

# PYRAMID BUILDING SERVICES

CC No. ....

## APPLICATION FOR A CONSTRUCTION / OCCUPATION CERTIFICATE

Environmental Planning and Assessment Act 1979

Sections 109C (1) (b), 81A (2) & 81A (4)

Applicant's Name: .....

Applicant's Address: ..... Post Code:.....

Applicant's Telephone No: ..... Facsimile No: .....

Mobile No: ..... E-Mail: .....

Owner/s Name: ..... Address: .....

(if not applicant)

Owner's Telephone No: ..... Facsimile No: .....

Owner/s Name: ..... Address: .....

(if not applicant)

Owner's Telephone No: ..... Facsimile No: .....

Consent of Owner/s I/We consent to this application

Signature/s: .....

Address of Subject Land: .....

Lot No.: ..... Deposited Plan: ..... Volume/folio: ..... Area of Site m<sup>2</sup>: .....

Type of Development:  building work  subdivision work

Description of Development: .....

Development Consent No: ..... Dated: .....

Building Code of Australia Classification: .....

Builder or  Owner Builder (if known – for proposed residential building work)

Estimated Value of Work: \$..... Owner/Builder Permit No.: .....

### Attachments Required:

- ▶ I have read notes 1 and 2 on pages 4 and 5 and provided all required details
- ▶ I have completed Schedule 1 (for building work only)
- ▶ I have attached an up to date BASIX Certificate

Signature of Applicant: ..... Date: .....

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## APPOINTMENT OF PRINCIPAL CERTIFYING AUTHORITY

### Principal Certifying Authority (PCA)

Name: Youssef El-Masri.....

Address: Unit F2 /101 Rookwood Road, Yagoona NSW 2199.....

Telephone No.: 02 9708 1124.....

Fax No.: 02 9708 1128.....

Mobile No.: 0402 400 400 .....

Email: yelmasri@bigpond.com.....

Name of Certifying Authority & Accreditation No.: ...Youssef El-Masri & BPB 0461.....

I the above Accredited person confirm that I have been appointed as the Principal Certifying Authority for the development.

Signature: .....

Date: .....

### Principal Contractor (Builder)

Is the owner the builder?  Yes – attach copy of owner builder's permit

No – attach copy of builder's licence

Owner Builder Permit No. : -----

### Builder's Details:

Name & Licence NO.: .....

Address: .....

Telephone No.: .....

Fax No.: .....

Mobile No.: .....

Email: .....

### Home Building Act 1989

Has the principal certifying authority been provided with a copy of the Home Warranty Insurance Certificate under Part 6 of the Home Act 1989?

Yes

No

### Date Work is to commence

Date: .....

### Signed by applicant

Signature: .....

Date: .....

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## Schedule 1

Please complete this schedule for the purpose of providing information to the Australian Bureau of Statistics.

### All NEW Buildings

Please complete the following details:

- Number of storeys (including underground floors)
- Gross floor area of new building (m<sup>2</sup>)
- Gross site area (m<sup>2</sup>)


### Residential Buildings Only

Please complete the following details on residential structures:

- Number of dwellings to be constructed
- Number of pre-existing dwellings on site
- Number of dwellings to be demolished
- Will the new dwellings be attached to other new buildings?
- Will the new buildings be attached to existing buildings?
- Does the site contain a Dual Occupancy?  
(NB) Dual Occupancy = two dwellings on the same site

Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
Yes	<input type="checkbox"/>	No	<input type="checkbox"/>

### Materials – Residential Buildings

Please indicate the code  that best describes materials to be used in the construction of the new building

Walls			Roof			Floor			Frame		
Brick (double)	<input type="checkbox"/>	11	Tiles	<input type="checkbox"/>	10	Concrete or Slate	<input type="checkbox"/>	20	Timber	<input type="checkbox"/>	40
Brick (veneer)	<input type="checkbox"/>	12	Concrete or Slate	<input type="checkbox"/>	20	Timber	<input type="checkbox"/>	40	Steel	<input type="checkbox"/>	60
Concrete or Stone	<input type="checkbox"/>	20	Fibre cement	<input type="checkbox"/>	30	Other	<input type="checkbox"/>	80	Aluminium	<input type="checkbox"/>	70
Fibre cement	<input type="checkbox"/>	30	Steel	<input type="checkbox"/>	60	Not specified	<input type="checkbox"/>	90	Other	<input type="checkbox"/>	80
Timber	<input type="checkbox"/>	40	Aluminium	<input type="checkbox"/>	70				Not specified	<input type="checkbox"/>	90
Curtain glass	<input type="checkbox"/>	50	Other	<input type="checkbox"/>	80						
Steel	<input type="checkbox"/>	60	Not specified	<input type="checkbox"/>	90						
Aluminium	<input type="checkbox"/>	70									
Other	<input type="checkbox"/>	80									
Not specified	<input type="checkbox"/>	90									

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## Notes for Completing a Construction Certificate Application

**Note 1:** The following information must accompany applications for a Construction Certificate for building and subdivision work.

### Building Work

In the case of an application for a Construction Certificate for building work.

- a) copies of compliance certificates relied upon.
- b) three (3) copies of detailed plans and specifications.

The plan for the building must be drawn to a suitable scale and consist of a general plan and a block plan. The general plan of the building is to:

- show a plan of each floor section.
- show a plan of each elevation of the building.
- show the levels of the lowest floor and of any yard or unbuilt on area belonging to that floor and the levels of the adjacent ground.
- indicate the height, design, construction and provision for fire safety and fire resistance (if any).

Where the proposed building work involves any alteration or addition to, or rebuilding of, an existing building the general plan is to be coloured or otherwise marked to the satisfaction of Council to adequately distinguish the proposed alteration, addition or rebuilding.

Where the proposed building work involves a modification to previously approved plan and specification the general plans must be coloured or otherwise marked to the satisfaction of Council to adequately distinguish the modification

The specification is:

- to describe the construction and materials of which the building is to be built and the method of drainage, sewerage and water supply.
  - state whether the materials proposed to be used are new or second hand and give particulars of any second hand materials.
- c) Where the application involves an alternative solution to meet the performance requirements of the BCA, the application must also be accompanied by:
    - details of the performance requirements that the alternative solution is intended to meet, and
    - details of the assessment methods used to establish compliance with those performance requirements.
  - d) Evidence of any accredited component, process or design sought to be relied upon.
  - e) Except in the case of an application for, or in respect of, a class 1a or class 10 building.
    - a list of any fire safety measures that are proposed to be implemented in the building or on the land on which the building is situated, and
    - if the application relates to a proposal to carry out any alteration or rebuilding of, or addition to, an existing building, a separate list of such of those measures as are currently implemented in the building or on the land on which the building is situated.

The list must describe the extent, capability and basis of design of each of the measures.

### Subdivision Work

In the case of an application for a complying development certificate for subdivision work:

- a) Copies of Compliance Certificate relied upon.
- b) Four (4) copies of detailed engineering plans. The detailed plans may include but are not limited to the following:
  - earthworks
  - roadworks
  - road pavement
  - road furnishings
  - stormwater drainage
  - water supply works
  - sewerage works
  - landscaping works
  - erosion control works

Where the proposed subdivision work involves a modification to previously approved plans, the plans must be coloured otherwise marked to the satisfaction of Council to adequately distinguish the modification.

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## **BASIX Certificate**

Three (3) copies of an up to date BASIX Certificate must be attached to the application.

## **Note 2:**

### **Home Building Act Requirements**

In the case of an application for a Construction Certificate for residential building work (within the meaning of the *Home Building Act 1989*) attach the following:

- a) in the case of work by a licensee under that Act
  - (i) a statement detailing the licensee's name and contractor licence number, and
  - (ii) documentary evidence that the licensee has complied with the applicable requirements of that Act\*, or
- b) in the case of work done by any other person:
  - (i) a statement detailing the person's name and owner-building permit number, or
  - (ii) a declaration signed by the owner of the land, to the effect that the reasonable market cost of the labour and materials involved in the work is less than the amount prescribed for the purposes of the definition of *owner-builder work* in section 29 of that Act.

\* A certificate purporting to be issued by an approved insurer under part 6 of the *Home Building Act 1989* to the effect that a person is the holder of an insurance contract issued for the purposes of that Part, is sufficient evidence that the person has complied with the requirements of that Part.

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