prior to approval of a CC/CDC could void any CC/CDC
- We will notify Council on your behalf only after this application is approved

APPLICANTS DECLARATION.

- I/we as the applicant confirm that all the Conditions in the Development Consent or Complying Development Certificate have and will be identified and actioned accordingly Compliance with Development Consent conditions will occur at all times
- All works related to this development will, can and does comply with all relevant Conditions of Development Consent, Building Code of Australia and all other relevant Australian Standards
- I/we as the applicant confirm that all fields of this application have been filled in correctly and to the best of my knowledge the information within this form is correct
- Compliance with the Federal Disability (Access to Premises — Buildings) Standards 2010 (Class 1b and 2-9 Buildings only)
 - I/we as the applicant are also the owners of the land - Yes ☒ No ☐
 - I/we as the applicant are the sole lessee of this building - Yes ☐ No ☐

(Must tick as applicable, if 'yes' Access Code applies, additional works and assessment may be required along with other approvals)

Applicant Name: A L JAMES
Signature of Applicant [Signature] Date: 6.12.11.

Note Originals of this document must be returned to our office or received via high quality scan and email (Faxes will not be accepted)
Note All fields must be completed by the applicant, we accept no responsibility for wrong or false and misleading information provided
Note As we accept information in good faith, you are reminded that under the Environmental Planning and Assessment Regulation 2000, Clause 283 False or misleading statements - A person is guilty of an offence if the person makes any statement, knowing it to be false or misleading in an important respect, in or in connection with any document lodged with the Director-General or a consent authority or certifying authority for the purposes of the Act or this Regulation False information submitted will VOID any Certificate Issued

AGREEMENT OF APPOINTMENT OF PRINCIPAL CERTIFYING AUTHORITY (Office use only)

PCA's Name	Peter Antcliffe
Accreditation Number	BPB 0009
Accreditation Grade	A1 Accredited Certifier – Building Surveyor Grade 1
Accreditation Body	Building Professionals Board
PCA's Address	Suite 505, 64-76 Kippax Street Surry Hills 2010

Certifier's Statement,

- I consent to being appointed as the PCA for this development
- All conditions of consent that are required to be satisfied prior to the work commencing have been satisfied

Signature of PCA [Signature] Date Appointed 16/12/11.