

BASIX REQUIREMENTS

WATER

PROVIDE CONNECTION FOR THE RETICULATION OF RECYCLED WATER:
INCLUDING THE CONNECTION POINT FOR A BACK UP POTABLE WATER
CONNECTION TO THE WASHING MACHINE STOP TAPS, TOILET FLUSHING
AND FRONT AND REAR EXTERNAL TAPS COMPLETE WITH POWER SUPPLY
TO EXTERNAL WALL

PROVIDE MINIMUM 3000 LITRE ABOVE GROUND COLORBOND CORRUGATED SLIMLINE
WATER TANK COLLECTING 100% ROOF WATER AND CONNECTED TO TOILETS,
LAUNDRY AND GARDEN

PROVIDE UPVC PAINTED DOWNPIPES IN LIEU OF COLORBOND
DOWNPIPE SYSTEM

PROVIDE 3 STAR RATING TAPS TO THE BASINS, VANITIES AND SHOWERHEADS
AS PER THE DETAILED SPECIFICATION

PROVIDE TOILETS WITH 3 STAR RATING PAN AND CISTERN

PROVIDE KITCHEN SINK MIXER WITH 3 STAR RATING

THERMAL PERFORMANCE

PROVIDE R1.5 INSULATION BATTS TO EXTERNAL WALLS (EXCLUDING GARAGE)

PROVIDE R3.5 INSULATION BATTS TO STANDARD ROOF AREAS

PROVIDE R1.5 INSULATION BATTS TO INTERNAL WALLS BETWEEN GARAGE AND HOUSE

PROVIDE R1.5 INSULATION BATTS TO CEILING/FLOOR BETWEEN HOUSE & GARAGE

PROVIDE R1.5 ACOUSTIC INSULATION TO WALL BETWEEN BED 1 & BED 2

MINIMUM R1.5 NOISE CONTROL BATTS TO ENTIRE FIRST FLOOR BETWEEN JOISTS
EXCEPT BEDS 1 AND 2

PROVIDE AUTOMATIC WEATHER SEAL/DRAUGHT EXCLUDER TO ALL EXTERNAL
HUNG DOORS INCLUDING THE DOOR FROM THE HOUSE TO THE GARAGE
(IF SHOWN ON PLAN) GAINSBOROUGH DRAUGHT EXCLUDER GS3 TO THE BOTTOM
AND GS30 WEATHER STRIP (BROWN SELF ADHESIVE) TO THE SIDES AND THE TOP

PROVIDE SARKING TO UNDERSIDE OF ROOF TILES

PROVIDE 2 WHIRLY BIRD ROOF VENTILATORS IN POWDERCOATED FINISH IN
COLOUR TO MATCH ROOF CLADDING WITH 4 No TORCO 250mm x 250mm
SNAP IN EAVE VENTS ALL TO BE INSTALLED IN ACCORDANCE WITH
MANUFACTURERS RECCOMENDATIONS

PROVIDE MEDIUM WALLS AND DARK ROOF COLOUR

ENERGY

PROVIDE RHEEM INTEGRITY, 26 LITRE INSTANTANEOUS GAS WATER UNIT MODEL
No 871026nf

THE OWNER MUST INSTALL A FIXED OUTDOOR CLOTHES DRYING LINE AS PART
OF THE DEVELOPMENT AS DEFINED IN THE BASIX SPECIFICATION

THE OWNER MUST INSTALL A FIXED INDOOR CLOTHES DRYING LINE AS PART
OF THE DEVELOPMENT AS DEFINED IN THE BASIX SPECIFICATION

PROVIDE GAS COOKTOP AND ELECTRIC OVEN AS PART OF THE DEVELOPMENT
AS DEFINED IN THE BASIX SPECIFICATION

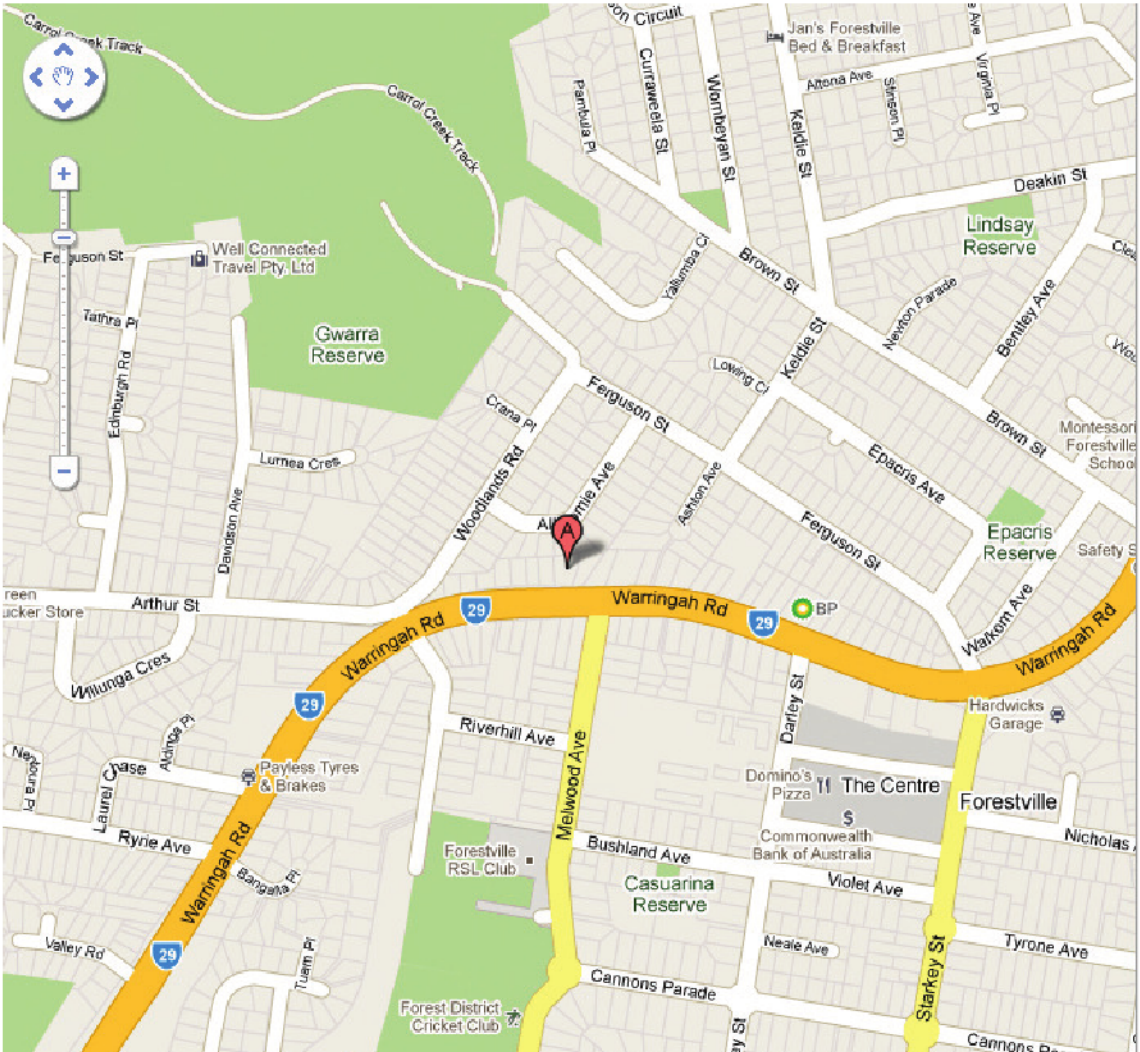
PROVIDE REFRIGERATOR SPACE IN THE DEVELOPMENT SO THAT IT IS WELL VENTILATED,
AS DEFINED IN THE BASIX SPECIFICATION

PROVIDE TO THE KITCHEN DUCTED RANGEHOOD WITH MANUAL ON/OFF SWITCH

PROVIDE DUCTED EXHAUST FAN TO LOWER POWDER ROOM WITH MANUAL
ON/OFF SWITCH

AN ALLOWANCE HAS BEEN MADE FOR 3 PHASE DUCTED, ZONED AIR CONDITIONING
TO BE INCLUDED IN THE BASIX ASSESSMENT WITH AN EER RATING 2.5 - 3.0.

NO ALLOWANCE HAS BEEN MADE FOR CONSTRUCTION IN BUSHFIRE PRONE AREAS
COMPACT FLOURESCENT, FLOURESCENT, OR LED TO KITCHEN, HALLWAYS, FAMILY,
MEALS, STUDY AND 5 BEDROOMS



THIS PLAN TO BE READ IN
CONJUNCTION WITH

DA2012/0804

WARRINGAH COUNCIL

DATE	AMENDMENTS	DRN	REV
16.11.10	PLANS MODIFIED TO COMPLY WITH COUNCIL CONDITIONS	MB	G
02.02.11	PLANS PREPARED FOR COUNCIL RE-LODGE	MB	H
24.02.11	FURTHER AMENDMENTS FOR COUNCIL RE-LODGE	MB	I
05.08.11	HOUSE FLOOR LEVEL RAISED TO COMPLY WITH FLOOD LEVEL, BEARERS AND JOISTS CONSTRUCTION TO BE USED ILO SLAB ON GROUND	MB	J
17.09.11	PLANS UPDATED FOR COUNCIL RE-LODGE	MB	K
21.02.12	PLANS UPDATED FOR COUNCIL RE-LODGE	MB	M
29.02.12	PLANS UPDATED FOR COUNCIL RE-LODGE 3	MB	N
29.06.12	PLANS UPDATED AS PER HYDRAULIC PLAN AND OSD	FA	O

COVER SHEET		WARNING © Copyright Huxley Homes Pty Ltd Reproducing or copying of these plans or drawings wholly or in part without prior permission will result in court proceedings		PROPOSED BRICK VENEER RESIDENCE		DESIGN: CUSTOM	REV: 0
		HUXLEY HOMES PTY LTD ABN 41106443216 Licenced Builder No. 155010C Level 1, 2 Burbank Place Baulkham Hills NSW 2153 Ph (02) 8889 7500, Fax (02) 8889 7599		AT: LOT 10 No 664 WARRINGAH ROAD FORESTVILLE		FACADE: CUSTOM	SCALE:
		SOIL CLASSIFICATION 'M' TERRAIN CATEGORY 3 (Mz) TOPOGRAPHICAL MULTIPLIER (Mt) WIND DESIGN VELOCITY (Vz) N2		FOR: MR. M. & MRS. R. KULKARNI DP: 26726		JOB NO: 23563	SHEET NO: 1