

Step 1: About the building

Fill out b

Building location and site data	Value
Building address	4 Minna Close Belrose
Postcode	2085
Town/city	BELROSE + 3 other localities
Distance to nearest major city/town	
Project stage	Development Application
New build or major renovation?	New build
Brownfield or greenfield site?	Greenfield

Floor area by NCC building classification	Gross (GFA)
Please enter all floor areas relevant to your building. Leave areas blank if not applicable. building classifications. Please also enter the corresponding net area (Net Lettable Area, where it is commonly used for that building classification.	
Class 1a: Detached residential buildings	
Class 1b: Boarding houses and hostels	
Class 2: Multi-unit residential buildings	
Class 3: Other residential buildings	
Class 4: Residential inside non-residential	
Class 5: Office buildings	175
Class 6: Retail buildings	
Class 7a: Carparks	
Class 7b: Warehouse-type buildings	1,551
Class 8: Industrial buildings	
Class 9a: Healthcare buildings	
Class 9b: Civic buildings	
Class 9c: Aged care and personal care buildings	
Class 10a: Non-habitable buildings	
Class 10b: Miscellaneous structures	
Class 10c: Bushfire shelters	
Total	1,726

Project information	Value
Total cost of project	
Building design life	
Estimated envelope life	
Estimated replacement cycle for mechanical services	

Estimated replacement cycle for vertical transportation	
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Dimensions of the building and the site	Value
Site area	
Shared services or infrastructure	Please select
Building footprint area	
Typical floor area (if different to building footprint area)	
Typical floor perimeter	
Area of external carpark (not included in GFA)	
Area of external hardstand (not included in GFA)	
Area of other hard landscaping (not included in GFA)	
Number of floors/storeys above ground, including ground floor	
Number of floors/storeys below ground	
Number of floors/storeys of car parking	
Total height above ground	

Structural material choices	Value
Foundation type	Piles
Frame type (dominant)	Please select
Suspended floor type (typical)	Reinforced concrete
Describe low carbon materials specified in your building (e.g. green concrete, low carbon bricks)	Green concrete used for hard
Describe recycled content specified in your building (e.g. recycled steel)	Recycled steel for roof structu

Value cells

	Unit
0	km

Net (NLA/NSA/UFA)	Unit
Please enter Gross Floor Area (GFA) for all Net Sellable Area or Usable Floor Area	
	m ²
	m ²
	m ²
	m ²
	m ²
175	m ²
	m ²
	m ²
1,551	m ²
	m ²
	m ²
	m ²
	m ²
	m ²
	m ²
	m ²
1,726	m ²

	Unit
11,575,017	AUD excl. GST
50	years
	years
	years

	years
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	Unit
5,581	m ²
1,551	m ²
	m ²
161	m
0	m ²
865	m ²
247	m ²
2	no.
0	no.
1	no.
11	m

	Unit
stands, driveways, basement s	
re	

Note
Required
Town/city/suburb/region automated from postcode (may not give exact town name)
Enter for rural/regional locations only
Required
Required
Required

Note
Required for Class 1a: Detached residential houses, townhouses
Required for Class 1b: Boarding house, guest house, hostel
Required for Class 2: Multi-unit residential, including apartment buildings
Required for Class 3: Other residential buildings
Required for Class 4: Residential building inside a non-residential building, e.g., caretaker resi
Required for Class 5: Office building
Required for Class 6: Retail building, e.g., shop, restaurant, café
Required for Class 7a: Carparks
Required for Class 7b: Warehouses, wholesalers and storage facilities
Required for Class 8: Industrial buildings, e.g., factories and workshops
Required for Class 9a: Healthcare, e.g., hospitals, clinics, day surgeries
Required for Class 9b: Civic buildings, e.g., theatres, civic centres, train stations
Required for Class 9c: Aged care and personal care
Required for Class 10a: Non-habitable buildings including sheds, carports and private garages
Required for Class 10b: Miscellaneous structures, including fences, masts, antennas, retaining
Required for Class 10c: Bushfire shelters not attached to a Class 1a building
Required: Sum of m ² inputs must be more than 0.

Note
Required
Required
Optional
Optional

Optional

Note
Required
Required
Required
Only needed if different to row above
Required
Required. Enter 0 if not applicable.
Required. Enter 0 if not applicable.
Required. Enter 0 if not applicable.
Required
Required. Enter 0 if not applicable.
Required. Enter 0 if not applicable.
Required

Note
Required
Required
Only needed for multi-storey buildings
Required
Required

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Total area of site to external boundary.

Indicate if there are shared services that the building utilises, or shared foundations, basement or podium

Total floor area of the ground floor measured to the outside edge of the floorplate.

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Include all other impervious areas. For example, patios, paths and driveways (not already included in carparks and ha

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Measured from the average finished grade to the highest point of the building, excluding protrusions (lighting rods, ma

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