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**Subject:** EC - 4660 - 142 Lambeth Street, Panania, NSW 2213 - BCA Section J

Hi Alaa,

Before we proceed, we would like to bring the following regulations which were introduced with NCC 2022, to your attention.

A BASIX is no longer necessary for boarding houses. We assess boarding houses as a Section J Assessment. Specifically, the definition of a BASIX building in the Environmental Planning and Assessment Regulation 2021 excludes a boarding house, hostel or co-living housing that accommodates more than 12 residents or has a gross floor area exceeding 300 square metres. The only assessment required for a boarding house is a BCA Section J Report. We will soon send you a quote from Gemma for a Section J.

<https://pp.planningportal.nsw.gov.au/basix/alternative-assessments/large-boarding>

if you have any other questions or concerns, please feel free to let me know.

Many thanks and regards



**Sim Singh Nanda**

Accounts and Administration

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