

BASIX[®]Certificate

Building Sustainability Index www.basix.nsw.gov.au

Alterations and Additions

Certificate number: A1784525

This certificate confirms that the proposed development will meet the NSW government's requirements for sustainability, if it is built in accordance with the commitments set out below. Terms used in this certificate, or in the commitments, have the meaning given by the document entitled "BASIX Definitions" dated 10/09/2020 published by the Department. This document is available at www.basix.nsw.gov.au

Secretary

Date of issue: Friday, 21 February 2025

To be valid, this certificate must be lodged within 3 months of the date of issue.



Project address

Project name	21030
Street address	42 FOXALL Street ELANORA HEIGHTS 2101
Local Government Area	Northern Beaches Council
Plan type and number	Deposited Plan DP32253
Lot number	101
Section number	-

Project type

Dwelling type	Dwelling house (detached)
Type of alteration and addition	The estimated development cost for my renovation work is \$50,000 or more, and does not include a pool (and/or spa).
N/A	N/A

Certificate Prepared by



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Revision of Certificates not lodged within 3 months of the date of issue will incur further BASIX issuing fees.

Fixtures and systems	Show on DA Plans	Show on CC/CDC Plans & specs	Certifier Check
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.		✓	

Construction			Show on DA Plans	Show on CC/CDC Plans & specs	Certifier Check
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 2m2, b) insulation specified is not required for parts of altered construction where insulation already exists.			✓	✓	✓
Construction	Additional insulation required (R-value)	Other specifications			
suspended floor with enclosed subfloor: framed (R0.7).	R0.60 (down) (or R1.30 including construction)	N/A			
external wall: brick veneer	R1.16 (or R1.70 including construction)				
external wall: framed (weatherboard, fibro, metal clad)	R1.30 (or R1.70 including construction)				
raked ceiling, pitched/skillion roof: framed	ceiling: R3.00 (up), roof: foil/sarking	medium (solar absorptance 0.475 - 0.70)			

Glazing requirements	Show on DA Plans	Show on CC/CDC Plans & specs	Certifier Check
Windows and glazed doors			
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 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 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.	✓	✓	✓
External louvres and blinds must fully shade the window or glazed door beside which they are situated when fully drawn or closed.		✓	✓


Glazing requirements							Show on DA Plans	Show on CC/CDC Plans & specs	Certifier Check
Windows and glazed doors glazing requirements									
Window/door number	Orientation	Area of glass including frame (m2)	Overshadowing height (m)	Overshadowing distance (m)	Shading device	Frame and glass type			
W1 living	N	1.95	0	0	projection/ height above sill ratio ≥0.43	timber or uPVC, clear/ air gap/clear, (U-value: 3.67, SHGC: 0.59)			
W2 bed4	N	1.95	0	0	external louvre/blind (adjustable)	timber or uPVC, clear/ air gap/clear, (U-value: 3.67, SHGC: 0.59)			
W3 bed3	W	0.7	0	0	projection/ height above sill ratio ≥0.43	timber or uPVC, clear/ air gap/clear, (U-value: 3.67, SHGC: 0.59)			
W4 bed3	N	2.04	0	0	projection/ height above sill ratio ≥0.23	timber or uPVC, toned/ air gap/clear, (U-value: 3.64, SHGC: 0.42)			
W5 ldry	E	1.08	0	0	projection/ height above sill ratio ≥0.43	timber or uPVC, clear/ air gap/clear, (U-value: 3.67, SHGC: 0.59)			


Glazing requirements							Show on DA Plans	Show on CC/CDC Plans & specs	Certifier Check
Window/door number	Orientation	Area of glass including frame (m2)	Overshadowing height (m)	Overshadowing distance (m)	Shading device	Frame and glass type			
W6 bed2	S	1.95	0	0	none	timber or uPVC, clear/ air gap/clear, (U-value: 3.67, SHGC: 0.59)			
W7 kitchen	S	1.08	0	0	projection/ height above sill ratio >=0.36	timber or uPVC, clear/ air gap/clear, (U-value: 3.67, SHGC: 0.59)			
W8 master	S	2.04	0	0	none	timber or uPVC, clear/ air gap/clear, (U-value: 3.67, SHGC: 0.59)			
W9 ens	W	0.7	0	0	projection/ height above sill ratio >=0.36	timber or uPVC, clear/ air gap/clear, (U-value: 3.67, SHGC: 0.59)			
W10 wir	W	0.7	0	0	projection/ height above sill ratio >=0.36	timber or uPVC, clear/ air gap/clear, (U-value: 3.67, SHGC: 0.59)			

Glazing requirements							Show on DA Plans	Show on CC/CDC Plans & specs	Certifier Check
Windows and glazed doors glazing requirements									
Window/door number	Orientation	Area of glass including frame (m2)	Overshadowing height (m)	Overshadowing distance (m)	Shading device	Frame and glass type			
D1 entry	N	3.57	0	0	projection/ height above sill ratio ≥0.43	timber or uPVC, clear/ air gap/clear, (U-value: 3.67, SHGC: 0.59)			
D2 living	S	3.99	0	0	projection/ height above sill ratio ≥0.23	timber or uPVC, clear/ air gap/clear, (U-value: 3.67, SHGC: 0.59)			
D3 master	E	4.41	0	0	projection/ height above sill ratio ≥0.23	timber or uPVC, toned/ air gap/clear, (U-value: 3.64, SHGC: 0.42)			

Legend

In these commitments, "applicant" means the person carrying out the development.

Commitments identified with a  in the "Show on DA plans" column must be shown on the plans accompanying the development application for the proposed development (if a development application is to be lodged for the proposed development).

Commitments identified with a  in the "Show on CC/CDC plans & specs" column must be shown in the plans and specifications accompanying the application for a construction certificate / complying development certificate for the proposed development.

Commitments identified with a  in the "Certifier check" column must be certified by a certifying authority as having been fulfilled, before a final occupation certificate for the development may be issued.