

CONSTRUCTION CERTIFICATE

Issued under the Environmental Planning and Assessment Act 1979.

Construction Certificate No. 22/1512/01

Steve Watson and Partners (Sydney) certifies that work completed in accordance with documentation accompanying the application for this certificate (with such modifications verified by Steve Watson and Partners (Sydney) as shown on that documentation) will comply the relevant sections of the Environmental Planning and Assessment Act 1979 No. 203

Applicant	Name: Logos Development Management Pty Ltd Address: 1 Macquarie Place Suburb: Sydney State: NSW Postcode: 2000
Location of the Property	Address: 28-30 Burrows Road Suburb: St Peters State: NSW Postcode: 2044 Real Property Description: Lot 15 DP32332, Lot 2 DP212652
Building Description	The construction and 24-hour operation of a Flight Training Centre, comprising: <ul style="list-style-type: none">• A fight centre (including 8 aircraft flight simulators);• Associated emergency training facilities, along with computer rooms, multimedia centres, briefing and debriefing rooms; and• Associated landscaping, site infrastructure, car parking, loading areas and site access points. <u>Stage 1</u> - Site wide piling, installation of in ground structure services including the construction of the ground floor slab
Building Code of Australia Classification	Class 9b
Date of Receipt	Date Received: 16th March 2023
Determination	Approved Date of Determination: 14th April 2023
Development Consent	Development Consent Number: SSD-47601708 Council: City of Sydney Council Date of Determination: 2nd March 2023



Adam DeLooze (BDC0085) on behalf of
Steve Watson and Partners
Registered Body Corporate: **RBC 17**



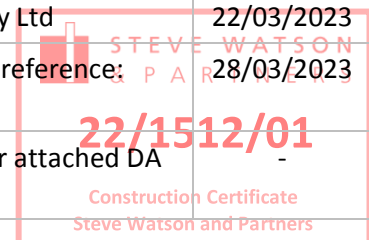
Date of Endorsement: **Friday 14 April 2023**

Design documentation approved for Construction Certificate 22/1512/01 for 28-30 Burrows Rd, St Peters
 (Please note that in the event of discrepancy between plans as listed and the plans as stamped, the stamped plans take precedence)

Drawing No.	Drawing Title	Revision	Date	Drawn By
220507-CD 101	Demolition Plan	A	21/03/2023	Pace Architects Pty Ltd
220507-CD 104	Grid Setout Plan	C	21/03/2023	Pace Architects Pty Ltd
220507-CD 105	Footing Set Out Plan	A	21/03/2023	Pace Architects Pty Ltd
220507-CD 201	GA Ground Floor/ Site	J	21/03/2023	Pace Architects Pty Ltd
220507-CD 301	Concrete Setout Ground Floor Sheet 1	D	21/03/2023	Pace Architects Pty Ltd
220507-CD 302	Concrete Setout Ground Floor Sheet 2	D	21/03/23	Pace Architects Pty Ltd

Documentation relied upon to issue Construction Certificate 22/1512/01 for 28-30 Burrows Rd, St Peters

Item No	Description	Date
1.	Proposed Fire Safety Schedule	-
2.	Application for Construction Certificate	16/03/2023
3.	Evidence of Long Service Levy Payment	30/03/2023
4.	Owners Consent Letter prepared by Perpetual Corporate Trust Limited	16/03/2023
5.	Architectural Design Certificate prepared by Pace Architects	21/03/2023
6.	Hydraulic and Fire Services Design Certificate prepared by MGP Building & Infrastructure Services Pty Ltd	13/04/2023
7.	Civil Design Certificate prepared by Costin Roe Consulting	23/03/2023
8.	Structural Design Certificate prepared by Northrop Consulting Engineers Pty Ltd	24/03/2023
9.	Electrical Design Certificate prepared by Barnwell Cambridge Pty Ltd	22/03/2023
10.	Foundation Works Design Certificate prepared by Keller Pty Ltd reference: KF0620/00	28/03/2023
11.	Documentation required to satisfy relevant DA conditions as per attached DA Checklist	-



This certificate is issued subject to the following conditions

Section 22: Condition relating to fire safety systems in class 2–9 buildings - the Act, s 6.33(1)

- (1) It is a condition of a construction certificate for building work involving the installation, extension or modification of a relevant fire safety system in a class 2, 3, 4, 5, 6, 7, 8 or 9 building that the building work must not commence unless:
- (a) plans have been submitted to the principal certifier that show:
 - (i) for building work involving the installation of the relevant fire safety system—the layout, extent and location of key components of the relevant fire safety system, or
 - (ii) for building work involving the extension or modification of the relevant fire safety system—the layout, extent and location of the new or modified components of the relevant fire safety system, and
 - (b) specifications have been submitted to the principal certifier that:
 - (i) describe the basis for the design, installation and construction of the relevant fire safety system, and
 - (ii) identify the provisions of the *Building Code of Australia* on which the design of the system is based, and
 - (c) the plans and specifications:
 - (i) are certified by a compliance certificate as complying with the relevant provisions of the *Building Code of Australia*, or
 - (ii) are endorsed by an accredited practitioner (fire safety) as complying with the relevant provisions of the *Building Code of Australia*, and
 - (d) if the plans and specifications were submitted before the construction certificate was issued—they are endorsed by a certifier with a statement that the certifier is satisfied they correctly identify the relevant performance requirements and deemed-to-satisfy provisions, and
 - (e) if the plans and specifications were not submitted before the construction certificate was issued—they are endorsed by the principal certifier with a statement that the principal certifier is satisfied they correctly identify the relevant performance requirements and deemed-to-satisfy provisions.
- (2) Subsection (1)(c)(ii) does not apply to the extent of an exemption under section 74(4).

