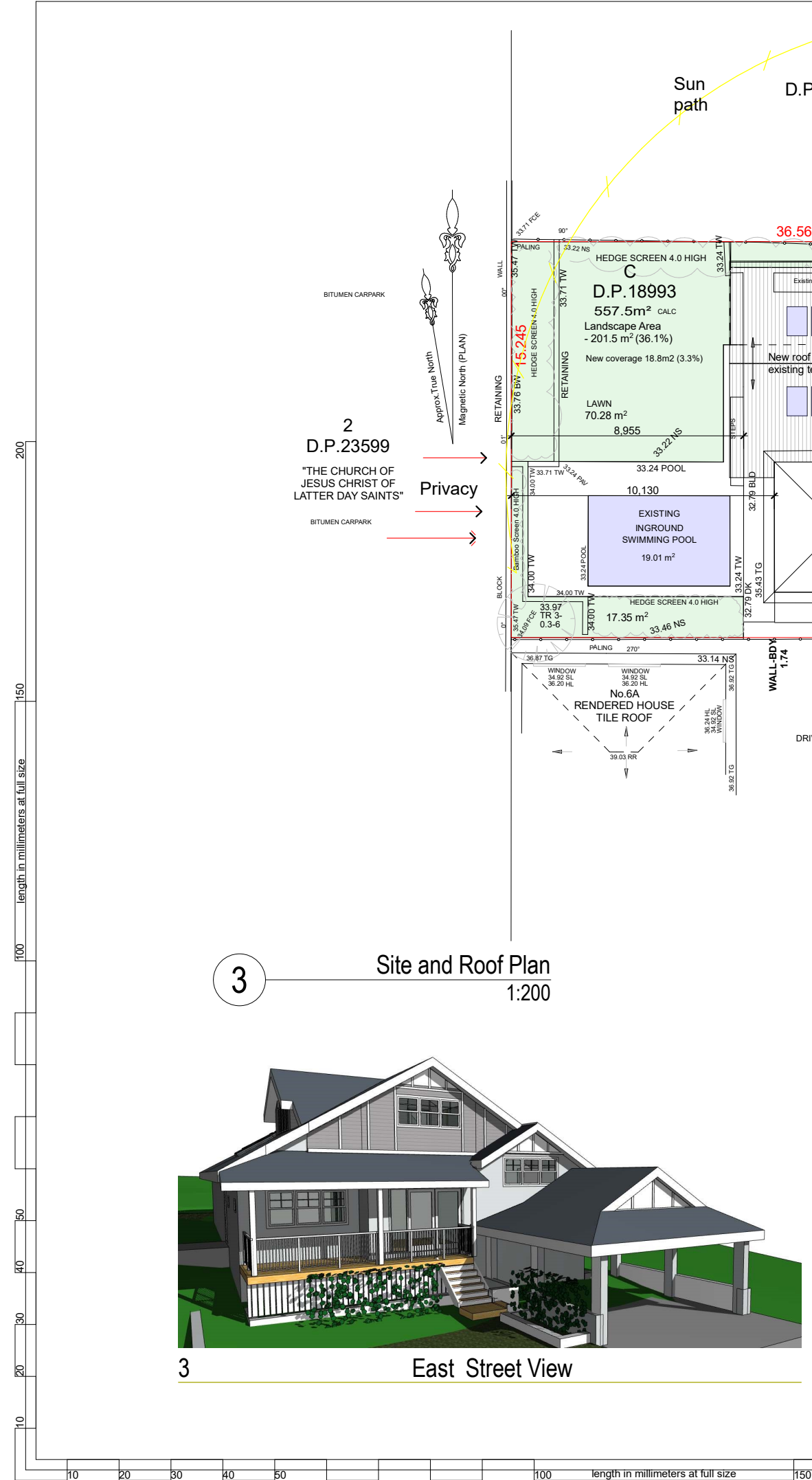




BASIX COMMITMENTS

FIXTURES AND SYSTEMS

Hotwater - Gas Instantaneous

Lighting -

40% of all new or altered fixtures to be compact fluorescent or LED lamps

Fixtures -

New shower heads - flow rate no greater than 9ltrs/min, 3 Star
New toilets - flow rate no greater than 4ltrs/flush, 3 Star
New taps - flow rate no greater than 9ltrs/min, 3 Star

CONSTRUCTION / INSULATION

Floor - Suspended open floor framed - R0.8, R1.5 incl construction
Suspended enclosed floor framed - R0.6, R1.3 incl construction

Wall - Framed Fibro-board cladding - R1.3, R1.7 incl construction
Brick Veneer- R1.16, R1.7 incl construction

Roof- Framed, pitched R 2.24 + and 55mm foil backed blanket medium SA 0.475-0.70

GLAZING

Aluminium Framed Windows and Doors

W01, W02, 900mm eave, clear glass U 7.63, SHGC 0.75
W03, 450mm eave, LowE glass U 5.7, SHGC 0.47
W04, W05, 450mm eave, clear glass U 7.63, SHGC 0.75
W06, W07, 450mm eave, Toned glass U 7.57, SHGC 0.57
W08-W11, 900mm eave, clear glass U 7.63, SHGC 0.75
W12, 450mm eave, LowE glass U 5.7, SHGC 0.47
W13-W16, 600mm eave, LowE glass U 5.7, SHGC 0.47
W17, 900mm eave, LowE glass U 5.7, SHGC 0.47
W18, 450mm eave, Toned glass U 7.57, SHGC 0.57

GLAZING

Skylights

S01 - dble clear - U 4.3, SHGC 0.5, adj blind
S02 - dble clear - U 4.3, SHGC 0.5, adj blind
S03 - dble clear - U 4.3, SHGC 0.5, adj blind
S04 - dble clear - U 4.3, SHGC 0.5, no shading
S05 - dble clear - U 4.3, SHGC 0.5, adj blind

The builder shall check and verify all dimensions and verify all errors and omissions to the Architect. Do not scale the drawings. Drawings shall not be used for construction purposes until issued by the Architect for construction.

Client
Tammie and Toby Langely
Project Name
Langley Derrick Home
8 Hubert St Freshwater
2096

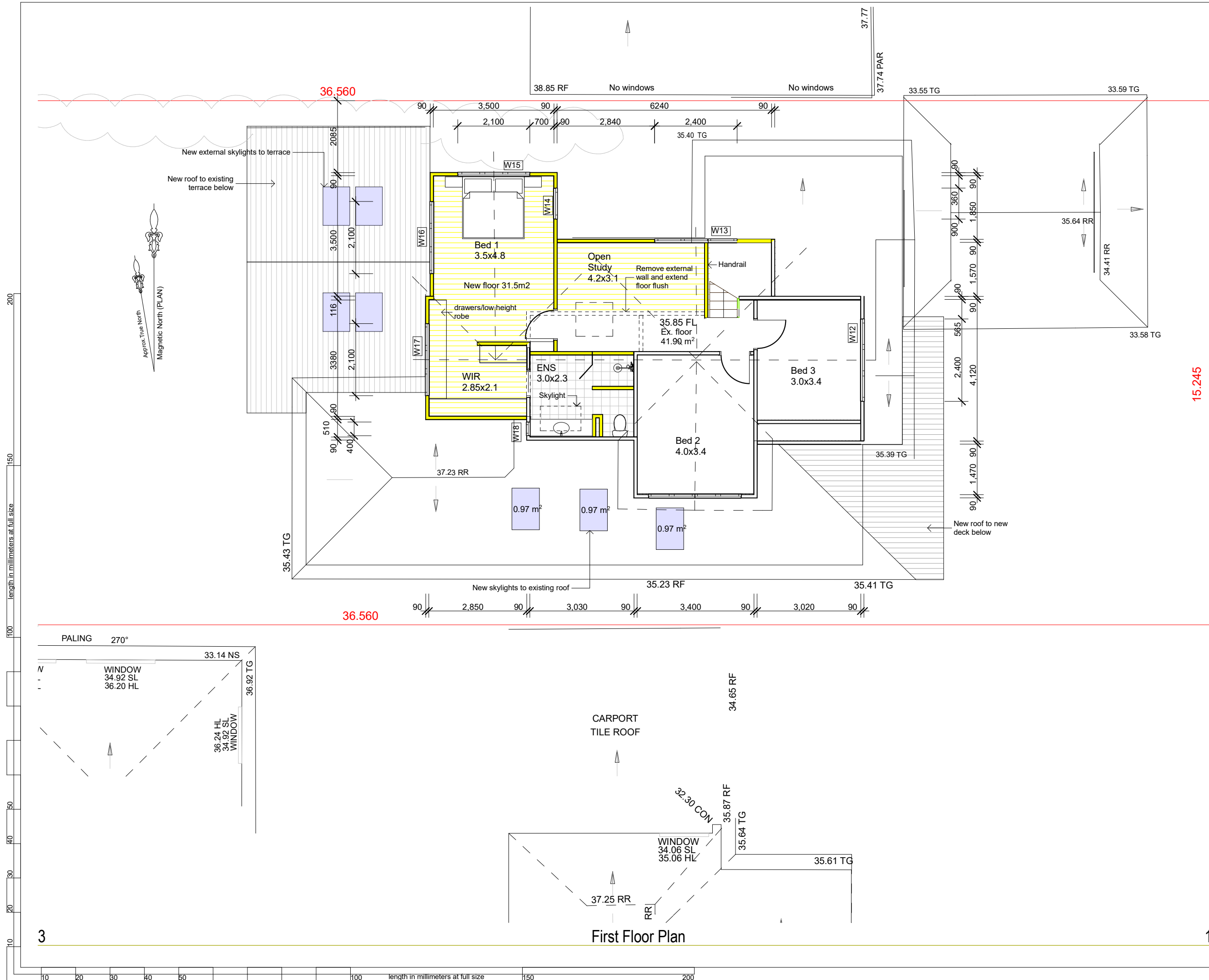
Drawing Title:
Plans Ground - Site and Roof Plan
Site and Roof Plan, East Street View, Camera

Scale: as noted Date: 21.06.21

Status: DA Checked By: SH

Project No:
2020 Drawing No.:
DA00

Plot Date: 7/07/2021



The builder shall check and verify all dimensions and verify all errors and omissions to the Architect. Do not scale the drawings. Drawings shall not be used for construction purposes until issued by the Architect for construction.

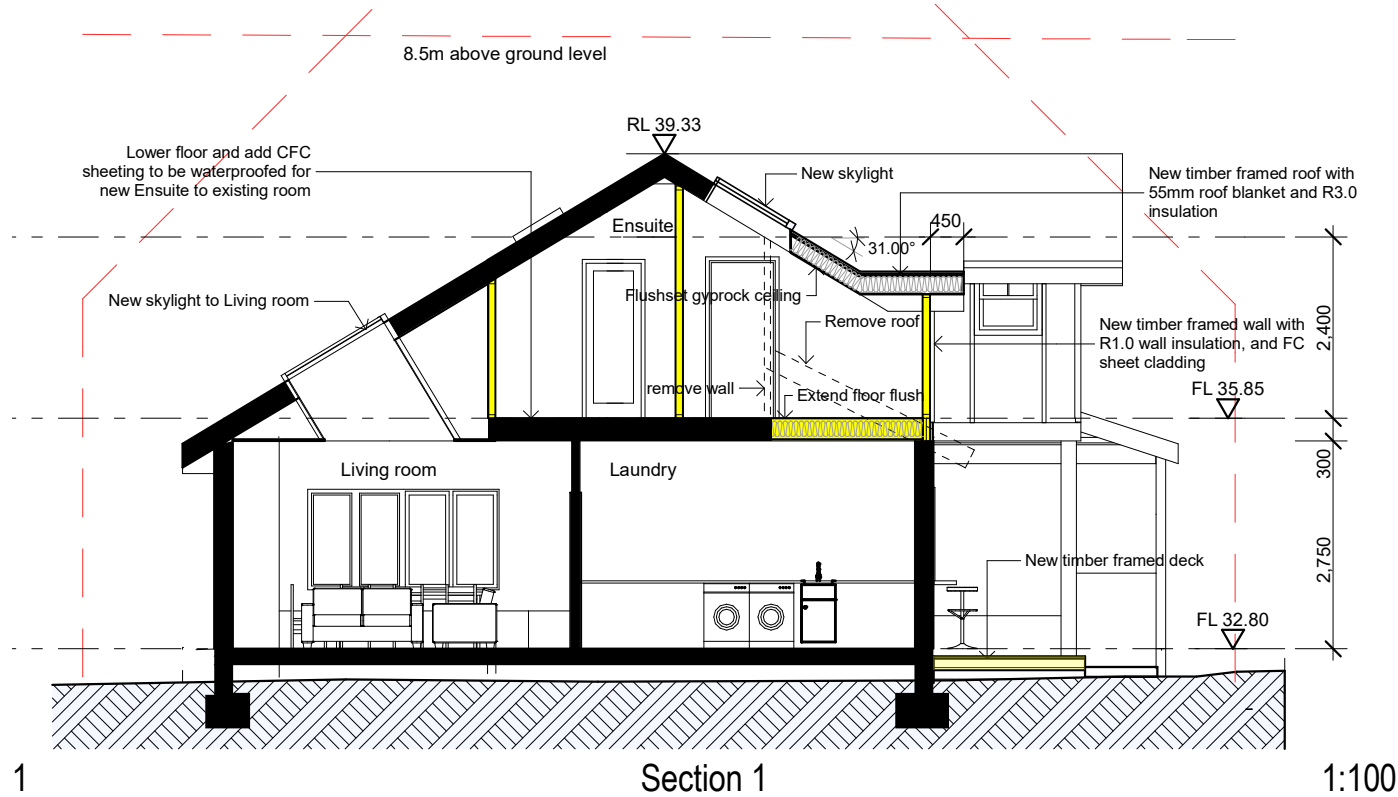
Client
Tammie and Toby Langely
Project Name
Langley Derrick Home
8 Hubert St Freshwater
2096

Drawing Title:
Plans Ground - First floor Plan
First Floor Plan

Scale: as noted	Date: 21.06.21
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Project No:	Drawing No.:
2020	DA02

Plot Date:	6/07/2021
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BASIX COMMITMENTS

FIXTURES AND SYSTEMS

Hotwater - Gas Instantaneous

Lighting -

40% of all new or altered fixtures to be compact fluorescent or LED lamps

Fixtures -

New shower heads - flow rate no greater than 9ltrs/min, 3 Star
New toilets - flow rate no greater than 4ltrs/flush, 3 Star
New taps - flow rate no greater than 9ltrs/min, 3 Star

CONSTRUCTION / INSULATION

Floor - Suspended open floor framed - R0.8, R1.5 incl construction
Suspended enclosed floor framed - R0.6, R1.3 incl construction

Wall - Framed Fibro-board cladding - R1.3, R1.7 incl construction
Brick Veneer- R1.16, R1.7 incl construction

Roof- Framed, pitched R 2.24 + and 55mm foil backed blanket medium SA 0.475-0.70

GLAZING

Aluminium Framed Windows and Doors

W01, W02, 900mm eave, clear glass U 7.63, SHGC 0.75
W03, 450mm eave, LowE glass U 5.7, SHGC 0.47
W04, W05, 450mm eave, clear glass U 7.63, SHGC 0.75
W06, W07, 450mm eave, Toned glass U 7.57, SHGC 0.57
W08-W11, 900mm eave, clear glass U 7.63, SHGC 0.75
W12, 450mm eave, LowE glass U 5.7, SHGC 0.47
W13-W16, 600mm eave, LowE glass U 5.7, SHGC 0.47
W17, 900mm eave, LowE glass U 5.7, SHGC 0.47
W18, 450mm eave, Toned glass U 7.57, SHGC 0.57

GLAZING

Skylights

S01 - dble clear - U 4.3, SHGC 0.5, adj blind
S02 - dble clear - U 4.3, SHGC 0.5, adj blind
S03 - dble clear - U 4.3, SHGC 0.5, adj blind
S04 - dble clear - U 4.3, SHGC 0.5, no shading
S05 - dble clear - U 4.3, SHGC 0.5, adj blind

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Client
Tammie and Toby Langely
Project Name
Langley Derrick Home
8 Hubert St Freshwater
2096

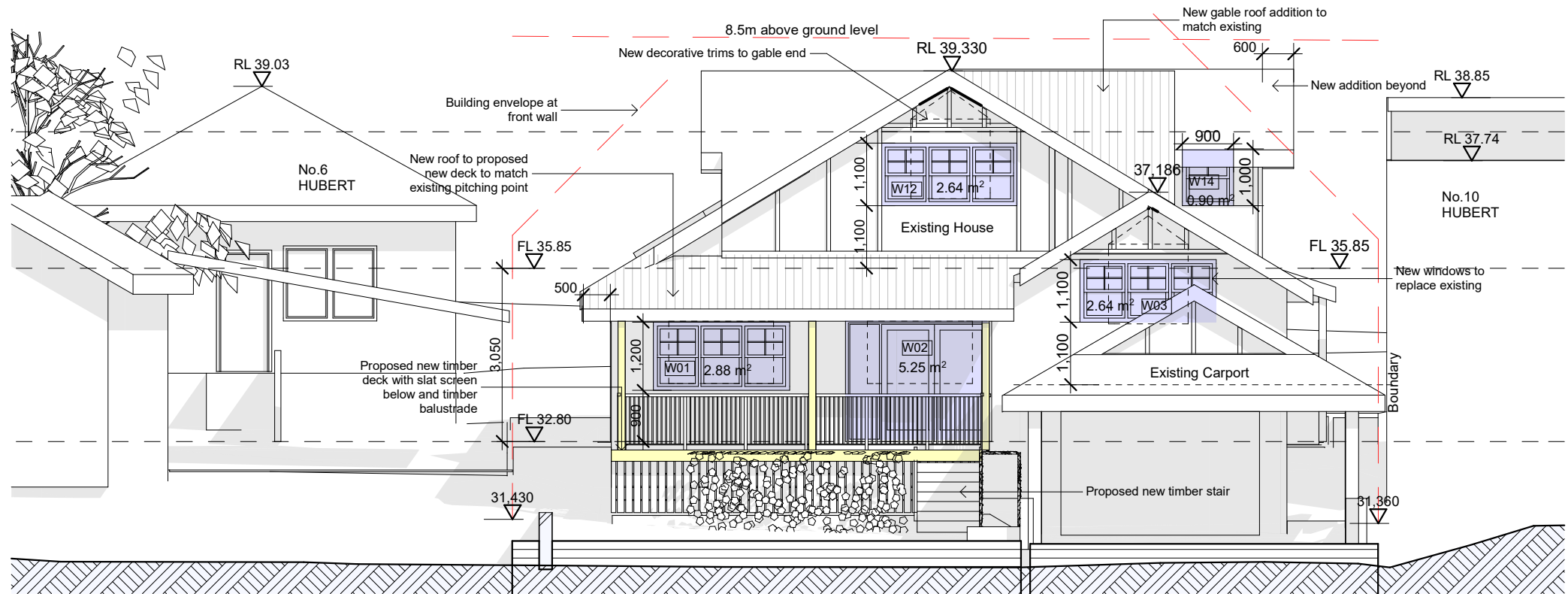
Drawing Title:
Sections - Section 1 and Basix commitment
Section 1

Scale: as noted Date: 21.06.21

Status: DA Checked By: SH

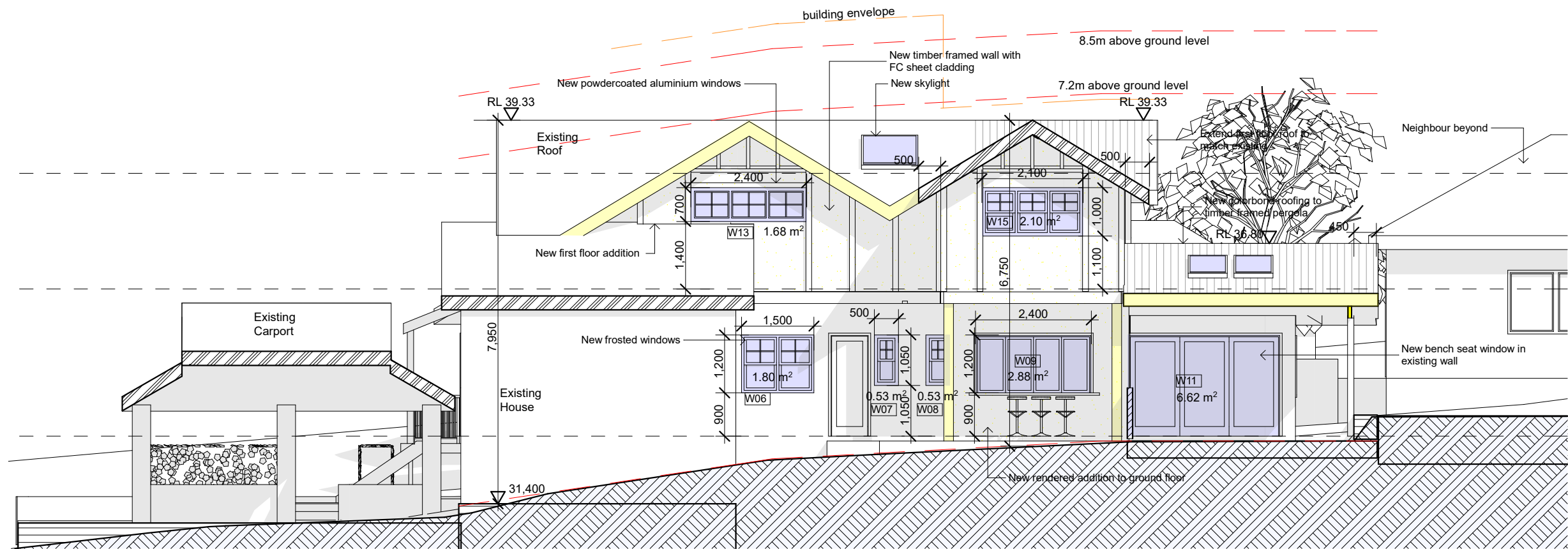
Project No:
2020
Drawing No.:
DA03

Plot Date: 7/07/2021



East (Street) Elevation

1:100



North Elevation

1:100

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Client
Tammie and Toby Langely
Project Name
Langley Derrick Home
8 Hubert St Freshwater
2096

Drawing Title:
Elevations - Elevations
East (Street) Elevation, North Elevation

Scale: as noted Date: 21.06.21

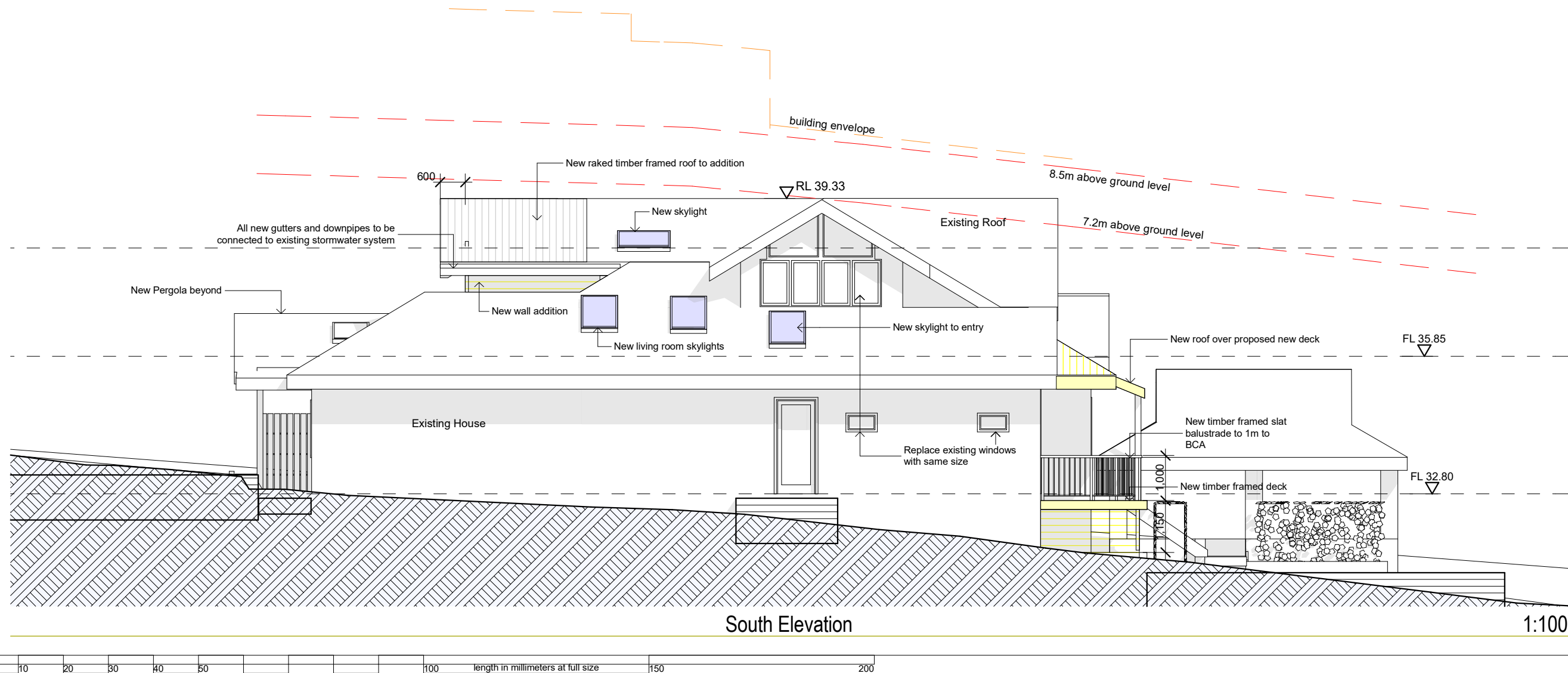
Status: DA Checked By: SH

Project No:
2020 Drawing No.:
DA04

Plot Date: 7/07/2021

West (rear) Elevation

1:100



South Elevation

1:100

The builder shall check and verify all dimensions and verify all errors and omissions to the Architect. Do not scale the drawings. Drawings shall not be used for construction purposes until issued by the Architect for construction.

Client
Tammie and Toby Langely
Project Name
Langley Derrick Home
8 Hubert St Freshwater
2096

Drawing Title:
Elevations - Elevations
South Elevation, West (rear) Elevation

Scale: as noted	Date: 21.06.21
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Status: DA	Checked By: SH
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Project No:

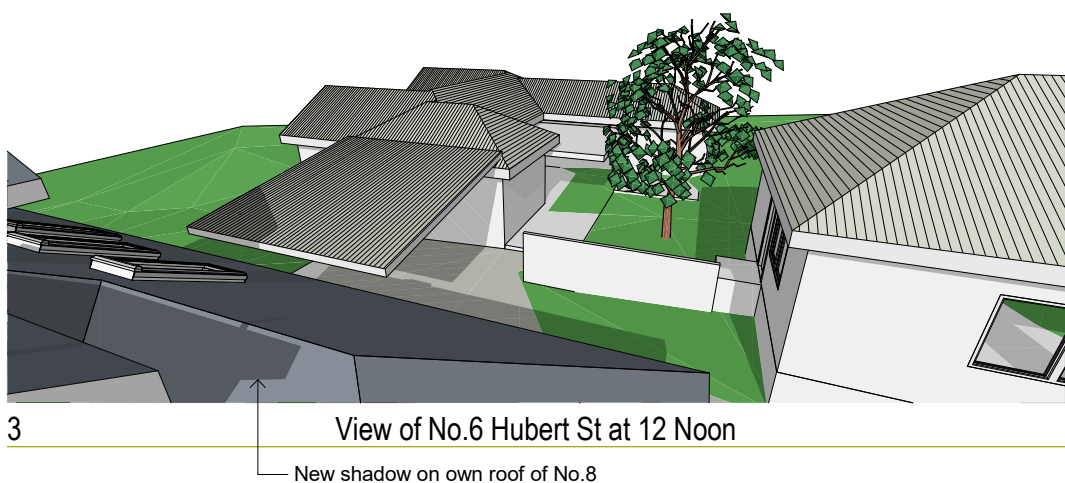
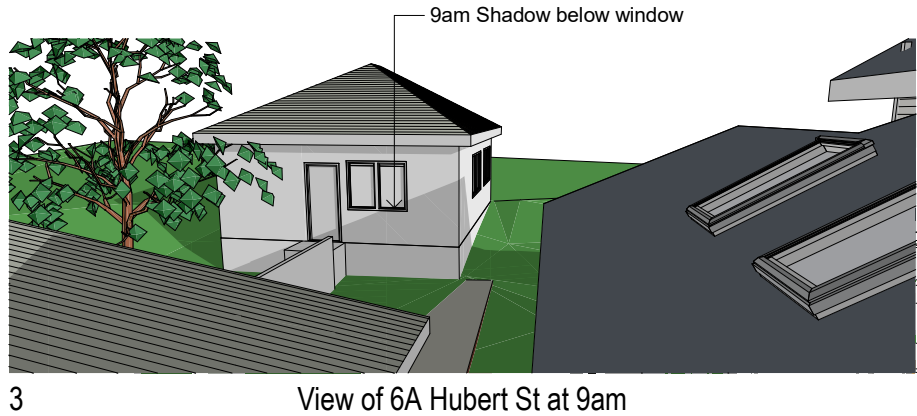
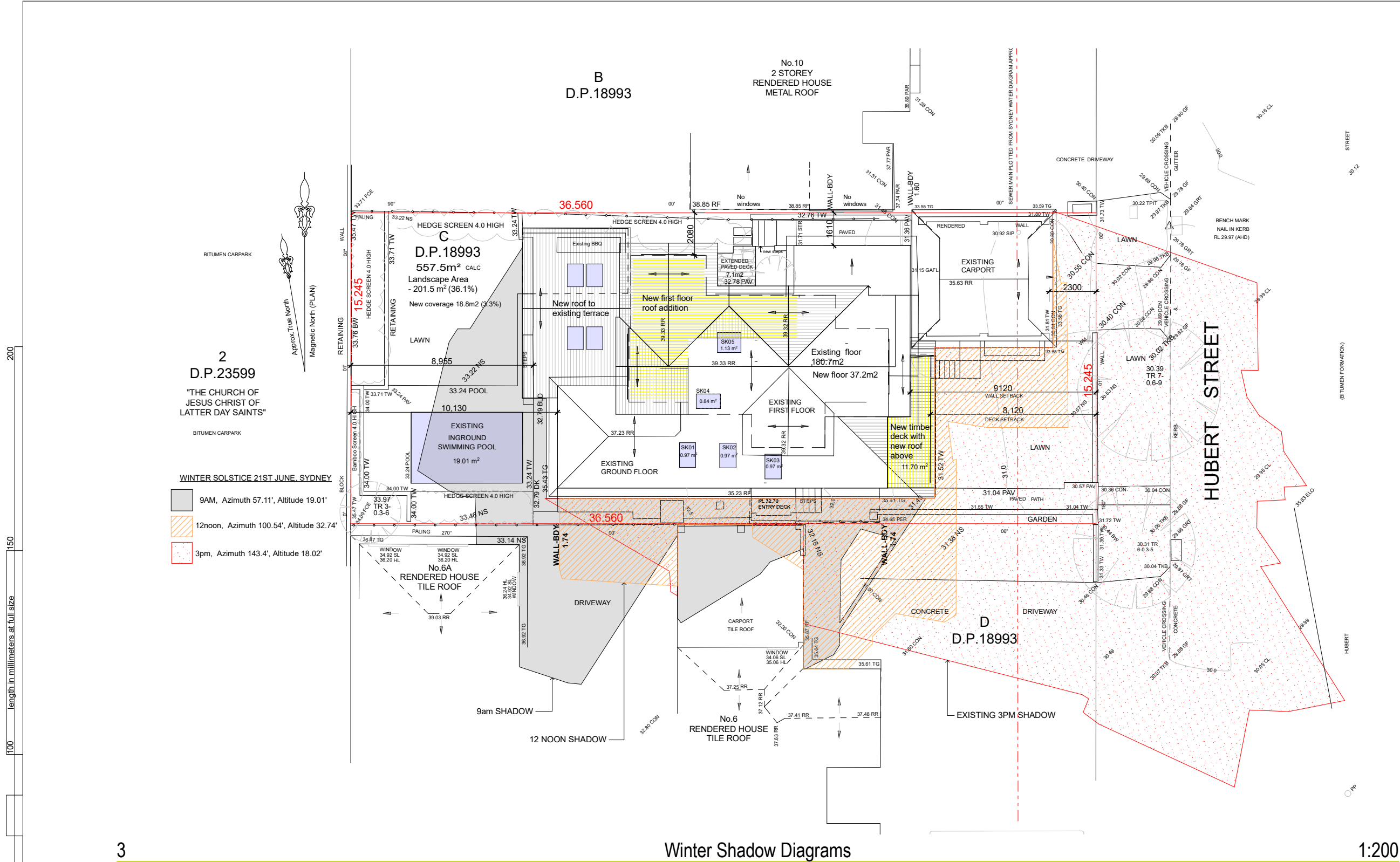
2020

Drawing No.:

A05

Plot Date:

7/2021



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Client
Tammie and Toby Langely
Project Name
Langley Derrick Home
8 Hubert St Freshwater
2096

Drawing Title:
Details - Winter Solstice Shadow Diagrams
Winter Shadow Diagrams, View of 6A Hubert St at
9am, View of No.6 Hubert St at 12 Noon
Scale: as noted Date: 21.06.21
Status: DA Checked By: SH

Project No:
2020
Drawing No.:
DA06

Plot Date: 6/07/2021