



NOTICE OF COMMENCEMENT OF BUILDING WORK

Made under the Environmental Planning and Assessment Act 1979, Section 81 a (2) (B) (II)

Revision No. 23-11-2016

OFFICE USE ONLY

DA No:
 CC No:
 CDC No:
 Parcel No:
 Receipt No:
 Date:

PART 1 – APPLICATION DETAILS

PROPERTY DETAILS

Unit No	House No	Street
Suburb		Site Area m ²
Lot(s)	Section	Deposited Plan (DP)
Other		Strata Plan (SP)

DESCRIPTION OF DEVELOPMENT

DETAILS OF CURRENT DEVELOPMENT APPROVAL

Complying Development Certificate Number	9 / ____ / ____ / ____ (e.g 9 / 2000 / 100 / 1)	Date Issued	__ / __ / __
Construction Certificate Number	10 / ____ / ____ / ____ (e.g 10 / 2000 / 100 / 1)	Date Issued	__ / __ / __

COMPLIANCE WITH CONDITIONS OF APPROVAL

Have all conditions, required to be satisfied prior to the commencement of work, been satisfied?	Yes	No
<i>Note: Conditions may include payment of security, S94 contributions, endorsement of building work plans by water supply authority</i>		

PRINCIPAL CERTIFYING AUTHORITY

Name	Accreditation No		
Postal Address	PO Box	Telephone	
Suburb	State	Post Code	Mobile
Has the PCA Notice/Sign been erected on site?	Yes	No	

COMPLIANCE WITH DIVISION 8 – ENVIRONMENTAL PLANNING & ASSESSMENT REGULATION 2000

Has the Principal Certifying Authority (PCA) been provided with information detailing compliance with the Home Building Act 1989 in accordance with Clause 98B of the E P & A Regulation 2000?	Yes	No
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DATE WORK IS TO COMMENCE

Date	__ / __ / ____
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SIGNATURE OF APPLICANT

Applicant(s) Name	Date
Applicant(s) Signature	

98 Compliance with Building Code of Australia and insurance requirements under the Home Building Act 1989

- (1) For the purposes of section 80(a)(11) of the Act, the following conditions are prescribed in relation to a development consent for development that involves any building work:
 - (a) that the work must be carried out in accordance with the requirements of the *Building Code of Australia*, in the case of residential building work for which the Home Building Act 1989 requires there to be a contract of insurance in force in accordance with Part 6 of that Act, that such a contract of insurance is in force before any building work authorised to be carried out by the consent commences.
- (2) This clause does not apply:
 - (a) to the extent to which an exemption is in force under clause 187 and 188, subject to the terms of any condition or requirement referred to in clause 187(6) or 188(4), or
 - (b) to the erection of a temporary building.
- (3) In this clause, a reference to the *Building Code of Australia* is a reference to that Code as in force on the date the application for the relevant construction certificate is made.

98A Erection of signs

- (1) For the purposes of section 80A(11) of the Act, the requirements of subclauses (2) and (3) are prescribed as conditions of a development consent of development that involves any building work, subdivision work or demolition work.
- (2) A sign must be erected in a prominent position on any site on which building work, subdivision work or demolition work is being carried out:
 - (a) Showing the name, address and telephone number of the principal certifying authority for the work, and
 - (b) Showing the name of the principal contractor (if any) for any building work and a telephone number on which that person may be contacted outside working hours, and
 - (c) Stating that unauthorised entry to the work site is prohibited.
- (3) Any such sign is to be maintained while the building work, subdivision work or demolition work is being carried out, but must be removed when the work has been completed.
- (4) This clause does not apply in relation to building work, subdivision work or demolition work that is carried out inside an existing building that does not affect the external walls of the building.
- (5) This clause does not apply in relation to Crown building work that is certified, in accordance with section 116G of the Act, to comply with the technical provisions of the State's building laws.
- (6) This clause applies to a development consent granted before 1 July 2004 only if the building work, subdivision work or demolition work involved had not been commenced by that date.

Note – Principal certifying authorities and principal contractors must also ensure that signs required by this clause are erected and maintained (see clause 227A which currently imposes a maximum penalty of \$1,100).

98B Notification of Home Building Act 1989 requirements

- (1) For the purposes of section 80A(11) of the Act, the requirements of this clause are prescribed as conditions of a development consent for development that involves any residential building work within the meaning of the Home Building Act 1989.
- (2) Residential building work within the meaning of the Home Building Act 1989 must not be carried out unless the principal certifying authority for the development to which the work relates (not being the council) has given the council written notice of the following information:
 - (a) In the case of work for which a principal contractor is required to be appointed
 - (i) The name and licence number of the principal contractor, and
 - (ii) The name of the insurer by which the work is insured under Part 6 of that Act,
 - (b) In the case of work to be done by an owner-builder:
 - (i) The name of the owner-builder, and
 If the owner-builder is required to hold an owner-builder permit under that Act, the number of the owner-builder permit.
- (3) If arrangements for doing the residential building work are changed while the work is in progress so that the information notified under subclause (2) becomes out of date, further work must not be carried out unless the principal certifying authority for the development to which the work relates (not being council) has given the council written notice of the updated information.
- (4) This clause does not apply in relation to Crown building work that is certified, in accordance with section 116G of the Act, to comply with the technical provisions of the state's building laws.

HOW TO LODGE YOUR FORM

Address the form to

General Manager
Cessnock City Council
PO Box 152
CESSNOCK NSW 2325

OR

General Manager
Cessnock City Council
DX 21502
CESSNOCK

Lodge in person at Council's Administration Building

Cessnock City Council
62-78 Vincent Street
CESSNOCK NSW

How to Contact Us

Phone: (02) 4993 4100

Fax: (02) 4993 2500

Email: council@cessnock.nsw.gov.au

www.cessnock.nsw.gov.au

Office Hours

9am to 5pm Monday to Friday

**Payments are accepted until 4.30pm*

Duty Officers are available
weekdays:

Planning - 9am to 5pm

Building - 9 to 10am & 1 to 5pm

If you require further information regarding this request, please contact Council's Customer Service Centre on (02) 4993 4100.