

basix certificate commitments:

certificate number: 1245598S_02

water commitments

the applicant must comply with the commitments listed below in carrying out the development of the dwelling.

- fixtures:
- The applicant must install showerheads with a min. rating of 4 star (>4.5 but <=6L/min plus spray force and/or coverage tests), in all showers in the development.
 - The applicant must install toilet flushing systems with a min. rating of 5 star in each toilet in the development.
 - The applicant must install taps with a min. rating of 5 star in the kitchen in the development.
 - The applicant must install basin taps with a min. rating of 5 star in each bathroom in the development.
- alternate water source:
- The applicant must install a rainwater tank of 5000 litres on the site. This rainwater tank must meet, & be installed in accordance with, the requirements of all applicable regulatory authorities.
 - The applicant must configure the rainwater tank to collect runoff from:
 - at least 250.26 square metres of roof area of the development (excluding the area of the roof which drains to any rainwater tank or private dam)
 - The applicant must connect the rainwater tank to:
 - at least one outdoor tap in the development (Note: NSW Health does not recommend that rainwater be used for human consumption in areas with potable water supply)

thermal commitments

the applicant must comply with the commitments listed below in carrying out the development of the dwelling

- general features:
- The dwelling must not have more than 2 storeys.
 - The conditioned floor area of the dwelling must not exceed 300 square metres.
 - The dwelling must not contain open mezzanine area exceeding 25 square metres.
 - The dwelling must not contain third level habitable attic room.

- floor, walls and ceiling/roof:
- The applicant must construct the floor(s), walls and ceiling/roof of the dwelling in accordance with the specifications listed in the table below.

construction	add. insulation req'd (r-value)	other specifications
floor - concrete slab on ground	nil	
external wall: brick veneer	2.26 (or 2.80 including construction)	
internal wall shared with garage - plasterboard	1.14 (or 1.50 including construction)	
ceiling & roof - flat ceiling/pitched roof	ceiling: 5 (up), roof: foil/sarking	unventilated, dark (solar absorptance > 0.70)

glazing requirements

the applicant must comply with the commitments listed below in carrying out the development of the dwelling

windows & glazed doors:

The applicant must install the windows, glazed doors & shading devices, in accordance with the specifications listed in the table below. Relevant overshadowing specifications must be satisfied for each window & glazed door.

The dwelling may have 1 skylight (<0.7 square metres)

The following requirements must also be satisfied in relation to each window & glazed door:

For the following glass and frame types, the certifier check can be performed by visual inspection.

- Aluminium single clear
- Aluminium double (air) clear
- Timber/uPVC/fibreglass single clear
- Timber/uPVC/fibreglass double (air) clear

windows & glazed doors glazing requirements:

Window no.	Maximum height (mm)	Maximum width (mm)	Type	Shading Device (Dimension within 10%)
south facing				
w01	580	2400	aluminium, single, clear	eave 450 mm, 300 mm above head of window or glazed door
w02	923	1200	aluminium, single, clear	eave 450 mm, 300 mm above head of window or glazed door
w03	580	2400	aluminium, single, clear	eave 450 mm, 300 mm above head of window or glazed door
East facing				
w04	1780	1790	aluminium, single, clear	eave 450 mm, 300 mm above head of window or glazed door
north facing				
w05	923	1200	aluminium, single, clear	eave 450 mm, 300 mm above head of window or glazed door
w06	1780	1790	aluminium, single, clear	eave 450 mm, 300 mm above head of window or glazed door
w07	1780	840	aluminium, single, clear	eave 450 mm, 300 mm above head of window or glazed door
w08	1780	840	aluminium, single, clear	eave 450 mm, 300 mm above head of window or glazed door
West facing				
w09	1800	2760	aluminium, single, clear	eave 4220 mm, 300 mm above head of window or glazed door
d10	2100	2750	aluminium, single, clear	eave 4220 mm, 300 mm above head of window or glazed door

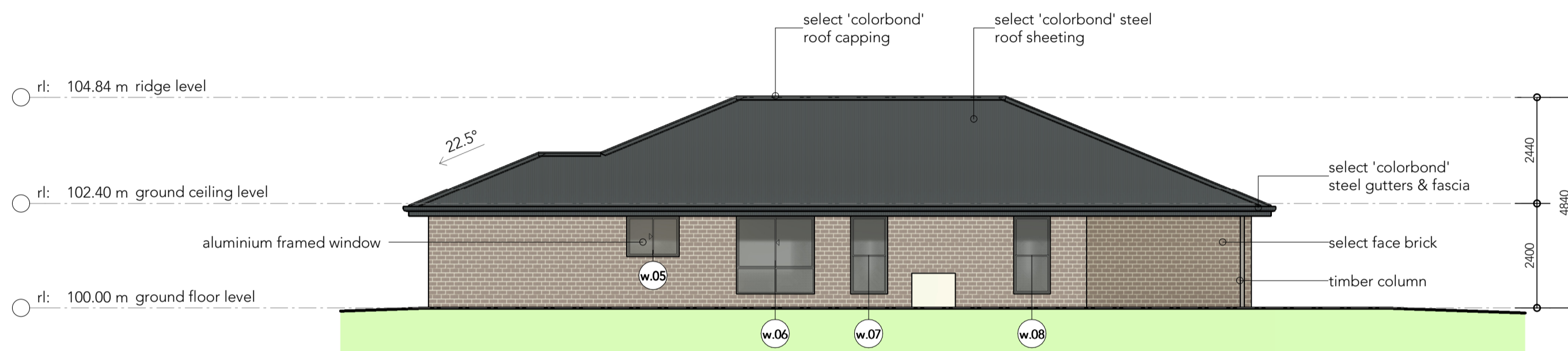
energy commitments

the applicant must comply with the commitments listed below in carrying out the development of the dwelling

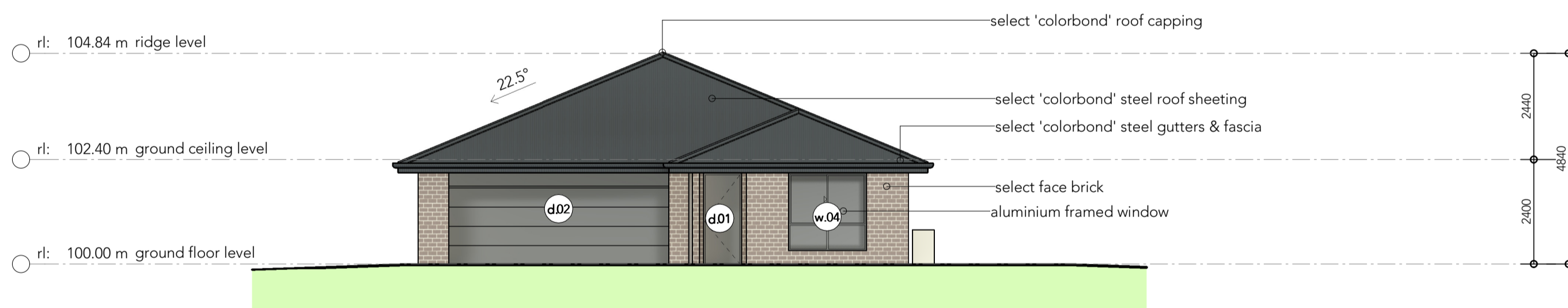
- hot water:
- The applicant must install the following hot water system in the development, or a system with a higher energy rating: gas instantaneous with a performance of 4 stars
- cooling system:
- The applicant must install the following cooling system, or a system with a higher energy rating, in at least 1 living area: 1-phase airconditioning; Energy rating: 6 star
 - The applicant must install the following cooling system, or a system with a higher energy rating, in at least 1 bedroom: 1-phase airconditioning; Energy rating: 6 star
- heating system:
- The applicant must install the following heating system, or a system with a higher energy rating, in at least 1 living area: 1-phase airconditioning; Energy rating: 6 star
 - The applicant must install the following heating system, or a system with a higher energy rating, in at least 1 living area: 1-phase airconditioning; Energy rating: 6 star
- ventilation:
- at least 1 bathroom: individual fan, ducted to facade or roof; Operation control: manual switch on/off
 - kitchen: individual fan, ducted to facade or roof; Operation control: manual switch on/off
 - laundry: individual fan, ducted to facade or roof; Operation control: manual switch on/off
- artificial lighting:
- The applicant must ensure that the "primary type of artificial lighting" is fluorescent or light emitting diode (LED) lighting in each of the following rooms, and where the word "dedicated" appears, the fittings for those lights must only be capable of accepting fluorescent or light emitting diode (LED) lamps:
 - at least 3 of the bedrooms / study, dedicated
 - at least 1 of the living / dining rooms, dedicated
 - the kitchen, dedicated
 - all bathrooms / toilets, dedicated
 - the laundry, dedicated
 - all hallways, dedicated
- natural lighting:
- The applicant must install a window and/or skylight to 2 bathroom(s)/toilet(s) in the development for natural lighting
- other:
- The applicant must install a gas cooktop & electric oven in the kitchen of the dwelling
 - The applicant must construct each refrigerator space in the development so that it is "well ventilated", as defined in the BASIX definitions.
 - The applicant must install a fixed outdoor clothes drying line as part of the development.



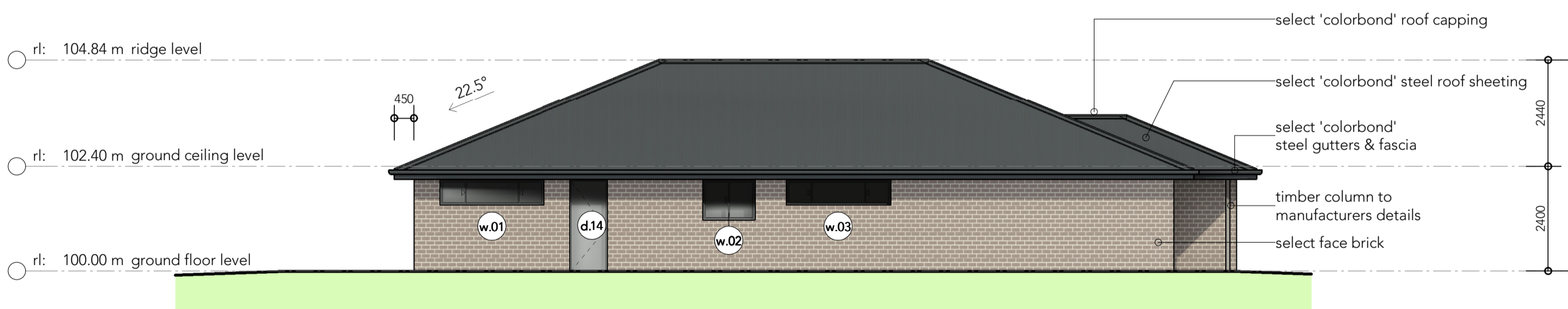
04 elevation: west facade
1: 100 (A1)



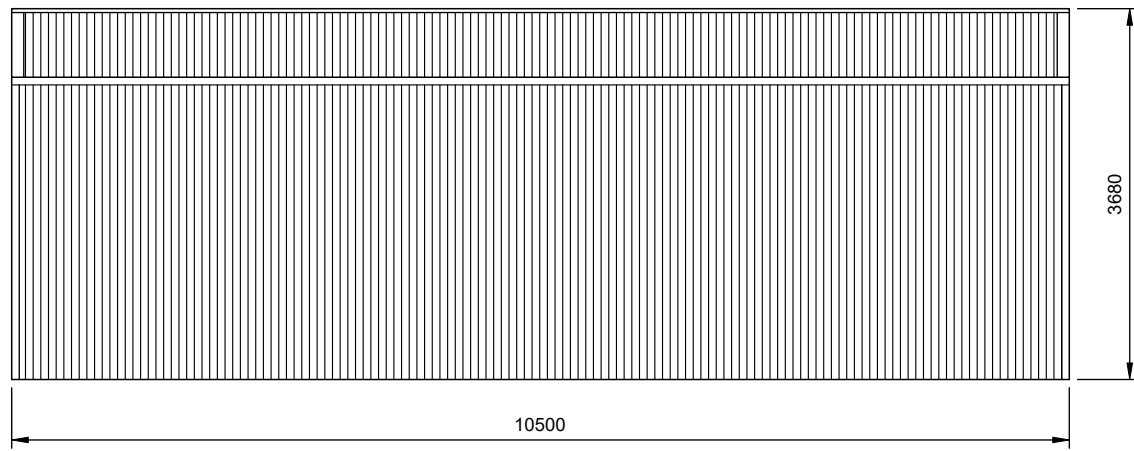
05 elevation: north facade
1: 100 (A1)



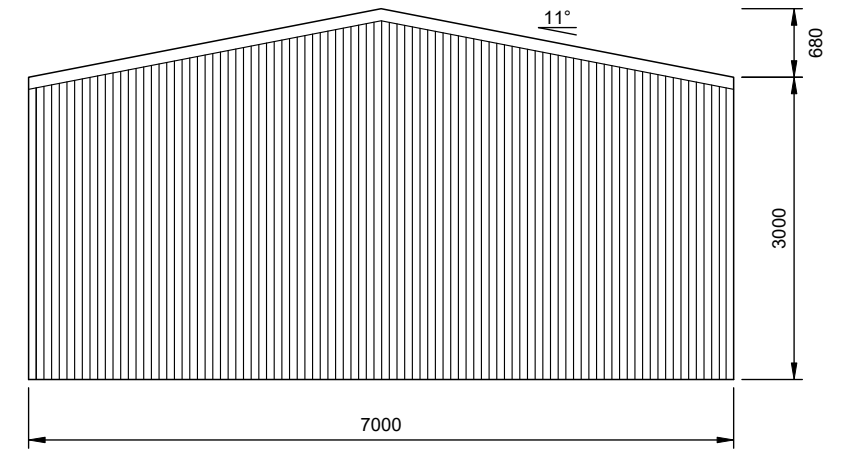
06 elevation: east facade
1: 100 (A1)



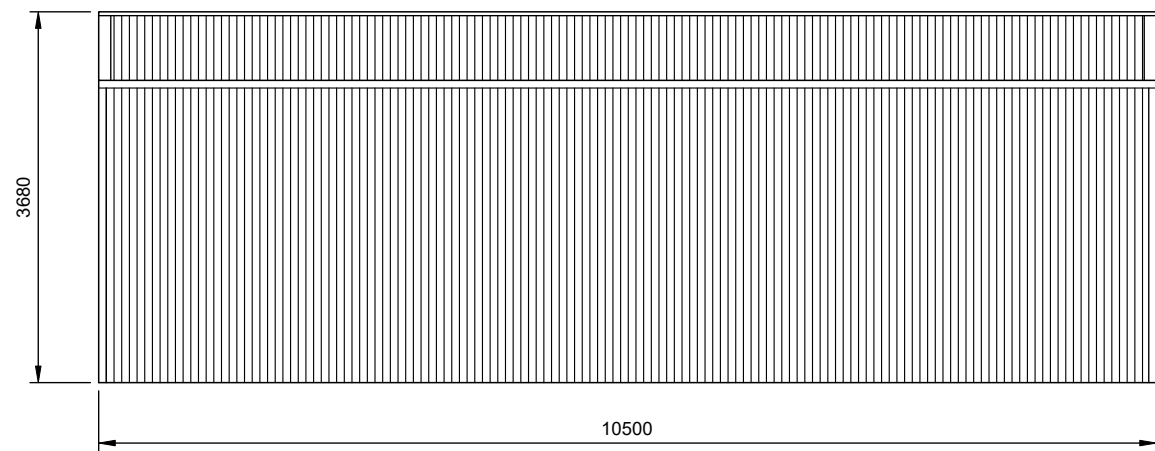
07 elevation: south facade
1: 100 (A1)



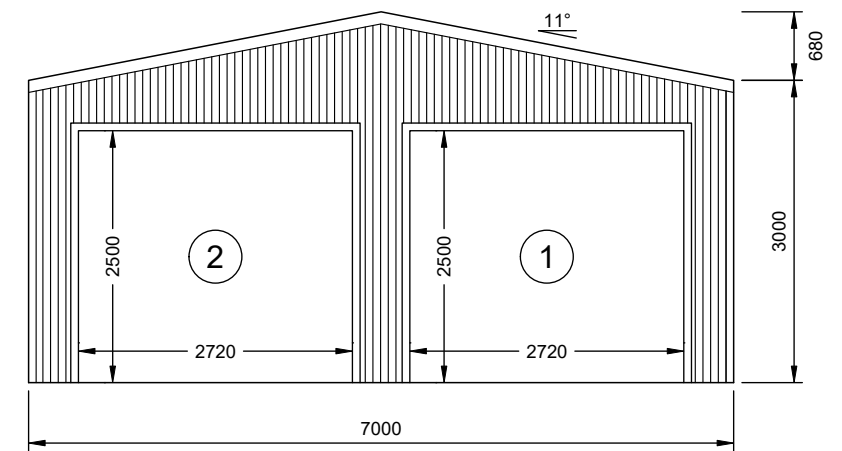
2 LEFT ELEVATION
2 SCALE: 1:75



3 REAR ELEVATION
2 SCALE: 1:75 FRAME #4



1 RIGHT ELEVATION
2 SCALE: 1:75



4 FRONT ELEVATION
2 SCALE: 1:75 FRAME #1