

1.8m COLORBOND FENCE (Monument color)

1.5m SLAT FENCE (Monument color)

Commitments Table

Project Details				
roj	Drangsody Multi Dwelling		Address 26 Lithgow	Street, Goulburn NSW 2580
	Proposed: Multi Dwelling Lot Number: 1		Address: 26 Lithgow DP NUMBER: 1302794	Street, Gouldum 193W 2560
Р				
Ĺ				BASIX Certificate Number: 1756731M_02
	Fixtures Shower head rating		Specification 3 star (> 6 but <= 7.5 L/min)	
	Toilet rating		3 star (> 6 but <= 7.5 L/min)	
	Kitchen taps rating		3 star	
ţ	Bathroom taps rating		3 star	
Water	Alternative water details			
	Rainwater tank size	Individual	2000L	
	Connected to: Garden and lawn areas		Yes	
	All toilets Laundry		Yes Yes	
	· ·			
	Accreditation Number: External walls	HERA 10056	Requirements	NatHERS Certificate Number: 0009626900
	Brick veneer		Medium colour R2.7	Bulk + Anti-glare foil
	Internal walls			
	Cavity wall, direct fix plasterboard	Around garage and bath	R2.7 Bulk insulation	
	Cavity wall, direct fix plasterboard		No insulation	
	Ceiling			
	External ceiling - Plasterboard		R5.0 Bulk insulation	
	Doof			
	Roof		Dark Colour (solar absorptance	ce >0.70)
	Corrugated iron			wn, No air gap above (Anticon 75, 80mm)
	Floors			
	Concrete slab on ground		R1.5 XPS (Extrud	ed Polystyrene)
Thermal Comfort	Concrete slab on ground	Garage	No insulation	
	Windows	(NSW/ BASIX TI	permal Protocol allows for + 1	10% tolerance of SHGC Value & U Value =< than which overrides NatHERS Certificate)
		·		·
	Aluminium frame ALM-002-01	Garage and Bath		lue 6.7 and SHGC 0.7 for Group B windows (double hung, fixed, louvres and sliding type windows/doors)
	Aluminium frame ALM-004-03		Double air-fill low-e glazing w windows/doors)	rith U-value 4.3 and SHGC 0.53 for Group B windows (double hung, fixed, louvres and sliding type
				g with U-value 4.1 and SHGC 0.52 for Group B windows (double hung, fixed, louvres and sliding type
ڄ	Aluminium frame ALM-006-03	Dwelling 1 and 2	windows/doors)	
_	Skylights			
	Double Glazed Skylight			
	Ceiling Penetrations			
	Downlight Covers		Approved fireproof downlight	t covers must be installed to all downlights in ceilings where insulation is installed.
	Lighting specification		Dwelling is rated with Assume	ed downlight as per NatHERS Tech Note "Ceiling Penetrations 9.4 to 9.8"
			-	
	Ceiling fans		No ceiling fans need to be ins	talled
	Overshadowing details		Adjoining units calculated into	o model calculations
	Site			
	Orientation of nominal north elevation		As shown on plans	
	* Approved fireproof downlight covers HAVE	heen specified, which can be fully	covered by insulation. Ceiling	panatrations for exhaust damners have been allowed (to all
	* Approved fireproof downlight covers HAVE been specified, which can be fully covered by insulation. Ceiling penetrations for exhaust dampers have been allowed (to all bathrooms, ensuites and internal laundry's) at the rate of 0.04 meters squared per exhaust fan penetration.			
	Hot water		Specification	Rating
	Individual system		Gas instantaneous	7 star
	Ventilation			
	Bathroom exhaust		Individual fan, not ducted	
	Control switch		Manual cuitch on /-ff	
	Control switch Kitchen exhaust		Manual switch on/off	
	Control switch Kitchen exhaust Control switch		Individual fan, not ducted	
	Kitchen exhaust			
	Kitchen exhaust Control switch		Individual fan, not ducted Manual switch on/off	
	Kitchen exhaust Control switch Laundry		Individual fan, not ducted Manual switch on/off Individual fan, not ducted	
	Kitchen exhaust Control switch Laundry Control switch Cooling		Individual fan, not ducted Manual switch on/off Individual fan, not ducted Manual switch on/off	
.	Kitchen exhaust Control switch Laundry Control switch Cooling Individual systems - living areas		Individual fan, not ducted Manual switch on/off Individual fan, not ducted Manual switch on/off 1-phase airconditioning	EER > 4.0
ergy	Kitchen exhaust Control switch Laundry Control switch Cooling		Individual fan, not ducted Manual switch on/off Individual fan, not ducted Manual switch on/off	EER > 4.0 EER > 4.0
Energy	Kitchen exhaust Control switch Laundry Control switch Cooling Individual systems - living areas Individual systems - bedroom areas		Individual fan, not ducted Manual switch on/off Individual fan, not ducted Manual switch on/off 1-phase airconditioning	
Energy	Kitchen exhaust Control switch Laundry Control switch Cooling Individual systems - living areas Individual systems - bedroom areas Heating		Individual fan, not ducted Manual switch on/off Individual fan, not ducted Manual switch on/off 1-phase airconditioning	EER > 4.0
Energy	Kitchen exhaust Control switch Laundry Control switch Cooling Individual systems - living areas Individual systems - bedroom areas		Individual fan, not ducted Manual switch on/off Individual fan, not ducted Manual switch on/off 1-phase airconditioning 1-phase airconditioning	
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Energy	Kitchen exhaust Control switch Laundry Control switch Cooling Individual systems - living areas Individual systems - bedroom areas Heating Individual systems - living areas		Individual fan, not ducted Manual switch on/off Individual fan, not ducted Manual switch on/off 1-phase airconditioning 1-phase airconditioning	EER > 4.0
Energy	Kitchen exhaust Control switch Laundry Control switch Cooling Individual systems - living areas Individual systems - bedroom areas Heating Individual systems - living areas Individual systems - bedroom areas		Individual fan, not ducted Manual switch on/off Individual fan, not ducted Manual switch on/off 1-phase airconditioning 1-phase airconditioning	EER > 4.0
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Energy	Kitchen exhaust Control switch Laundry Control switch Cooling Individual systems - living areas Individual systems - bedroom areas Heating Individual systems - living areas Individual systems - bedroom areas Lighting Refer to Nathers Certificate Appliances		Individual fan, not ducted Manual switch on/off Individual fan, not ducted Manual switch on/off 1-phase airconditioning 1-phase airconditioning 1-phase airconditioning Light-emitting diode (LED)	EER > 4.0
Energy	Kitchen exhaust Control switch Laundry Control switch Cooling Individual systems - living areas Individual systems - bedroom areas Heating Individual systems - living areas Individual systems - bedroom areas Lighting Refer to NatHERS Certificate Appliances Cooktop/oven		Individual fan, not ducted Manual switch on/off Individual fan, not ducted Manual switch on/off 1-phase airconditioning 1-phase airconditioning 1-phase airconditioning Light-emitting diode (LED)	EER > 4.0
Energy	Kitchen exhaust Control switch Laundry Control switch Cooling Individual systems - living areas Individual systems - bedroom areas Heating Individual systems - living areas Individual systems - bedroom areas Lighting Refer to Nathers Certificate Appliances Cooktop/oven Private outdoor clothes drying line		Individual fan, not ducted Manual switch on/off Individual fan, not ducted Manual switch on/off 1-phase airconditioning 1-phase airconditioning 1-phase airconditioning Light-emitting diode (LED) Gas cooktop & electric oven Yes	EER > 4.0
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Energy	Kitchen exhaust Control switch Laundry Control switch Cooling Individual systems - living areas Individual systems - bedroom areas Heating Individual systems - living areas Individual systems - bedroom areas Lighting Refer to Nathers Certificate Appliances Cooktop/oven Private outdoor clothes drying line Private Indoor or sheltered clothes drying line		Individual fan, not ducted Manual switch on/off Individual fan, not ducted Manual switch on/off 1-phase airconditioning 1-phase airconditioning 1-phase airconditioning Light-emitting diode (LED) Gas cooktop & electric oven Yes No	EER > 4.0
Energy	Kitchen exhaust Control switch Laundry Control switch Cooling Individual systems - living areas Individual systems - bedroom areas Heating Individual systems - living areas Individual systems - bedroom areas Lighting Refer to Nathers Certificate Appliances Cooktop/oven Private outdoor clothes drying line		Individual fan, not ducted Manual switch on/off Individual fan, not ducted Manual switch on/off 1-phase airconditioning 1-phase airconditioning 1-phase airconditioning Light-emitting diode (LED) Gas cooktop & electric oven Yes	EER > 4.0

1 SITE PLA

CLIENT:

PROJECT ADDRESS: **GOULBURN PROJECTS**

26 LITHGOW STREET, GOULBURN, NSW

MULTI UNIT DEVELOPMENT

DEVELOPMENT APPLICATION

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PROJECT:

DRAWING TITLE:

ISSUE:

DATE: DEC. '24

DRAWN: HG

SCALE: 1:200

PR. NO: LITHGOW ST

DWG NO: DA04.1

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