

Certificate Number: 22000283 / 9

SECTION A THE APPLICATION

Details of the Applicant

Name: JOHNSTAFF PROJECTS (NSW) PTY. LTD.
Address: Level 5, 9 Castlereagh Street Sydney 2000
Phone: 0418 434 992
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): Lot 11 DP 1134453

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

MOD CC- Construction of four new two storey residential pavilions, a new one to two storey garden pavilion and a single storey wellness centre. And refurbishment of Belmont House, administration building and Xavier Building

Estimated Cost of Work

\$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

Date application for the Construction Certificate was made

Date CC Application was received: 12 Feb 2024

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 & BUILDING CODE OF AUSTRALIA EDITION

Class of the proposed building/s under the Building Code of Australia: 9a & 5
Building Code of Australia Edition Considered: 2019.1

SECTION D ATTACHMENTS

Refer to Appendix A for the attachments for this Modified Construction Certificate

SECTION E FIRE SAFETY SCHEDULE

If applicable, refer to attached Fire Safety Schedule for this Modified Construction Certificate

SECTION F BCA EXEMPTION DETAILS

If applicable, refer to Appendix B for details of the Section 74 exemption from BCA standards for fire safety building work relevant to this Modified Construction Certificate

SECTION G PERFORMANCE SOLUTION REPORT DETAILS

If applicable, refer to Appendix C for details of any Performance Solution Reports applicable to this Modified Construction Certificate

SECTION H DATE OF ISSUE

Date of issue of this Certificate: 29 Feb 2024

SECTION I 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 & 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.G-A61-002 (Rev 1) dated 25 March 2022, G-A61-003 (Rev 2) dated

SECTION J 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: 29 Feb 2024
Certificate Number: 22000283/9

Previous Construction Certificates issued (is applicable)

Permit Number	Description	Permit Issue Date
2200283/1	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.	09 Aug 2022
22000283/2	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.	12 Aug 2022
22000283/3	Stage 3 - Construct all new facilities (Excluding Facade works)	27 Feb 2023
22000283/4	Stage 4 - New facility facade works only.	30 Jun 2023

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- Certificate of Compliance No 301343762 prepared by Stantec Australia Pty Ltd endorsed by Michael Matrakis dated 14 Feb 2024
- FE-FER-SJOG-006
- Section JV3 Report Ref. 43762 prepared by Stantec, endorsed by Tianlu Yang dated 29 Nov 2023



APPENDIX B
SECTION 74 DETAILS OF FIRE SAFETY
SYSTEMS EXEMPT FROM COMPLIANCE
WITH BCA STANDARDS

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N/A

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Fire Safety	
Report Title:	Fire Engineering Report
Date of Issue:	7 February 2024
Reference No.:	43762
Version No.:	6
Company:	Stantec
Name of Competent Design Practitioner:	Glenn Hamilton
Accreditation No.:	BDC05041

Section J	
Report Title:	NCC 2019 Section JV3 for Part J1 Design Report
Date of Issue:	29 November 2023
Reference No.:	43762
Version No.:	4
Company:	Stantec
Name of Competent Design Practitioner:	Tianlu Yang
Accreditation No.:	N/A