



Ref: 92917-C1

5 May 2022

Cape Cod Australia Pty Ltd
P O Box 2002
NORTH PARRAMATTA NSW 1750

Proposed Additions to Residence at
57A Kitchener Avenue, Earlwood
for Mr Robert Andrade & Mrs Michelle Egan

This is to certify that a visual inspection was made by us at the above address on 5 May 2022.

The existing residence is of semidetached full brick construction with a timber floor, a tiled roof and has brick walls with brick footings bearing on firm ground.

Some cracking is evident in the brickwork in the walls and above windows apparently as a result of old foundation movement and corrosion of window lintels.

STRUCTURAL ADEQUACY

We are reasonably satisfied that the building is structurally adequate to support the additional loading of a properly constructed timber framed second storey with a metal deck roof as shown on the concept drawing sheets 1-7 prepared by Mark Elder for Cape Cod Australia Pty Ltd and in accordance the specification below and that the proposed addition will not affect the structural integrity of the adjacent semi at no 57 Kitchener Avenue.

First floor packers shall be designed to transfer upper storey loads to the external and internal brick walls.

Builder during demolition should verify internal brick walls are founded below floor level onto firm ground as access was not available during inspection.

Some further cracking may occur as the building adjusts to the new load but this will not adversely affect the overall structural adequacy subject to proper ongoing maintenance of the building and of the site in accordance with AS2870.

SITE SOIL CLASSIFICATION

The site has been assessed as class "M" (*moderately reactive*) in accordance with AS2870.

Please note that to the extent this certificate is based on a visual inspection, this certificate does not extend to any matters concealed or not reasonably apparent on a visual inspection. Further this certificate may only be relied upon by the addressee in the absence of our written consent.

for **MARK D THOMAS**
KNEEBONE & BERETTA
CONSULTING Pty Ltd



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Ref: 92917-C2

5 May 2022

Cape Cod Australia Pty Ltd
P O Box 2002
NORTH PARRAMATTA NSW 1750

Proposed Additions to Residence at
57A Kitchener Avenue, Earlwood
for Mr Robert Andrade & Mrs Michelle Egan

This is to certify that we have made a visual inspection at the above site on 5 May 2022 and have assessed the wind classification in accordance with AS/NZS1170.2-2011 and AS4055-2021 as follows:-

<i>Region</i>	-	<i>A</i>
<i>Terrain Category</i>	-	<i>3</i>
<i>Topographical Zone</i>	-	<i>T0</i>
<i>Eaves Height</i>	-	<i>6.3m</i>
<i>Shielding</i>	-	<i>Fully Shielded</i>
<i>Wind Speed</i>	-	<i>W28N</i>
<i>Classification</i>	-	<i>N1</i>

Please note that this certificate may only be relied upon by the addressee in the absence of our written consent.

for MARK D THOMAS
KNEEBONE & BERETTA
CONSULTING Pty Ltd