

# Nationwide House Energy Rating Scheme\* Certificate



Certificate number: **0003639325**

Certificate Date: **24 Feb 2019**

★ Star rating: **5.1**

BERS Pro v4.3.0.0 (3.13) cannot be used to model 'roof windows'. Roof windows are 'openable or fixed windows in a roof' and do not have a shaft, as distinct from skylights which incorporate a built-in shaft and are not ventilated. BERS Pro v4.3 can only model skylights. If a roof window is present on the floor plan then this certificate is not valid.

## Assessor details

Accreditation

number: **VIC/BDAV/13/1543**

Name: **luis contigiani**

Organisation: **THE LC TRUST**

Email: **contempoad@bigpond.com**

Phone: **0481218250**

Declaration of interest: **The Assessor has provided design advice to the Applicant**

Software: **BERS Pro v4.3.0.2d (3.13)**

AAO: **BDAV**

## Overview

### Dwelling details

Street: **85 DAREEN ST**

Suburb: **FRENCHS FOREST**

State: **NSW**

Postcode: **2086**

Type: **New Dwelling**

NCC Class: **1A**

NatHERS

climate zone: **56**

Lot/DP

number: **66/30828**

Exposure: **Suburban**

### Key construction and insulation materials

(see following pages for details)

Construction: **Brick Veneer**

**Roof Tiles**

**Waffle pod slab 300 mm**

Insulation:

**R2.5 wall insulation**

**R4.1 ceiling insulation**

**No floor insulation**

Glazing:

**DOW-001-01 A AI Sliding Window SG 3Clr**

### Net floor area (m<sup>2</sup>)

Conditioned: **240.0**

Unconditioned: **58.0**

Garage: **35.0**

TOTAL: **298.0**

### Annual thermal performance loads (MJ/m<sup>2</sup>)

Heating: **38.7**

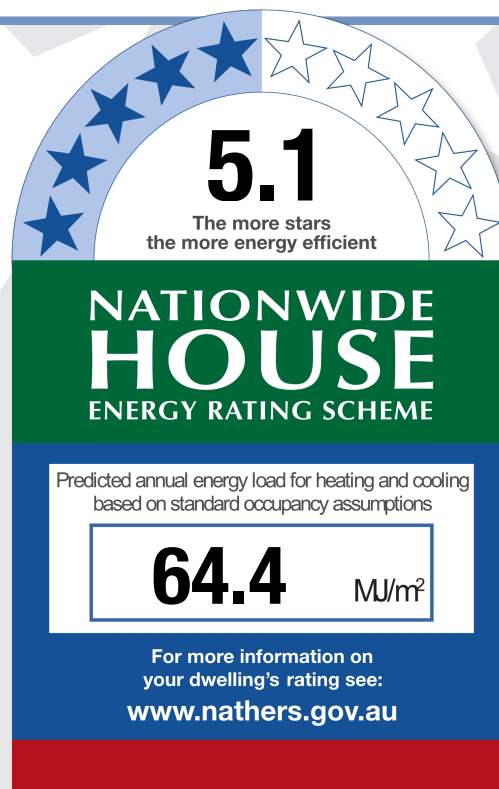
Cooling: **25.7**

TOTAL: **64.4**

### Plan documents

Plan ref/date: **RL5250**

Prepared by: **RESIDENTIAL LOGISTICS**



### Ceiling penetrations

(see following pages for details)

Sealed: **84**

Unsealed: **32**

TOTAL:\*\* **116**

\*\*NOTE: This total is the maximum number of ceiling penetrations allowed to a ceiling (under a roof) for this certificate. **If this number is exceeded in construction then this certificate IS NOT VALID and a new certificate is required.** Loss of ceiling insulation for the penetrations listed has been taken into account with the rating.

Principle downlight type: **Halogen**

### Window selection - default windows only

Note on allowable window values:  
Only a 5% tolerance to the nominated SHGC window values shown on page 2 can be used with this rating.

Note: Only a +/- 5% SHGC tolerance is allowed with this rating.

NB: This tolerance ONLY applies to SHGC, the U-value can always be lower but not higher than the values stated on page 2.

**If any of windows selected are outside the 5% tolerance then this certificate is no longer valid and the dwelling will need to be rerated to confirm compliance.**

Scan to access this certificate online and confirm this is valid.



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## Building features

### Window type and performance value

Window ID	Window type	U-value	SHGC
DOW-001-01 A	DOW-001-01 A Al Sliding Window SG 3Clr	6.4	0.75
DOW-014-01 A	DOW-014-01 A Aluminium Fixed Light Window SG 4Clr	6.2	0.75
DOW-006-01 A	DOW-006-01 A Al Sliding Door SG 5Clr	6.2	0.71
DOW-002-01 A	DOW-002-01 A Elite Al Awning Window SG 3Clr	6.4	0.65

### Window schedule

Location	Window ID	Window no.	Height (mm)	Width (mm)	Orientation	Outdoor shade
HOME THEATRE	DOW-001-01 A	n/a	1800	1210	N	No Shading
HOME THEATRE	DOW-001-01 A	n/a	1800	1210	N	No Shading
STUDY	DOW-001-01 A	n/a	2057	1210	E	No Shading
ENTRY - STAIRS	DOW-014-01 A	n/a	300	1210	E	No Shading
ENTRY - STAIRS	DOW-014-01 A	n/a	2400	400	N	No Shading
ENTRY - STAIRS	DOW-014-01 A	n/a	2400	400	N	No Shading
PWR	DOW-001-01 A	n/a	300	1210	W	No Shading
FAMILY-DINING	DOW-001-01 A	n/a	1800	3010	S	No Shading
FAMILY-DINING	DOW-006-01 A	n/a	2100	3588	S	No Shading
FAMILY-DINING	DOW-001-01 A	n/a	1029	2410	W	No Shading
FAMILY-DINING	DOW-001-01 A	n/a	1200	3010	W	No Shading
Bedroom 1	DOW-001-01 A	n/a	1200	1570	N	No Shading
Bedroom 1	DOW-001-01 A	n/a	1200	1570	N	No Shading
ENS	DOW-002-01 A	n/a	1200	610	N	No Shading
ENS	DOW-002-01 A	n/a	1200	610	N	No Shading
ENS	DOW-002-01 A	n/a	1200	610	N	No Shading
STAIRS + HALL	DOW-014-01 A	n/a	2400	1210	E	No Shading
Bedroom 4	DOW-001-01 A	n/a	857	2050	E	No Shading
Bedroom 2	DOW-001-01 A	n/a	600	3010	W	No Shading
Bedroom 3	DOW-001-01 A	n/a	600	2650	S	No Shading
Bedroom 3	DOW-001-01 A	n/a	600	3010	W	No Shading
BATH	DOW-001-01 A	n/a	857	1810	E	No Shading

### Roof window and skylight type and performance value

ID	Window type	U-value	SHGC
None Present			

### Roof window and skylight schedule

Location	ID	Roof window/skylight no.	Area (m²)	Orientation	Outdoor shade	Indoor shade/diffuser
None Present						

### External wall type

ID	Wall type	Insulation	Wall wrap or foil
EW-1	Brick Veneer	Bulk Insulation R2.5	No

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EW-2      Single Skin Brick      No insulation      No

### External wall schedule

Location	ID	Width (mm)	Height (mm)	Orientation	Fixed Shade	Eaves (mm)
HOME THEATRE	EW-1	3800	2700	N	No	700
HOME THEATRE	EW-1	4595	2700	E	No	0
HOME THEATRE	EW-1	1900	2700	W	No	3700
STUDY	EW-1	1995	2700	E	No	0
STUDY	EW-1	300	2700	S	No	0
ENTRY - STAIRS	EW-1	2290	2700	E	No	0
ENTRY - STAIRS	EW-1	2790	2700	N	No	2600
Garage 1	EW-1	900	2700	S	No	13300
Garage 1	EW-1	5500	2700	W	No	700
Garage 1	EW-2	6495	2700	N	No	700
PWR	EW-1	1690	2700	W	No	700
LAUDRY	EW-1	300	2700	N	No	7200
LAUDRY	EW-1	2495	2700	E	No	0
FAMILY-DINING -	EW-1	5095	2700	E	No	0
FAMILY-DINING -	EW-1	12200	2700	S	No	0
FAMILY-DINING -	EW-1	7395	2700	W	No	700
Bedroom 1	EW-1	4700	2440	E	No	725
Bedroom 1	EW-1	300	2440	S	No	10700
Bedroom 1	EW-1	4195	2440	N	No	800
ENS	EW-1	1995	2440	W	No	700
ENS	EW-1	4195	2440	N	No	800
WIR	EW-1	2690	2440	W	No	700
STAIRS + HALL	EW-1	2290	2440	E	No	1050
Bedroom 4	EW-1	300	2440	N	No	7800
Bedroom 4	EW-1	3995	2440	E	No	750
Bedroom 2	EW-1	4990	2440	W	No	700
Bedroom 3	EW-1	4195	2440	S	No	800
Bedroom 3	EW-1	4895	2440	W	No	700
BATH	EW-1	3595	2440	E	No	775
BATH	EW-1	4195	2440	S	No	800

### Internal wall type

Wall type	Area (m <sup>2</sup> )	Insulation	Wall wrap or foil
IW-1 - Cavity wall, direct fix plasterboard, single gap	230.0	No insulation	No

### Floors

Location	Construction	Area (m <sup>2</sup> )	Sub floor ventilation	Added insulation	Covering
HOME THEATRE	Waffle pod slab 300 mm 100mm	17.2	None	Waffle Pod 300mm	Ceramic Tiles 8mm

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STUDY	Waffle pod slab 300 mm 100mm	7.2	None	Waffle Pod 300mm	Ceramic Tiles 8mm
ENTRY - STAIRS	Waffle pod slab 300 mm 100mm	37.6	None	Waffle Pod 300mm	Ceramic Tiles 8mm
Garage 1	Waffle pod slab 175 mm 100mm	35.3	None	Waffle Pod 175mm	Bare
PWR	Waffle pod slab 300 mm 100mm	3.0	None	Waffle Pod 300mm	Ceramic Tiles 8mm
LAUDRY	Waffle pod slab 300 mm 100mm	7.4	None	Waffle Pod 300mm	Ceramic Tiles 8mm
FAMILY-DINING -	Waffle pod slab 300 mm 100mm	78.0	None	Waffle Pod 300mm	Ceramic Tiles 8mm
Bedroom 1/HOME THEATRE	Timber Above Plasterboard 19mm	10.1		No Insulation	Carpet 10mm
Bedroom 1/STUDY	Timber Above Plasterboard 19mm	7.4		No Insulation	Carpet 10mm
Bedroom 1/ENTRY - STAIRS	Timber Above Plasterboard 19mm	1.8		No Insulation	Carpet 10mm
ENS/ENTRY - STAIRS	Timber Above Plasterboard 19mm	4.6		No Insulation	Ceramic Tiles 8mm
ENS/Garage 1	Timber Above Plasterboard 19mm	3.5		No Insulation	Ceramic Tiles 8mm
WIR/ENTRY - STAIRS	Timber Above Plasterboard 19mm	6.2		No Insulation	Carpet 10mm
WIR/Garage 1	Timber Above Plasterboard 19mm	4.6		No Insulation	Carpet 10mm
STAIRS + HALL/ENTRY - STAIRS	Timber Above Plasterboard 19mm	10.6		No Insulation	Carpet 10mm
STAIRS + HALL/FAMILY-DINING -	Timber Above Plasterboard 19mm	4.8		No Insulation	Carpet 10mm
Bedroom 4/LAUDRY	Timber Above Plasterboard 19mm	7.5		No Insulation	Carpet 10mm
Bedroom 4/FAMILY-DINING -	Timber Above Plasterboard 19mm	4.1		No Insulation	Carpet 10mm
Bedroom 2/ENTRY - STAIRS	Timber Above Plasterboard 19mm	12.2		No Insulation	Carpet 10mm
Bedroom 2/Garage	Timber Above Plasterboard 19mm	1.4		No Insulation	Carpet 10mm
Bedroom 2/FAMILY-DINING -	Timber Above Plasterboard 19mm	6.8		No Insulation	Carpet 10mm
Bedroom 3/FAMILY-DINING -	Timber Above Plasterboard 19mm	20.2		No Insulation	Carpet 10mm
BATH/FAMILY-DINING -	Timber Above Plasterboard 19mm	12.1		No Insulation	Ceramic Tiles 8mm

## Ceiling type

Location	Construction	Added insulation	Roof space above
HOME THEATRE	Plasterboard	Bulk Insulation R4.1	Yes
HOME THEATRE	Timber Above Plasterboard	No Insulation	No

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STUDY	Timber Above Plasterboard	No Insulation	No
ENTRY - STAIRS	Plasterboard	Bulk Insulation R4.1	Yes
ENTRY - STAIRS	Timber Above Plasterboard	No Insulation	No
Garage 1	Plasterboard	Bulk Insulation R4.1	Yes
Garage 1	Timber Above Plasterboard	No Insulation	No
PWR	Plasterboard	Bulk Insulation R4.1	Yes
LAUDRY	Timber Above Plasterboard	No Insulation	No
FAMILY-DINING -	Plasterboard	Bulk Insulation R4.1	Yes
FAMILY-DINING -	Timber Above Plasterboard	No Insulation	No
Bedroom 1	Plasterboard	Bulk Insulation R4.1	Yes
ENS	Plasterboard	Bulk Insulation R4.1	Yes
WIR	Plasterboard	Bulk Insulation R4.1	Yes
STAIRS + HALL	Plasterboard	Bulk Insulation R4.1	Yes
Bedroom 4	Plasterboard	Bulk Insulation R4.1	Yes
Bedroom 2	Plasterboard	Bulk Insulation R4.1	Yes
Bedroom 3	Plasterboard	Bulk Insulation R4.1	Yes
BATH	Plasterboard	Bulk Insulation R4.1	Yes

## Ceiling penetrations

Location	Number	Type	Diameter (mm)	Sealed/unsealed
HOME THEATRE	7	Downlights - LED	150	Sealed
STUDY	3	Downlights - LED	150	Sealed
ENTRY - STAIRS	16	Downlights - LED	150	Sealed
PWR	2	Downlights - LED	150	Sealed
PWR	1	Exhaust Fans	300	Sealed
LAUDRY	3	Downlights - LED	150	Sealed
FAMILY-DINING	32	Downlights - Halogen	450	Unsealed
Bedroom 1	8	Downlights - LED	150	Sealed
ENS	3	Downlights - LED	150	Sealed
ENS	1	Exhaust Fans	300	Sealed
WIR	5	Downlights - LED	150	Sealed
STAIRS + HALL	7	Downlights - LED	150	Sealed
Bedroom 4	5	Downlights - LED	150	Sealed
Bedroom 2	9	Downlights - LED	150	Sealed
Bedroom 3	8	Downlights - LED	150	Sealed
BATH	5	Downlights - LED	150	Sealed
BATH	1	Exhaust Fans	300	Sealed

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#### Ceiling fans

Location	Number	Diameter (mm)
None Present		

#### Roof type

Construction	Added insulation	Roof colour
Roof Tiles	Foil, No Gap, Reflective Side Down, Anti-glare Up	Dark
Roof Tiles	Foil, No Gap, Reflective Side Down, Anti-glare Up	Dark

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## Additional information

## Explanatory notes

### About this report

Residential energy ratings address the quality of the building fabric i.e. walls, windows, floors and roof/ceilings. Ratings do not cover the energy or water efficiency of appliances including heating and cooling, hot water, dishwashers, ovens, fridges, TVs etc. or solar panel or water tank requirements. The efficiency or specification of these items is generally covered by other regulations, standards or guidelines.

### General Information

A NatHERS House Energy Rating is a comprehensive, dynamic computer modelling evaluation of the floorplans, elevations and specifications to predict an energy load of a home. Not all of us use our homes in the same way, so ratings are generated using standard assumptions. This means homes can be compared across the country.

The actual energy consumption of your home may vary significantly from the predicted energy load figures in the report depending on issues such as the size of your household and your personal preferences, e.g. in terms of heating or cooling.

While the figures are an indicative guide to energy use, they can be used as a reliable guide for comparative purposes between different house designs and for demonstrating that the design meets the required regulatory compliance.

Homes that are energy efficient use less energy, are warmer in winter, cooler in summer and cost less to run. The higher the star rating the more energy efficient.

This NatHERS House Energy Rating report was carefully prepared by your assessor on the basis of comprehensive modelling using standard procedures to rate your home using the underlying engine developed by the Australian Commonwealth Scientific and Industrial Research Organisation (CSIRO).

All information relating to energy loads presented in this report is based on a range of standard assumptions in order to allow for comparisons with reports prepared for other homes and to demonstrate minimum regulatory compliance.

The standard assumptions include figures for occupancy, indoor air temperature and are based on a unique climate file for your region.

### Accredited Assessors

To ensure you get a high-quality, professional NatHERS House Energy Rating report, you should always use an accredited assessor, accredited assessors are members of a professional body called an Assessor Accrediting Organisation (AAO).

AAOs have specific quality assurance processes in place and continuing professional development requirements to maintain a high and consistent standard of assessments across the country. Non-accredited assessors do not have this level of quality assurance or any on-going training requirements.

If you have any questions or concerns about this report, please direct them to your assessor in the first instance.

If your assessor is unable to address your questions or concerns, please contact their AAO listed under 'assessor details'. You can also find a range of information about accredited assessors on the AAO websites.

### Disclaimer

The energy values quoted are for comparison purposes only; they are not a prediction of actual energy use. This rating only applies to the floor plan, construction details, orientation and climate as submitted and included in the attached drawing set that bears a stamp with the same number as this certificate. Changes to any of these details could affect the rating.

### Contact

For more information on the Nationwide House Energy Rating Scheme (NatHERS), visit [www.nathers.gov.au](http://www.nathers.gov.au)

For more information on energy efficient design and insulation visit [www.yourhome.gov.au](http://www.yourhome.gov.au)