STAGED OCCUPATION CERTIFICATE

Issued under Environmental Planning & Assessment Act 1979 – Part 6, Division 6.2

Certificate Number: 24000062 / 8

SECTION A THE APPLICATION

Details of the Applicant

Name:	Macquarie Data Centres Macquarie Park Infraco Pty Ltd
Address:	17-23 Talavera Road MACQUARIE PARK 2113
Phone:	0468704119
Email:	gkawalsky@macquariedatacentres.com
Job Reference no.	24000056

Details of the property

Unit / Street Number:	17-23
Street Name:	Talavera Road
Suburb & Postcode:	Macquarie Park 2113
Title Particulars (Lot & DP/SP):	Lot 527 DP 752035 Lot 3 (part) DP 1043041

Description of the Approved Development

Construction and operation of an expansion to an existing data centre, comprising;
- a seven-storey building extension with ancillary office space;
- supporting infrastructure and services, including back-up generators and diesel fuel storage; and

Description of the Proposed Development subject of this Occupation Certificate

OC - Phase 1 Works (Refer to Demarcation Plan)

Class of Building

Classification of the building/s under the Building Code of Australia	7b & 5

Date of the application

Date Application was received:	31 Jul 2026

SECTION B THE APPROVAL

Development Consent Details

DA Reference number:	SSD-24299707 SSD-24299707-Mod-1 19 December 2024
LGA:	City of Ryde Council

Construction Certificate Details

CC Reference number:	24000062/1, 24000062/2, 24000062/4, 24000062/5, 24000062/6
Accredited Certifier:	Heath McNab

SECTION C PRINCIPAL CERTIFIER

Entity:	Modern Building Consultants Pty Ltd trading as MBC Group (ACN 165 354 218)
Registration No.:	RBC00029
Phone:	02 9939 1530
Address:	Suite 4.06, 39 East Esplanade Manly NSW 2095

SECTION D ATTACHMENTS

Refer to Appendix A for the Attachments for this Occupation Certificate

SECTION E FIRE SAFETY SCHEDULE

If applicable, refer to attached for the Fire Safety Schedule for this Occupation Certificate

SECTION F 156 CONDITION OF OCCUPATION CERTIFICATES FOR PART OF PARTIALLY COMPLETED BUILDINGS

Refer to Appendix B for the 156 Condition of Occupation Certificates for part of partially completed buildings for this Occupation Certificate

SECTION G PERFORMANCE SOLUTION REPORT DETAILS

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

SECTION H CERTIFICATION

I certify that

- I have been appointed as the Principal Certifier under Section 6.6(1) of the Environmental Planning and Assessment Act 1979,
- a current development consent or complying development certificate is in force for the building,
- a current construction certificate, if so required, has been issued with a respect to the plans and specifications for the building,
- the building is suitable for occupation or use in accordance with its classification under the Building Code of Australia
- a fire safety certificate has been issued for the building, if so required,
- a report from the Fire Commissioner has been considered, if so required

SECTION I 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: 21 Aug 2026
Certificate Number: 24000062 / 8

SECTION J DATES

Date of this Certificate: 21 Aug 2026

SECTION K PREVIOUS OCCUPATION CERTIFICATES ISSUED (if applicable)

Permit Number	Description	Permit Issue Date

24000062 / 8

- Item 37 - Installation Certificate – Fire Hazard Properties prepared by Custom Ceilings (NSW) Pty Ltd dated 16 Jul 2026
- Item 51 - Installation Certificate – Landscaping prepared by Rock Face Landscapes Pty Ltd dated 31 Jul 2026
- Architectural Design Certificate prepared by Greenbox Architecture dated 18 Aug 2026
- Installation Certificate – Fire Seal Installation Certificate and Report prepared by TFS Advance dated 20 Aug 2026
- Survey Report prepared by Total Surveying Solutions dated 17 Aug 2026
- Letter - Restoration Works to be Completed prepared by Macquarie Data Centres undated
- BCA Performance Solution Report prepared by DC Partnership dated 19 August 2026
- DA Condition B53 – Approval of Landscape Management Plan issued by Department of Planning, Housing and Infrastructure dated 19 Aug 2026
- Civil Construction Certificate SSDA NO:24299707 prepared by Northrop Consulting Engineers dated 17 Aug 2026
- Installation Certificate – Goings and Risers prepared by FDC dated 19 Aug 2026
- Email - Fw: 17-23 Talavera Road - Restoration Works to be Completed dated 17 Aug 2026
- Land Title Seach Folio 527/752035 printed on 19 Aug 2026
- Passive Fire Penetrations Installation Asset Register - Fire/Smoke Dampers Rev C prepared by Firetech Passive Solutions
- Installation Certificate – Mandatory Signage/Warning & Operational Signs prepared CV Media & Signage dated 14 Aug 2026
- Installation Certificate – Passive Fire Service Penetrations prepared by Firetech Passive Solutions
- Item 17 - Installation Certificate - Automatic Smoke Detection prepared by Force Fire & Safety Pty Ltd dated 15 Jul 2026
- Accessibility Completion Statement Ver 21302_ACS_v1.0 prepared by ABE Consulting dated 17 Aug 2026
- Passive Fire Systems Report prepared by Force Fire dated 14 Aug 2025
- Inspection Test Record No. ITR 1045 - Aspirated Detection System Rev B prepared by Force Fire & Safety dated 17 Apr 2026
- Civil Construction Certificate - Perimeter Road prepared by Northrop Consulting Engineers dated 17 Aug 2026
- Accessibility Completion Statement Ver 21302_ACS_v1.0 prepared by ABE Consulting dated 17 Aug 2026
- Submission of Post-Approval Documents prepared by Macquarie Data Centres Pty Ltd dated 26 Jul 2026
- Email - Talavera Road Data Centre Campus Expansion - Post Approval Document Received - (SSD-24299707-PA-24) dated 26 Jul 2026
- Email - Talavera Road Data Centre Campus Expansion - Post Approval Document Received - (SSD-24299707-PA-23) dated 26 Jul 2026

- Email - Talavera Road Data Centre Campus Expansion - Post Approval Document Received - (SSD-24299707-PA-26) dated 31 Jul 2026
- Email - Talavera Road Data Centre Campus Expansion - Post Approval Document Received - (SSD-24299707-PA-25) dated 29 Jul 2026
- Power Outage Notification Protocol Ver 1.2 prepared by Macquarie Data Centres Pty Ltd dated 23 Jul 2026
- Emergency Plan Ver 1.1 prepared by Prensa dated 12 May 2026
- Plant Item Registration Certificate No. PILIF8045116/26 - Passenger Lifts prepared by NSW SafeWork dated 31 Jul 2026
- Operating and Maintenance Protocol Rev 02 prepared by Ausgrid dated 17 Feb 2026
- Inspection and Test Record No. ITR4002 Rev A - Pipework Pressure Test prepared by Force Fire & Safety Pty Ltd dated 31 Jul 2026
- Item 21 - Installation Certificate - Fire Seals, Collars, Pillows & Dampers prepared by Force Fire & Safety Pty Ltd dated 15 Jul 2026
- DA Condition B14, B15 - Power Outage Notification Protocol Ver 1.2 prepared by Macquarie Data Centres Pty Ltd dated 23 Jul 2026
- Item 48 - Energy Efficiency Consultant Compliance Statement prepared by HDR Pty Ltd dated 22 Jul 2026
- DA Condition C5 - Operational Complaints Handling Protocol - Submission of Post-Approval Documents prepared by Macquarie Data Centres Pty Ltd dated 26 Jul 2026
- DA Condition C5, C6 - Operational Complaints Handling Protocol Ver 1.2 prepared by Macquarie Data Centres Pty Ltd 23 Aug 2026
- DA Condition B14 - Submission of Post-Approval Documents - Power Outage Notification Protocol prepared by Macquarie Data Centres Pty Ltd dated 26 Jul 2026
- Item 13 - Installation Certificate – Structural Engineering - Balustrade prepared by Synergy Engineering dated 06 Aug 2026
- Item 18 - Installation Certificate - EWIS, BOWS prepared by Force Fire & Safety Pty Ltd dated 15 Jul 2026
- Installation Report - Fire Spray Installations prepared by Firetech Passive Solutions Undated
- Installation Report - Steel Brackets prepared by Firetech Passive Solutions Undated
- Installation Report - PFP Fire Damper prepared by Firetech Passive Solutions Undated
- Installation Report - PFP Penetration prepared by Firetech Passive Solutions Undated
- Item 46 - Installation Certificate - Tactile Ground Surface Indicators prepared by Safespot Architectural Products dated 11 Aug 2026
- Item 20 - Installation Certificate - Fire Hydrant System prepared by Force Fire & Safety Pty Ltd dated 11 Aug 2026
- Commissioning Test - Hydrostatic Testing prepared by Prime Pumps Pty Ltd dated 03 Aug 2026
- Installation Certificate – Mechanical Engineering prepared by FDC Mechanical Services dated 29 Jul 2026
- Item 51 - Installation Certificate – Landscaping prepared by Rock Face Landscapes Pty Ltd dated 31 Jul 2026
- NSW Portal OC Application Form, accepted 31 Jul 2026
- Piling Certification prepared by Wagstaff Piling NSW Pty Ltd dated 21 Jul 2026
- Item 32 - Installation Certificate – Waterproofing Internal Wet Areas prepared by Multi-Seal Australia Pty Ltd dated 20 Jul 2026

- Technical Data Sheet - HPM-SMP Polymer Sealant prepared by Aldridge Corporation Pty Ltd dated Jan 2022
- Technical Data Sheet - HPM-Megaflex prepared by Aldridge Corporation Pty Ltd dated Oct 2020
- Combined Slip Test Reports prepared by Griptek Anti-Slip Solutions Pty Ltd
- Item 16 - Installation Certificate – Automatic Fire Sprinkler Systems prepared by Force Fire & Safety dated 27 Feb 2026
- Installer's Statement - Sound System and Intercom System prepared by Force Fire & Safety dated Nov 2025
- Inspection and Test Record - Pipework Pressure Test Report No. ITR4002 Rev A prepared by Force Fire & Safety
- Item 35 - External Wall System Disclosure Certificate prepared by Ausrise Facade Contracting Pty Ltd dated 24 Jun 2026
- Item 34 - Installation Certificate – Building Fabric, Sealing & Insulation prepared by Ausrise Facade Contracting dated 24 Jun 2026
- Item 31 - Installation Certificate – Windows & External Glazing prepared by Ausrise Facade Contracting dated 24 Jun 2026
- Fire Test Report No. RTF180221.1 - Thermal Rock S60 Stonewool Slab prepared by Exova Warringtonfire Aus Pty Ltd dated 05 Oct 2018
- System Test Comparison Statement prepared by Ausrise Facade Contracting dated 20 May 2025
- Facade Structural Design Certificate prepared by Halco Consulting Engineers Pty Ltd dated 06 Aug 2025
- Fire Test Report No. FNC12386 - Mill Finished Aluminium Discs prepared by CSIRO dated 31 May 2019
- Thermal Analysis Report Rev 03 prepared by Halco Consulting Engineers Pty Ltd dated 25 Aug 2025
- Performance Test Report No. 7191317045-MEC23-NYX - Unitized Curtainwall System prepared by TÜV SÜD PSB dated 07 Nov 2023
- Item 37 - Installation Certificate – Fire Hazard Properties prepared by Custom Ceilings (NSW) Pty Ltd dated 16 Jul 2026
- Sydney Water Compliance Certificate dated 11 Feb 2026
- Glass Compliance Certificate prepared by Austral Exteriors Pty Ltd dated 30 Jun 2026
- Geotechnical Investigation Summary Report No. R.001.Rev00 prepared by Douglas Partners Pty Ltd dated 06 Sep 2023
- Electrical Design Certificate prepared by Stowe Australia Pty Ltd dated 04 Mar 2026
- Installation Certificate – Electrical Works prepared by Stowe Australia Pty Ltd dated 09 Mar 2026
- Memorandum - Geotechnical Installation Certificate prepared by Douglas Partners Pty Ltd dated 15 Jul 2026
- Consultant's Certificate - Phase 1 prepared by BG&E Pty Ltd dated 15 Jul 2026
- Item 43 - Installation Certificate – Door Hardware prepared by Titan Doors & Frames Pty Ltd dated 02 Jul 2026
- Item 7 - Installation Certificate – Electrical Engineering prepared by Stowe Australia Pty Ltd dated 30 Apr 2026
- Item 8 - Installation Certificate – Emergency & Exit Lighting prepared by Stowe Australia Pty Ltd dated 30 Apr 2026
- Operating and Maintenance Protocol prepared by Ausgrid dated 17 Feb 2026
- Technical Data Submission - Clevertronics Emergency Fittings prepared by FDC Construction (NSW) dated 09 Oct 2024

- Technical Data Submission - Submains prepared by FDC Construction (NSW) dated 01 Apr 2025
- Item 23 - Installation Certificate – Fire Doors, Fire Rated Access Panels prepared by Custom Ceilings (NSW) Pty Ltd dated 16 Jul 2026
- Item 26 - Installation Certificate – Lightweight Construction prepared by Custom Ceilings (NSW) Pty Ltd dated 16 Jul 2026
- Qualification Certificate - Michael Anthony Tannous
- Technical Data Sheet - HPM-Hydrostop prepared by Aldridge Corporation Pty Ltd
- Item 48 - Energy Efficiency Consultant Compliance Statement prepared by HDR Pty Ltd dated 22 Jul 2026
- Certification of Fire Engineering Works prepared by Innova Services Australia dated 18 Aug 2026
- Plan of Easement Affecting Lot527 DP752035 prepared by Dharmendra Singh dated 26 May 2026

APPENDIX B
53 CONDITION OF OCCUPATION CERTIFICATES FOR PART OF PARTIALLY COMPLETED BUILDINGS

24000062 / 8

An occupation certificate that is issued for the first completed stage of a partially completed building (the ***partial occupation certificate***) that an occupation certificate must be obtained for the whole building within 5 years after the partial occupation certificate is issued.

Staged OC issued:	21 Aug 2026
Works to be completed by:	21 Aug 2031

APPENDIX C
PERFORMANCE SOLUTION REPORT DETAILS

Pursuant to Section 49 (1) of the Environmental Planning and Assessment (Development Certification and Fire Safety) Regulation 2021

24000062 / 8

Fire Safety	
Report Title:	Fire Engineering Report
Date of Issue:	2 July 2024
Reference No.:	21159-R01
Version No.:	3
Company:	Innova Services Australia
Name of Competent Design Practitioner:	Trent De Maria
Accreditation No.:	BDC3412

BCA	
Report Title:	BCA Performance Solution Report
Date of Issue:	19 Aug 2026
Reference No.:	SYD226_250-3 (BCA PS) TS
Version No.:	3
Company:	DC Partnership
Name of Competent Design Practitioner:	Jake Robson
Accreditation No.:	BDC05301

Accessibility	
Report Title:	Performance Solution Report
Date of Issue:	27 July 2026
Reference No.:	21302_PSR_v1.3
Version No.:	1.3
Company:	ABE Consulting
Name of Competent Design Practitioner:	Sam Freeman
Accreditation No.:	ACAA757

OBuilding Commission NSW

FIRE SAFETY SCHEDULE
FORM

Part 10 of the *Environmental Planning and Assessment (Development Certification and Fire Safety) Regulation 2021*

Please note:
1. A fire safety schedule must deal with the whole of the building not just part of the building.
2. Please complete all sections in full using CAPITAL LETTERS.

Section 1: Location of the building

Address (street number, street name, suburb and postcode)
17-23 TALAVERA ROAD, MACQUARIE PARK NSW 2113

Lot No. (if known)	CP/CP/SP No. (if known)	Building name (if applicable)
LOT 527 & 3(PART)	DP 752035 & 1043041	IC3 SUPER WEST PHASE 1

Section 2: Reissue of Fire Safety Schedule (Section 80A of the Regulation)

☒ Not applicable - Fire Safety Schedule is not being reissued.
☐ Reissued Fire Safety Schedule (please state reason below)

Reason for Reissue of Schedule

☐ Original Schedule lost or destroyed	☐ Correction of errors or omissions

Section 3: Reference details (Section 78 of the Regulation)

Reference type	Reference number (if known)
OCCUPATION CERTIFICATE	24000056

Section 4: Fire safety measures for the building - excluding critical fire safety measures (Section 79 of the Regulation

Current Existing

Item No	Fire safety measure (current/existing)	Minimum standard of performance
1	AUTOMATIC FAIL-SAFE DEVICE	BCA D2.19, D2.21 BCA 2022 Clause C4D7, D3D24, D3D26, D3D27, Spec 12, AS 2118.1-2017, AS 1670.1-2018
4	BUILDING OCCUPANT WARNING SYSTEM	BCA SPEC E1.5, SPEC E2.2A
6	EMERGENCY LIFTS	BCA E3.2, E3.7, E3.9, E3.10 SPEC E3.1, AS 1735.11-1986
11	FIRE HYDRANT SYSTEM	BCA E1.3 / AS 2419.1 – 2005 BCA 2022 Clause E1D2, AS2419.1-2021

12	FIRE SEALS, COLLARS	BCA C3.15, C3.16 / AS 1530.4 – 2014 FIRE ENGINEERING REPORT, REF NO. 18071-R01, PREPARED BY INNOVA SERVICES (JASON POWELL BPB0801), ISSUE NO. 5, DATED 10 SEPTEMBER 2020 BCA 2022 Clause C4D15, Spec 13, AS 4072.1-2005, AS 1530.4-2014, Manufacturer's specifications
19	FIRE ENGINEERING REPORT, REFERENCE NO. S11-742_FER_04, ISSUE REV 4, PREPARED BY RAW FIRE (SANDRO RAZZI BPB0501) ISSUED 20 OCTOBER 2011	
20	FIRE ENGINEERING REPORT, REF NO. 18071-R01, PREPARED BY INNOVA SERVICES (JASON POWELL BPB0801), ISSUE NO. 5, DATED 10 SEPTEMBER 2020	
21	FIRE ENGINEERING REPORT, REF NO. 18071-R01, PREPARED BY INNOVA SERVICES (JASON POWELL BPB0801), ISSUE NO. 5, DATED 10 SEPTEMBER 2020	

Proposed (new or modified including section 84(6) of the Regulation)

Item No	Fire safety measure (proposed)	Minimum standard of performance
1.	AUTOMATIC FIRE DETECTION AND ALARM SYSTEM	BCA SPEC E2.2A / AS 1670.1-2015 BCA 2022 Clause E2D2, E2D3, AS 1670.1-2018, and Fire Engineering Report, 21159-R01, revision 3 prepared by Innova Services Australia dated 5 August 2024
2.	AUTOMATIC FIRE SUPPRESSION SYSTEMS – SPRINKLER	BCA E1.5 / AS 2118.1 – 2017 BCA 2022 Clause C3D4, E1D4, E1D5, AS 2118.1-2017 and Fire Engineering Report, 21159-R01, revision 3 prepared by Innova Services Australia dated 5 August 2024
3.	EMERGENCY LIGHTING	BCA E4.2, E4.4 / AS 2293.1 – 2005 BCA 2022 Clause E4D2, E4D3 E4D4, AS 2293.1-2018
4.	EXIT SIGNS	BCA E4.5, NSW E4.6, AS 2293.1 – 2005 BCA 2022 Clause E4D5, NSW E4D6 & E4D8, AS 2293.1-2018
5.	Emergency warning and intercommunication systems	BCA 2022 Clause E4D9, S31C19, S31C19, AS 1670.4-2018
6.	FIRE DAMPERS	BCA C3.15, AS 1668.1 – 2015, AS 1682.1-2015 & 1682.2-2015 BCA 2022 Clause E2D3, C3D6, C4D13, C4D15, Spec 11, Spec 19 AS/NZS 1668.1-2015, AS 1682.1-2015, AS 1682.2-2015, Manufacturer's specifications
7.	FIRE DOORS	BCA C3.5, C3.6, C3.7, C3.8, SPEC C3.4, AS 1905.1-2015 BCA 2022 Clause C3D13, C3D14, C4D5, , C4D9, S5C45, Spec 12, AS 1905.1-2015
8.	FIRE HOSE REEL	BCA E1.4 / AS 2441 – 2005

		BCA 2022 Clause E1D3, AS 2441-2005
9.	FIRE HYDRANT SYSTEM	BCA E1.3 / AS 2419.1 – 2005 BCA 2022 Clause E1D2, AS2419.1-2021 and Fire Engineering Report, 21159-R01, revision 3 prepared by Innova Services Australia dated 5 August 2024
10.	FIRE SEALS, COLLARS	BCA C3.15, C3.16 / AS 1530.4 – 2014 FIRE ENGINEERING REPORT, REF NO. 18071-R01, PREPARED BY INNOVA SERVICES (JASON POWELL BPB0801), ISSUE NO. 5, DATED 10 SEPTEMBER 2020 BCA 2022 Clause C4D15, Spec 13, AS 4072.1-2005, AS 1530.4-2014, Manufacturer's specifications
11.	MECHANICAL AIR HANDLING SYSTEM	BCA E2.2 / AS 1668.1 – 2015 BCA 2022 E2 and NSW Part E2, Spec 24, AS/NZS 1668.1-2015, AS 1668.2-2012 and Fire Engineering Report, 21159-R01, revision 3 prepared by Innova Services Australia dated 5 August 2024
12.	PATH OF TRAVEL	EPA REG 20 CL 186 Section 107-109 of the Environmental Planning and Assessment (Development Certification and Fire Safety) Regulation 2021
13.	PERIMETER VEHICULAR ACCESS FOR EMERGENCY VEHICLES	BCA C2.4 BCA 2022 Clause C3D5
14.	PORTABLE FIRE EXTINGUISHERS	BCA E1.6 / AS 2444 – 2001 BCA 2022 Clause E1D14, AS 2444-2001 and Fire Engineering Report, 21159-R01, revision 3 prepared by Innova Services Australia dated 5 August 2024

Details of Fire Safety Building Code of Australia (BCA) Performance Solution Report(s)

Ref No/Title of report/Author/Date	BCA performance requirements	BCA DtS Provision(s) and details of non-compliance
FIRE ENGINEERING REPORT, REFERENCE NO. S11-742_FER_04, ISSUE REV 4, PREPARED BY RAW FIRE (SANDRO RAZZI BPB0501) ISSUED 20 OCTOBER 2011		
FIRE ENGINEERING REPORT, REF NO. 18071-R01, PREPARED BY INNOVA SERVICES (JASON POWELL BPB0801), ISSUE NO. 5, DATED 10 SEPTEMBER 2020		
21159-R01, Fire Engineering Report prepared, revision 3 by Innova Services Australia dated 2 July 2024	C1P1 and C1P2	C2D2 - • The walls separating IC3E and IC3W are to have an FRL of not less then 120 minutes • The steel grate platform/walkway on level 1 zone 2 and mezzanine

		platforms in the generator rooms do not require to have an FRL • Level 2-3 the mezzanine office in the northern part of the floor plate do not achieve the prescriptive FRL. The steel grate platform/walkway on level 1 zone 2 dose not achieve the required FRL. On Level 2- 5 a ~133 m2 mezzanine office in the northern part of the floor plate does not achieve the prescriptive FRL.
	C1P9	C3D4, C3D5 - • Portion of the perimeter access path passes beneath the awning overhead. • Portion of the perimeter access path on the western boundary measures 5.2m in lieu of 6m
	C1P2, C1P8	C4D4 - Ground floor exposure between fire compartments on IC2 and IC3W are not protected
	C1P2, C1P8	C4D6 - A number of double doors serving the data halls will be fitted with bolts that could affect the self-closing action of the door if the bolt is engaged at the time of closing.
	C1P2, C1P8	C4D15, C4D16 - In this building there are a number of building elements that have a fire rating of 240 minutes for integrity and insulation. There is no prescriptive method using Specification 13, nor AS 1530.4 and AS 4072.1 that achieves an FRL of 240 minutes for integrity and insulation. Subsequently the services shall be protected by systems that achieve a time grading of not less than 120 minutes for integrity and insulation as the case requires.
	D1P2, D1P4	D2D3, D2D16 - • Up to 30 m to a point of choice or single exit, in lieu of 20 m; and • Up to 60 m to the nearest exit, in lieu of 40 m. • Up to 80 m between alternative exits in lieu of 60 m; and • On the upper levels `horizontal exits exceed more than 50% of the exits from the floor plate. The southern portion of the floor plate has access to three (3) horizontal exits and one (1) fire isolated exit.
	D1P4, D1P6	D2D8 - The unobstructed width of travel path between equipment is reduced to 750 mm (worst case), in lieu of 1,000

		mm.
	D1P5, E2P2	D2D13, E2D4 - The northern fire exit is constructed as an external stair– despite serving a storey over 25 m - and is not pressurised.
	D1P2, D1P4	D3D27 - FIre isolated exit doors do not unlock automatically on fire alarm
	E1P3	E1D2 - Following fitout of the data halls coverage of the floor plate will require a second hose length to reach all parts of the floor.
	E1P1	E1D3 - Due to the high electrical content of the building, portable fire extinguishers are provided in lieu of fire hose reels.
	E1P6	E1D15 - The fire control centre is located adjacent to the IC2 and IC3E Fire Detection Control and Indicating Equipment in the main office on the western side of the building.
	E1P4, E2P2	E1D4, E2D6 - The building is not provided with either smoke exhaust or zone smoke control. To minimise spurious alarms fire brigade call occurs on activation of the sprinkler system in lieu of the detection system.
	D1P2	D3D25 - The doors from the data halls swing against the direction of egress.

Section 5: Critical fire safety measures - where applicable to the building (Section 79 of the Regulation)

Note: A critical fire safety measures is one where the performance is verified at intervals of less than 12 months through the submission of a supplementary few safety statement.

Current (existing)

Item No	Fire safety measure (current)	Minimum standard of performance
1.	NIL	

Proposed (new or modified including section 84(6) of the Regulation)

Item No	Fire safety measure (proposed)	Minimum standard of performance
1.	NIL	

Section 6: Details of approved exemptions from compliance with BCA standards for a relevant fire safety system (Section 74 of the Regulation)

Item No	Relevant fire safety measure	Description of exemptions
1.	NIL	

Section 7: Name of authority or registered certifier issuing this schedule

Name	Organisation (business, relevant authority or council)
HEATH MCNAB	MBC GROUP

Business Address (street number, street name and postcode)
SUITE 3/18 SYDNEY ROAD, MANLY NSW 2095

Registration Number (where applicable)
BDC1893

Date of issue
21 AUGUST 2026

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Building Commission NSW

FIRE SAFETY SCHEDULE
INSTRUCTIONS TO COMPLETE FORM

Part 10 of the *Environmental Planning and Assessment (Development Certification and Fire Safety) Regulation 202*

Information to help you complete the Fire Safety Schedule form

The following information is provided to help persons completing this fire safety schedule (FSS) template and does not comprise part of the form. The instructions do not have to be displayed in the building or submitted to the local Council or the Commissioner of Fire and Rescue NSW or attached to any fire safety certificate or annual fire safety statement.

General

- Please print in CAPITAL LETTERS and complete all relevant sections in full.
- A reference to 'the Regulation' is a reference to the *Environmental Planning and Assessment (Development Certification and Fire Safety) Regulation 20*21.
- The completed fire safety schedule form must be attached to the relevant application.
- An earlier fire safety schedule is superseded by a later fire safety schedule and ceases to have effect when the later fire safety schedule is issued.
- A fire safety schedule must deal with the whole of the building and not only the part of the building to which the development consent, complying development certificate, construction certificate or fire safety order relates.
- Further information about building fire safety is available on the 'Fire safety' page of the Department's website at https://www.fairtrading.nsw.gov.au/housing-and-property/reforms-to-fire-safety-regulation

Section 1: Description of the building

The address and other property details should be provided here.

Section 2: Reissue of Fire Safety Schedule

- The purpose of this section is to specify whether the fire safety schedule is a new schedule or a schedule that has been reissued under section 80A of the Regulation. Note: The building regulator (Building Commission NSW) does not reissue certificates under section 80A.
- An initial fire safety schedule issued when a Development Consent, Complying Development Certificate, Construction Certificate, or a fire safety order is issued is not taken to be a reissued Schedule.
- The reissue of a fire safety schedule may occur because the original schedule was lost or destroyed or to correct errors or omissions in the fire safety schedule.
- It must be noted that a fire safety schedule **cannot** be reissued under section 80A of the Regulation if the error or omission is due to building work or a change in plans or specifications for the fire safety measures of the building.
- A private certifier **cannot** reissue a schedule under s80A after an occupation certificate has been issued by the certifier.

- A council that reissues a fire safety schedule where the 'original' was not required to be in the approved form does not need to issue the replacement schedule on the approved form. Instead, a council may reissue the schedule in the same form as the schedule being replaced.

Section 3: Reference details

- Provide details of the relevant reference document by selecting the relevant type from the drop-down list.
- Provide the reference number of the relevant Development Consent, Construction Certificate, Complying Development Certificate, Fire Safety Order Reference.
- Where the schedule is being issued for a Building Work Rectification Order under the *Residential Apartment Buildings (Compliance and Enforcement Powers) Act 2020* under section 33, the reference must include the date of the order and the name of the developer.
- Where the schedule is being issued in relation to an undertaking under *Design and Building Practitioners Act 2020*, section 88 or an undertaking under the *Residential Apartment Buildings (Compliance and Enforcement Powers) Act 2020*, section 28. The reference must include the date the undertaking was accepted by the Secretary and the name of the developer.
- For ease of use, only one reference to a relevant document type is necessary for filling out this part. It is unnecessary to reference multiple Development Consents, staged CCs, or CDCs that are or were once applicable to the building over its lifetime.

Section 4: Fire safety measures currently implemented OR proposed to be implemented for the building

The purpose of this section is to identify the current and proposed fire safety measures that must be implemented for the building.

Fire safety measures

- A proposed fire safety measure is taken to be either a required measure not currently installed in the building, or an existing measure which is being altered.
- Fire safety measures include both statutory fire safety measures and other fire safety measures. The statutory fire measures are specified in section 79(4) of the Regulation and include portable fire extinguishers, fire hydrants, fire sprinklers, fire detection and alarm systems, and lightweight construction.
- Other fire safety measures could include any measure that is specific to the building such as those required as part of a fire safety Building Code of Australia (BCA) performance solution for the building.

Minimum standard of performance

- The minimum standard of performance for a fire safety measure describes the technical specification for the design, installation and operation of the measures. The minimum standard of performance is generally determined by the BCA and should not be confused with the specified maintenance activities which are used for maintenance of a fire safety measure.
- When noting the minimum standard of performance for a fire safety measure (FSM) care needs to be taken to ensure relevant details are provided. When expressing a minimum standard of performance for an FSM, the following referencing sequence should be used:
    1. The Building Code of Australia (BCA) edition applicable to the FSM.
    2. Any relevant BCA Deemed-to-Satisfy Clause(s) or Specification(s).
    3. Any relevant Reference Document(s) (such as Australian Standards) and the applicable edition (year) of that Referenced Standard.
- If an application relates only to a part of a building and the required fire safety measures and their associated minimum standard of performance varies from other parts of the building, the fire safety

schedule must clearly identify the different fire safety measures and/or different standards of performance in a building.

Using the table

- If there are no existing fire safety measures, specify ‘Nil’ in the first row under both ‘Current’ and ‘Minimum standard of performance’. The remaining rows of the table under ‘Current’ can be deleted.
- If there are no proposed fire safety measures specify ‘Nil’ in the first row under both ‘Proposed’ and ‘Minimum standard of performance’. The remaining rows of the table under ‘Proposed’ can be deleted.
- Additional rows can be added under ‘Current’ and ‘Proposed’ measures if required.

Performance solutions

- The fire safety schedule must identify all fire safety measures that are required as part of a fire safety BCA performance solution, including any reference to the BCA performance solution report document when specifying the standard of performance for each measure.
- Provide identifying details of any fire engineered BCA performance solution report(s) relevant to those corresponding fire safety measures in the table ‘Details of Building Code of Australia Performance Solution Report(s)’.
- Provide details of the report including the author of the report, the relevant BCA performance requirements about which the report demonstrates compliance, and a brief description of the relevant BCA deemed-to-satisfy provision(s) considered.

Section 5: Critical fire safety measures currently implemented OR proposed to be implemented in the building

- The purpose of this section is to identify those current or proposed critical fire safety measures for the building.
- A critical fire safety measure is a measure that requires periodic assessment and certification at intervals of less than 12 months, because of its nature, the environment, or other circumstances.
- Not all buildings will be subject to critical fire safety measures and this section must only be filled out when a building has critical fire safety measures as identified by the registered certifier (council or private) or appropriate authority.
- Each critical fire safety measure and the associated minimum standard of performance must be listed.
- Specify the intervals (of less than 12 months) at which the critical fire safety measure must be assessed and requires a supplementary fire safety statement to be submitted.
- It is up to the registered certifier (council or private) or appropriate authority to identify what is a critical fire safety measure and the frequency at which a supplementary fire safety statement is required to be lodged with the council.
- If there are no applicable critical fire safety measures insert ‘Nil’ in the row under ‘Current’, ‘Proposed’ and 'Minimum standard of performance’. The remaining rows of the table under ‘Current’ and ‘Proposed’ can be deleted.
- Additional rows can be added to the table if required.

Section 6: Exemption from BCA standard for a relevant fire safety system

- The purpose of this section is to identify in accordance with section 23(3)(b) of the Regulation any exemptions from BCA standards for the fire safety building work granted under a construction certificate by a certifier resulting from an objection under section 74 of the Regulation.
- Objections made under this provision relate to the operational performance of a relevant fire safety system.

- A relevant fire safety system is defined by the Regulation and can be either a hydraulic fire system, a fire detection and alarm system, or a mechanical ducted smoke control system.
- In this section the applicant must specify the relevant fire safety measure to which an exemption applies. A detailed description of the exemption must be provided.
- If there are no exemptions relevant to the building insert ‘Nil’ in the first row under both ‘Relevant Fire Safety System’ and ‘Details of the exemption’. The remaining rows of the table can be deleted.
- Additional rows may be added to the table if required.

Section 7: Name and contact details of the person issuing the schedule

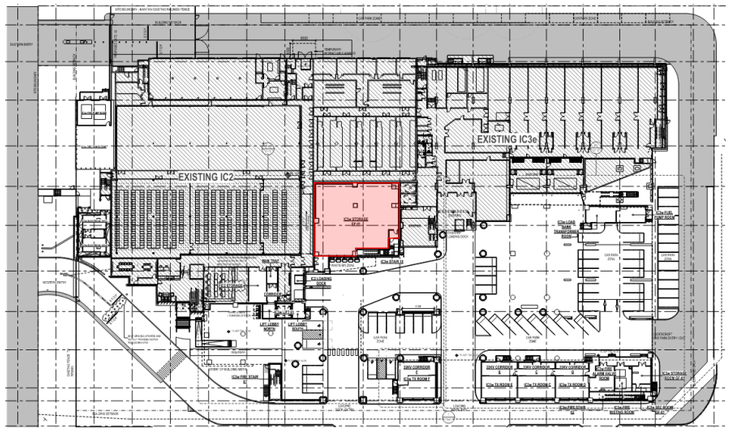
- The purpose of this section of the form is to include details of the person or authority that is issuing the schedule.
- Where the fire safety schedule is issued by a registered certifier, details of the registration number of the certifier are to be provided.
- The date of issue must also be included on the fire safety schedule.

IC3W - OC EXCLUSION ZONES

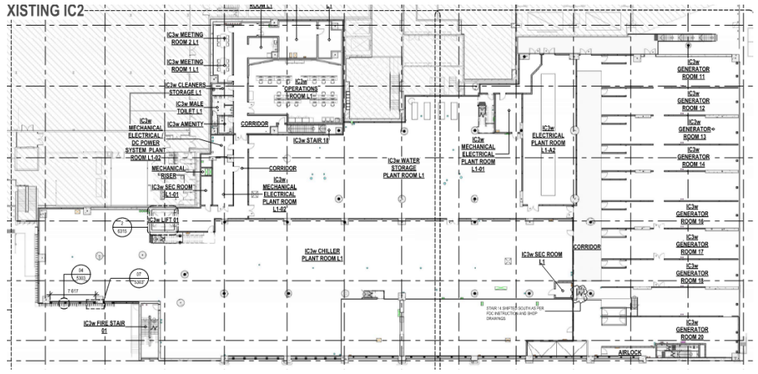
REV A - 16/07/26

Legend

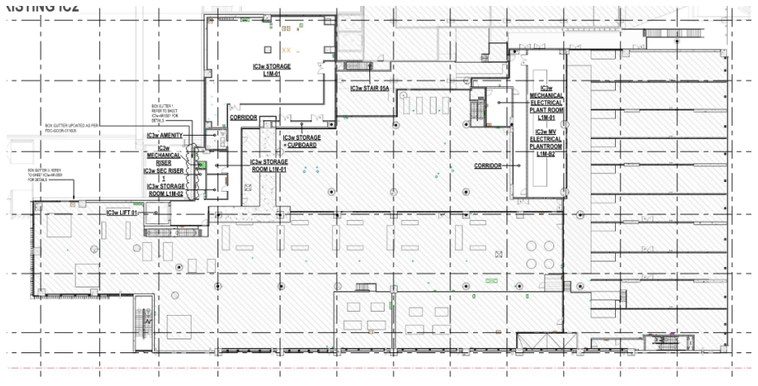
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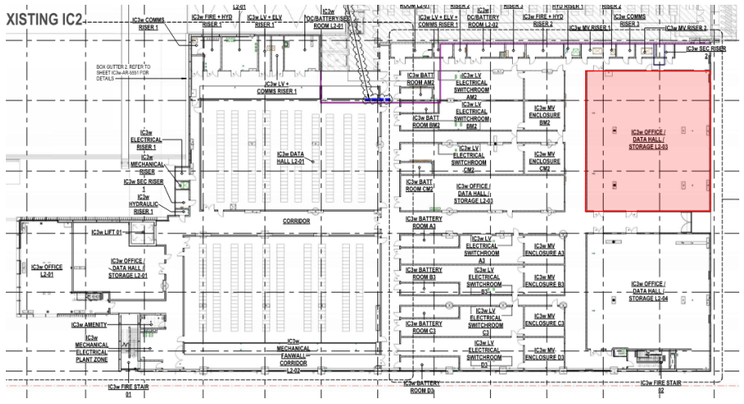
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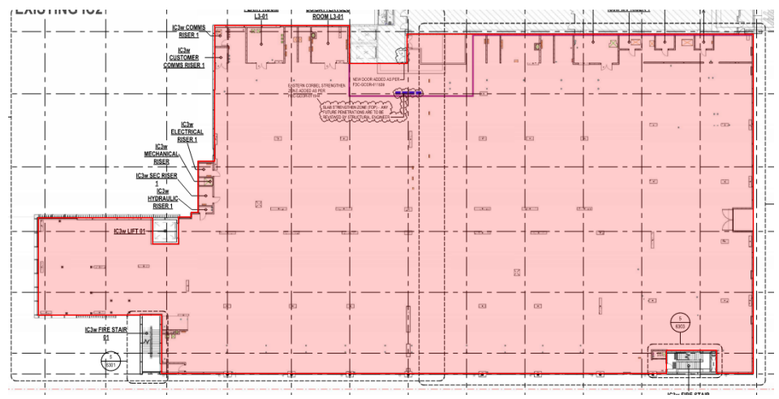
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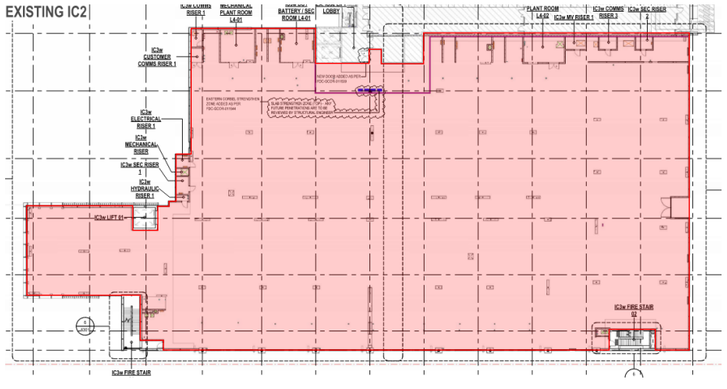
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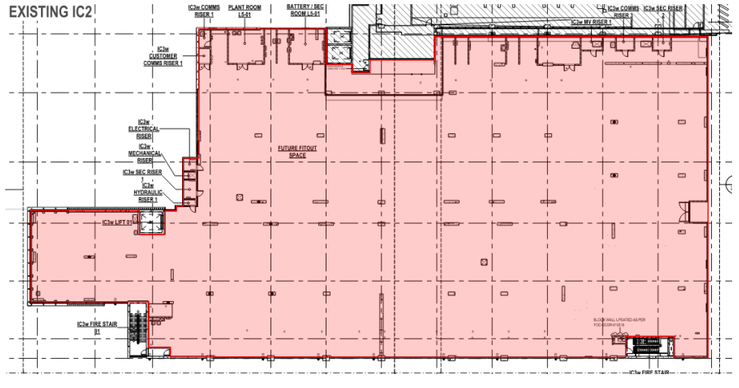
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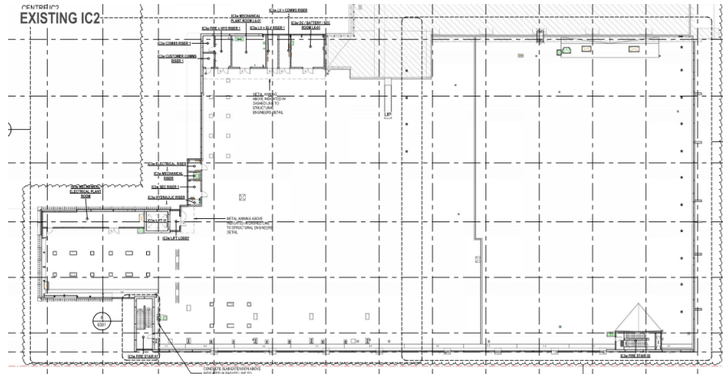
LEVEL 03



LEVEL 04



LEVEL 05



LEVEL 06