

Issued under Environmental Planning and Assessment Act 1979 No. 203 – Part 6, Division 6.3 (6.7)-(6.8)
Environmental Planning and Assessment (Development Certification and Fire Safety) Regulation 2021 Part 3 Division 1 & 2

Certificate Number: 22000283 / 2

SECTION A THE APPLICATION

Details of the Applicant

Name: JOHNSTAFF PROJECTS (NSW) PTY. LTD.
Address: Level 5, 9 Castlereagh Street Sydney 2000
Phone:
Email: damian.gibson@johnstaff.com.au
Application Reference no. 22000296

Details of the property

Unit / Street Number: 235
Street Name: Grose Vale Road
Suburb & Postcode: North Richmond 2754
Title Particulars (Lot & DP/SP): 11 DP1134453

Description of the Approved Development

Redevelopment of the St John of God Richmond Hospital, including:

- construction of four new two-storey Residential Pavilions, a new one to two storey Garden Pavilion and a single storey Wellness Centre.
- Demolition of eight existing buildings.
- Removal of 17 car spaces.
- Refurbishment of Belmont House, Administration Building and Xavier Building.
- earthworks, tree removal and landscaping.

Description of the Proposed Development subject of this Construction Certificate

Construction Certificate 2 - Medical centre use to be temporarily relocated to current main admin building, Admin use to be temporarily relocated to current consulting rooms, Chapel use to be temporarily relocated to room in Belmont House, Demolish all structures proposed for demolition except for Food services unit, St Pauls Unit and Consulting Rooms.

Estimated Cost of Work (Whole Development)

\$55,345,197.00

Development Consent

Development Consent No.: SSD-10394
Date Development Consent issued: 22 Mar 2022
Name of Consent Authority: Hawkesbury City Council - Windsor

Date application for the Construction Certificate was made

Date CC Application was received: 12 Aug 2022

SECTION B CERTIFYING AUTHORITY

Entity Modern Building Consultants Pty Ltd trading as MBC Group Consultants (ACN 165 354 218)
Registration No.: RBC00029
Phone: 02 9939 1530 Email: admin@mbc-group.com.au
Address: Suite 3, 18 Sydney Road, Manly NSW 2095

SECTION C BUILDING CLASSIFICATION

Class of the proposed building/s under the Building Code of Australia: 5

SECTION D ATTACHMENTS

Refer to Appendix A for the attachments for this Construction Certificate

SECTION E FIRE SAFETY SCHEDULE

Refer to Appendix B for the Fire Safety Schedule for this Construction Certificate

SECTION F DATE OF ISSUE

Date of issue of this Certificate: 12 Aug 2022

SECTION G CERTIFICATION

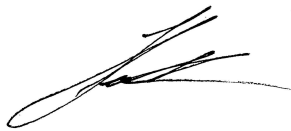
I certify that work completed in accordance with the documentation accompanying the application for this certificate (with such modifications, if any, verified by me as may be shown on that documentation) will comply with the requirements of the Environmental Planning and Assessment (Development Certification and Fire Safety) Regulation 2021 as referred to in Part 4, Division 4.3. Section 4.19 of the Environmental Planning and Assessment Act 1979 No. 203.

The development is to be carried out in compliance with the plans and documentation listed below and endorsed by MBC Group.

- Architectural Plans prepared by STH - DWG No. R-A12-001

SECTION H SIGNATURE

Signature :



Signed on behalf of MBC Group Consultants, under NSW Fair Trading Registration
RBC00029

Signed by: Heath McNab
Accreditation Number: BDC1893
Date of endorsement: 12 Aug 2022
Certificate Number: 22000283 / 2

Previous Construction Certificates issued (if applicable)

Permit Number	Description	Permit Issue Date
22000283/1	Construction Certificate 1 - Minor refurbishment to Granda Room in Belmont House, Fit-out of basement room in Belmont House to house archives temporarily, Construct vehicle turnaround and main communication shell at west end of xavier building.	9 August 2022

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- *Any and all items referenced by previous staged CC 22000283/1, issued 9 August 2022, as amended by:-*
- Planning Portal Lodgement
- BCA Design Compliance Statement prepared by Silver Thomas Hanley Pty Ltd endorsed by Kate Wong dated 29 Jul 2022
- BCA Design Compliance Statement prepared by Silver Thomas Hanley Pty Ltd endorsed by Kate Wong dated 29 Jul 2022
- Estimated Cost of Works prepared by Johnstaff Projects Pty Ltd endorsed by Damian Gibson dated 08 Aug 2022
- Long Service Levy Receipt No. L0000074299 dated 04 Aug 2022
- DA Condition C8 - Demolition Work Plan Review prepared by SCP Consulting Pty Ltd endorsed by Paul Siewert dated 26 Jul 2022
- NSW Portal lodged CC Application form, accepted 12 Aug 2022

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FIRE SAFETY MEASURES	STATUS**	MINIMUM STANDARD OF PERFORMANCE
Automatic Fire Detection & Alarm Systems (Administration, St Raphael's, St Josephs, St Paul, Xavier, Medical Centre, Education Centre, Belmont House, CTC, Flats Cafe. New Generator and switch rooms, the Stables, Staff and Patient Dining Rooms and Stores)	E	AS 1670-1986
Automatic Fire Detection & Alarm Systems (The Lodge, St Augustine's and Archives)	E	AS 1670-1995
Early Warning & Intercommunication Systems (All areas except the generator and switch rooms)	E	AS2220-1989
Fire Doors/Smoke Doors	E	AS 1905.1-1990
Fire Hose Reel System	E	Ord.70 Cl. 27.2, Minist.Spec 10
Fire Hydrant System	E	Ord. 70 Cl. 27.3, Minist. Spec 10
Portable Fire Extinguishers	E	AS 2444 -1995
Automatic Fire (Sprinklers) Suppression (Belmont House) System	E	AS 2118 -1982
Exit Signs	E	AS 2293.1 - 2005
Emergency Lighting	E	AS 2293.1 - 2005
Mechanical Fan Shutdown	E	AS 1668.1 - 2005

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N/A

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N/A