

## SCHEDULE OF BASIX COMMITMENTS

### Rainwater tank

The applicant must install a rainwater tank of at least 825 litres on the site. This rainwater tank must meet, and be installed in accordance with, the requirements of all applicable regulatory authorities.

The applicant must configure the rainwater tank to collect rainwater runoff from at least 200 square metres of roof area. The applicant must connect the rainwater tank to a tap located within 10 metres of the edge of the pool.

### Outdoor swimming pool

The swimming pool must be outdoors.

The swimming pool must not have a capacity greater than 20 kilolitres.

The swimming pool must have a pool cover.

The applicant must install a pool pump timer for the swimming pool.

The applicant must install the following heating system for the swimming pool that is part of this development: solar only.

### Lighting

The applicant must ensure a minimum of 40% of new or altered light fixtures are fitted with fluorescent, compact fluorescent, or light-emitting-diode (LED) lamps.

### Fixtures

The applicant must ensure new or altered showerheads have a flow rate no greater than 9 litres per minute or a 3 star water rating.

The applicant must ensure new or altered toilets have a flow rate no greater than 4 litres per average flush or a minimum 3 star water rating. The applicant must ensure new or altered taps have a flow rate no greater than 9 litres per minute or minimum 3 star water rating.

### Insulation requirements

The applicant must construct the new or altered construction (floor(s), walls, and ceilings/roofs) in accordance with the specifications listed in the table below, except that a) additional insulation is not required where the area of new construction is less than 2m<sup>2</sup>, b) insulation specified is not required for parts of altered construction where insulation already exists.

Construction	Additional insulation required (R-value)	Other specifications
concrete slab on ground floor.	nil	
floor above existing dwelling or building.	nil	
external wall: framed (weatherboard, fibro, metal clad)	R1.30 (or R1.70 including construction)	
flat ceiling, flat roof: framed ceiling:	R1.58 (up), roof: foil backed blanket (55 mm)	medium (solar absorptance 0.475 - 0.70)

### Glazing requirements

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

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

Each window or glazed door with standard aluminium or timber frames and single clear or toned glass may either match the description, or, have a U-value and a Solar Heat Gain Coefficient (SHGC) no greater than that listed in the table below. Total system U-values and SHGCs must be calculated in accordance with National Fenestration Rating Council (NFRC) conditions.

Each window or glazed door with improved frames, or pyrolytic low-e glass, or clear/air gap/clear glazing, or toned/air gap/clear glazing must have a U-value and a Solar Heat Gain Coefficient (SHGC) no greater than that listed in the table below. Total system U-values and SHGCs must be calculated in accordance with National Fenestration Rating Council (NFRC) conditions. The description is provided for information only. Alternative systems with complying U-value and SHGC may be substituted.

For projections described in millimetres, the leading edge of each eave, pergola, verandah, balcony or awning must be no more than 500 mm above the head of the window or glazed door and no more than 2400 mm above the sill.

For projections described as a ratio, the ratio of the projection from the wall to the height above the window or glazed door sill must be at least that shown in the table below.





Pergolas with polycarbonate roof or similar translucent material must have a shading coefficient of less than 0.35.

Pergolas with fixed battens must have battens parallel to the window or glazed door above which they are situated, unless the pergola also shades a perpendicular window. The spacing between battens must not be more than 50 mm.

D/W no.	Orientation	Area (m <sup>2</sup> )	O/shadowing	Shading device	Frame and glass type
DW01	SE	3.91	0	none	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)
DW02	SE	2	0	none	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)
DW03	SW	6.71	0	none	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)
DW04	SW	1.33	0	none	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)
DW05	NE	8.16	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)
DW06	NW	5.23	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)
DW07	NE	14.46	0	projection/height above sill ratio >=0.29	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
DW08	NE	6.05	0	projection/height above sill ratio >=0.23	timber or uPVC, single pyrolytic low-e, (U-value: 3.99, SHGC: 0.4)
DW09	NE	5.3	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)
DW10	NE	4.62	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)
DW11	NE	10.49	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)
DW12	NE	6.7	0	eave/verandah/pergola/balcony >=900 mm	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)
DW13	SE	1.24	0	none	timber or uPVC, single clear, (or U-value: 5.71, SHGC: 0.66)

## LEGEND

ROOF:	
MR	COLOURBOND METAL ROOF SHEETING/CAPPINGS
G	SELECT COLOURBOND GUTTERS
DP	SELECT COLOURBOND DOWNPIPES
SK	SKYLIGHT
EXTERNAL:	
BW	MASONRY (CONC. BLOCK/BRICK)
RM	RENDERED MASONRY
DW	DOORS + WINDOWS - PAINTED TIMBER
INTERNAL:	
PB	PLASTERBOARD ON TIMBER STUD FRAME
FLOORS:	
TF	TIMBER FLOOR
TD	TIMBER DECKING
T/SF	TILED/STONE FLOOR
PC	POLISHED CONCRETE
CEILING:	
PB	SET PLASTERBOARD

	NEW TIMBER STUD WALLS/STRUCTURE
	NEW WORKS
	METAL
	EXISTING WALLS/WINDOWS TO BE REMOVED - SHOWN AS DOTTED

A	DEVELOPMENT APPLICATION	NOVEMBER 2016
ISSUE	DESCRIPTION	DATE



### DRAWING:

DWG. NO: DA

DATE: NOVEMBER 2016

### SCALE:

PROJECT :

BEARD FAMILY  
7 PACIFIC ROAD PALM BEACH  
LOT 401 D.P. 19651

# HOUSED

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