

### General Notes

The dwelling is single storey.

The conditioned floor area of the dwelling is 260sqm (not to exceed 300sqm)

### Alternative Water

Install rainwater tanks(s) to minimum 44,000 litres

Rainwater tank (s) to meet and be installed in accordance with, the requirements of the Regulatory Authorities

### Construction

Floor: Concrete slab on ground

External walls: Timber framed with metal cladding

R-Value minimum 2.6

Ceiling and roof: Pitched roof

R-Value min 2.95, 100mm foil backed insulation blanket

Gable end vents

Dark colorbond sheeting solar absorptance > 0.7

Raked Ceiling

R-Value min 3.24, 100mm foil backed insulation blanket

Framed

Dark colorbond sheeting solar absorptance > 0.7

All insulation to be installed in accordance with Part 3.12.1.1 of the Building Code of Australia

### Hot Water

Install Rinnai gas instantaneous hot water system with high energy rating

### Natural Lighting

Windows to be installed to 3 x bathrooms

### Alternative Energy

Install a photovoltaic (solar) system with a capacity to generate a minimum of 7.5kw of electricity. System to be connected to electrical system and include Inverter technology

### Windows, Glazed doors & Skylights

Install windows and doors in accordance with the table below, and in accordance with the specifications listed.

All glazed windows and doors are to be aluminium single glazed.

Total area of skylight not to exceed 3 sqm in area

### Window & Door Schedule

Skylight no.	Maximum area (square metres)	Type	Shading device
S01	2.16	aluminium, moulded plastic single clear	no shading

Window/glazed door no.	Maximum height (mm)	Maximum width (mm)	Type	Shading Device (Dimension within 10%)	Overshadowing
<b>North facing</b>					
W11	900	1700	aluminium, single, clear	eave 2000 mm, 900 mm above head of window or glazed door	not overshadowed
W05	2700	3600	aluminium, single, clear	eave 1200 mm, 0 mm above head of window or glazed door	not overshadowed
W08	900	1600	aluminium, single, clear	eave 2000 mm, 900 mm above head of window or glazed door	not overshadowed

W01	2100	2400	aluminium, single, clear	eave 1200 mm, 600 mm above head of window or glazed door	not overshadowed
W09	1400	1600	aluminium, single, clear	eave 2000 mm, 0 mm above head of window or glazed door	not overshadowed
W07	2700	3200	aluminium, single, clear	eave 2000 mm, 900 mm above head of window or glazed door	not overshadowed
W02	1100	1800	aluminium, single, clear	eave 1200 mm, 600 mm above head of window or glazed door	not overshadowed
W12	1400	1700	aluminium, single, clear	eave 2000 mm, 0 mm above head of window or glazed door	not overshadowed
W10	2700	3400	aluminium, single, clear	eave 2000 mm, 900 mm above head of window or glazed door	not overshadowed

<b>East facing</b>					
W24	1100	2100	aluminium, single, clear	eave 1200 mm, 600 mm above head of window or glazed door	not overshadowed
W25	1100	2100	aluminium, single, clear	eave 1200 mm, 600 mm above head of window or glazed door	not overshadowed
W22	1100	750	aluminium, single, clear	eave 1200 mm, 600 mm above head of window or glazed door	not overshadowed
W23	1100	2100	aluminium, single, clear	eave 1200 mm, 600 mm above head of window or glazed door	not overshadowed
W21	1100	750	aluminium, single, clear	eave 1200 mm, 600 mm above head of window or glazed door	not overshadowed
W4	2700	2700	aluminium, single, clear	eave 1200 mm, 0 mm above head of window or glazed door	not overshadowed

<b>South facing</b>					
W16	2100	1500	aluminium, single, clear	eave 1200 mm, 600 mm above head of window or glazed door	not overshadowed
W17	2100	900	aluminium, single, clear	eave 1200 mm, 600 mm above head of window or glazed door	not overshadowed
W19	2100	2400	aluminium, single, clear	eave 1200 mm, 600 mm above head of window or glazed door	not overshadowed

W20	2100	1500	aluminium, single, clear	eave 1200 mm, 600 mm above head of window or glazed door	not overshadowed
<b>West facing</b>					
W18	1100	1800	aluminium, single, clear	eave 1200 mm, 600 mm above head of window or glazed door	not overshadowed
W14	2700	600	aluminium, single, clear	eave 1200 mm, 0 mm above head of window or glazed door	not overshadowed
W13	2700	1200	aluminium, single, clear	eave 1200 mm, 0 mm above head of window or glazed door	not overshadowed
W15	1100	900	aluminium, single, clear	eave 1200 mm, 600 mm above head of window or glazed door	not overshadowed
W3	600	1000	aluminium, single, clear	eave 1200 mm, 0 mm above head of window or glazed door	not overshadowed

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Issue	Amendment	Date

A	FOR DEVELOPMENT APPROVAL	12.07.23
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Issue	Issued for	Date

scale	date	drawn	approved
1:100@A3	12.07.23	MM	

project no.	drawing no.	issue	amend
-	BASIX	A	

drawing  
**BASIX COMMITMENTS SUMMARY**

project  
**WYLOONA  
108 SADDLEBACK TRAIL  
EURUNDEREE NSW 2850**

client  
**S.PEPPITT & R.GRAHAME**



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