



Basix Requirements Summary - New Dwelling					
George Eliis 30 Beatrice Street Clontarf NSW 2093			Prepared by Chapman Environmental Services www.basixcertificates.com.au 1300 004 914		

Water Target	40	Water Score	40	Conditioned Area	294.7
Energy Target	50	Energy Score	58	Unconditioned Area	18.1
Max. Heating Load is (MJ/m <sup>2</sup> )	46.7	Actual Heating Load	44.7		
Max. Cooling Load is (MJ/m <sup>2</sup> )	26.6	Actual Cooling Load	24.8	Star Rating	4.8

Basix Commitments					
Landscaping	Total area of garden & lawn (m <sup>2</sup> )	307	Area of indigenous/low water use plants (m <sup>2</sup> )		

Fixtures	Shower heads	4 star (> 4.5 but <= 6 L/min)	Toilets	4 star	All taps	5 star
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Alternative Water	Minimum Rainwater tank size (L)		13500	Collect run off from roof area of at least (m <sup>2</sup> )		150
	Toilet connection Yes	Laundry connection Yes	Landscape connection Yes	Pool top up Yes	Spa top up Yes	

Pool and Spa	Max Pool volume (kL)	40	Pool requires a cover	Pool pump must have a timer		
	Max spa volume (kL)	11	Spa requires a cover	Spa pump must have a timer		
	Pool heating	Solar (gas boosted)		Spa Heating	Solar (gas boosted)	

Energy	Hot water system	Gas instantaneous	Rating	5 star		
	Bathroom ventilation	Individual fan, ducted to facade or roof	with	Manual switch on/off		
	Kitchen ventilation	Individual fan, ducted to facade or roof	with	Manual switch on/off		
	Laundry ventilation	Individual fan, ducted to facade or roof	with	Manual switch on/off		
	Cooling - living areas	Ceiling fans + 1-phase airconditioning	Rating	EER 2.5 - 3.0	Zoned	
	Cooling - bedrooms	Ceiling fans + 1-phase airconditioning	Rating	EER 2.5 - 3.0		
	Heating - living areas	1-phase airconditioning	Rating	EER 2.5 - 3.0		
	Heating - bedrooms	1-phase airconditioning	Rating	EER 2.5 - 3.0		
	Alternate Energy	Photovoltaic system able to generate at least		5.2	peak kilowatts of electricity	
	Induction cooktop & electric oven		Outdoor clothesline required		No indoor clothesline required	

Thermal Performance Assessment Based on the Following Requirements			
Floor Types	Concrete slab on ground	with	R1.2 under slab insulation
	Suspended concrete slab	with	R1.9 Foilboard insulation
	Suspended timber	with	No insulation required

Floor Coverings	Tiles	Wet areas	Timber	Living
	Carpet	Bedroom/Music	Concrete	Garage/Cellar

External Walls	Blockwork / Tilt Panel concrete	with	R2.5 Foilboard insulation to lower cellar & stairs walls
	Reverse brick veneer	with	Sarking and R2.5 bulk insulation
	Timber framed Fibro clad	with	Sarking and R2.5 bulk insulation

Internal Walls	Plasterboard	with	R2.5 bulk insulation to all wet area walls only
	Reverse brick veneer	with	Nil
	Blockwork / Tilt Panel concrete (garage)	with	R2.5 Foilboard insulation lower mud/cellar & stairs walls

Ceiling (floor over)	Concrete above plasterboard	with	R2.5 Foilboard insulation garage/cellar ceilings
	Timber above plasterboard	with	No insulation required

Ceilings (roof over)	Timber above plasterboard.	with	R6.0 bulk insulation
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Roof	Metal	with	Sarking
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Windows and Doors	AF single glazed - Comfort Plus to all windows and glazed doors unless noted otherwise	Louvers	VAN-004-08	U-Value 4.51 or less	SHGC 0.54 +/- 5%
		Fixed Glass	AWS-066-03	U-Value 3.91 or less	SHGC 0.62 +/- 5%
		Sliding Windows	AWS-001-19	U-Value 4.52 or less	SHGC 0.59 +/- 5%
		Awning Windows	AWS-007-19	U-Value 4.90 or less	SHGC 0.53 +/- 5%
		Sliding Doors	AWS-011-18	U-Value 4.36 or less	SHGC 0.59 +/- 5%
		Bi-fold window	AWS-016-18	U-Value 4.63 or less	SHGC 0.47 +/- 5%
		Hinged Door	AWS-018-06	U-Value 4.44 or less	SHGC 0.35 +/- 5%
	AF double glazed LowE To the following doors and windows only D6 & D7	Awning Windows	AWS-008-59	U-Value 3.47 or less	SHGC 0.44 +/- 5%
		Sliding Doors	AWS-089-58	U-Value 2.18 or less	SHGC 0.52 +/- 5%
		Fixed Glass	AWS-067-41	U-Value 2.20 or less	SHGC 0.54 +/- 5%
	Velux Operable skylights	Rated	VEL-010-01	U-Value 2.5 or less	SHGC 0.21 +/- 5%

*If the Universal Certificate indicates downlights, then these are to be non-ventilated LED / fluorescent*  
*Any exhaust fans noted are to be fitted with self-closing dampers or be otherwise sealed*  
*All insulation specified must be installed in accordance with Part 3.12.1.1 of the BCA*  
*If there is a discrepancy between this document and the Nathers Certificate, then the Nathers Certificate shall take precedence*

Notes:	Ceiling fans required - 1x Per bedroom / 1x Music Room / 2x lower Kitchen living / 1x upper living
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