



19th October 2022

MINIMUM BASIX REQUIREMENTS – 61B Wandeen Road Clareville - 05

WATER

WELS Water Rating

- 3star rated (>7.5 but ≤ 9 L/min) showerheads to all new showers
- 3star rated toilets
- 3star rated taps

RAINWATER TANK

- Minimum 896ltr rainwater tank to collect run-off from at least 50m² of roof area connected to at least one outdoor tap.

POOL

- Pool capacity to be no greater than 25kL
- Pool pump timer required
- Pool cover required
- Electric heat pump to pool

THERMAL PERFORMANCE

INSULATION

- R1.3 bulk insulation to all new framed external walls
- R1.16 bulk insulation to all new brick veneer external walls
- R0.9 Insulation to all new externally exposed floor structure
- Allowance for >125 mm thick composite panel roof system

EXTERNAL COLOURS

- Medium ($0.475 < SA < 0.70$) roof colour to all new roofing

GLAZED WINDOWS & DOORS

- Timber framed with clear glazing to all new windows and doors;
 - $U=5.71$ & $SHGC=0.66$

ENERGY

HWS

- Connect to existing system

FLUORESCENT OR LED 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.