ENERGY EFFICIENCY REPORT

BASIX® Thermal Comfort Simulation Assessment

SITE ADDRESS
Lot 102 (#24) Wandeen Road CLAREVILLE 2107

LOCAL GOVERNMENT AUTHORITY
Northern Beaches Council

DEPOSITED PLAN
13760

CLIENT
Rise Projects

DWELLING TYPE
Multi-Level Dwelling

COMMISSIONED BY
Rise Projects

REFERENCE NUMBER
RP 211_v2.0

ASSESSMENT DATE
27/05/2021

energy@energyadvance.com.au | energy advance australia pty. ltd. | acn: 60 933 2014 | 1300 850 228 | Units 4 & 6/30 dellamarta road wangara 6065

PROJECT CERTIFICATION SUMMARY

DESIGN AND APPROVED SOFTWARE INFORMATION

SIMULATION ENGINE	Chenath Engine v3.21
EXPOSURE	Suburban
ORIENTATION:	270
NatHERS CLIMATE ZONE:	56
BCA (NCC) CLIMATE ZONE:	5

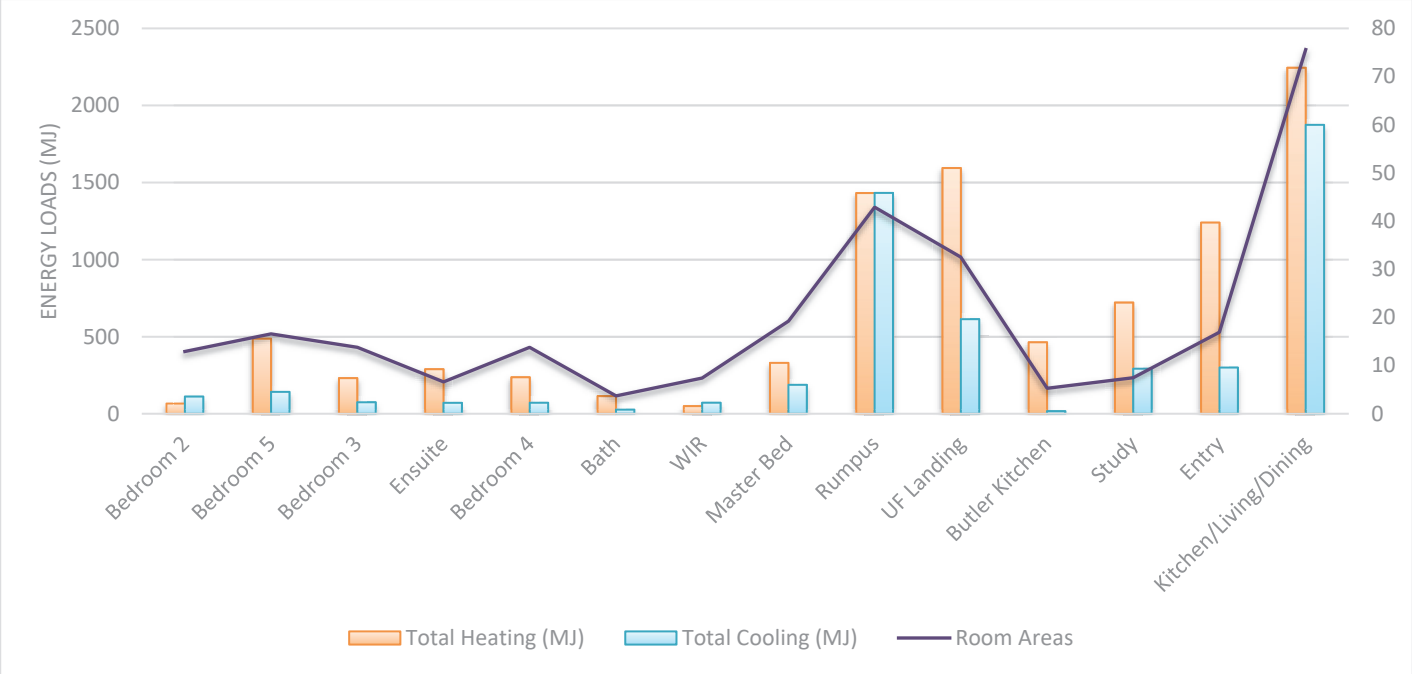
Dwelling Areas (m^2)	
INTERNAL AREAS (m^2)	272.79
OUTDOOR AREAS (m^2)	54.66
GARAGE/CARPORT (m^2)	41.76
TOTAL:	**369.21**

ASSESSMENT CALCULATIONS & SOFTWARE RESULTS

TARGET	(MJ/m^2.pa)	PROPOSED	(MJ/m^2.pa)	BUILD EFFICIENCY BENCHMARK	
Heating:	47.8	Heating:	42.1	**PASS:**	12.7%
Cooling:	26.7	Cooling:	23.4	**PASS:**	13.2%
Total:	**74.5**	**Total:**	**65.5**		

DWELLING THERMAL PERFORMANCE PER ZONED AREAS

The heating and cooling loads indicated are the simulated annual energy usages (MJ) for this home. The higher the load, the more energy needed to achieve thermal comfort.



STATEMENT OF COMPLIANCE

I / We certify that we are specialists in the relevant discipline and the following design documents comply with the relevant requirements of the National Construction Code (NCC Volume One/Two as applicable) in relation to thermal performance and the relevant Australian Standards specified in this report.

ASSESSOR NAME: C. Sookloll
SIGNATURE: *C Sookloll*

V3SGHDS4WI 27 May 2021
5 NATIONWIDE HOUSE ENERGY RATING SCHEME
65.5 MJ/m²
www.nathers.gov.au
Assessor Accreditation No. DMN/14/1662
Address: Lot 102 (#24) Wandeen Road CLAREVILLE Northern Beaches Council NSW 2107

RELEVANT QUALIFICATION STATEMENT

Certifiicate IV in NatHERS Assessment (Credential Number: TRF0002560)
Residential Building Thermal Performance Assessment (91318NSW) Course
Assessor Accrediting Organisation (AAO) Accreditation Number: **VIC/BDAV/14/1662 | ABSA/61846**

BUILDING SPECIFICATION SUMMARY

EXTERNAL WALLS

	CONSTRUCTION TYPE	INSULATION	NOTES
EXTERNAL WALLS	Framed	None	Garage external walls
	Framed	R2.5 Batts	Throughout the remainder

ADDITIONAL NOTES None

INTERNAL WALLS

	CONSTRUCTION TYPE	INSULATION	NOTES
INTERNAL WALLS	Framed	R2.0 Batts	Garage/Mud Room, Powder, Laundry & Bath internal walls
	Framed	None	Throughout the remainder

ADDITIONAL NOTES None

ROOF AND CEILING

	CONSTRUCTION TYPE	INSULATION	NOTES
ROOF	Colorbond (un-ventilated)	R1.1 Roof Blanket	Approx. 15"0' Roof Pitch
CEILING	Plasterboard	R6.0 Insulation	House & Garage

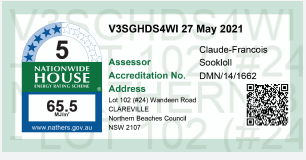
ADDITIONAL NOTES None

FLOOR

	CONSTRUCTION TYPE	INSULATION	NOTES
FLOOR	Concrete Slab On-Ground	None	Garage
	Framed Suspended	R4.0 Insulation	All Remaining Floor Areas

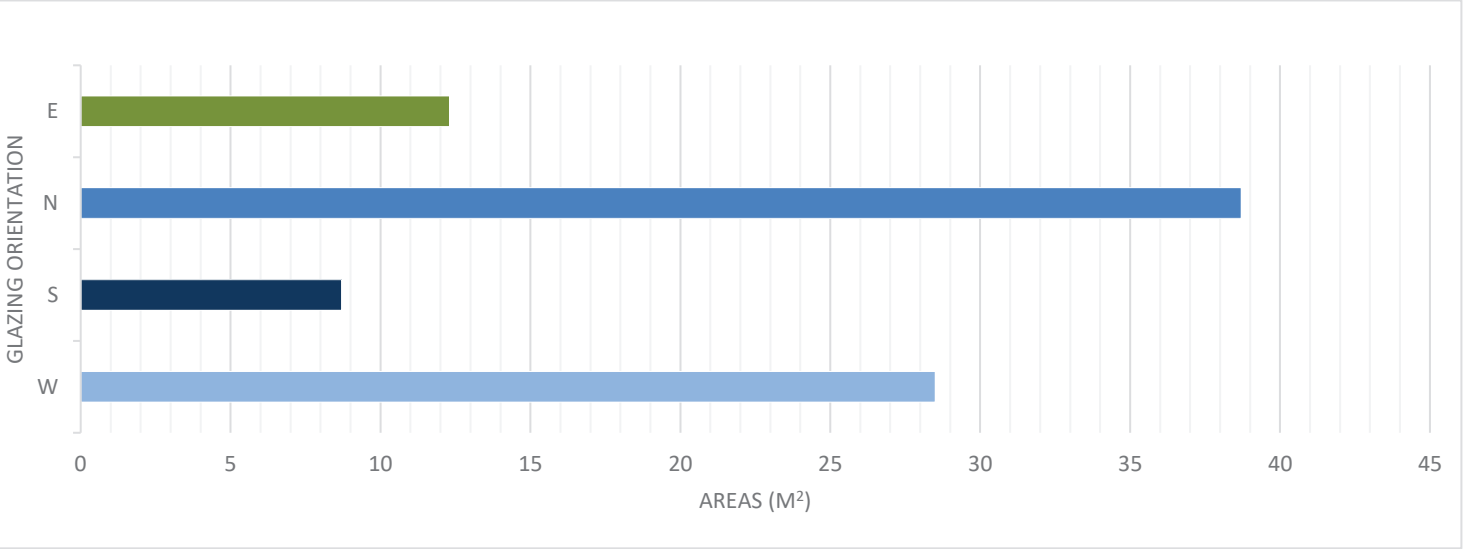
ADDITIONAL NOTES Floor coverings modelled as per drawings and NatHERS protocols

GLASS TYPE	COLOUR	FRAME	U_w VALUE	SHGC	NOTES
Standard	Grey	Aluminium	6.60	0.41	Front Entry Door
Double-Glazing w/Low-E	Grey	Aluminium	3.66	0.30	Sliding Windows
Double-Glazing w/Low-E	Grey	Aluminium	3.66	0.30	Louvre Window
Double-Glazing w/Low-E	Grey	Aluminium	3.01	0.40	Fixed Windows
Double-Glazing w/Low-E	Grey	Aluminium	3.79	0.38	Sliding Doors



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 in the report. If any of the 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.

GLAZING AREA DIRECTIONS



The chart above indicates the direction of all glazed doors and windows on the external envelope of the dwelling. To increase the thermal performance of the dwelling:

1. *Maximise unsheltered northern-aspect glazing.*
2. *Keep west-facing glazing as small as possible: total window area should be less than 5% of the home's total floor area.*
3. *Keep south-facing glazing reasonably small: total window area should be less than 5% of the home's total floor area. Maximise the openable area if possible.*
4. *Keep east-facing glazing to a modest size: total window area should be less than 8% of the home's total floor area*

Refer to the floor and elevation plans for shading location

LIGHTING/PENETRATION CALCULATIONS

ARTIFICIAL LIGHTING CALCULATION ALLOWANCES

AREA WITHIN THE CLASS 1 BUILDING	**272.79 m²**		
Development Total	1364.0 Watts	Area Wattage Allowance	5.0 W/m²
AREA WITHIN THE CLASS 10 BUILDING	**41.76 m²**		
Development Total	125.3 Watts	Area Wattage Allowance	3.0 W/m²
AREA WITHIN THE OUTDOOR AREAS	**54.66 m²**		
Development Total	218.6 Watts	Area Wattage Allowance	4.0 W/m²

CEILING INSULATION PENETRATION ALLOWANCE

CLASS 1 MAXIMUM PENETRATION ALLOWANCE	CLASS 1 MAXIMUM PENETRATION AREA (m²)
0.5% TOTAL INSULATED CEILING AREA	**1.36**

The clearance required around downlights by "Australian Standard AS/NZS 3000 – 2007 Electrical Installations" (AS/NZS 3000), introduces a significant area of uninsulated ceiling and therefore increases heat loss and gain through the ceiling.

If approved fireproof downlight covers, which can be fully covered by insulation, are specified and noted on the electrical plan by the building designer or architect, then there is no need to allow for the ceiling penetration

NSW ADDITIONS: BUILDING FABRIC THERMAL INSULATION

NSW 3.12.1 APPLICATION OF NSW PART 3.12.1

(a) Compliance with NSW 3.12.1.1 satisfies NSW P2.6.1(a) for thermal insulation and thermal breaks.

(b) NSW PART 3.12.1 only applies to thermal insulation in a Class 1 or 10 building where a development consent specifies that the insulation is to be provided as part of the development.

(c) In (b), the term development consent has the meaning given by the Environmental Planning and Assessment Act 1979.

(d) The Deemed-to-Satisfy Provisions of this Part for thermal breaks apply to all Class 1 buildings and Class 10a buildings with a conditioned space.

NSW 3.12.1.1 COMPLIANCE WITH BCA PROVISIONS

(a) Thermal insulation in a building must comply with the national BCA provisions of 3.12.1.1.

(b) A thermal break must be provided between the external cladding and framing in accordance with national BCA provisions of—

(i) 3.12.1.2(c) for a metal framed roof; and
(ii) 3.12.1.4(b) for a metal framed wall.

(c) Compensation for reduction in ceiling insulation must comply with the national BCA provisions of 3.12.1.2(e).

(d) A floor with an in-slab or in-screed heating or cooling system must comply with the national BCA provisions of—

(i) 3.12.1.5(a)(ii), (iii) and (e) for a suspended floor; or
(ii) 3.12.1.5(c), (d) and (e) for a concrete slab-on-ground.

BUILDING SEALING & SERVICES

NSW 3.12.3 APPLICATION OF NSW PART 3.12.3

(a) Compliance with NSW 3.12.3.1 satisfies NSW P2.6.1(b) for building sealing.

(b) NSW Part 3.12.3 is not applicable to—

(i) existing buildings being relocated; or
(ii) Class 10a buildings—
(A) without a conditioned space; or
(B) for the accommodation of vehicles; or
(iii) parts of buildings that cannot be fully enclosed; or

(iv) a permanent building opening, in a space where a gas appliance is located, that is necessary for the safe operation of a gas appliance; or

(v) a building in climate zones 2 and 5 where the only means of air-conditioning is by using an evaporative cooler.

NSW 3.12.3.1 COMPLIANCE WITH BCA PROVISIONS

The sealing of a building must comply with the national BCA provisions 3.12.3.1 to 3.12.3.6.

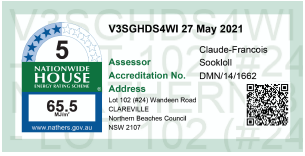
NSW 3.12.5 SERVICES: APPLICATION OF NSW PART 3.12.5

(a) Compliance with NSW 3.12.5.1 satisfies NSW P2.6.2 for services.

(b) NSW Part 3.12.5 is not applicable to existing services associated with existing buildings being relocated.

NSW 3.12.5.1 COMPLIANCE WITH BCA PROVISIONS

Services must comply with the national BCA provisions 3.12.5.0 to 3.12.5.3.



Nationwide House Energy Rating Scheme
NatHERS Certificate No. V3SGHDS4WI

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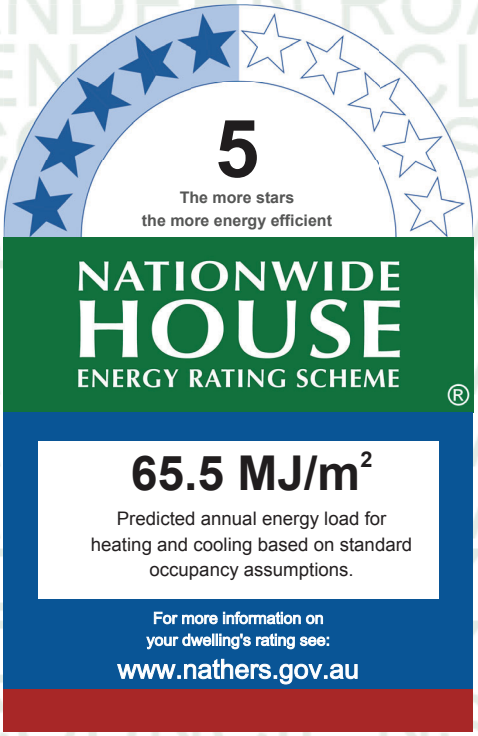

Property

Address	Lot 102 (#24) Wandeen Road CLAREVILLE, Northern Beaches Council, NSW, 2107
Lot/DP	102/13760
NCC Class*	Class 1a
Type	New Home

Plans

Main plan	RP 211_v2.0
Prepared by	Rise Projects

Construction and environment

Assessed floor area (m²)*	
Conditioned*	245.4
Unconditioned*	58.8
Total	304.2
Garage	46.9

Exposure type
suburban

NatHERS climate zone
56, Northern Beaches Council

Thermal performance

Heating	Cooling
42.1 MJ/m²	**23.4** MJ/m²

About the rating
NatHERS software models the expected thermal energy loads using information about the design and construction, climate and common patterns of household use. The software does not take into account appliances, apart from the airflow impacts from ceiling fans.

Accredited assessor

Name	Claude-Francois Sookloll
Business name	Energy Advance
Email	energy@energyadvance.com.au
Phone	1300 850 228
Accreditation No.	DMN/14/1662
Assessor Accrediting Organisation	DMN
Declaration of interest	Declaration completed: no conflicts

Verification

To verify this certificate, scan the QR code or visit https://www.fr5.com.au/QRCodeLanding?PublicId=V3SGHDS4WI When using either link, ensure you are visiting www.FR5.com.au.

National Construction Code (NCC) requirements

The NCC's requirements for NatHERS-rated houses are detailed in 3.12.0(a)(i) and 3.12.5 of the NCC Volume Two. For apartments the requirements are detailed in J0.2 and J5 to J8 of the NCC Volume One.

In NCC 2019, these requirements include minimum star ratings and separate heating and cooling load limits that need to be met by buildings and apartments through the NatHERS assessment. Requirements additional to the NatHERS assessment that must also be satisfied include, but are not limited to: insulation installation methods, thermal breaks, building sealing, water heating and pumping, and artificial lighting requirements. The NCC and NatHERS Heating and Cooling Load Limits (Australian Building Codes Board Standard) are available at www.abcb.gov.au.

State and territory variations and additions to the NCC may also apply.

* Refer to glossary.

Certificate Check

Ensure the dwelling is designed and then built as per the NatHERS Certificate. While you need to check the accuracy of the whole Certificate, the following spot check covers some important items impacting the dwelling's rating.

Genuine certificate

Does this Certificate match the one available at the web address or QR code in the verification box on the front page? Does the set of NatHERS-stamped plans for the dwelling have a Certificate number on the stamp that matches this Certificate?

Ceiling penetrations*

Does the 'number' and 'type' of ceiling penetrations (e.g. downlights, exhaust fans, etc) shown on the stamped plans or installed, match what is shown in this Certificate?

Windows

Does the installed window meet the substitution tolerances (SHGC and U-value) and window type, of the window shown on this Certificate?

Apartment entrance doors

Does the 'External Door Schedule' show apartment entrance doors? Please note that an "external door" between the modelled dwelling and a shared space, such as an enclosed corridor or foyer, should not be included in the assessment (because it overstates the possible ventilation) and would invalidate the Certificate.

Exposure*

Has the appropriate exposure level (terrain) been applied? For example, it is unlikely that a ground-floor apartment is "exposed" or a top floor high-rise apartment is "protected".

Provisional* values

Have provisional values been used in the assessment and, if so, noted in "additional notes" below?

Additional Notes

BCA Climate Zone 5

Perimeter Insulation has not been included in the modelling of this dwelling

Eaves indicated by the 'Horizontal shading feature* maximum projection (mm)' may not be directly opposing the respective wall (i.e. some eaves may be horizontally offset)

Where applicable, an additional 150mm has been added to the projection of all 'Horizontal shading features & eaves' to account for the Gutter & Fascia Board

Window and glazed door *type and performance*

Default* windows

				Substitution tolerance ranges	
Window ID	**Window description**	**Maximum U-value***	**SHGC***	SHGC lower limit	SHGC upper limit
ALM-001-02 A	Aluminium A SG Tint	6.6	0.41	0.39	0.43

Custom* windows

				Substitution tolerance ranges	
Window ID	**Window description**	**Maximum U-value***	**SHGC***	SHGC lower limit	SHGC upper limit
DOW-018-05 A	Aluminium Sliding Window DG 6EcAdGy/6Ar/4	3.66	0.3	0.28	0.32
DOW-007-07 A	Sliding Door DG 6.38CPNtrl/8/4	3.79	0.38	0.36	0.4
DOW-015-04 A	Aluminium Fixed Light Window DG 6.38CPNtrl/10/4	3.01	0.4	0.38	0.42

* Refer to glossary.

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Window and glazed door *Schedule*

Location	Window ID	Window no.	Height (mm)	Width (mm)	Window type	Opening %	Orientation	Window shading device*
Bedroom 5	DOW-018-05 A	W1	1029	2410	sliding	45.0	W	No
Bedroom 5	DOW-007-07 A	D9	2100	1810	sliding	45.0	S	No
Study	DOW-018-05 A	W2	1029	2410	sliding	45.0	W	No
Rumpus	DOW-018-05 A	W50	1800	2410	louvre	60.0	N	No
Rumpus	DOW-007-07 A	D7	2400	2688	sliding	60.0	N	No
Rumpus	DOW-018-05 A	W3	1372	2050	sliding	45.0	W	No
Powder	DOW-018-05 A	W5	600	850	sliding	45.0	E	No
Bath	DOW-018-05 A	W6	600	610	sliding	45.0	E	No
Entry	DOW-018-05 A	W8	857	1800	sliding	45.0	W	No
Entry	ALM-001-02 A	D47	760	920	casement	100.0	S	No
Laundry	DOW-018-05 A	W18	1029	610	louvre	90.0	E	No
Kitchen/Living/-Dining	DOW-015-04 A	W14	2400	2410	fixed	0.0	N	No
Kitchen/Living/-Dining	DOW-007-07 A	D14	2400	5424	sliding	60.0	N	No
Kitchen/Living/-Dining	DOW-018-05 A	W9	1200	2650	sliding	60.0	W	No
Kitchen/Living/-Dining	DOW-018-05 A	W10	1200	2650	sliding	60.0	W	No
Kitchen/Living/-Dining	DOW-015-04 A	W11	1800	2050	fixed	0.0	W	No
Kitchen/Living/-Dining	DOW-018-05 A	W15	1800	850	louvre	90.0	E	No
Kitchen/Living/-Dining	DOW-018-05 A	W16	1800	850	louvre	90.0	E	No
Kitchen/Living/-Dining	DOW-018-05 A	W17	1800	850	louvre	90.0	E	No
Master Bed	DOW-018-05 A	W68	1372	3010	sliding	45.0	N	No
Master Bed	DOW-018-05 A	W25	857	2050	sliding	45.0	W	No
Master Bed	DOW-018-05 A	W27	1800	850	sliding	30.0	E	No
Master Bed	DOW-018-05 A	W28	1800	850	sliding	30.0	E	No
Bedroom 2	DOW-018-05 A	W29	1029	2050	sliding	45.0	E	No
Bedroom 3	DOW-018-05 A	W19	1029	2050	sliding	45.0	S	No
Bedroom 3	DOW-018-05 A	W32	600	1810	sliding	45.0	E	No
Bedroom 4	DOW-018-05 A	W21	1029	2050	sliding	45.0	W	No
Bedroom 4	DOW-018-05 A	W20	1029	2050	sliding	45.0	S	No
UF Landing	DOW-015-04 A	W72	1457	2410	fixed	0.0	N	No
UF Landing	DOW-015-04 A	W72	1457	2410	fixed	0.0	W	No
Ensuite	DOW-018-05 A	W24	1029	1450	sliding	45.0	N	No
Ensuite	DOW-018-05 A	W55	931	510	louvre	90.0	W	No

* Refer to glossary.

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Ensuite	DOW-018-05 A	W24	1029	610	sliding	45.0	W	No
Bath	DOW-018-05 A	W22	1029	610	sliding	45.0	W	No

Roof window *type and performance value*

Default* roof windows

				Substitution tolerance ranges	
Window ID	Window description	Maximum U-value*	SHGC*	SHGC lower limit	SHGC upper limit
No Data Available					

Custom* roof windows

				Substitution tolerance ranges	
Window ID	Window description	Maximum U-value*	SHGC*	SHGC lower limit	SHGC upper limit
Velux:VEL-011-02 W	VELUX FS - Fixed Skylight DG 3mm LoE 366 / 10.5mm Argon Gap / 3mm Clear	2.66	0.24	0.23	0.25

Roof window *schedule*

Location	Window ID	Window no.	Opening %	Area (m²)	Orientation	Outdoor shade	Indoor shade
WIR	Velux:VEL-011-02 W	W42	0.0	0.8	E	None	None
Ensuite	Velux:VEL-011-02 W	W32	0.0	1.1	W	None	None
Bath	Velux:VEL-011-02 W	W33	0.0	1.1	W	None	None

Skylight *type and performance*

Skylight ID	Skylight description
No Data Available	

Skylight *schedule*

Location	Skylight ID	Skylight No.	Skylight shaft length (mm)	Area (m²)	Orient-ation	Outdoor shade	Diffuser	Skylight shaft reflectance
No Data Available								

External door *schedule*

Location	Height (mm)	Width (mm)	Opening %	Orientation
Entry	1640	920	100.0	S
Laundry	2040	820	100.0	E
Garage / Mud Room	2200	5000	100.0	S

External wall *type*

Wall ID	Wall type	Solar absorptance	Wall shade (colour)	Bulk insulation (R-value)	Reflective wall wrap*
1	STANDARD - Framed Slim (Generic) - R2.5 Batts	0.5	Medium	Glass fibre batt: R2.5 (R2.5)	No
2	STANDARD - Framed - Uninsulated (Render)	0.5	Medium		No

* Refer to glossary.

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External wall *schedule*

Location	Wall ID	Height (mm)	Width (mm)	Orientation	Horizontal shading feature* maximum projection (mm)	Vertical shading feature (yes/no)
Bedroom 5	1	2700	2995	W	0	No
Bedroom 5	1	2700	2349	S	6638	Yes
Bedroom 5	1	2700	1823	S	8564	Yes
Bedroom 5	1	2700	3055	E	5197	Yes
Bedroom 5	1	2700	965	S	11614	Yes
Bedroom 5	1	2700	1379	E	4233	Yes
Study	1	2700	3004	W	0	No
Rumpus	1	2700	8428	N	0	No
Rumpus	1	2700	6262	W	0	No
Rumpus	1	2700	3292	S	16953	Yes
Rumpus	1	2700	3994	E	941	Yes
Powder	1	2700	1252	E	4233	Yes
Bath	1	2700	2496	E	4233	Yes
Entry	1	2700	6839	W	578	No
Entry	1	2700	2201	S	3496	Yes
Laundry	1	2700	2700	E	578	No
Kitchen/Living/Dining	1	2700	9429	N	4648	No
Kitchen/Living/Dining	1	2700	8083	W	578	No
Kitchen/Living/Dining	1	2700	8100	E	578	No
Garage / Mud Room	2	2700	1930	W	2898	Yes
Garage / Mud Room	2	2700	6001	S	600	No
Garage / Mud Room	2	2700	1930	E	600	Yes
Garage / Mud Room	2	2700	1160	S	2530	Yes
Garage / Mud Room	2	2700	4071	E	0	No
Master Bed	1	2550	3889	N	578	No
Master Bed	1	2550	2293	W	578	Yes
Master Bed	1	2550	4197	E	1261	Yes
Bedroom 2	1	2550	664	N	7643	Yes
Bedroom 2	1	2550	3799	E	578	No
Bedroom 3	1	2550	3393	S	578	No
Bedroom 3	1	2550	4070	E	578	No
Bedroom 4	1	2550	3212	W	600	Yes
Bedroom 4	1	2550	3681	S	578	No
WIR	1	2550	2733	E	1242	Yes
UF Landing	1	2550	2962	N	578	Yes
UF Landing	1	2550	3618	W	578	No
UF Landing	1	2550	2225	S	602	Yes

* Refer to glossary.

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Ensuite	1	2550	1828	N	578	Yes
Ensuite	1	2550	3596	W	578	Yes
Bath	1	2550	2141	W	578	Yes

Internal wall *type*

Wall ID	Wall type	Area (m²)	Bulk insulation
1	STANDARD - Internal Stud Walls	145.7	
2	STANDARD - Internal Stud Walls -R2.0 Batts	78.4	Glass fibre batt: R2.0 (R2.0)

Floor *type*

Location	Construction	Area (m²)	Sub-floor ventilation	Added insulation (R-value)	Covering
Bedroom 5	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	16.1	Elevated	R4.0	Timber
Study	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	7.5	Elevated	R4.0	Timber
Rumpus	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	9.7	Elevated	R4.0	Timber
Rumpus	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	33.7	Elevated	R4.0	Timber
Powder	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	1.9	Elevated	R4.0	Tiles
Bath	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	3.7	Elevated	R4.0	Tiles
Entry	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	0.7	Enclosed	R4.0	Timber
Entry	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	7	Elevated	R4.0	Timber
Entry	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	9.2	Elevated	R4.0	Timber
Powder	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	1.8	Elevated	R4.0	Timber
Laundry	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	4.3	Elevated	R4.0	Timber
Butler Kitchen	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	5.3	Elevated	R4.0	Timber
Kitchen/Living/D-ining	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	27.4	Enclosed	R4.0	Timber
Kitchen/Living/D-ining	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	4.1	Elevated	R4.0	Timber
Kitchen/Living/D-ining	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	31.8	Elevated	R4.0	Timber
Kitchen/Living/D-ining	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	12.3	Enclosed	R4.0	Timber
Garage / Mud Room	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	0.3	Enclosed	R4.0	Timber
Garage / Mud Room	FLOOR - Framed External Suspended Floor (R4.0 Insulation)	5.8	Elevated	R4.0	Timber

Garage / Mud Room	FR5 - CSOG: Slab on Ground	11.1	Enclosed	R0.0	none
Garage / Mud Room	FR5 - CSOG: Slab on Ground	29.7	Enclosed	R0.0	none
Master Bed	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	16.4	Enclosed	R4.0	Carpet
Bedroom 2	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	12.9	Enclosed	R4.0	Carpet
Bedroom 3	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	13.8	Enclosed	R4.0	Carpet
Bedroom 4	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	13.8	Enclosed	R4.0	Carpet
WIR	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	0.9	Enclosed	R4.0	Carpet
WIR	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	4.7	Enclosed	R4.0	Carpet
UF Landing	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	25.3	Enclosed	R4.0	Carpet
Ensuite	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	0.8	Enclosed	R4.0	Tiles
Ensuite	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	5.8	Enclosed	R4.0	Tiles
Bath	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	0.8	Enclosed	R4.0	Tiles
Bath	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	3.1	Enclosed	R4.0	Tiles

Ceiling *type*

Location	Construction material/type	Bulk insulation R-value (may include edge batt values)	Reflective wrap*
Bedroom 5	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Study	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Rumpus	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Rumpus	Plasterboard	R7.1	No
Powder	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Bath	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Entry	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Entry	Plasterboard	R6.0	Yes
Entry	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Powder	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Laundry	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No

* Refer to glossary.

Butler Kitchen	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Kitchen/Living/D-ining	Plasterboard	R6.0	Yes
Kitchen/Living/D-ining	Plasterboard	R6.0	Yes
Kitchen/Living/D-ining	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Kitchen/Living/D-ining	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Garage / Mud Room	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Garage / Mud Room	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Garage / Mud Room	Plasterboard	R6.0	Yes
Garage / Mud Room	FLOOR - Framed Internal Suspended Floor (R4.0 Insulation)	R4.0	No
Master Bed	Plasterboard	R6.0	Yes
Bedroom 2	Plasterboard	R6.0	Yes
Bedroom 3	Plasterboard	R6.0	Yes
Bedroom 4	Plasterboard	R6.0	Yes
WIR	Plasterboard	R7.1	No
WIR	Plasterboard	R6.0	Yes
UF Landing	Plasterboard	R6.0	Yes
Ensuite	Plasterboard	R7.1	No
Ensuite	Plasterboard	R6.0	Yes
Bath	Plasterboard	R7.1	No
Bath	Plasterboard	R6.0	Yes

Ceiling *penetrations**

Location	Quantity	Type	Diameter (mm)	Sealed/unsealed
Bath	1	Exhaust Fans	250	Sealed
Powder	1	Exhaust Fans	250	Sealed
Kitchen/Living/Dining	1	Exhaust Fans	185	Sealed
Ensuite	1	Exhaust Fans	250	Sealed
Bath	1	Exhaust Fans	250	Sealed

Ceiling *fans*

Location	Quantity	Diameter (mm)
No Data Available		

Roof *type*

Construction	Added insulation (R-value)	Solar absorptance	Roof shade
Framed:Flat - Flat Framed (Metal Deck)	0.0	0.23	Light
Cont:Attic-Continuous	1.1	0.23	Light

* Refer to glossary.

Explanatory Notes

About this report

A NatHERS rating is a comprehensive, dynamic computer modelling evaluation of a home, using the floorplans, elevations and specifications to estimate an energy load. It addresses the building layout, orientation and fabric (i.e. walls, windows, floors, roofs and ceilings), but does not cover the water or energy use of appliances or energy production of solar panels.

Ratings are based on a unique climate zone where the home is located and are generated using standard assumptions, including occupancy patterns and thermostat settings. The actual energy consumption of a home may vary significantly from the predicted energy load, as the assumptions used in the rating will not match actual usage patterns. For example, the number of occupants and personal heating or cooling preferences will vary.

While the figures are an indicative guide to energy use, they can be used as a reliable guide for comparing different dwelling designs and to demonstrate that the design meets the energy efficiency requirements in the National Construction Code. Homes that are energy efficient use less energy, are warmer on cool days, cooler on hot days and cost less to run. The higher the star rating the more thermally efficient the dwelling is.

Accredited assessors

To ensure the NatHERS Certificate is of a high quality, always use an accredited or licenced assessor. NatHERS accredited assessors are members of a professional body called an Assessor Accrediting Organisation (AAO).

Australian Capital Territory (ACT) licensed assessors may only produce assessments for regulatory purposes using software for which they have a licence endorsement. Licence endorsements can be confirmed on the ACT licensing register

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 ongoing training requirements.

Any questions or concerns about this report should be directed to the assessor in the first instance. If the assessor is unable to address these questions or concerns, the AAO specified on the front of this certificate should be contacted.

Disclaimer

The format of the NatHERS Certificate was developed by the NatHERSAdministrator. However the content of each individual certificate is entered and created by the assessor to create a NatHERS Certificate. It is the responsibility of the assessor who prepared this certificate to use NatHERS accredited software correctly and follow the NatHERS Technical Notes to produce a NatHERS Certificate.

The predicted annual energy load in this NatHERS Certificate is an estimate based on an assessment of the building by the assessor. It is not a prediction of actual energy use, but may be used to compare how other buildings are likely to perform when used in a similar way.

Information presented in this report relies on a range of standard assumptions (both embedded in NatHERS accredited software and made by the assessor who prepared this report), including assumptions about occupancy, indoor air temperature and local climate.

Not all assumptions that may have been made by the assessor while using the NatHERS accredited software tool are presented in this report and further details or data files may be available from the assessor.

Glossary

Annual energy load	the predicted amount of energy required for heating and cooling, based on standard occupancy assumptions.
Assessed floor area	the floor area modelled in the software for the purpose of the NatHERS assessment. Note, this may not be consistent with the floor area in the design documents.
Ceiling penetrations	features that require a penetration to the ceiling, including downlights, vents, exhaust fans, rangehoods, chimneys and flues. Excludes fixtures attached to the ceiling with small holes through the ceiling for wiring, e.g. ceiling fans; pendant lights, and heating and cooling ducts.
Conditioned	a zone within a dwelling that is expected to require heating and cooling based on standard occupancy assumptions. In some circumstances it will include garages.
Custom windows	windows listed in NatHERS software that are available on the market in Australia and have a WERS (Window Energy Rating Scheme) rating.
Default windows	windows that are representative of a specific type of window product and whose properties have been derived by statistical methods.
Entrance door	these signify ventilation benefits in the modelling software and must not be modelled as a door when opening to a minimally ventilated corridor in a Class 2 building.
Exposure category - exposed	terrain with no obstructions e.g. flat grazing land, ocean-frontage, desert, exposed high-rise unit (usually above 10 floors).
Exposure category - open	terrain with few obstructions at a similar height e.g. grasslands with few well scattered obstructions below 10m, farmland with scattered sheds, lightly vegetated bush blocks, elevated units (e.g. above 3 floors).
Exposure category - suburban	terrain with numerous, closely spaced obstructions below 10m e.g. suburban housing, heavily vegetated bushland areas.
Exposure category - protected	terrain with numerous, closely spaced obstructions over 10 m e.g. city and industrial areas.
Horizontal shading feature	provides shading to the building in the horizontal plane, e.g. eaves, verandahs, pergolas, carports, or overhangs or balconies from upper levels.

National Construction Code (NCC) Class	the NCC groups buildings by their function and use, and assigns a classification code. NatHERS software models NCC Class 1, 2 or 4 buildings and attached Class 10a buildings. Definitions can be found at www.abcb.gov.au.
Opening Percentage	the openability percentage or operable (moveable) area of doors or windows that is used in ventilation calculations.
Provisional value	an assumed value that does not represent an actual value. For example, if the wall colour is unspecified in the documentation, a provisional value of 'medium' must be modelled. Acceptable provisional values are outlined in the NatHERS Technical Note and can be found at www.nathers.gov.au
Reflective wrap (also known as foil)	can be applied to walls, roofs and ceilings. When combined with an appropriate airgap and emissivity value, it provides insulative properties.
Roof window	for NatHERS this is typically an operable window (i.e. can be opened), will have a plaster or similar light well if there is an attic space, and generally does not have a diffuser.
Shading device	a device fixed to windows that provides shading e.g. window awnings or screens but excludes eaves.
Shading features	includes neighbouring buildings, fences, and wing walls, but excludes eaves.
Solar heat gain coefficient (SHGC)	the fraction of incident solar radiation admitted through a window, both directly transmitted as well as absorbed and subsequently released inward. SHGC is expressed as a number between 0 and 1. The lower a window's SHGC, the less solar heat it transmits.
Skylight (also known as roof lights)	for NatHERS this is typically a moulded unit with flexible reflective tubing (light well) and a diffuser at ceiling level.
U-value	the rate of heat transfer through a window. The lower the U-value, the better the insulating ability.
Unconditioned	a zone within a dwelling that is assumed to not require heating and cooling based on standard occupancy assumptions.
Vertical shading features	provides shading to the building in the vertical plane and can be parallel or perpendicular to the subject wall/window. Includes privacy screens, other walls in the building (wing walls), fences, other buildings, vegetation (protected or listed heritage trees).