



In reply please send to: Newcastle District Office
Our reference: FN70-00124L0
Your reference: DA/2125/2015
Contact: Peter Evans (02) 4908 4391

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24 Hour

Emergency Service
Free Call 1800 248 083

25 February 2016

Dear Sir or Madam,

DEVELOPMENT APPLICATION NO. TBA16-34448L1
LOT 66 DP 592211 NO 87 TORONTO RD BOORAGUL

At its meeting on 24 February 2016, the members of the Mine Subsidence Board granted "conditional approval" of your Building Application (8th January 2016), for a proposed single storey building extension to the Aged Car Facility at 87 Toronto Rd, Booragul. The Board's conditions 1 to 6 follow;

1. By geotechnical investigation and analysis, recommend mine subsidence design parameters for the Board's acceptance based on a credible worst case mine subsidence scenario.

The geotechnical investigation shall as a minimum assess the condition of the nearby mine-workings; the height, size and condition of the pillars, the thickness of competent rock, the pillar dimensions used in any analysis, and undertake a sensitivity and risk analysis.

2. Submit a "*Mine Subsidence Impact Statement*" prior to commencement of detailed design for acceptance by the Board. This shall;
 - a) Nominate the mine subsidence design parameters
 - b) List the structures and building elements.
 - c) List the design mitigation measures proposed.
3. Submit a final design incorporating the design methodology contained in the final "*Mine Subsidence Impact Statement*", for acceptance by the Board prior to commencement of construction. This shall include certification by a qualified structural engineer to the effect that the improvement constructed will be *safe, serviceable and any repairs required would be slight, localised and readily repairable* in the event of mine subsidence.
4. Establish a number of permanent survey marks to AHD so that building movement can be monitored should mine subsidence occur. Details are to be forwarded to the Board.

Standard (Auto) BAs

5. The final design shall;

- a) Be developed from the concept design accompanying the Building Application.
 - b) Where necessary include design mitigation measures to reduce the transfer of horizontal strain.
 - c) Where necessary include an additional grade for tilt due to mine subsidence.
 - d) Where necessary include design measures for underground pipes or conduits such as flexible joints, flexible bedding surround and flexible building connections and penetrations.
 - e) Locate all underground pipes or conduits to facilitate ease of repair and replacement.
 - f) Ensure internal finishes are installed in accordance with relevant codes and standards and industry best practice guidelines with additional provision for mine subsidence.
 - g) Ensure there is suitable provision for articulation jointing in building elements. All control joints including articulation for mine subsidence are to be shown on the design plans and elevations,
6. On completion, certification by a qualified structural engineer is to be forwarded to the Board, that all improvements have been constructed in compliance with plans approved by the Board under this development application with supporting documentation.

This "conditional of approval" remains current for 2 years from the date of this letter. Please note you will need to respond adequately to these conditions before the Board will consider its approval of this development.

If you have any queries concerning this matter, please contact the Risk Engineer, Mr Kieran Black (ph: 4908 4362).

Yours faithfully



Peter Evans
Manager Development and Procurement

Copies:

Manager Operations
District Manager (Newcastle)
Risk Engineer