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DESIGNER NAME: JUSTIN ELAZZI MEMBERSHIP NO: 6605

EMAIL: ADMIN@INHAUSDESIGNS.COM.AU BROWSE: WWW.INHAUSDESIGNS.COM.AU

GROVE EARLWOOD

12 GROVE STREET, EARLWOOD

ELIE TRASSIEH

29.05.2025

NORTH POINT

SCALE	AS INDICATED @ A1			
NOTES				
ALL WORKS T	O COMPLY WITH THE RELEVANT			
USTRALIAN STANDARDS				
ALL WORKS ARE TO BE CARRIED OUT IN				
CCORDANCE WITH THE REQUIREMENTS OF THE				
BUILDING CODE OF AUSTRALIA.				
ALL DIMS TO BE VERIFIED BY BUILDER PRIOR TO				
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BOUNDARY DIMENSIONS & ALL LEVELS SUBJECT				
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USE FIGURED DIMENSIONS ONLY, DO NOT SCALE				
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COVER SHEET	
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PROJECT #	
2543	

# DEMOLITION OF EXISTING STRUCTURES AND PROPOSED CONSTRUCTION OF SEMI-DETACHED DWELLINGS ABOVE BASEMENT



INHAUS-00	COVER SHEET
INHAUS-01	COMPLIANCE PAGE
INHAUS-02	SITE PLAN
INHAUS-03	BASEMENT FLOOR PLAN
INHAUS-04	GROUND FLOOR PLAN
INHAUS-05	FIRST FLOOR PLAN
INHAUS-06	ROOF PLAN
INHAUS-07	ELEVATIONS
INHAUS-08	AXONOMETRIC
INHAUS-09	SECTIONS
INHAUS-10	WINDOW/ DOOR SCHEDULE
INHAUS-11	WALL SCHEDULE/FENCE
INHAUS-12	SITE ANALYSIS

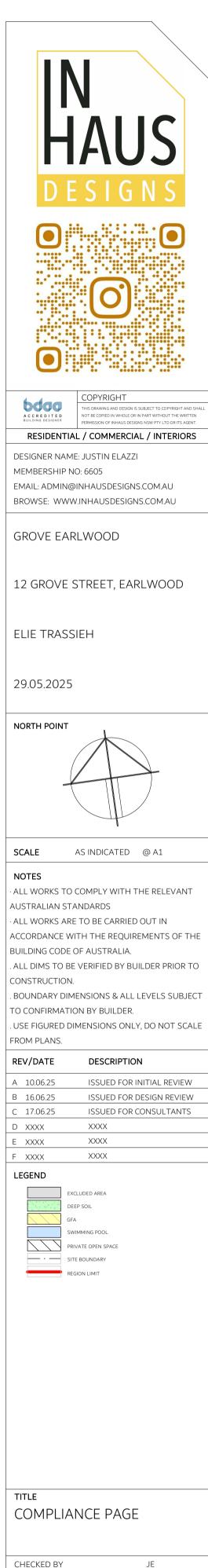
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INHAUS-13	SHADOW DIAGRAMS
INHAUS-14	SHADOW DIAGRAMS
INHAUS-15	ELEVATIONAL SHADOW DIAGRAMS
INHAUS-16	3D HEIGHT BLANKET PLAN
INHAUS-17	DEMOLITION PLAN
INHAUS-18	PARKING PLAN/DRIVEWAY PROFILE
INHAUS-19	SEDIMENT CONTROL PLAN
INHAUS-20	SCHEDULE OF COLOURS AND FINISHES
INHAUS-21	BASIX COMMITMENTS
INHAUS-22	NATHERS COMMITMENTS
INHAUS-23	NATHERS COMMITMENTS
INHAUS-24	NCC/AS - GENERAL NOTES

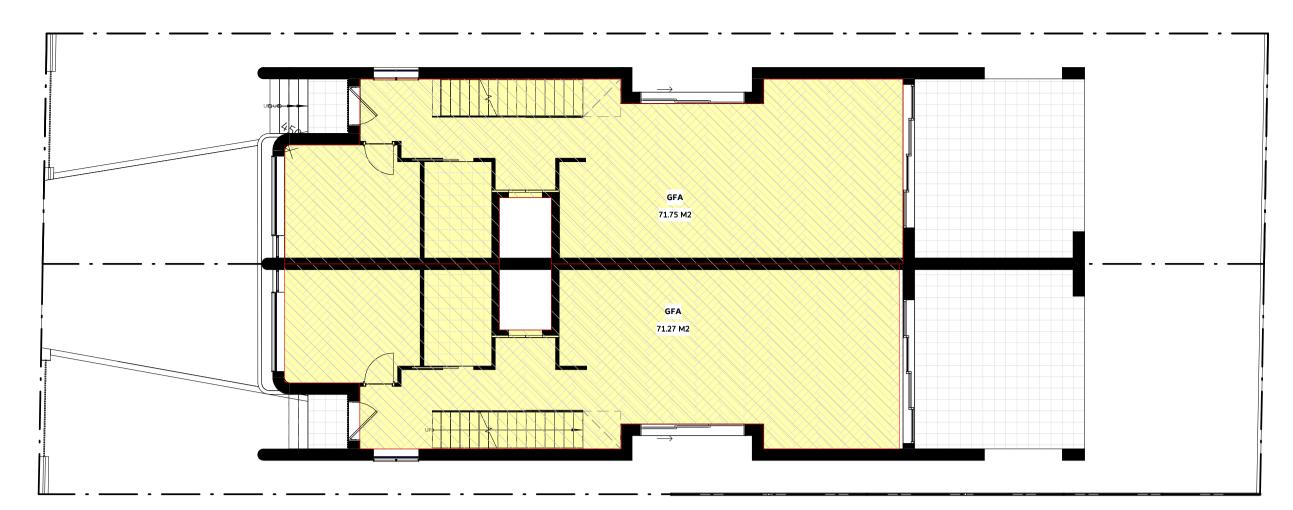
INHAUS-25 INHAUS-26 INHAUS-27 NP-01 NP-02

NP-03

NCC/AS - STAIRS
AS3740 (WATERPROOFING)
AS3740 (WATERPROOFING)
NOTIFICATION PLAN
NOTIFICATION PLAN
NOTIFICATION PLAN

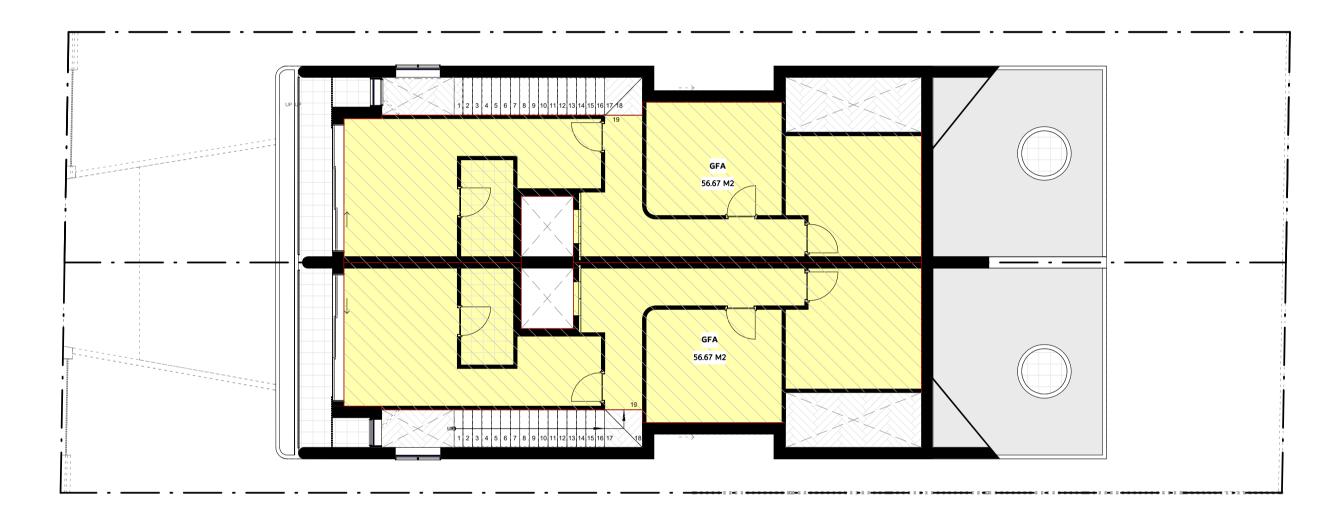


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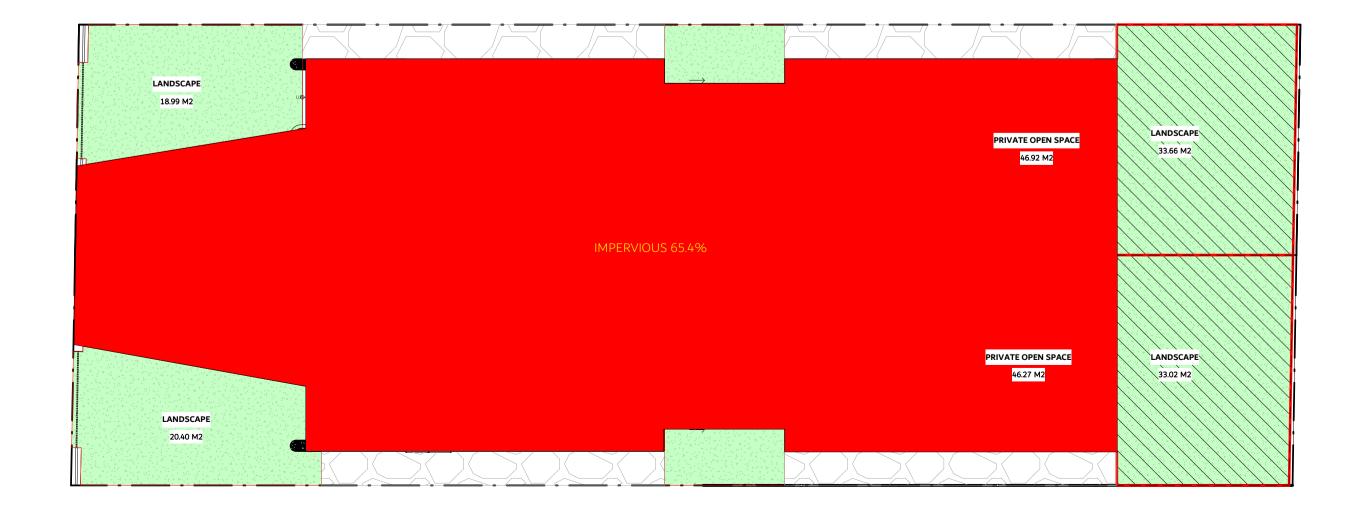
# GFA GROUND FLOOR

1:100



# GFA FIRST FLOOR

1:100



DEEP SOIL 1:100

NOT FOR CONSTRUCTION

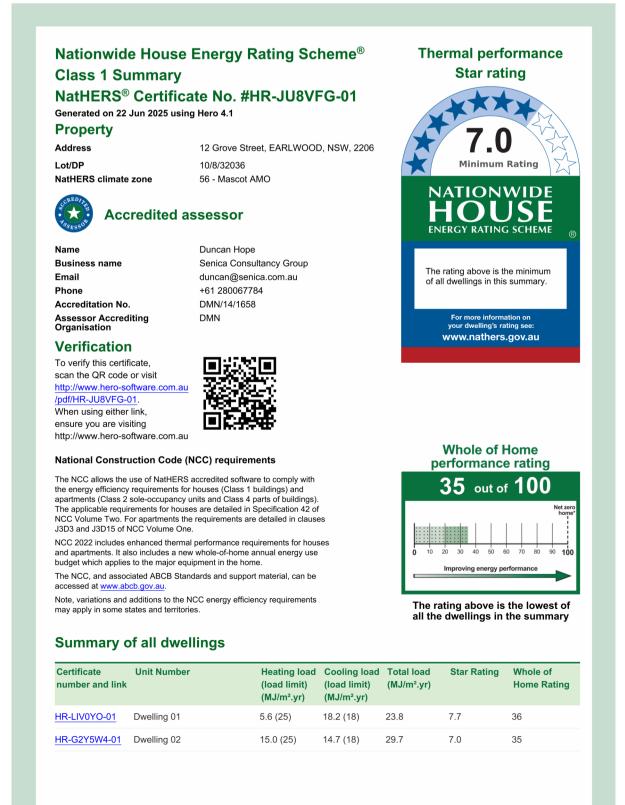
**DWELLING** (TYPE) -TWO STOREY SEMI-DETACHED DWELLING ABOVE BASEMENT

- COUNCIL CANTERBURY-BANKSTOWN
- **DCP/LEP** CANTERBURY LEP /DCP 2023
- **DP NUMBER** DP 32036
- LOT NUMBER 11
- ZONING R3 MEDIUM DENSITY RESIDENTIAL

				1	
	PERMISSIBLE		PROPOSED		
		LOT A	LOT B	LOT A	LOT B
SITE AREA		196.9 M <sup>2</sup>	196.9 M <sup>2</sup>		
ALLOWED AREA	0.65 : 1	127.985 M <sup>2</sup>	127.985 M <sup>2</sup>	127.94 M <sup>2</sup>	127.94 M <sup>2</sup>
ALLOWED AREAS			LOT A	LOT B	
BASEMENT GFA			- M <sup>2</sup>	- M <sup>2</sup>	
GROUND FLOOR GFA			71.27 M <sup>2</sup>	71.27 M <sup>2</sup>	
FIRST FLOOR GFA			67.57 M <sup>2</sup>	67.57 M <sup>2</sup>	
TOTAL GFA		127.94 M <sup>2</sup>	127.94 M <sup>2</sup>		
MAX HEIGHT		8.5 M	8.5 M	7.35 M	7.3 M
MAX WALL HEIGHT		7 M	7 M	М	М
SETBACKS					
GROUND FLOOR FRONT	SETBACK	5.5 M/ 6.964 M	5.5 M/ 6.964 M	6.037 M	6.141 M
GROUND FLOOR REAR SI	ЕТВАСК	6 M	6 M	9.251 M	9.163 M
GROUND FLOOR SIDE SE	ТВАСК	0.9 M	0.9 M	0.9 M	0.9 M
FIRST FLOOR FRONT SET	БАСК	5.5 M/ 6.964 M	5.5 M/ 6.964 M	7.018 M	7.092 M
FIRST FLOOR REAR SETB	ACK	6 M	6 M	9.34 M	9.24 M
FIRST FLOOR SIDE SETB	ACK	0.9 M	0.9 M	0.9 M	0.9 M
GARAGE SETBACK		1 M	1 M	1.99 M	1.99 M
PRIVATE OPEN SPACE		40 M <sup>2</sup>	40 M <sup>2</sup>	46.92 M <sup>2</sup>	46.27 M <sup>2</sup>
MINIMUM 4 M x 4 M					
LANDSCAPE / DEEP SOIL		29.535 M <sup>2</sup>	29.535 M <sup>2</sup>	52.65 M <sup>2</sup>	53.42 M <sup>2</sup>
15% SITE AREA					
LANDSCAPE BEHIND OF BUILDING LINE			18.99 M <sup>2</sup>	20.40 M <sup>2</sup>	

LANDSCAPE IN FRONT OF BUILDING LINE

# MAXIMUM 1 M CUT



33.66 M<sup>2</sup>

33.02 M<sup>2</sup>





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GROVE EARLWOOD

12 GROVE STREET, EARLWOOD

ELIE TRASSIEH

29.05.2025

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$\top$
-
SCALE AS INDICATED @ A1
NOTES
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C 17.06.25 ISSUED FOR CONSULTANTS
D XXXX XXXX
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F XXXX XXXX
CONCRETE PATH
OVERHEAD
SMOKE ALARM MECH.VENTILATION
Wet area floor waste
90 STUD WALL
250 BRICK VENEER
270 DOUBLE BRICK
130 CLADDING
200 HEBEL WALL
TITLE
SITE PLAN
CHECKED BY JE
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<sup>dwg #</sup> INHAUS-02	REVISION C
project # 2543	

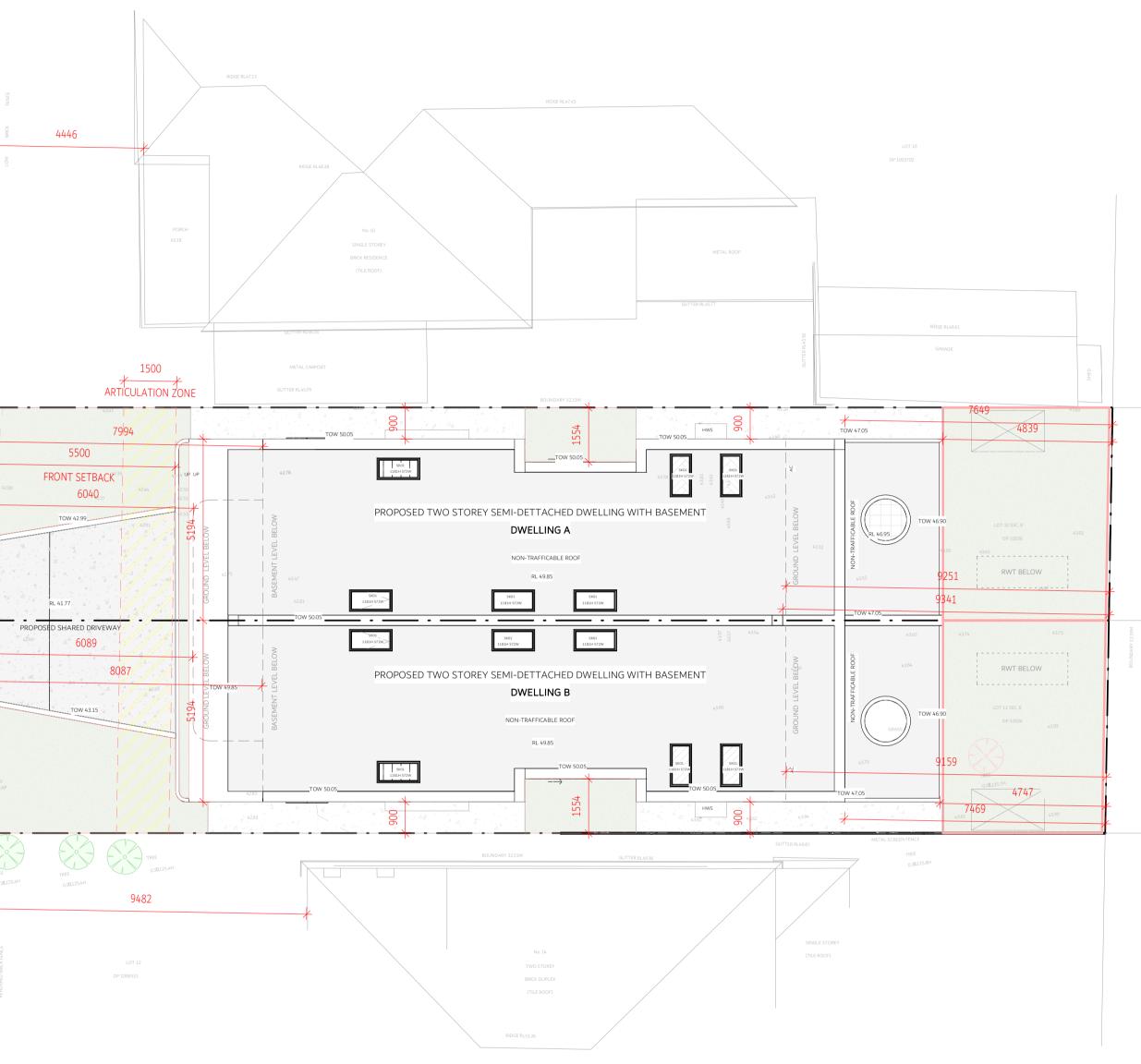
# BM CUT 。此时更建立 4196 STREET RL 41.82 TOW 41.82 TREE

# SITE PLAN

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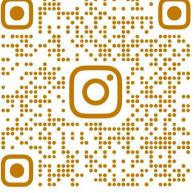
0M 4M 8M 12M 16M 20M

VISUAL SCALE 1:200 @ A3









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12 GROVE STREET, EARLWOOD

ELIE TRASSIEH

29.05.2025

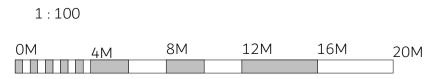
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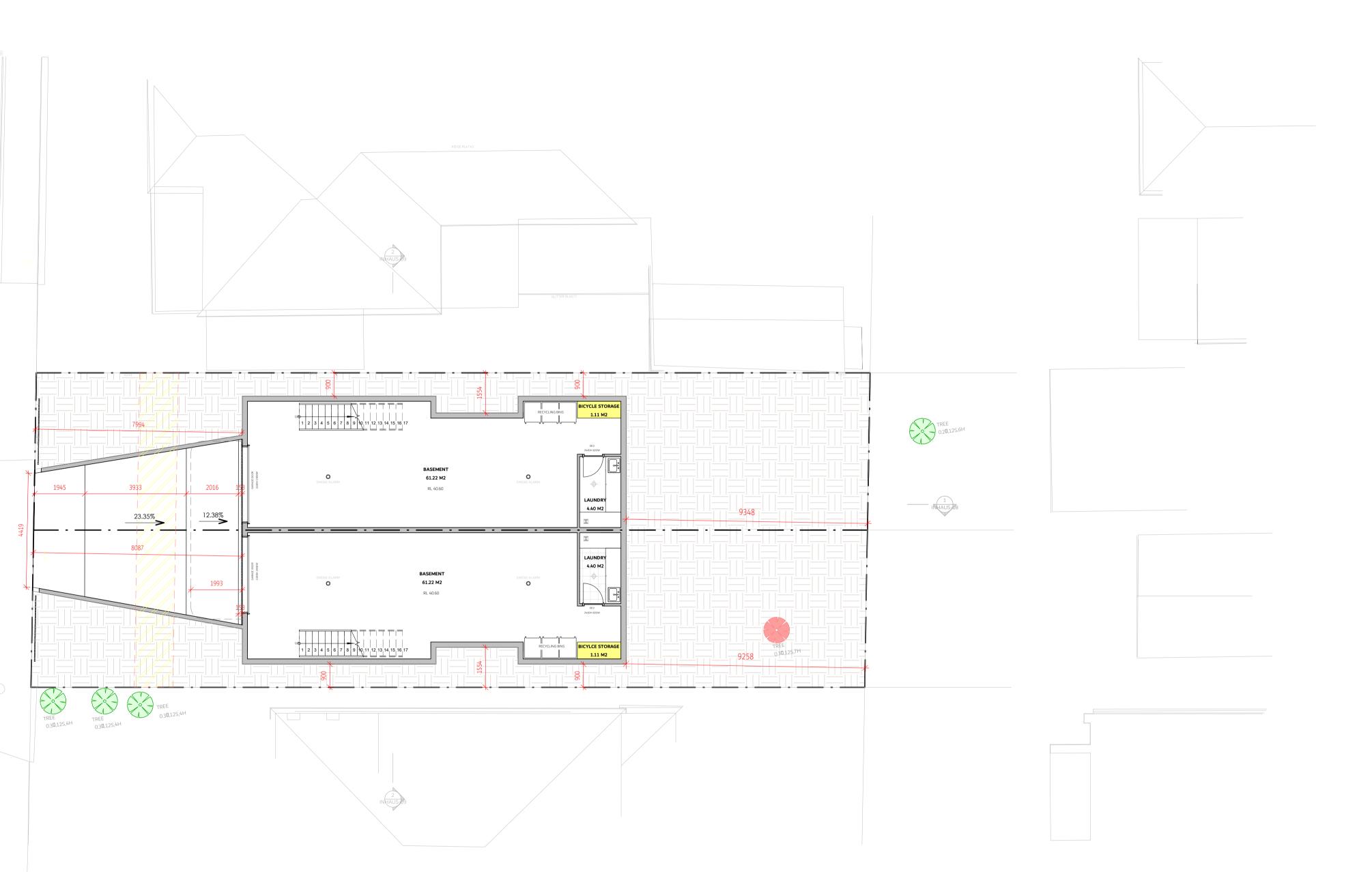
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# BASEMENT FLOOR LEVEL



VISUAL SCALE 1:200 @ A3



MECHANICAL VENTILATION LOCATIONS ARE LOCATED AND NOTED IN ACCORDANCE TO AS 1668.2 0 SMOKE ALARM LOCATIONS ARE LOCATED AND NOTED IN ACCORDANCE TO AS3786 & NCC HOUSING PROVISIONS CLAUSE 9.5.2 EXTERNAL BALCONIES ARE TO BE WATERPROOFED IN ACCORDANCE PER NCC – H2D8 & AS 4654.1 & 2. EXTERNAL BALCONIES AND PATIOS/ALFRESCO HAVE A MINIMUM STEPDOWN OF 50MM (N2 WIND) OR 70MM (N3 WIND). WINDOWS LOCATED WITHIN SHOWER AREA HAVE A SILL HEIGHT OF MINIMUM 1800MM ¢ NOMINATED HANDRAILS ARE LOCATED AND NOTED IN ACCORDANCE TO NCC HOUSING PROVISIONS CLAUSE 11.3.5. PROPOSED DISCHARGE LOCATIONS OF MECHANICAL EXHAUSTS ARE EXTERNALLY DUCTED THROUGH WALLS SWIMMING POOL FILTRATION SYSTEM IS TO COMPLY WITH AS 1926.3-2010

WET AREA IN ACCORDANCE WITH H4D1, H4D2 & H4D3 OF THE NCC VOLUME TWO AND PART 10.2 OF THE HOUSING PROVISIONS OR CLAUSES 10.2.1 TO 10.2.6 & 10.2.12 AND AS 3740.

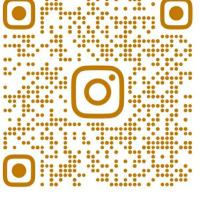
WET AREA FLOOR WASTE LOCATIONS AND FALLS BETWEEN 1:50 – 1:80 TO ALL FLOOR WASTES IN ACCORDANCE TO NCC HOUSING PROVISIONS CLAUSE 10.2.12.

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MASONRY ARTICULATION JOINTS AS PER AS 4773.2 & NCC HOUSING PROVISIONS CLAUSE 5.6.8 (VERTICAL ARTICULATION JOINTS).





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GROVE EARLWOOD

12 GROVE STREET, EARLWOOD

ELIE TRASSIEH

29.05.2025

NORTH POINT		
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SCALE AS	S INDICATED @ A1	
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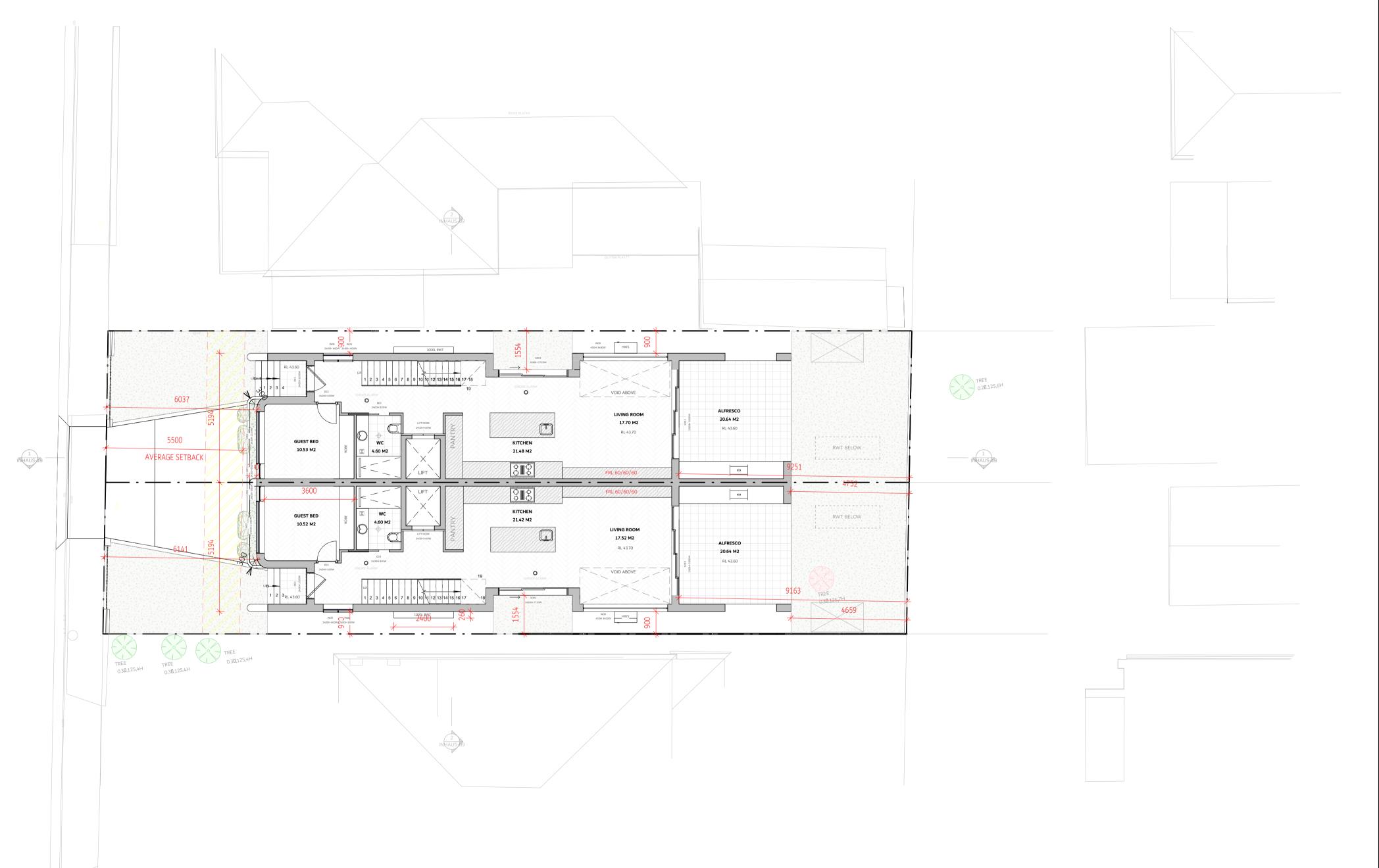
VISUAL SCALE 1:200 @ A3

STREET

GROVE

# NOT FOR CONSTRUCTION

2543



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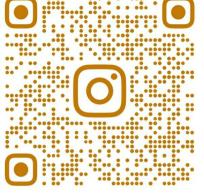
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12 GROVE STREET, EARLWOOD

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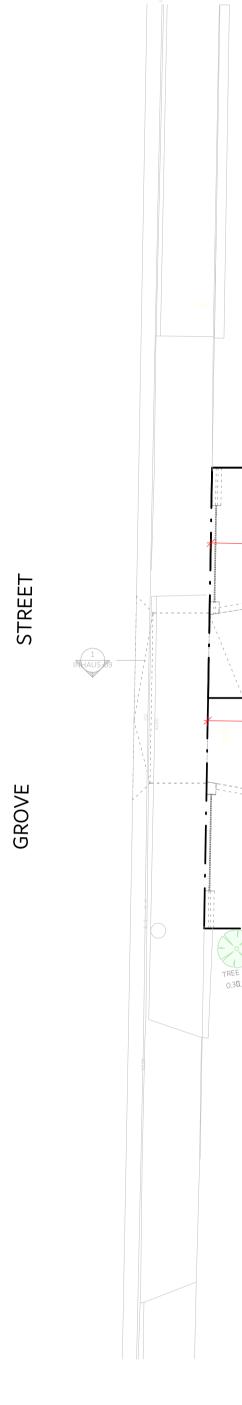
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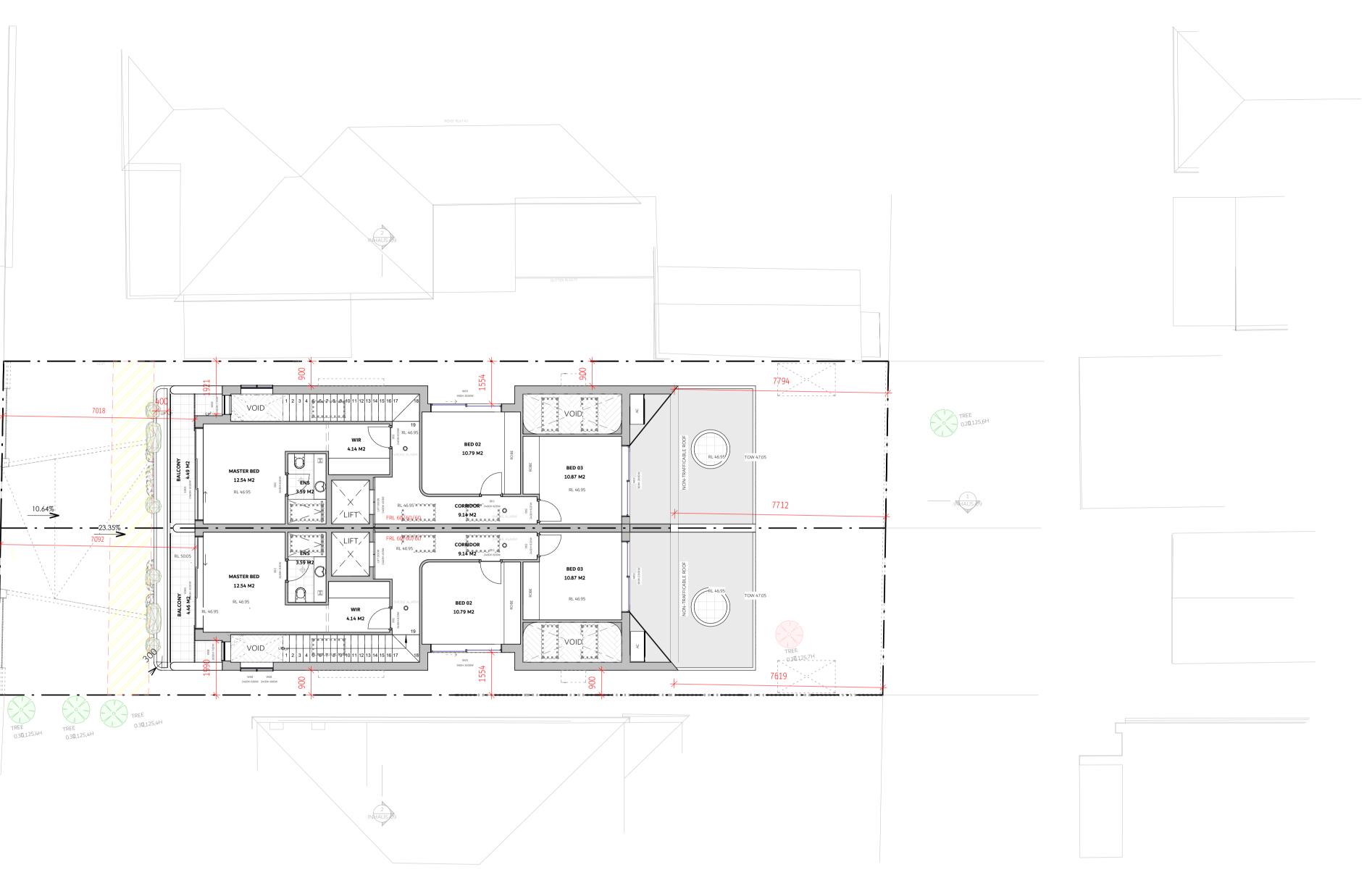
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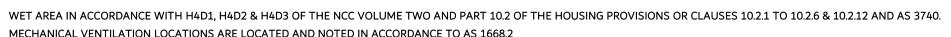
VISUAL SCALE 1:200 @ A3



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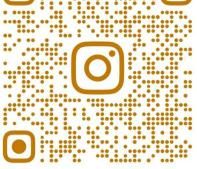
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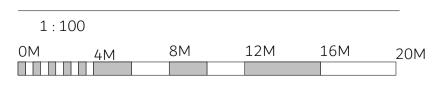
# ROOF PLAN

1:100

VISUAL SCALE 1:200 @ A3

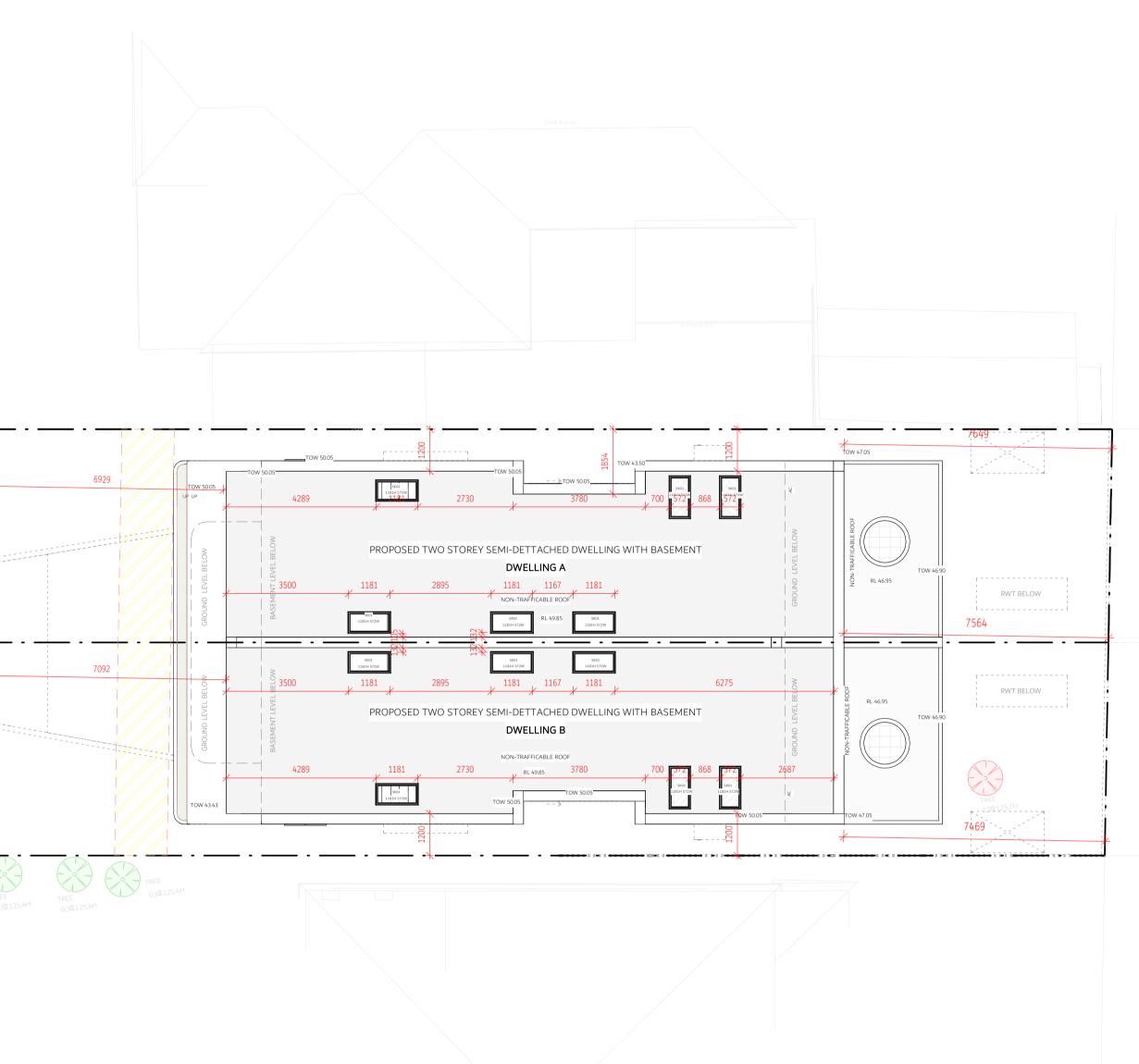
# STREET

# GROVE



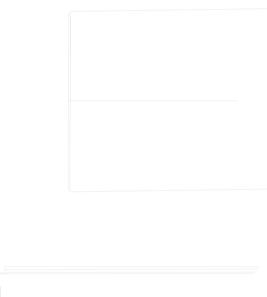
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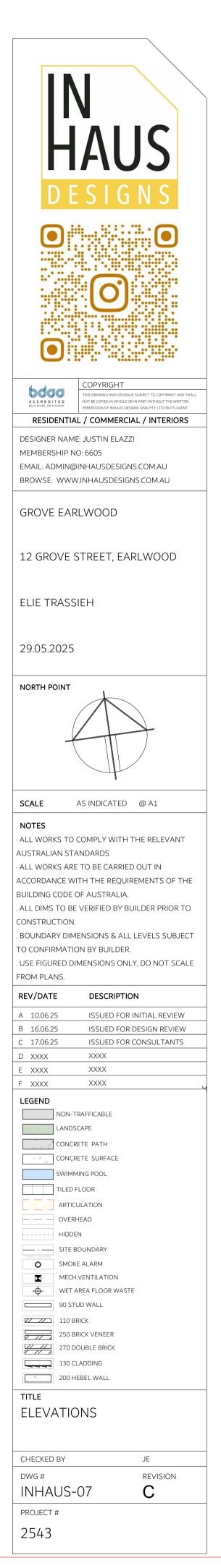








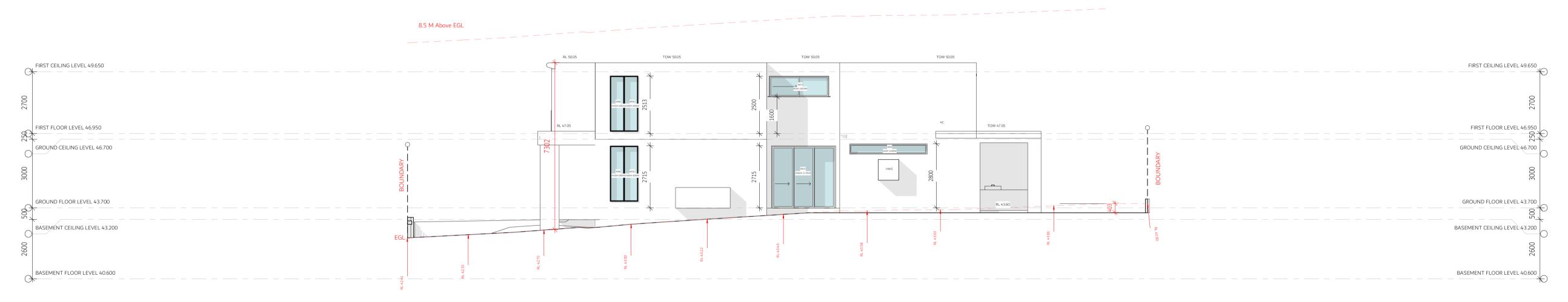




# FIRST CEILING LEVEL 49650 FIRST FLOOR LEVEL 46950 GROUND CEILING LEVEL 46700 CROUND FLOOR LEVEL 46700 CROUND FLOOR LEVEL 43700 CROUND FLOOR LEVEL 43200 CROUND FLOOR LEVEL 40600

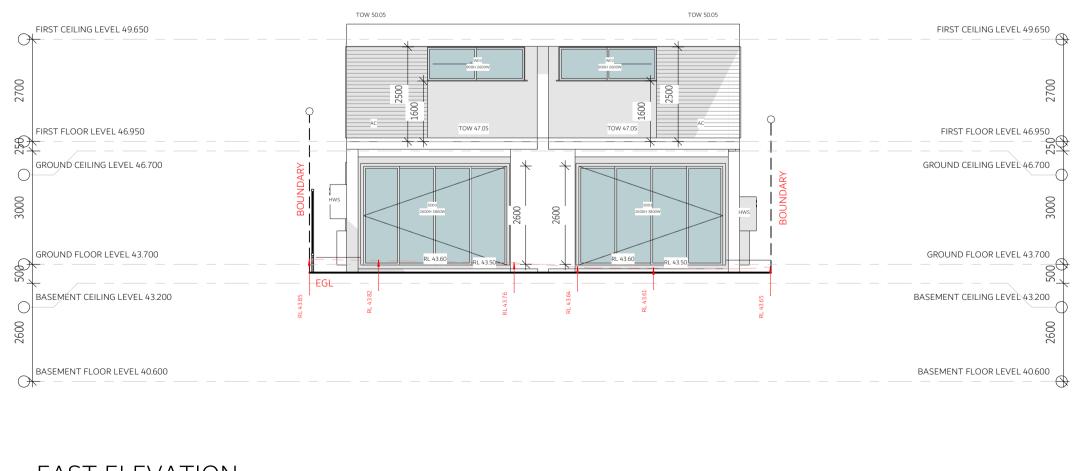
# NORTH ELEVATION





# SOUTH ELEVATION

1:100



# EAST ELEVATION

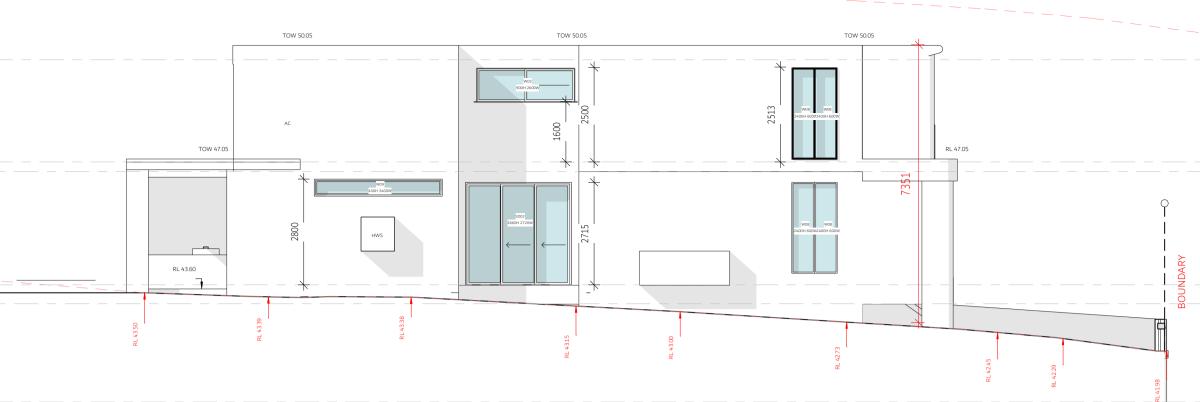
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VISUAL SCALE 1:200 @ A3

# 8.5 M Above EGL

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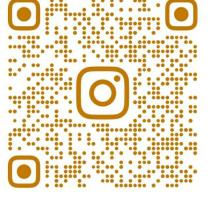






FIRST CEILING LEVEL 49.650
2700
FIRST FLOOR LEVEL 46.950
3000
GROUND FLOOR LEVEL 43.700
BASEMENT CEILING LEVEL 43.200
BASEMENT FLOOR LEVEL 40.600





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# RESIDENTIAL / COMMERCIAL / INTERIORS DESIGNER NAME: JUSTIN ELAZZI

MEMBERSHIP NO: 6605 EMAIL: ADMIN@INHAUSDESIGNS.COM.AU BROWSE: WWW.INHAUSDESIGNS.COM.AU

GROVE EARLWOOD

12 GROVE STREET, EARLWOOD

ELIE TRASSIEH

29.05.2025

NORTH POINT

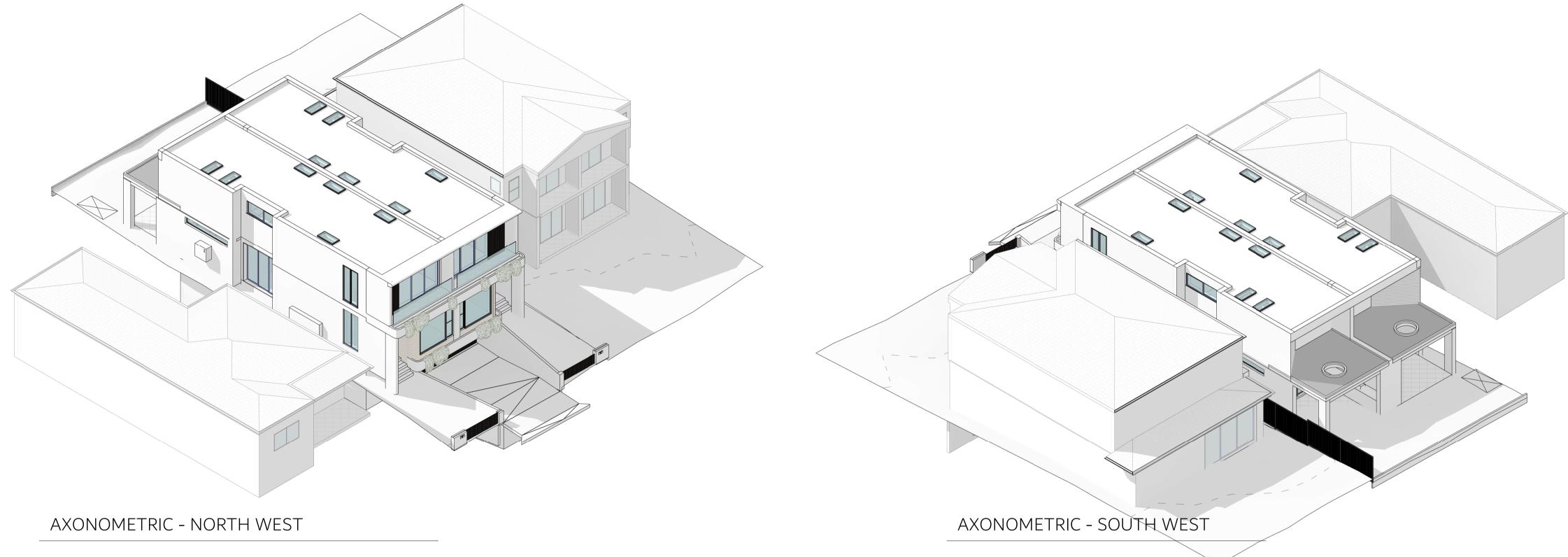
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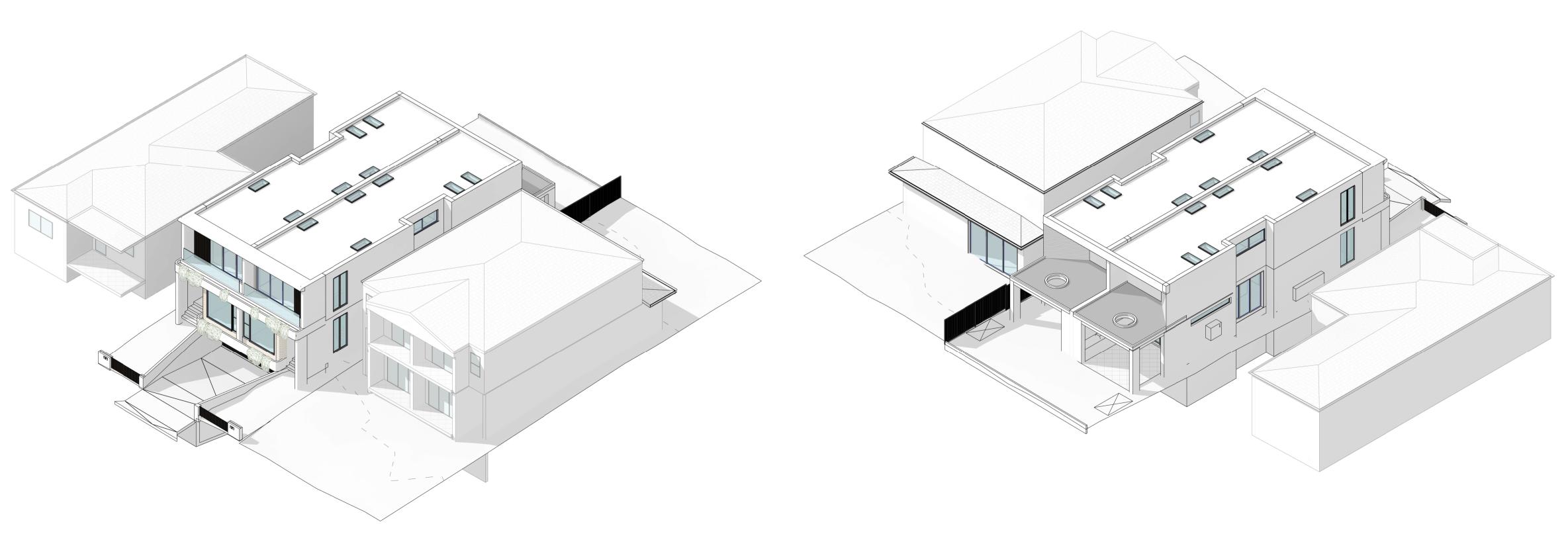
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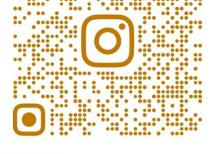




# AXONOMETRIC - SOUTH EAST

AXONOMETRIC - NORTH EAST





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EMAIL: ADMIN@INHAUSDESIGNS.COM.AU

BROWSE: WWW.INHAUSDESIGNS.COM.AU

GROVE EARLWOOD

12 GROVE STREET, EARLWOOD

ELIE TRASSIEH

29.05.2025

NORTH POINT			
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8	FIRST CEILING LEVEL 49.650
2700	
250	FIRST FLOOR LEVEL 46.950         GROUND CEILING LEVEL 46.700
3000	
1 500 D	· · · · · · · · · · · · · · · · · · ·
2600	BASEMENT CEILING LEVEL 43.200
30 70	

# LONG SECTION



Ø	FIRST CEILING LEVEL 49.650
2700	
0 250	FIRST FLOOR LEVEL 46.950
3000	
1 <sup>500</sup>	
2600 O	BASEMENT CEILING LEVEL 43.200

# CROSS SECTION

1:100

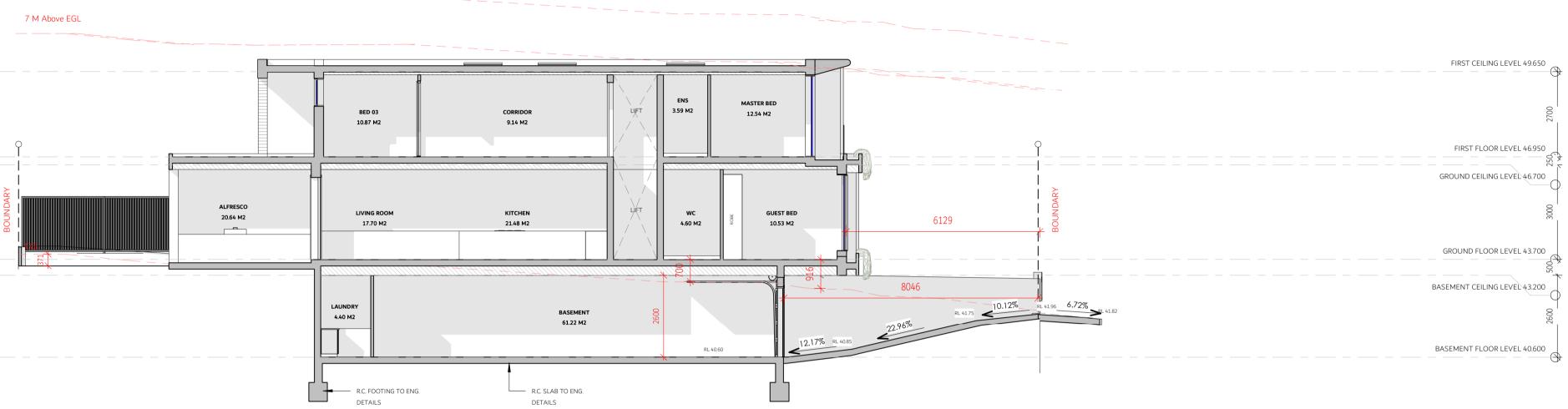
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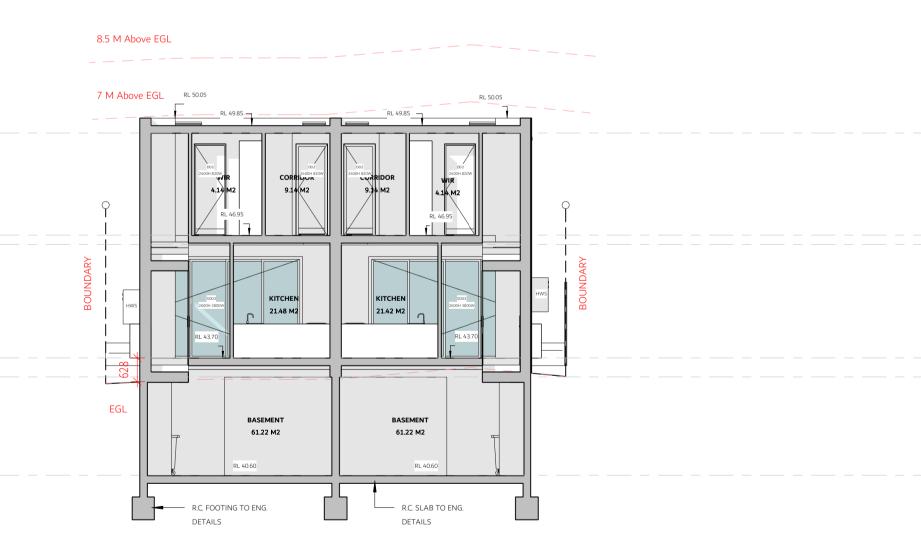
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VISUAL SCALE 1:200 @ A3

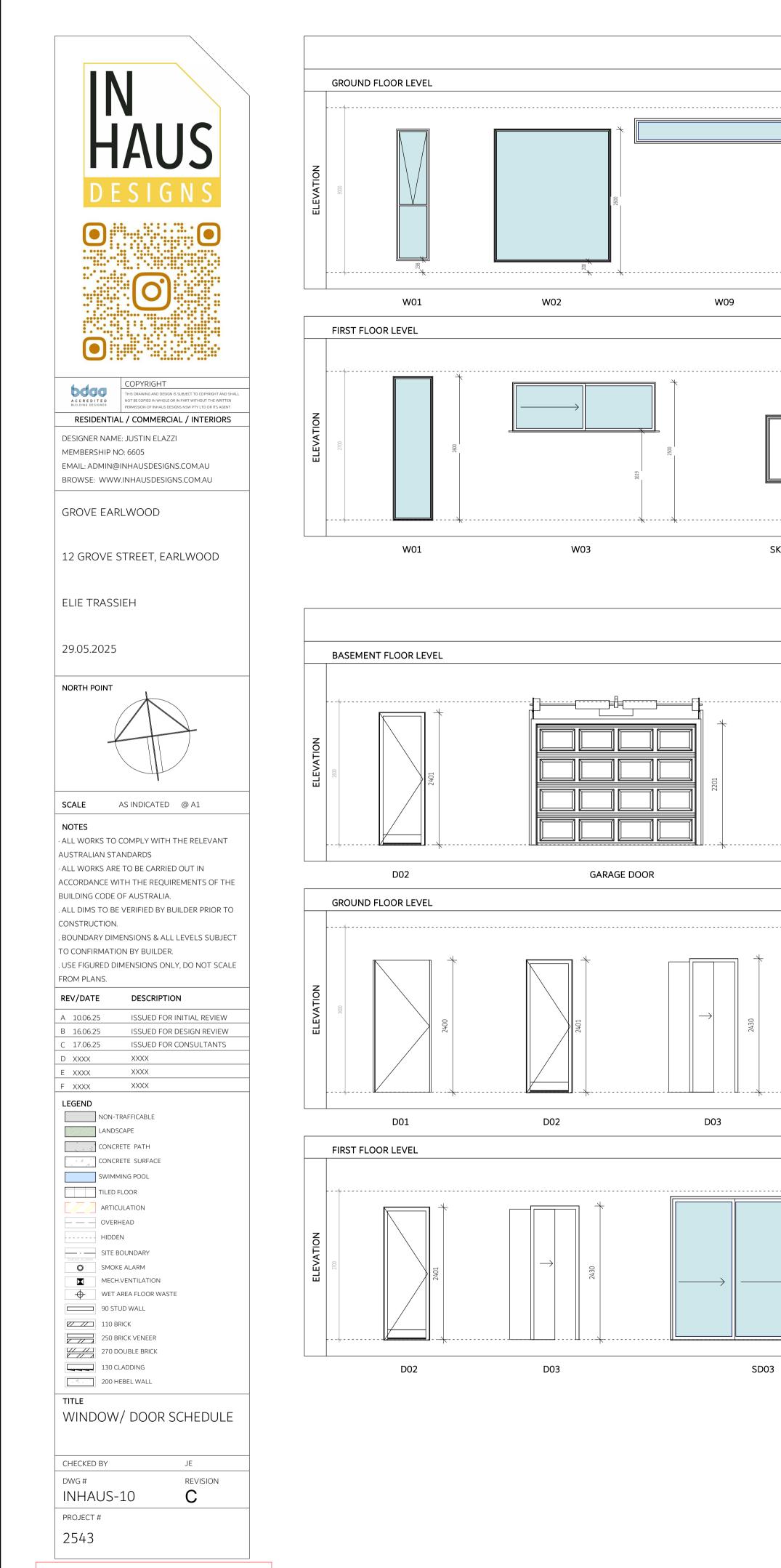
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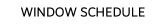


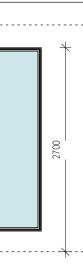




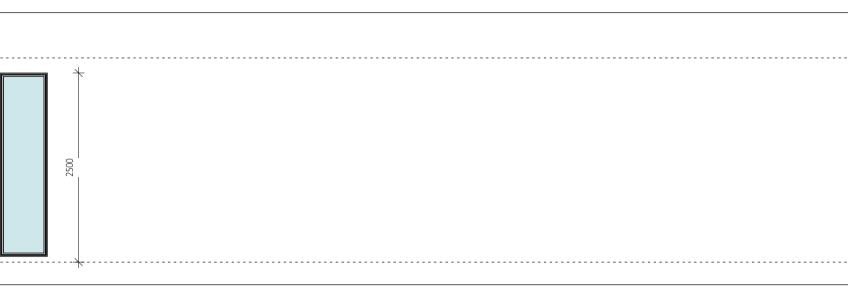








W08

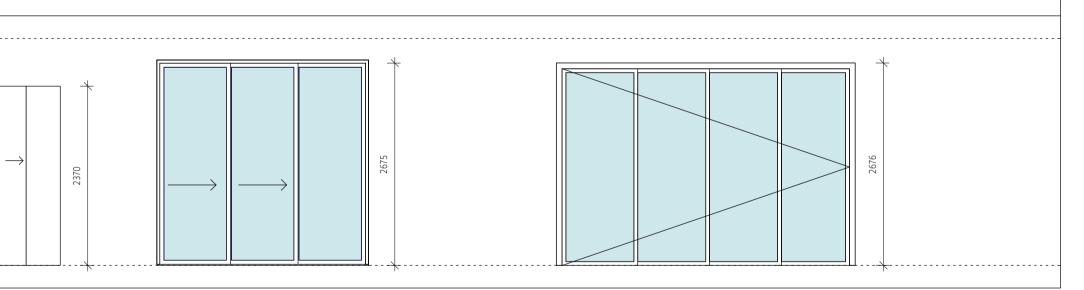


# W08

LIFT DOOR

SK01





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0000			
	1.		

TYPE	MAR
W01	
W02	
W08	
W09	
W03	
W03 W08	
<b>.</b>	

SK01 GRAND TOTAL:

> TYPE MAR D02 GARAGE DOO

D01 D02 D03 LIFT DOOR SD02 SD03 SD04

LIFT DOOR
SD03
GRAND TOTAL: 31

D02

WINDOW SCHEDULE				
RK	COUNT	LEVEL	WIDTH	HEIGHT
	2	GROUND FLOOR LEVEL	600	2400
	2	GROUND FLOOR LEVEL	2100	2400
	4	GROUND FLOOR LEVEL	600	2400
	2	GROUND FLOOR LEVEL	3400	450
	4	FIRST FLOOR LEVEL	2600	900
	6	FIRST FLOOR LEVEL		
	12	FIRST CEILING LEVEL	572	1181
AL: 32			1	

	DOOR SCHEDULE						
ARK	COUNT	LEVEL	WIDTH	HEIGHT			
	2	BASEMENT FLOOR LEVEL	820	2400			
DOR	4	BASEMENT FLOOR LEVEL	2900	2200			
	2	GROUND FLOOR LEVEL	1000	2400			
	2	GROUND FLOOR LEVEL	820	2400			
	2	GROUND FLOOR LEVEL	820	2400			
	2	GROUND FLOOR LEVEL	450	2400			
	2	GROUND FLOOR LEVEL	2720	2660			
	2	GROUND FLOOR LEVEL	3800	2600			
	1	GROUND FLOOR LEVEL	4120	2560			
	8	FIRST FLOOR LEVEL	820	2400			
	2	FIRST FLOOR LEVEL	450	2400			
	2	FIRST FLOOR LEVEL	3320	2560			





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BROWSE: WWW.INHAUSDESIGNS.COM.AU

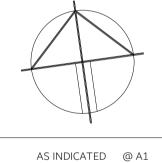
GROVE EARLWOOD

12 GROVE STREET, EARLWOOD

ELIE TRASSIEH

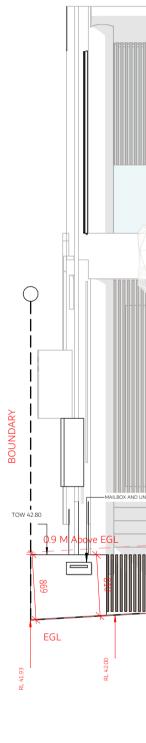
29.05.2025

NORTH POINT



SCALE NOTES · ALL WORKS TO COMPLY WITH THE RELEVANT AUSTRALIAN STANDARDS · ALL WORKS ARE TO BE CARRIED OUT IN ACCORDANCE WITH THE REQUIREMENTS OF THE BUILDING CODE OF AUSTRALIA. . ALL DIMS TO BE VERIFIED BY BUILDER PRIOR TO CONSTRUCTION. . BOUNDARY DIMENSIONS & ALL LEVELS SUBJECT TO CONFIRMATION BY BUILDER. . USE FIGURED DIMENSIONS ONLY, DO NOT SCALE FROM PLANS. REV/DATE DESCRIPTION A 10.06.25 ISSUED FOR INITIAL REVIEW ISSUED FOR DESIGN REVIEW B 16.06.25 ISSUED FOR CONSULTANTS C 17.06.25 XXXX D XXXX E XXXX XXXX F XXXX XXXX LEGEND NON-TRAFFICABLE LANDSCAPE CONCRETE PATH CONCRETE SURFACE SWIMMING POOL TILED FLOOR ARTICULATION — — — OVERHEAD ---- HIDDEN ----- SITE BOUNDARY SMOKE ALARM MECH.VENTILATION + WET AREA FLOOR WASTE 90 STUD WALL 110 BRICK 250 BRICK VENEER 130 CLADDING 200 HEBEL WALL TITLE WALL SCHEDULE/FENCE CHECKED BY JE DWG # REVISION С INHAUS-11

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# FENCE PLAN



VISUAL SCALE 1:50 @ A1

# FENCE ELEVATION

1:50

# NOT FOR CONSTRUCTION

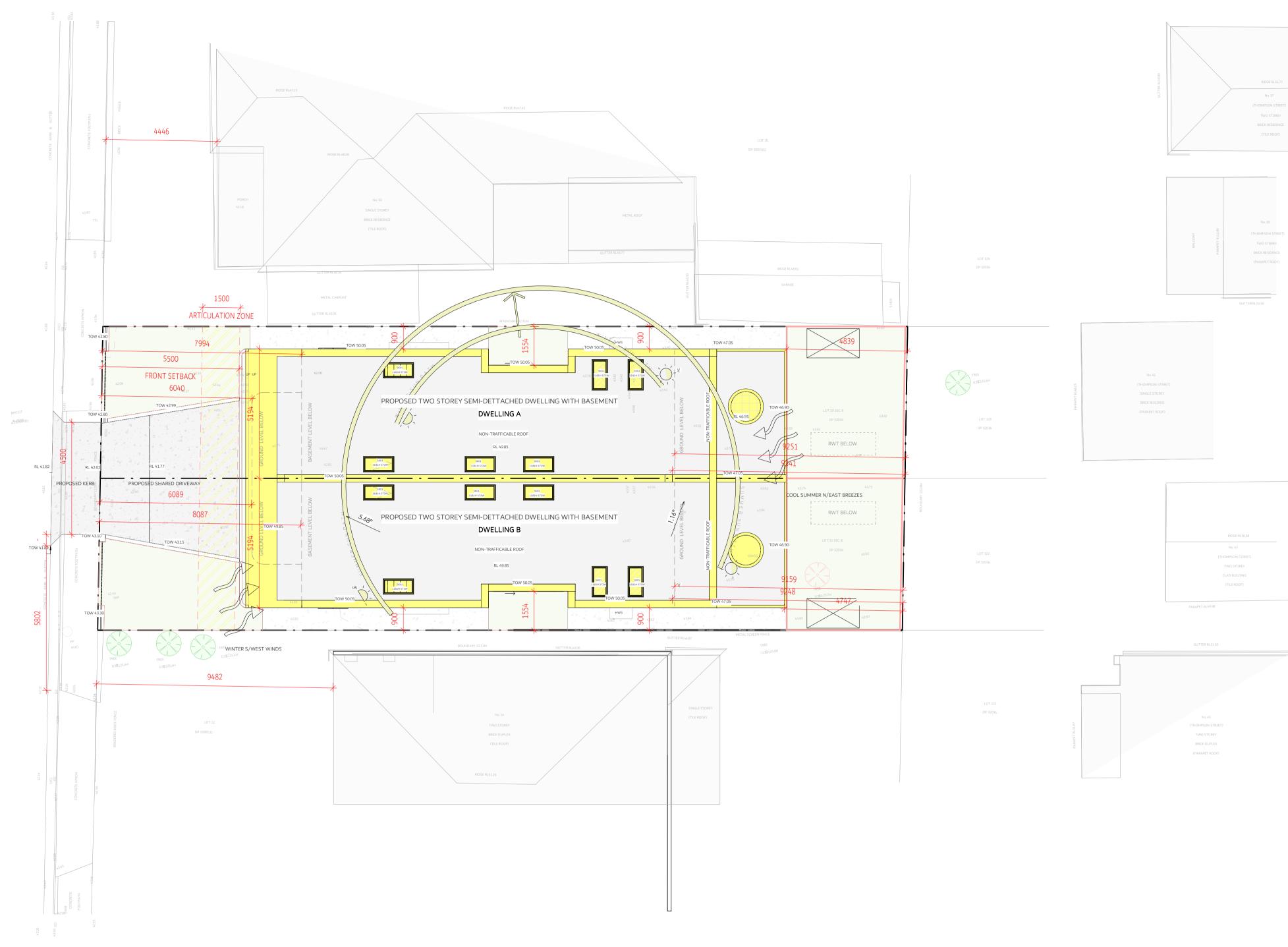
PROJECT #

2543

	WALL TYPES	TYPE MARK	DESCRIPTION
		ST-01	STUD WALL - 90 MM INTERNAL WALLS - 90 MM TIMBER FRAME WITH 13 MM PLASTER LINING
		ST-02	STUD CLADDING - 130 MM 40MM CLADDED EXTERNAL WALLS - 90 MM STUD INTERIOR
	276767676767676767676767676767676767	ST-03	STEEL FRAME CLADDING - 130 MM 40MM CLADDED EXTERNAL WALLS - 90 MM STEEL FRAME INTERIOR.
		H-01	HEBEL WALL - 200 MM 75MM HEBEL EXTERNAL WALLS - 90 MM TIMBER FRAME INTERIOR .
		CB-150	CONCRETE BLOCKWORK - 200 MM 200MM BLOCK WALL INTERIOR - 20MM RENDER FINISH.
		DIN-110	DINCEL WALL - 110 MM 110MM DINCEL WALL INTERIOR - RENDER FINISH.
		DIN-200	DINCEL WALL - 200 MM 200MM DINCEL WALL EXTERIOR/INTERIOR - RENDER FINISH.
		DIN-275	DINCEL WALL - 275 MM 275MM DINCEL WALL EXTERIOR - RENDER FINISH.
		C-100	CONCRETE WALL - 100 MM REFER TO STRUCTURAL ENGINEER'S DRAWINGS AND SPECIFICATIONS.
		C-150	CONCRETE WALL - 150 MM REFER TO STRUCTURAL ENGINEER'S DRAWINGS AND SPECIFICATIONS.
		C-200	<b>CONCRETE WALL - 200 MM</b> REFER TO STRUCTURAL ENGINEER'S DRAWINGS AND SPECIFICATIONS.
		C-300	CONCRETE WALL - 300 MM REFER TO STRUCTURAL ENGINEER'S DRAWINGS AND SPECIFICATIONS.
		BRK-01	<b>BRICK WALL - 110 MM</b> 110 MM THICK WITH A MASS PER UNIT AREA OF NOT LESS THAN 290 KG/M2.
		BRK-02	BRICK VENEER - 250 MM 90 MM TIMBER STUD WALL, MASONRY WALL 110 MM; AND 50 MM THICK MINERAL INSULATION WITH A DENSITY OF 11 KG/M3 POSITIONED BETWEEN STUDS AND BRICK.
		BRK-03	DOUBLE BRICK WALL - 270 MM TWO COURSES OF 110 MM CLAY BRICK MASONRY WITH A CAVITY NOT LESS THAN 50 MM BETWEEN COURSES AND 50 MM THICK INSULATION OR 50 MM THICK POLYESTER INSULATION IN THE CAVITY.
		P-01	PIER WALL - 350 MM MADE OF 110 BRICKS SQAURE, ATTACHED OR DETAHCED FORM.
	REFER TO ARCH PLANS FOR DIMENSIONS AND L	AYOUT	
	THE STANDARDS THAT FENCES MUST NEED TO BE BUILT WITHOU TO BE EXEMPT, FENCES MUST MEET THESE DEVELOPMENT REQUIF		RESIDENTIAL ZONES.
	<ul> <li>SIDE AND REAR BOUNDARY FENCES MUST NOT BE HIGHER THAN</li> <li>FENCES ALONG A BOUNDARY OF, OR IN THE SETBACK AREA OF, A</li> <li>AND ANY SIDE BOUNDARY ON CORNER SITES).</li> <li>FENCES ALONG THE BOUNDARY WITH, OR WITHIN THE SETBACK</li> <li>PIERS OR POSTS WIDER THAN 350 MM.</li> </ul>	1.8 M, OR HIGHER THAN 1.2 M IF THE FE PRIMARY OR SECONDARY ROAD MUST I AREA TO A SECONDARY ROAD MUST: O	NOT BE TALLER THAN 1.2 M (THIS INCLUDES THE FRONT OF THE SITE BE AT LEAST 20% TRANSPARENT, ABOVE 400 MM. O NOT HAVE SOLID
	• CORNER SITES CAN, HOWEVER, HAVE SOLID FENCES UP TO 1.8 M	IN HEIGHT ALONG THE REAR 50% OF TH	HE SECONDARY FRONTAGE

# WALL LEGEND

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EMAIL: ADMIN@INHA	USDESIGNS.COM.AU	
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# SITE ANALYSIS

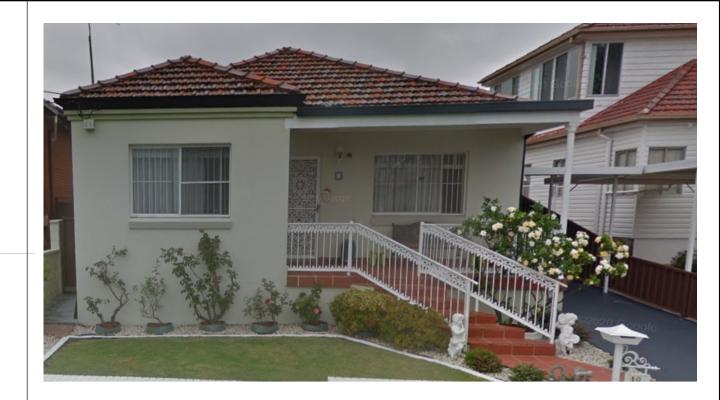
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VISUAL SCALE 1:200 @ A3

# NOT FOR CONSTRUCTION







# NEIGHBOURING DWELLING

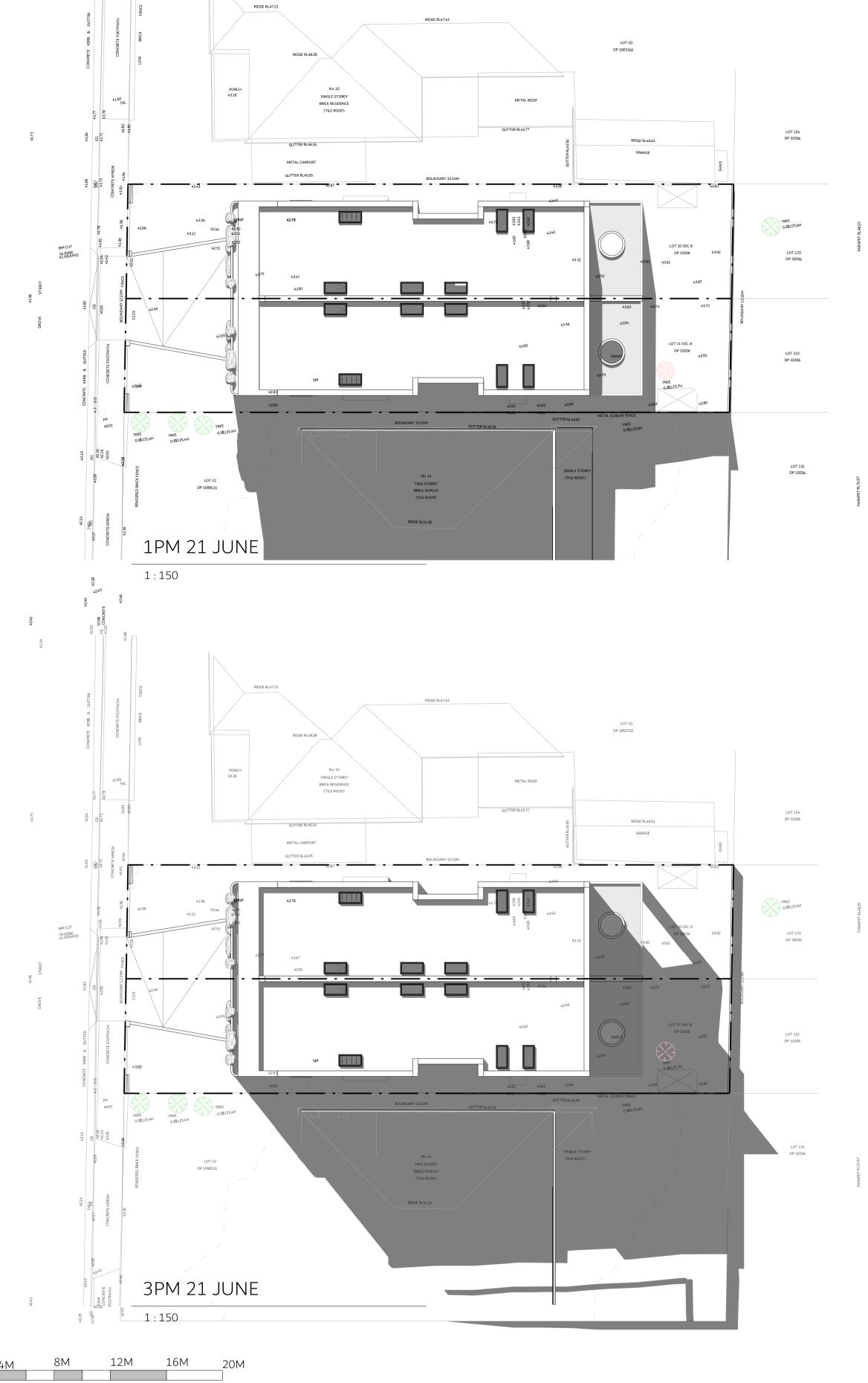


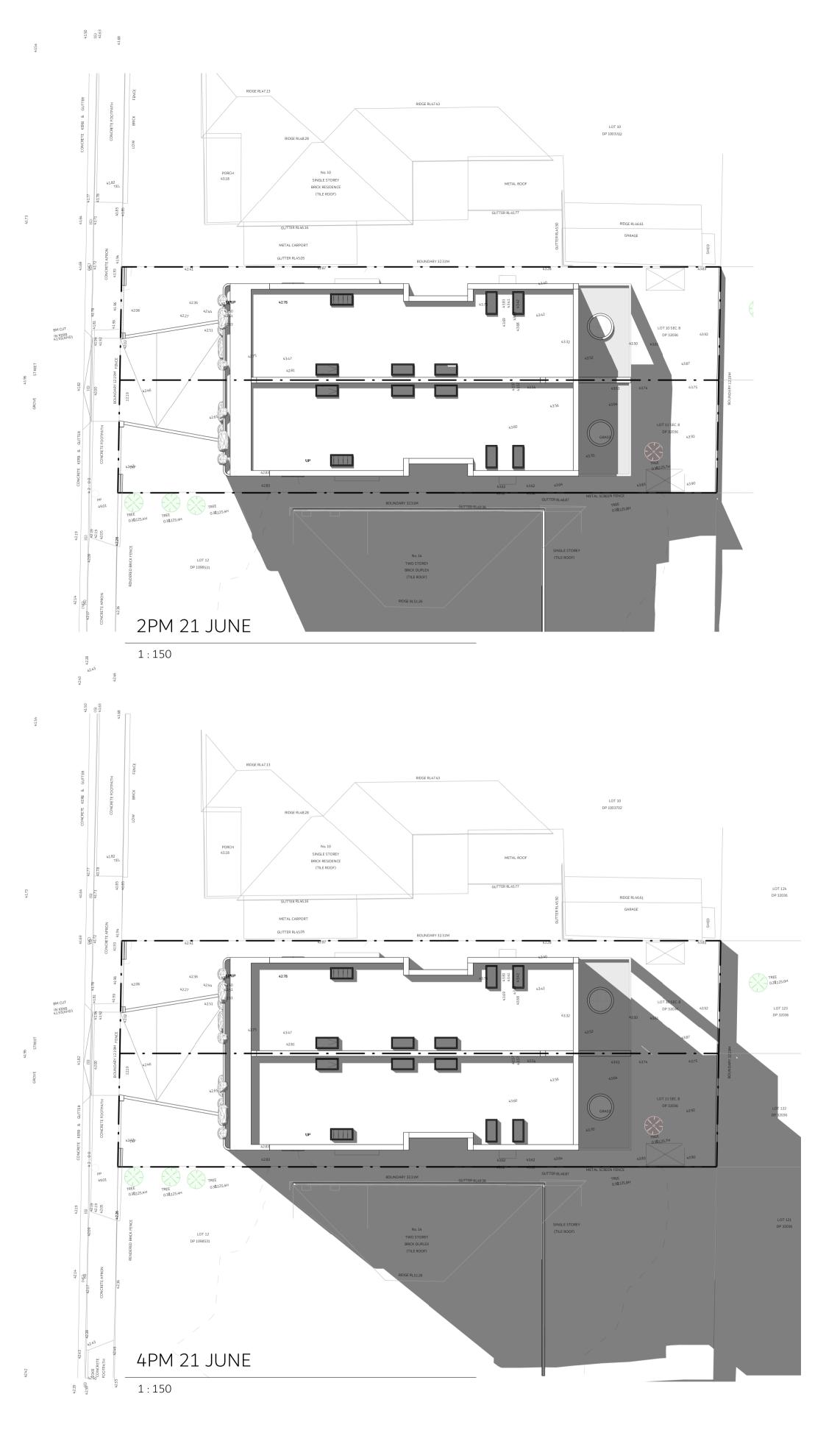
# EXISTING DWELLING/ SITE



NEIGHBOURING DWELLING

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TILED FLOOR   ARTICULATION   OVERHEAD   HIDDEN   SITE BOUNDARY   SITE BOUNDARY   SMOKE ALARM   MECH.VENTILATION   WET AREA FLOOR WASTE   90 STUD WALL   110 BRICK   250 BRICK VENEER   270 DOUBLE BRICK   130 CLADDING   130 CLADDING   110 BRICK   200 HEBEL WALL	00 00 00 00 00 00 00 00 00 00	CONCRETE	CONCRETE A BROW
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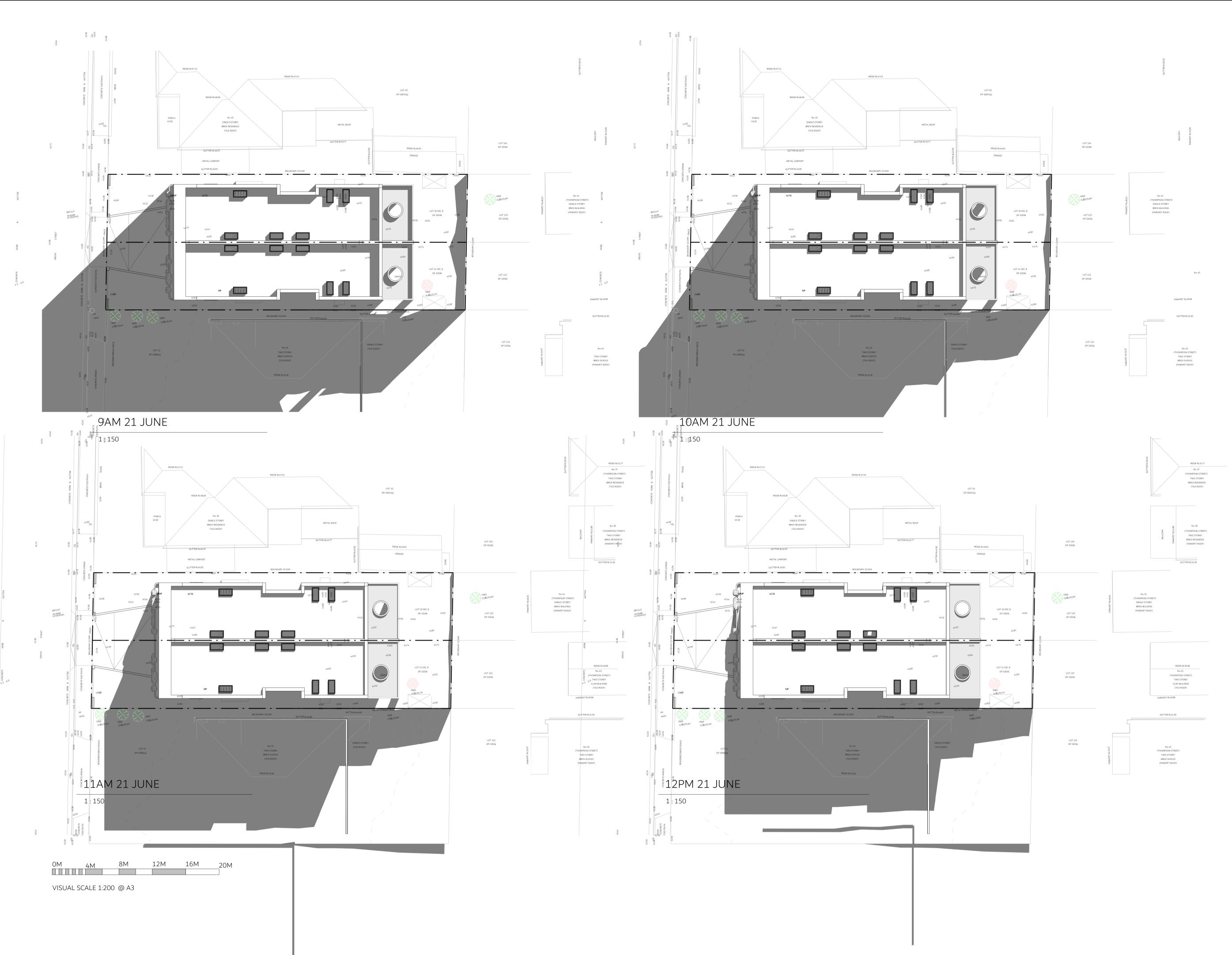


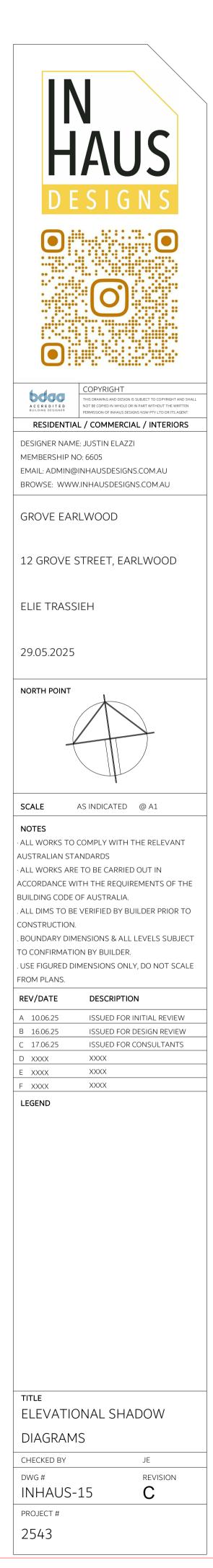


PARAPET RL4825

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MEMBERSHIP NO: 6605 EMAIL: ADMIN@INHAUSDESI	
BROWSE: WWW.INHAUSDES	IGNS.COM.AU
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250 BRICK VENEER	
270 DOUBLE BRICK	
200 HEBEL WALL	
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9AM ELEVATIONAL SHADOWS



# 10AM ELEVATIONAL SHADOWS



# 11AM ELEVATIONAL SHADOWS

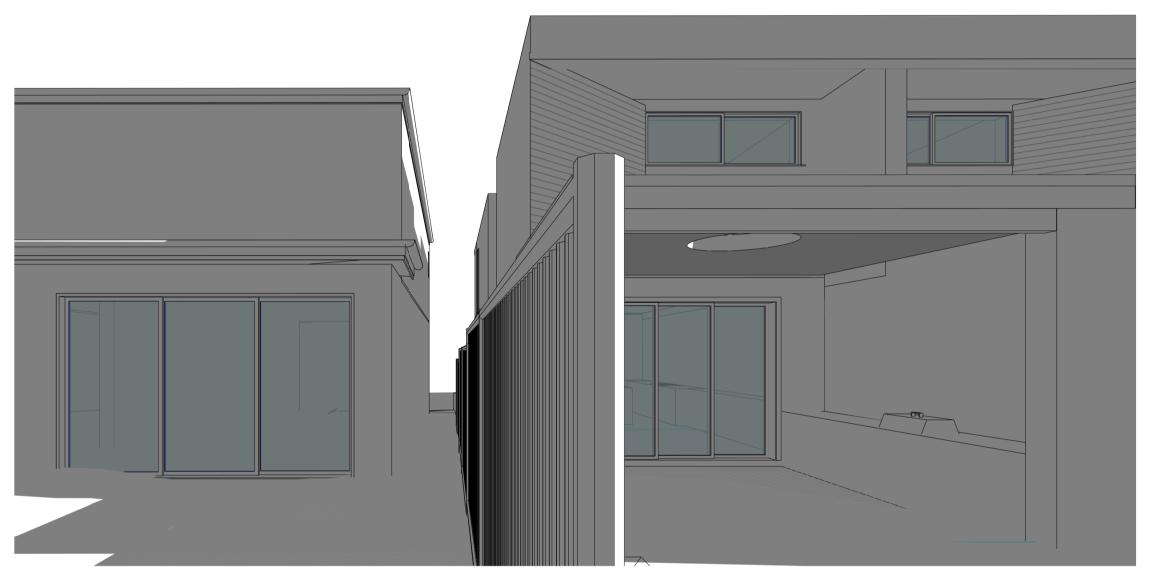
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VISUAL SCALE 1:200 @ A3

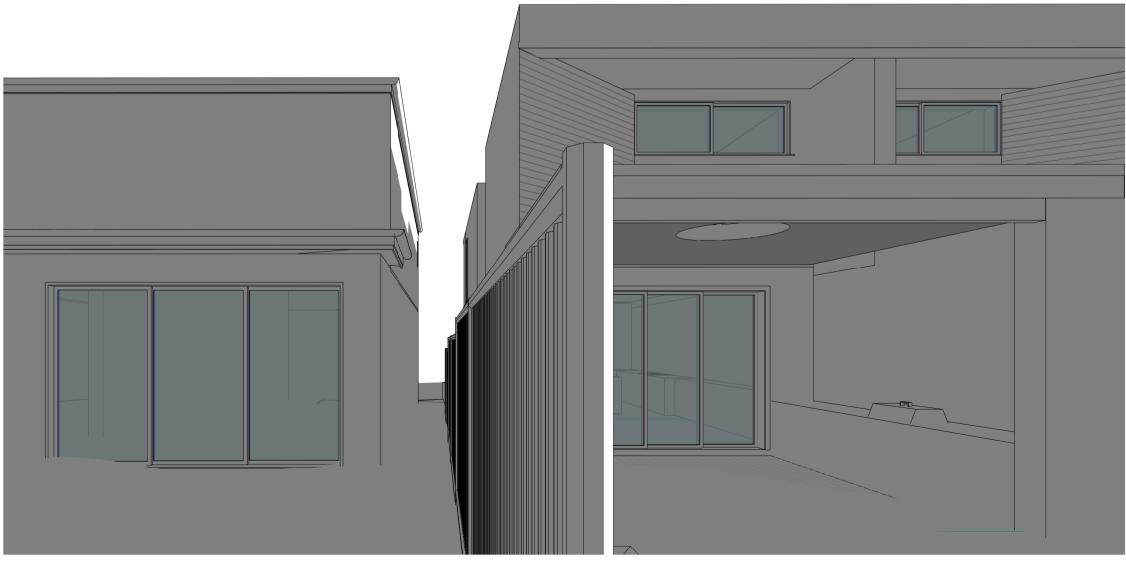
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12PM ELEVATIONAL SHADOWS



1PM ELEVATIONAL SHADOWS



2PM ELEVATIONAL SHADOWS





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# RESIDENTIAL / COMMERCIAL / INTERIORS DESIGNER NAME: JUSTIN ELAZZI

MEMBERSHIP NO: 6605 EMAIL: ADMIN@INHAUSDESIGNS.COM.AU BROWSE: WWW.INHAUSDESIGNS.COM.AU

GROVE EARLWOOD

12 GROVE STREET, EARLWOOD

ELIE TRASSIEH

29.05.2025

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TITLE 3D HEIGHT BLANKET PLAN

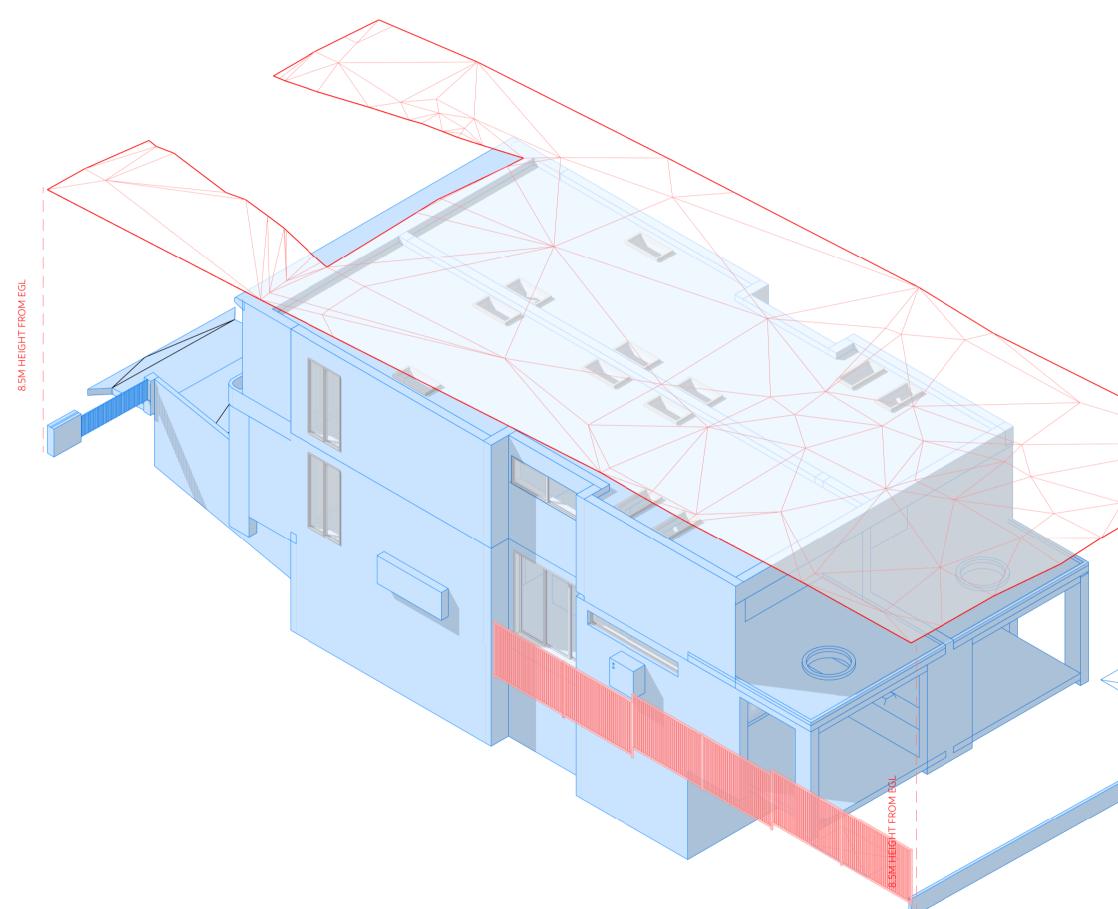
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INHAUS-16	С
PROJECT #	
2543	

# 8.5M HEIGHT PLANE AXONOMETRIC

0M 4M 8M 12M 16M 20M

VISUAL SCALE 1:200 @ A3

# NOT FOR CONSTRUCTION









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DESIGNER NAME: JUSTIN ELAZZI

MEMBERSHIP NO: 6605 EMAIL: ADMIN@INHAUSDESIGNS.COM.AU BROWSE: WWW.INHAUSDESIGNS.COM.AU

GROVE EARLWOOD

12 GROVE STREET, EARLWOOD

ELIE TRASSIEH

29.05.2025

SCALE AS INDICATED @ A1 NOTES · ALL WORKS TO COMPLY WITH THE RELEVANT AUSTRALIAN STANDARDS

· ALL WORKS ARE TO BE CARRIED OUT IN ACCORDANCE WITH THE REQUIREMENTS OF THE BUILDING CODE OF AUSTRALIA. . ALL DIMS TO BE VERIFIED BY BUILDER PRIOR TO CONSTRUCTION. . BOUNDARY DIMENSIONS & ALL LEVELS SUBJECT

TO CONFIRMATION BY BUILDER. . USE FIGURED DIMENSIONS ONLY, DO NOT SCALE FROM PLANS.

RE	EV/DATE	DESCRIPTION		
А	10.06.25	ISSUED FOR INITIAL REVIEW		
В	16.06.25	ISSUED FOR DESIGN REVIEW		
С	17.06.25	ISSUED FOR CONSULTANTS		
D	XXXX	XXXX		
Е	XXXX	XXXX		
F	XXXX	XXXX		
LE	LEGEND			

# NOTE: RED DASH LINES INIDICATES WHAT IS TO BE DEMOLISHED

# NOTE: DEMOLITION TO BE UNDERTAKEN IN ACCORDANCE WITH AS2601

TITLE	
DEMOLITION PLAN	
CHECKED BY	JE
DWG #	REVISION
INHAUS-17	С

PROJECT # 2543

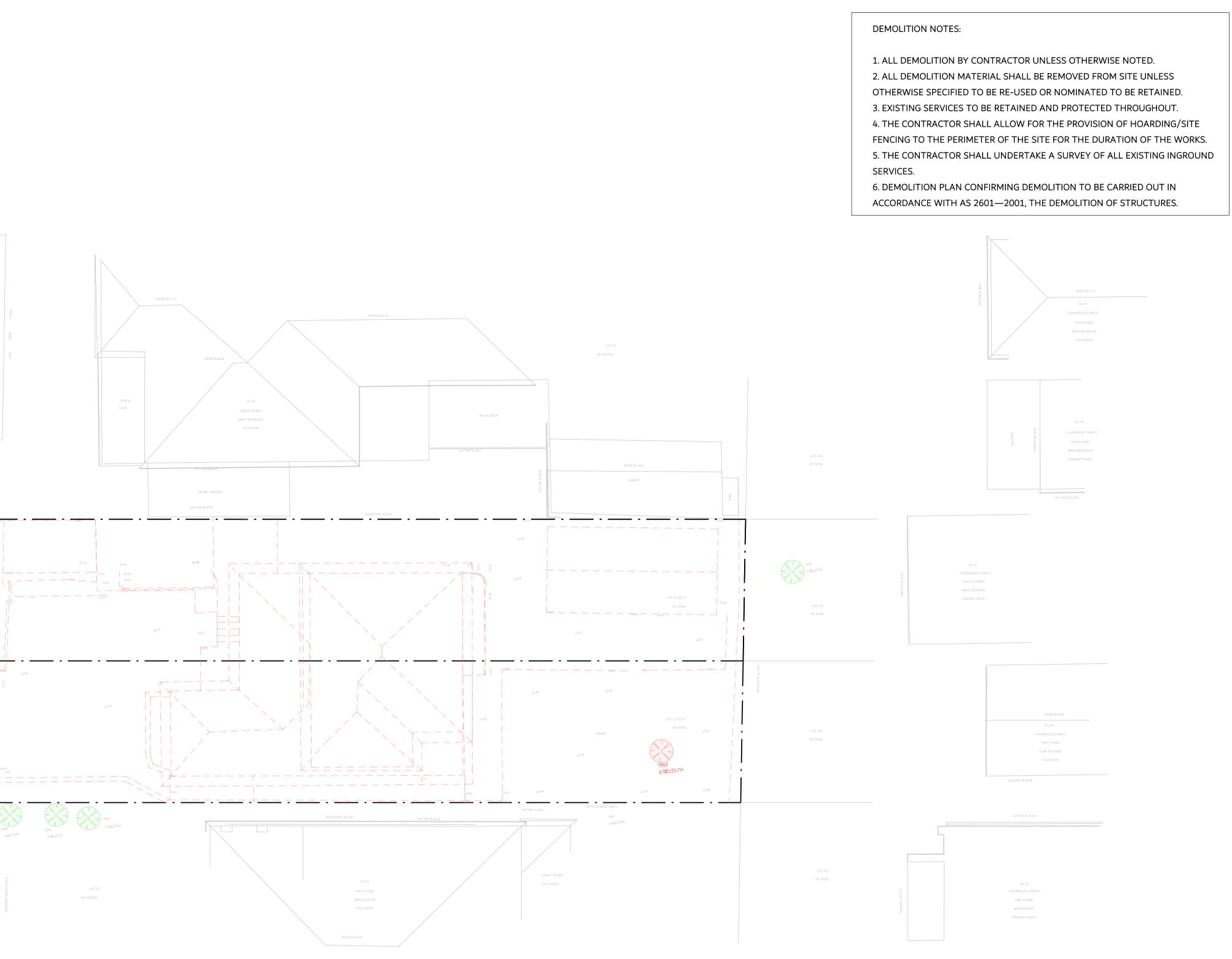
NOT FOR CONSTRUCTION

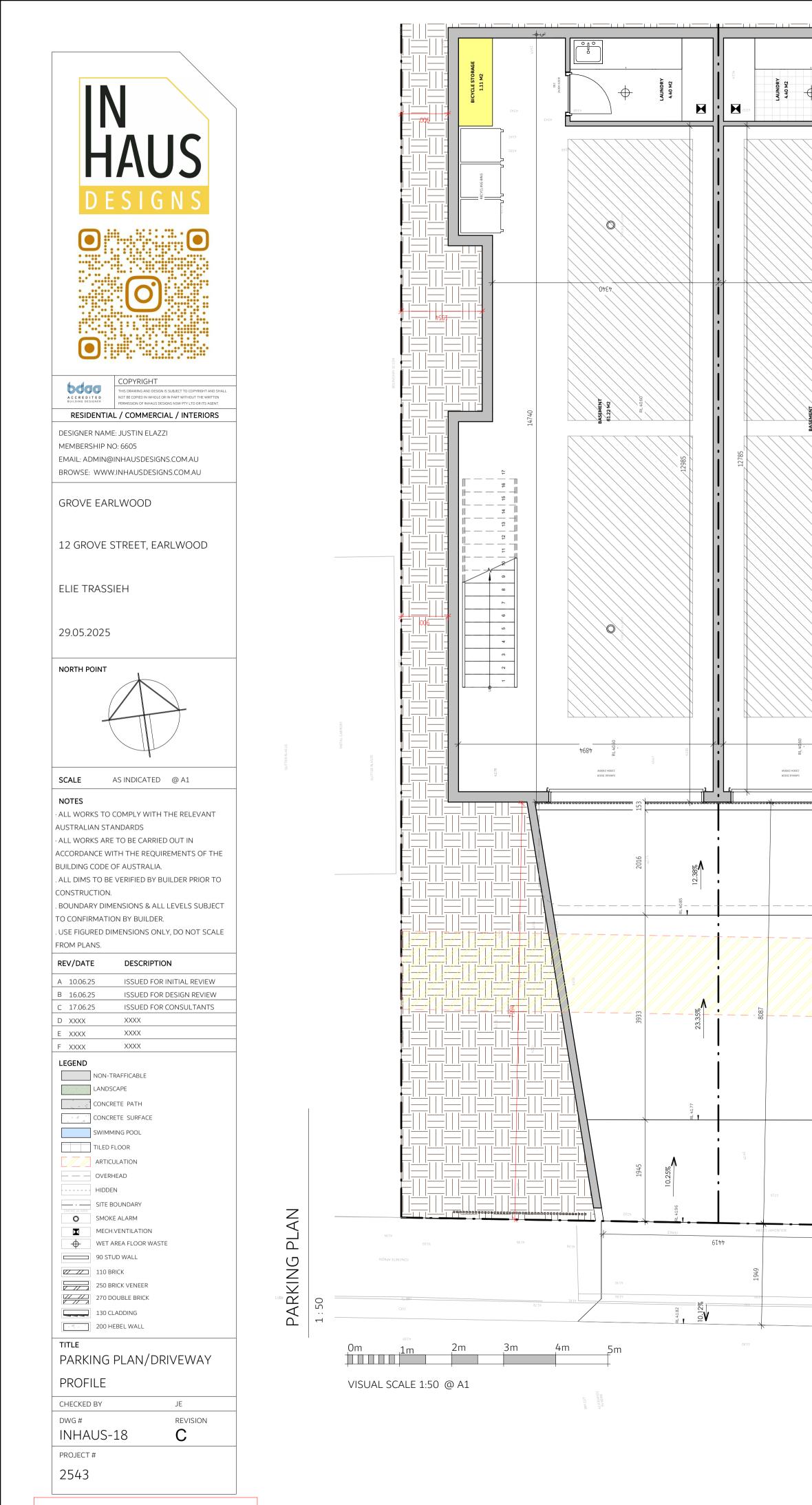
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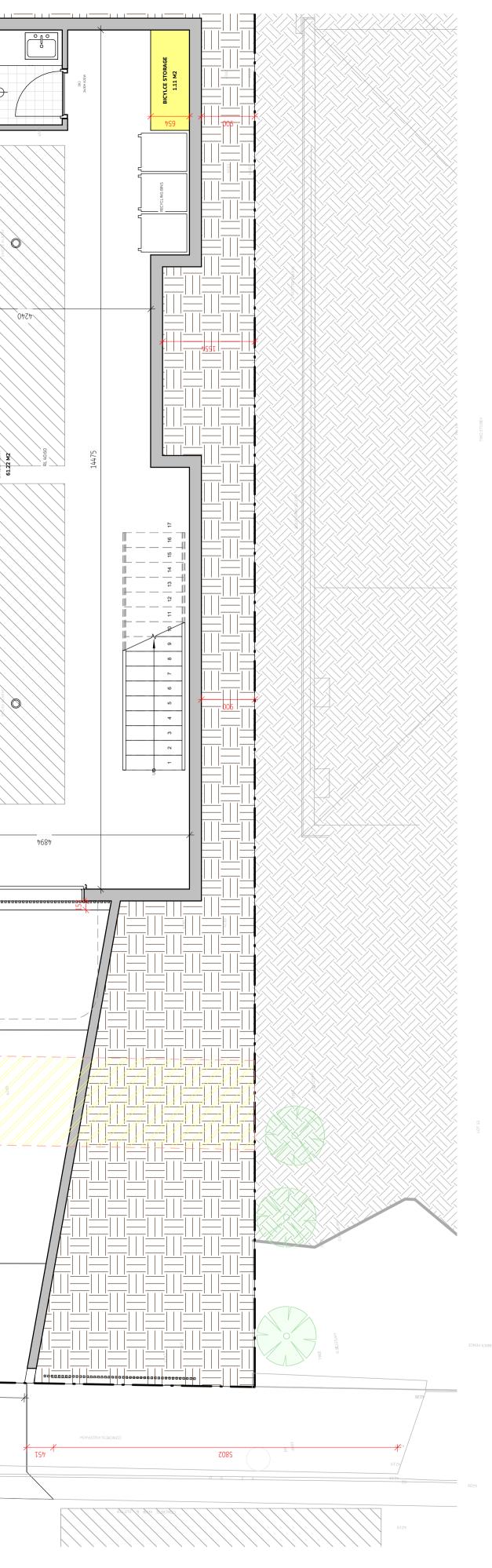
# DEMOLITION PLAN

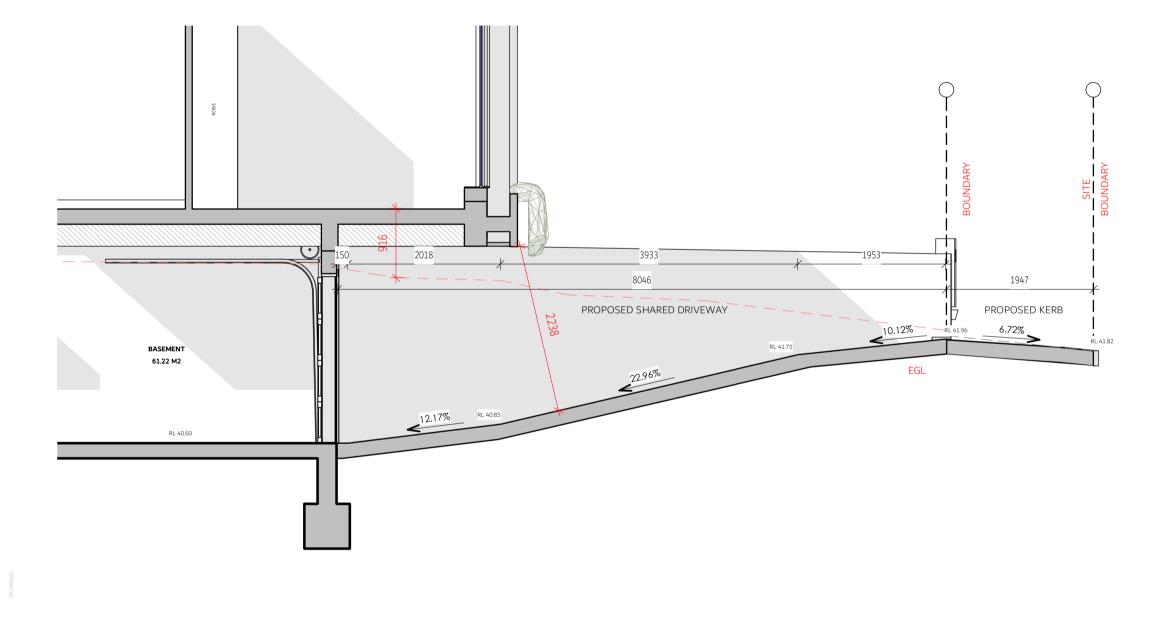
1:1	00				
ОМ	4M	8M	12M	16M	20M

VISUAL SCALE 1:200 @ A3





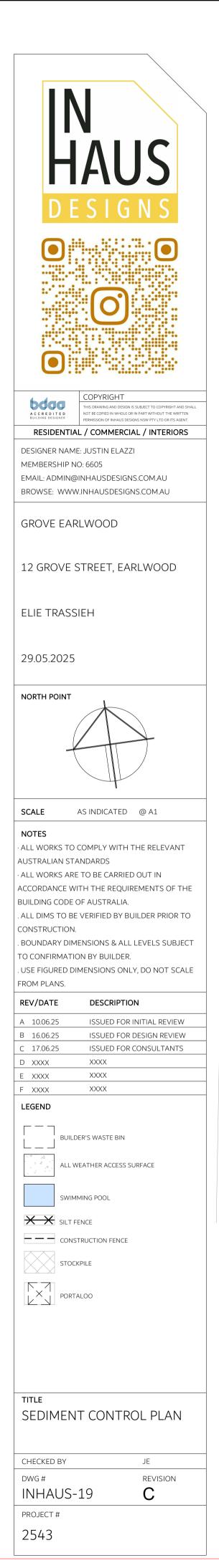


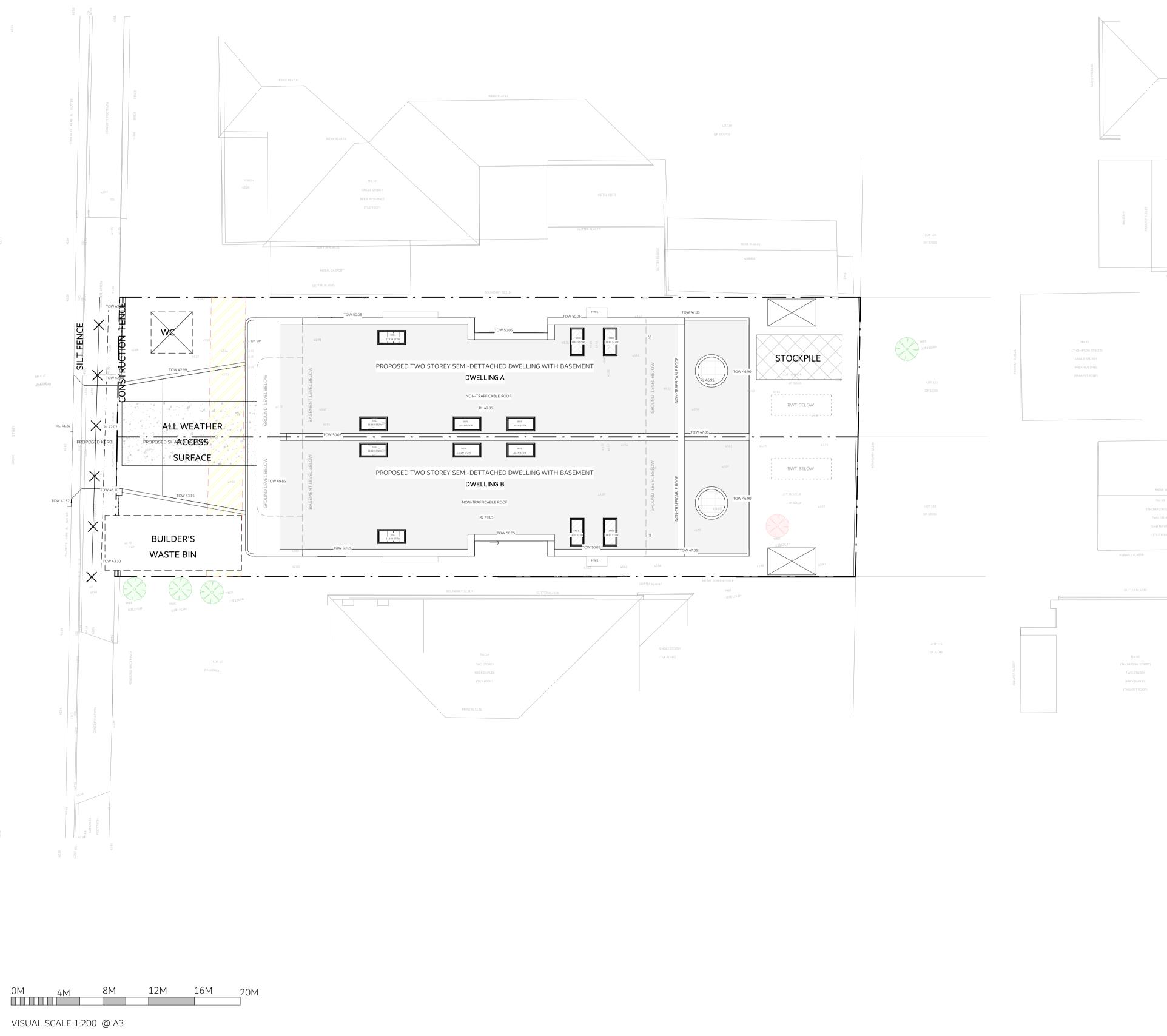


# SHARED DRIVEWAY PROFILE

1 : 50

# REFER TO CIVIL ENGINEERING DRAWINGS/ COUNCIL DRIVEWAY APPROVAL FOR ANY CONSTRUCTION LEVELS





# SEDIMENT CONTROL NOTES

# EROSION CONTROL NOTES

1. ALL SEDIMENT DAMS AND TRAPS SHALL BE CLEANED WHEN THE STRUCTURES ARE A MAXIMUM OF 60 % FULL OF SOIL & DEBRIS.

 2. SAND BAGS SHALL BE WELL PACKED AGAINST ADJOINING BAGS.
 3. FILTER SHALL BE CONSTRUCTED BY REMOVING & WRAPPING GRATE IN FILTER FABRIC (PROPEX OR APPROVED EQUIVALENT) WITH MINIMUM 75MM FREE FABRIC OUTSIDE ALL EDGES OF GRATE WHEN IT IS REINSTALLED.
 4. ALL EROSION AND SEDIMENTATION CONTROL MEASURES, INCLUDING REVEGETATION AND STORAGE OF SOIL AND TOPSOIL, SHALL BE



(THOMPSON STREET) TWO STOREY BRICK RESIDENCE (TILE ROOF)

No 39 (THOMPSON STREET) TWO STOREY BRICK RESIDENCE (PARAPET ROOF)

GUTTER RL51.30

GRATE WRAPPED IN GEOTEXTILE FILTER FLOW GUTTER SAND BAG BARRIERS SEDIMENT DAM

STORMWATER

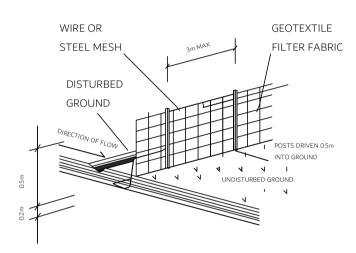
 ALL EROSION AND SEDIMENTATION CONTROL MEASURES, INCLUDING REVEGETATION AND STORAGE OF SOIL AND TOPSOIL, SHALL BE IMPLEMENTED TO THE STANDARDS OF THE SOIL CONSERVATION OF NSW.
 ALL DRAINAGE WORKS SHALL BE CONSTRUCTED AND STABILIZED AS EARLY AS POSSIBLE DURING DEVELOPMENT.

3. SEDIMENT TRAPS SHALL BE CONSTRUCTED AROUND ALL INLET PITS, CONSISTING OF 300mm WIDE X 300mm DEEP TRENCH.

4. ALL SEDIMENT BASINS AND TRAPS SHALL BE CLEANED WHEN THE STRUCTURES ARE A MAXIMUM OF 60 % FULL OF SOIL MATERIALS, INCLUDING THE MAINTENANCE PERIOD.

5. ALL DISTURBED AREAS SHALL BE REVEGITATED AS SOON AS THE RELEVANT WORKS ARE COMPLETED. 6. SOIL AND TOPSOIL STOCKPILES SHALL BE LOCATED AWAY FROM DRAINAGE LINES AND AREA WHERE WATER MAY CONCENTRATE.

7. FILTER SHALL BE CONSTRUCTED BY STRETCHING A FILTER FABRIC (PROPEX OR APPROVED EQUIVALENT BETWEEN POST AT 2.0m CENTRES. FABRIC SHALL BE BURIED 150 ALONG ITS LOWER.



# SEDIMENT FENCE

1. ERECT SILT FENCE AND GRAVEL DRAIN.

2. DEMOLISH EXISTING STRUCTURES.

3. EXCAVATE STRIP FOOTINGS, ACCORDING TO ENGINNERS DETAILS.

4. FINISH CONSTRUCTION. 5. FINISH LANDSCAPING.

6. SILT FENCES ARE NOT TO BE REMOVED UNTIL ALL CONSTRUCTION AND VEGATATION HAS BEEN COMPLETED.

ALL EROSION AND SEDIMENT CONTROL MEASURES TO BE INSTALLED PRIOR TO ANY SITE DISTURBANCE.
 ALL CONTROL MEASURE TO BE INSPECTED AND MAINTAINED DAILY BY SITE MANAGER.

3. STRIPPING OF GRASS AND OTHER VEGETATION SHALL BE KEPT TO A MINIMUM.

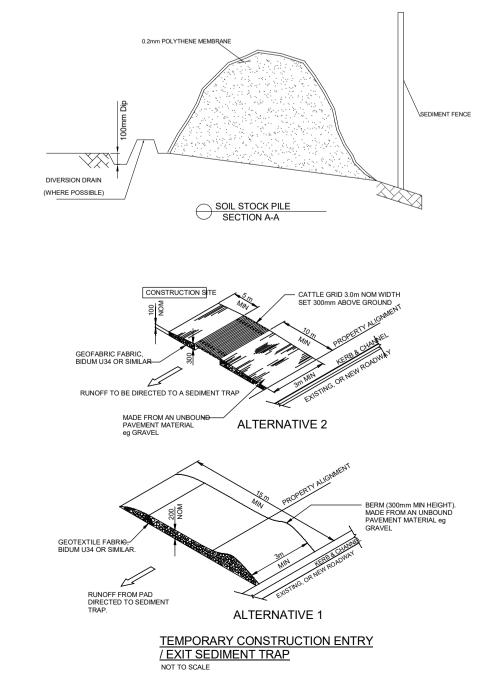
4. TOPSOIL FROM ALL AREAS THAT WILL BE THAT WILL BE DISTURBED TO BE STRIPPED AND STOCKPILED, AND TO BE KEPT CLEAR FROM GUTTERS, DRAINS, STORMWATER, AND FOOTPATHS.

5. DRAINAGE TO BE CONNECTED TO STORM WATER AS SOON AS POSSIBLE.

6. ROAD AND FOOTPATH TO BE KEPT CLEAN, AND MUST BE SWEPT DAILY.

7. ALL SEDIMENT CONTROL STRUCTURES MUST BE INSPECTED AFTER RAINFALL FOR ANY STRUCTURAL DAMAGE, ALL TRAPPED SEDIMENT WILL

BE REMOVED TO A NOMINATED STOCKPILE.







A C C R E D I T E D BUILDING DESIGNER BUILDING D RESIDENTIAL / COMMERCIAL / INTERIORS

DESIGNER NAME: JUSTIN ELAZZI MEMBERSHIP NO: 6605

EMAIL: ADMIN@INHAUSDESIGNS.COM.AU BROWSE: WWW.INHAUSDESIGNS.COM.AU

GROVE EARLWOOD

12 GROVE STREET, EARLWOOD

ELIE TRASSIEH

29.05.2025

NORTH POINT
SCALE AS INDICATED @ A1
NOTES
· ALL WORKS TO COMPLY WITH THE RELEVANT
AUSTRALIAN STANDARDS
· ALL WORKS ARE TO BE CARRIED OUT IN
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FR	FROM PLANS.					
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F	XXXX	XXXX				
LI	LEGEND					

TITLE SCHEDULE OF (	COLOURS AND
FINISHES	
CHECKED BY	JE
DWG #	REVISION
INHAUS-20	С
PROJECT #	
2543	





SELECTED

TO AS STANDARDS.

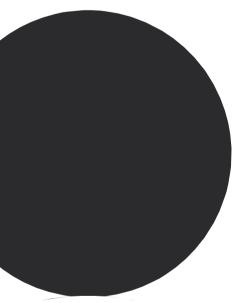


SELECTED REINFORCED CONCRETE FEATURE.

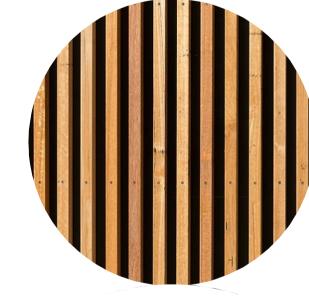


# NOT FOR CONSTRUCTION





COLORBOND FASCIA/GUTTER AND EXTERNAL WINDOW FRAMES.



- SLATS:
- DARK WOOD
- LIGHT WOOD



SELECTED CSR HEBEL MOULDINGS. FROM HEBEL.



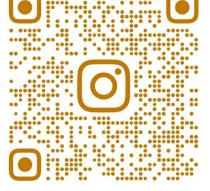
SELECTED WHITE RENDER

SELECTED WHITE BRICK FROM BORAL PGH BRICKS; BLANCO LINEAR



MONUMENT GREY CORRUGATED ROOF. (MIN. 5 DEGREE PITCH)





COPYRIGH 

RESIDENTIAL / COMMERCIAL / INTERIORS DESIGNER NAME: JUSTIN ELAZZI MEMBERSHIP NO: 6605

EMAIL: ADMIN@INHAUSDESIGNS.COM.AU BROWSE: WWW.INHAUSDESIGNS.COM.AU

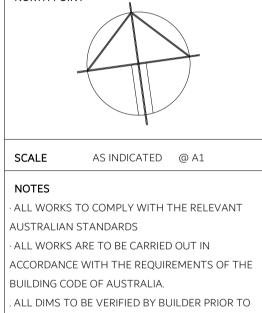
GROVE EARLWOOD

12 GROVE STREET, EARLWOOD

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NORTH POINT



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D XXXX	XXXX			
E XXXX	XXXX			
F XXXX	XXXX			
LEGEND				

# TITLE BASIX COMMITMENTS CHECKED BY JE REVISION DWG # INHAUS-21 С

# PROJECT # 2543

NOT FOR CONSTRUCTION

# **Building Specification**

These are the specifications upon which the certified NatHERS assessment is based. Any deviation from these spec of the development with the NCC and the NSW BASIX Protocol. In case of any variation from these specifications con certificates and an updated copy of these specifications.

External and Internal Walls					
Construction Type	Insulation	Sarking/Wrap	Frame	Colour (Solar Absorptance)	Battened
External walls (excludes garage) D01	R1.75 EPS	Nil	As per plans	Light	NA
External walls (excludes garage) D02	R1.10 EPS	Nil	As per plans	Light	NA
Internal walls	R2.0 Fibreglass	Nil	Timber	NA	NA

Ceiling and Roof					
Ceiling	Insulation	Roof	Foil/Wrap/Blanket	Colour	Frame
Ceiling under roof (Except garage)		Concrete	100mm XPS	Light	NA

# Windows and Skylights

Window and skylight U and SHGC values, if specified, are according to NFRC. Alternate products or specifications may be used if their U value is lower, and the SHGC value is less than 5% higher or lower, than the U and SHGC values of the product specified above. Individual window specifications are listed in the window specification or NatHERS certificate.

Description	Frame material	Glazing Type	U-value	SHGC (+/- 5%)	Frame Colour
As per plans	Aluminum	Double glazed (air filled)			Light

Floors					
Description		Construction	Insulation	Slab edge insulation	Covering
Above garage (D01)		Suspended Concrete Slab	R1.11	No	As per plans
Garage		Concrete Slab on Ground	Nil	No	As per plans
Remaining		Suspended Concrete Slab	Nil	No	As per plans
Above garage (D02)		Suspended Concrete Slab	R2.5	No	As per plans
Electrical Notes					
Description	Diameter (mm)	Location	Sealed	Notes	
Downlights	100	As per plans	Downlights to be IC rated & sealed (inst	ulated over)	

	Senica	p : 02 8006 7884 e : info@senica.com.au
Exhaust Fans	250	As per plans
Ceiling Fans	1200	As per plans



w : www.senica.com.au

cifications will invalidate the NatHERS certificate and therefore voids compliance
ontact Senica Consultancy Group to obtain updated NatHERS and BASIX

Downlights to be IC rated & sealed (insulated over)

NA Bed 2 & 3 in Dwelling 02

Exhaust fans to be sealed

# Water Efficiency Commitments

Description			
	Fixtures	Showerheads	
		Toilets	
		Kitchen taps	
<u>v</u>		Bathroom taps	
ndividual Dwellings	Alternative Water Supply	Reticulated Recy	
vell		Rainwater Tank	
õ		Landscaping	
lal		Toilets	
/idu		Hot Water Syste	
vipu		Cold water Tap	
<u> </u>		Laundry	
		Pool Top up	
	Swimming Pool	Volume (KL)	
	Spa	Volume (KL)	

# Thermal Comfort Commitments

The development must be constructed in accordance with all thermal performance specifications set out in the Assessor Certificate, and in accordance with those aspects of the development application or application for a complying development certificate which were used to calculate those specifications.

# Energy Efficiency Commitments

Desc	ription	
	Hot Water System	The applicant m system in the de higher energy ra
	Ventilation	Location
		Bathrooms
		Kitchens
		Laundry
S	Cooling System	Living Area
ing		1-phase aircond
vell	Heating System	Living Area
ð		1-phase aircond
Individual Dwellings	Artificial Lighting	The applicant m diode (LED) ligh light emitting d
드	Natural Lighting	The applicant m The applicant m natural lighting.
	Appliances	Kitchen Cookto
		Well Ventilated Space
	Swimming Pool	Pool pump on t
	Outdoor Spa	Spa pump on ti
	Alternative Energy (kw)	NA
	Other	Clothes Drying Lines

Requirements				
4 Star (>6.0 but <=7.5 L/min)				
4 Star				
5 Star				
5 Star				
Water System	NA			
750 per Dwelling	Roof Catchment (m <sup>2</sup> )	80		
At least one outdoor tap connected to the alternative water supply				
Toilets to be connected to alternative water supply				
To be connected to alternat	ive water supply			
To be connected to alternat	tive water supply			
Clothes washer fixture to be connected to alternative water supply				
NA				
	Location			
	Location			
	4 Star 5 Star 5 Star Water System 750 per Dwelling At least one outdoor tap co Toilets to be connected to a To be connected to alternat To be connected to alternat Clothes washer fixture to be	5 Star         5 Star         Water System       NA         750 per Dwelling       Roof Catchment (m²)         At least one outdoor tap connected to the alternative water supply         Toilets to be connected to alternative water supply         To be connected to alternative water supply         To be connected to alternative water supply         Clothes washer fixture to be connected to alternative v         NA         Location		

			Req	uire	ements				
	opmen		wing hot wat ystem with a	er	Gas Insta	ntaneo	us (6.5 sta	rs Minimu	um)
			Description				Operatio	onal Conti	rol
			Individual fa or roof	n, dı	ucted to fa	çade	Manual	switch Or	n/Off
			Individual fa or roof	n, dı	ucted to fa	çade	Manual	switch Or	n/Off
			Individual fa or roof	n, dı	ucted to fa	çade	Manual	switch Or	n/Off
					Bedroom	n Area			
itior	ning 5.5	Star (H	ot zone)		1-phase a	ircondi	tioning 5.5	5 Star (Ho	t zone)
					Bedroom	n Area			
itior	ning 5.5	Star (H	ot zone)		1-phase a	ircondi	tioning 5.5	5 Star (Ho	t zone)
ting iode iust	g and th e (LED) install a	ne fitting lamps a windo	e "primary typ gs for those lig ww and/or skyl ww and/or skyl	ghts ight	must only in the kitc	be cap	able of aco	cepting fl	uorescent or ural lighting.
م/ <u>م</u>	ven	Flect	ric Cooktop/El	ectr	ic Oven				
Fric		Yes		000					
ime	r	NA			Heater			NA	
mer		NA			Heater			NA	
		NA							
	Indoc	or or she	eltered	Nc	)	Privat	e Outdoo	r	Yes
		nfo@	) : 02 800 Dsenica. v.senica.	CO	m.au				nica ancy group





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# RESIDENTIAL / COMMERCIAL / INTERIORS DESIGNER NAME: JUSTIN ELAZZI

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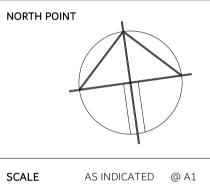
BROWSE: WWW.INHAUSDESIGNS.COM.AU

GROVE EARLWOOD

12 GROVE STREET, EARLWOOD

ELIE TRASSIEH

29.05.2025



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D	XXXX	XXXX
Е	XXXX	XXXX
F	XXXX	XXXX

LEGEND

TITLE NATHERS COMMITMENTS

CHECKED BY	JE
DWG #	REVISION
INHAUS-23	С

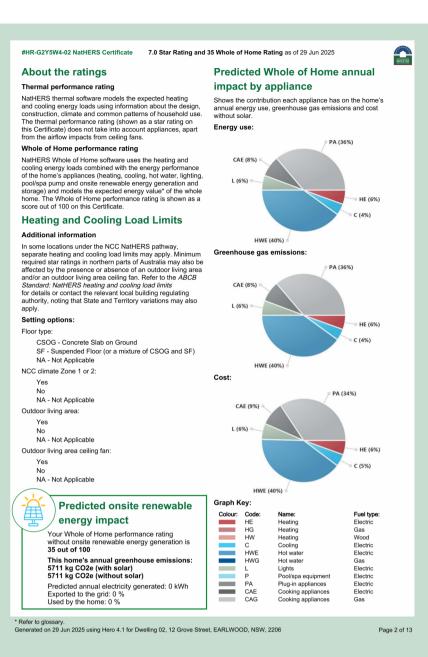
	House Energy Rating Scheme® Certificate No. #HR-G2Y5W4-02	Thermal performance star rating
Generated on 29 Ju	n 2025 using Hero 4.1 (Chenath v3.23)	
Property	2200 10/0/32	
	velling 02, 12 Grove Street, RLWOOD, NSW, 2206	★ 7.0
Lot/DP 10	/8/32036	The more stars the more energy efficient
NCC Class* 1a	0/8/32036 - H	
Floor/all Floors 1 c	of 3 floors	NATIONWIDE
Type Ne	SROVE STRE	ENERGY RATING SCHEME
Plans		
Main Plan Pro	oject # 2543	29.7 MJ/m <sup>2</sup>
RUV	Haus Designs	Predicted annual energy load for heating and cooling based on standard occupancy assumptions.
Construction	and environment	For more information on
Assessed floor area	(m <sup>2</sup> )* Exposure Type	your dwelling's rating see:
Conditioned* 12	0.6 Suburban	www.nathers.gov.au
Unconditioned* 4.4	NatHERS climate zone	
Total 18	8.7 56 - Mascot AMO	Thermal performance (MJ/m <sup>2</sup> )
Garage 63	75VV4-02 DVV	Limits taken from ABCB Standard 2022 Heating Cooling
Accred	dited assessor D, NSV	Modelled         15.0         14.7           Load limits         25         18
Name	Duncan Hope	Features determining load limits
Business name	Senica Consultancy Group	Floor type
Email	duncan@senica.com.au	(lowest conditioned area) CSOG NCC climate zone 1 or 2 N
Phone	+61 280067784	Outdoor living area N
Accreditation No.	DMN/14/1658	Outdoor living area ceiling fan N
Assessor Accrediting Organisation		Whole of Home performance rating
Declaration of interes	st No Conflict of Interest	35 out of 100
NCC Require	ments 12 (GROVE	Net zero home*
BCA provisions	Volume 2	
State/Territory variat	ion Yes 32036	
National Constructio	n Code (NCC) requirements	0 10 10 10 10 10 10 10 10 10
The NCC allows the use the energy efficiency requ	of NatHERS accredited software to comply with uirements for houses (Class 1 buildings) and -occupancy units and Class 4 parts of buildings).	Improving energy performance
	ents for houses are detailed in Specification 42 of partments the requirements are detailed in clauses C Volume One.	Verification
and apartments. It also in	nced thermal performance requirements for houses cludes a new whole-of-home annual energy use he major equipment in the home.	the QR code or visit http://www.hero-software.com. au/pdf/HR-G2Y5W4-02.
The NCC, and associated accessed at www.abcb.g	d ABCB Standards and support material, can be	When using either link, ensure you are visiting http://www.hero-software. com.au
Note, variations and addi may apply in some states	tions to the NCC energy efficiency requirements and territories.	DD NSW 2

#HR-G2Y5W4-02 Na	atHERS Certificate	7.0 Star Rating and 35	Whole of H	lome Ra	ting as of 2	9 Jun 2025		
Custom* window	s							HOUSE
Window ID	Window Descriptio	'n			Maximum		SHGC sub tolerance i	
				ı	U-value*		lower limit	upper limit
CAP-132-026	Futureline Sliding W	ïndow		2	2.4	0.37	0.35	0.39
CAP-148-028	Futureline 425 TB (F	Residential Size)		2	2.0	0.45	0.43	0.47
Nindow and	d glazed door	schedule						
Location	Window ID	Window no.	Height (mm)	Width (mm)	Window type	Openin %	g Orient- ation	Shading device*
Bedroom 02	CAP-132-02	6 W03	900	2600	Sliding	45	s	None
Bedroom 03	CAP-132-02	6 W03	900	2600	Sliding	45	Е	None
Entry	CAP-148-02	8 W08	2400	600	Fixed	0	s	None
Entry	CAP-148-02	8 W08	2400	600	Fixed	0	s	None
Guest Bedroom	AWS-035-13	37 W01	2362	600	Awning	60	w	None
Guest Bedroom	CAP-148-02	8 W02	2400	2100	Fixed	0	W	None
Kitchen/Living	AWS-037-05	50 SD03	2600	3800	Sliding Door	68	Е	None
Kitchen/Living	CAP-148-02	8 W09	450	3400	Fixed	0	S	None
Kitchen/Living	AWS-037-05	50 SD02	2660	2720	Sliding Door	60	S	None
Master Bedroom	AWS-037-05	50 SD03	2560	3320	Sliding Door	60	w	None
Staircase	CAP-148-02	8 W08	2400	600	Fixed	0	S	None
Staircase	CAP-148-02	8 W08	2400	600	Fixed	0	s	None
Staircase	CAP-148-02	8 W08	2600	600	Fixed	0	w	None
Roof windo Default* roof wind Window ID		rformance value	2		Maximum U-value*	SHGC*	SHGC sub tolerance i lower limit	
DG-Generic-02 A	Clear Al DG Default	Roof Window System 0	2	4	4.2	0.72	0.68	0.76
Custom* roof win	dows							
Window ID	Window Descriptio	'n		P	Maximum		SHGC sub tolerance i	
WINdow ID	window Descriptio			ι	U-value*		lower limit	upper limit
efer to glossary. nerated on 29 Jun 20	25 using Hero 4.1 for Dw	elling 02, 12 Grove Street, E	ARLWOOD	9, NSW, 2	206			Page 6 of 13

cening perier	1410113					
Location		Quantity	Туре		Diameter (mm)	Sealed /unsealed
Kitchen/Living		1	Exhau	st Fan	350	Sealed
Laundry		1	Downli	ght	200	Sealed
Lift Ground Floor		1	Downli	ght	200	Sealed
Lift Top Floor		1	Downli	ght	200	Sealed
Master Bedroom		2	Downli	ght	200	Sealed
Staircase		1	Downli	ght	200	Sealed
Void		1	Downli	ght	200	Sealed
WC		1	Downli	ght	200	Sealed
Ceiling fans				Quantity	Diamete	er (mm)
Bedroom 02				1	1200	
Bedroom 03				1	1200	
Roof type Construction				Added insulation (R-value)	Solar absorptanc	Roof Colour
SLAB-150-CEIL-01:	Concrete Slab (150mm) with	Suspended PE	3 Ceiling	3.57	0.30	Light
Thermal brid Building element None	ging schedule for s Steel section dimensions (height x width, mm)	Fr	ne elemen ame spacing am)			Thermal Break (R-value)
Annlinner	hedule					
Appliance SC (not applicable if a	Whole of Home performa	nce assessm	ent is not co	nducted for	this certificate	;)
		nce assessm	ent is not co	nducted for		)
(not applicable if a		nce assessm		nducted for Fuel Type	this certificate Minimum efficiency / performance	Recommended
(not applicable if a Cooling system	Whole of Home performa	und Floor / WC er Bedroom / E	: / Guest insuite / Lift		Minimum efficiency /	Recommended

\* Refer to glossary. Generated on 29 Jun 2025 using Hero 4.1 for Dwelling 02, 12 Grove Street, EARLWOOD, NSW, 2206

NOT	FOR	CONS <sup>-</sup>	TRUCT	ΓΙΟΝ
		00.10		



Yes No

Yes No

\* Refer to glossary. Page 11 of 13 Generated on 29 Jun 2025 using Hero 4.1 for Dwelling 02, 12 Grove Street, EARLWOOD, NSW, 2206

\* Refer to glossary. Generated on 29 Jun 2025 using Hero 4.1 for Dwelling 02, 12 Grove Street, EARLWOOD, NSW, 2206

Custom* roof w	indows									1000
Window ID	Windo	ow Descriptio	n				Maximun U-value*	SHGC*	SHGC sub tolerance r	
							U-value*		lower limit	upper limit
None										
Roof winde	ow sch	nedule								
Location	Wind ID	low	Window no.	Opening %		leight nm)	Width (mm)	Orient- ation	Outdoor shade	Indoor shade
Ensuite	DG-0	Generic-02 A	SKYLT 07	0	6	27	1237	Ν	OP-70%	None
Hallway	DG-0	Generic-02 A	SKYLT 09	0	6	27	1237	N	OP-70%	None
Hallway	DG-0	Generic-02 A	SKYLT 10	0	6	27	1236	Ν	OP-70%	None
Staircase	DG-0	Generic-02 A	SKYLT 08	0	6	27	1236	Ν	OP-70%	None
Kitchen/Living	DG-0	Generic-02 A	SKYLT 11	0	1	236	626	Ν	None	None
Kitchen/Living	DG-0	Generic-02 A	SKYLT 12	0	1	236	627	Ν	None	None
Skylight <i>ty</i> Skylight ID	pe and	l performa		description						
None										
Skylight so					_					
Location II	kylight )	Skylight No.	Skylight shaf length (mm)	t Area (m²)	Orier ation		Outdoor shade	Diffuse	Shaft Reflec	tance
None										
External de	oor scl	hedule								
Location			Heigl	ht (mm)	Wid	ith (mn	n) O	pening %	Orien	tation
Entry			2400		100	0	90	)	W	
Garage			2200		290	0	0		W	
External w	all type	е							Bulk	Deflection
		Wall Type				Solar absor		/all olour	Bulk insulation (R-value)	Reflective wall wrap*
Wall ID										
Wall ID CAV-BRICK-110 PB11	-110-	Cavity Brick Board	Wall - Koolthern	n K8 Cavity		0.30	Li	ght	1.75	Yes

The checklist covers important items impacting the dwelling's atings. Impact the second of the	Approval stage Construction stage	
Senuine certificate check         Sope shie Certificate match the one available at the web address or QR code         preficiation link on the front page?         Does the NatHERS certificate number on the NatHERS-stamped plans match the         umber on this Certificate?         Thermal performance check         Windows and glazed doors         Does the window size, opening type and location shown on the NatHERS- tamped plans or as installed match what is shown in Window and glazed door ippe and performance' and 'Roof window type and performance' tables on this Certificate?         Does the installed match what is shown in the 'External wall type table' on this Certificate?         Does the external wall bulk insulation (R-value) shown on the NatHERS-stamped lans or as installed match what is shown in the 'External wall type table' on this certificate?         Does the external wall bade (colour) match what is shown in the 'External wall type table on this certificate?         Color         Does the for insulation (R-value) shown on the NatHERS-stamped plans or as netaled match what is shown in the 'Floor type table on this certificate?         Does the follow insulation (R-value) shown on the NatHERS-stamped plans or as netaled match what is shown in the 'Certificate?         Colling penetrations*         Does the colling penetrations' table on this certificate?         Colling penetrations' table on this Certificate?         Colling penetrations' table on this Certificate?         Colling penetrations' table on this Ce	pacting the dwelling's	Occupancy/other
Does this Certificate match the one available at the web address or QR code	should check each item.	Occup
erification link on the front page?		
umber on this Certificate?	le at the web address or QR code	
Windows and glazed doors         Does the window size, opening type and location shown on the NatHERS: tamped plans or as installed match what is shown in <i>Window and glazed door</i> chedule' atbles on this Certificate?         Does the installed windows meet the substitution tolerances (AFRC* based HGC* and U-values') as shown in the "Window and glazed door type and erformance' tables on this Certificate?         Does the installed window type and performance' tables on this Certificate?         External walls         Does the external wall buck insulation (R-value) shown on the NatHERS-stamped glazed door type table' on this         Does the external wall shade (colour) match what is shown in the "External wall yee 'table on this Certificate?         Does the floor insulation (R-value) shown on the NatHERS-stamped plans or as installed match what is shown in the "Floor type' table on this Certificate?         Does the floor insulation (R-value) shown on the NatHERS-stamped plans or as installed match what is shown in the "Floor type' table on this certificate?         Does the floor insulation (R-value) shown on the NatHERS-stamped plans or as installed match what is shown in the "Floor type' table on this Certificate?         Does the colling penetrations' (e.g. downlights, exhaust ans, etc) shown on the NatHERS-stamped plans or as installed match what is shown in the 'Celling type' table on this Certificate?         Does the colling insulation (R-value) shown on the NatHERS-stamped plans or as installed match what is shown in the 'Celling type' table on this Certificate?         Doos the colling insulation (R-value) shown on t	he NatHERS-stamped plans match the	
Does the window size, opening type and location shown on the NatHERS- tamped plans or as installed match what is shown in <i>Window and glazed door</i> <i>ichedule</i> and <i>Roof window Schedule</i> 'tables on this Certificate?         Does the installed windows meet the substitution tolerances (AFRC' based bifGC' and U-values') as shown in the <i>Window and glazed door</i> type and <i>berformance</i> ' and 'Roof window stype and performance' tables on this Certificate?         External walls         Does the external wall bulk insulation (R-value) shown on the NatHERS-stamped jams or as installed match what is shown in the 'External wall type table' on this Certificate?         Does the external wall bulk insulation (R-value) shown on the NatHERS-stamped jams or as installed match what is shown in the 'External wall type table' on this Certificate?         Does the floor insulation (R-value) shown on the NatHERS-stamped plans or as natalled match what is shown in the 'Floor type' table on this certificate?         Celling penetrations*         Does the floor insulation (R-value) shown on the NatHERS-stamped plans or as natalled match what is shown in the 'Floor type' table on this certificate?         Celling penetrations 'boor type' table on this Certificate?         Celling penetrations 'table on this Certificate?         Celling boos the cuality of the NatHERS stamped plans or as nstalled match what is shown in the 'Celling type' table on this Certificate?         Celling boos the cuality of shade (colour) on the NatHERS stamped plans or as nstalled match what is shown in the 'Celling type' table on this Certificate?         Does the cuality insulation (RCC Class 2 assessments only) <td></td> <td></td>		
tamped plans or as installed match what is shown in <i>Window and glazed door</i>		
Does the 'quantity' and 'type' of ceiling penetrations' (e.g. downlights, exhaust ans, etc) shown on the NatHERS-stamped plans or as installed match what is shown in the 'Ceiling penetrations' table on this Certificate?         Ceiling         Does the ceiling insulation (R-value) shown on the NatHERS-stamped plans or as installed match what is shown in the 'Ceiling type' table on this Certificate?         Does the ceiling insulation (R-value) shown on the NatHERS-stamped plans or as installed match what is shown in the 'Ceiling type' table on this Certificate?         Roof         Does the external roof shade (colour) on the NatHERS stamped plans or as installed match what is shown in the 'Roof type' table on this Certificate?         Apartment entrance doors (NCC Class 2 assessments only)         Does the 'External Door Schedule' show apartment entrance doors?         Please note that an 'external door' between the modelled dwelling at a shared passe, such as an enclosed corridor or foyer, should not be included in the issee should be included?         Exposu	s shown in 'Window and glazed door	
Does the external wall bulk insulation (R-value) shown on the NatHERS-stamped lans or as installed match what is shown in the 'External wall type table'on this cartificate? <ul> <li>Does the external wall shade (colour) match what is shown in the 'External wall type table'on this cartificate?</li> <li>Does the external wall shade (colour) match what is shown in the 'External wall 'ppe table'on this cartificate?</li> </ul> Does the external wall shade (colour) match what is shown in the 'External wall 'ppe table on this cartificate? <ul></ul>	indow and glazed door type and	
Jans or as installed match what is shown in the 'External wall type table' on this		
ype 'table on this Certificate?		
Does the floor insulation (R-value) shown on the NatHERS-stamped plans or as stalled match what is shown in the 'Floor type' table on this certificate? <ul> <li>celling penetrations*</li> <li>celling penetrations the stalled match what is shown in the 'Floor type' table on this certificate?</li> <li>celling penetrations*</li> </ul> Does the quantify and type' of celling penetrations* (e.g. downlights, exhaust ans, etc) shown on the NatHERS-stamped plans or as installed match what is hown in the 'Celling penetrations' table on this Certificate? <ul> <li>celling</li> <li>celling</li> </ul> Does the colling insulation (R-value) shown on the NatHERS-stamped plans or as installed match what is shown in the 'Ceiling type' table on this Certificate? <ul> <li>celling</li> <li>celling</li> <li>celling type' table on this Certificate?</li> </ul> Does the external roof shade (colour) on the NatHERS stamped plans or as installed match what is shown in the 'Roof type' table on this Certificate?           Does the external roof shade (colour) on the NatHERS stamped plans or as installed match what is shown in the 'Roof type' table on this Certificate?           Opeartment entrance doors (NCC Class 2 assessments only)           Does the External Door Schedule' show apartment entrance doors? <ul> <li>certificate.</li> <li>certificate.</li> <li>certificate.</li> <li>certificate.</li> <li>certificate.</li> <li>certificate.</li> <li>certificate.</li> <li>certific</li></ul>	th what is shown in the 'External wall	
Image: stalled match what is shown in the 'Floor type' table on this certificate?		
Celling penetrations*         Does the 'quanity' and 'type' of ceiling penetrations* (e.g. downlights, exhaust ans, etc) shown on the NatHERS-stamped plans or as installed match what is shown in the 'Ceiling penetrations' table on this Certificate?         Celling         Does the ceiling insulation (R-value) shown on the NatHERS-stamped plans or as installed match what is shown in the 'Ceiling type' table on this Certificate?         Could be external roof shown on the NatHERS stamped plans or as installed match what is shown in the 'Ceiling type' table on this Certificate?         Roof         Does the external roof show (colour) on the NatHERS stamped plans or as installed match what is shown in the 'Ceiling type' table on this Certificate?         Apartment entrance doors (NCC Class 2 assessments only)         Does the 'External Door Schedule' show apartment entrance doors?         Please note that an "external door" between the modelled dwelling and a shared pasce, such as an enclosed coridor or poyr, should not be included in the certificate.         Exposure*         Has the appropriate exposure type (terrain) (shown on page 1) been applied? For control or opior, righ-rise apartment is "protected".         Heating and cooling load limits*	n the NatHERS-stamped plans or as type' table on this certificate?	
ans, etc) shown on the NatHERS-stamped plans or as installed match what is		
Does the ceiling insulation (R-value) shown on the NatHERS-stamped plans or as installed match what is shown in the 'Ceiling type' table on this Certificate?       Image: Content of the conten of the content of the content of the conten	plans or as installed match what is	
Image: State of the external coord back is shown in the 'Ceiling type' table on this Certificate?       Image: State of the external coord back is shown in the 'Roof type' table on this Certificate?         Object the external coord back is shown in the 'Roof type' table on this Certificate?       Image: State of the external coord back is shown in the 'Roof type' table on this Certificate?         Apartment entrance doors (NCC Class 2 assessments only)       Image: State of the external coord back is shown apartment entrance doors?         Pease note that an 'external cloor' between the modelled dwelling and a shared passe, such as an enclosed cordifor or toyer, should not be included in the external cloor.       Image: State as an enclosed cordifor or toyer, should not be included in the external cloor.         Space, such as an enclosed cordifor or toyer, should not be included in the certificate.       Image: State as an enclosed cordifor or toyer, should not be included in the external cloor.       Image: State as an enclosed cordifor or toyer, should not be included in the external cloor.         Exposure*       Image: State as an enclosed cord.       Image: State as an enclosed cord.       Image: State as an enclosed cord.         Itas the appropriate exposure type (terrain) (shown on page 1) been applied? For ingh-rise apartment is "protected".       Image: State as an enclosed cord.       Image: State as an enclosed cord.		
Obes the external roof shade (colour) on the NatHERS stamped plans or as     nstalled match what is shown in the 'Roof type' table on this Certificate?     Apartment entrance doors (NCC Class 2 assessments only) Does the 'External Door Schedule' show apartment entrance doors? Please note that an 'external door' between the modelled dwelling and a shared pace, such as an enclosed corridor or foyer, should not be included in the assessment (because it overstates the possible ventilation) and would invalidate the Certificate.  Exposure* Has the appropriate exposure type (terrain) (shown on page 1) been applied? For     ingh-rise apartment is "protected".	n on the NatHERS-stamped plans or as g type' table on this Certifi cate?	
Image: State Stat		
Does the 'External Door Schedule' show apartment entrance doors?         Please note that an "external door" between the modelled dwelling and a shared pace, such as an enclosed coridro or foyer, should not be included in the essessment (because it overstates the possible ventilation) and would invalidate         pase not be as an enclosed coridro or foyer, should not be included in the essessment (because it overstates the possible ventilation) and would invalidate         Exposure*         tas the appropriate exposure type (terrain) (shown on page 1) been applied? For sample, it is unlikely that a ground-floor apartment is "exposed" or a top floor igh-rise apartment is "protected".	e NatHERS stamped plans or as type' table on this Certificate?	
pace, such as an enclosed corridor or foyer, should not be included in the sessement (because it overstates the possible ventilation) and would invalidate the Certificate.  Exposure*  tas the appropriate exposure type (terrain) (shown on page 1) been applied? For mample, it is unlikely that a ground-floor apartment is "exposed" or a top floor igh-rise apartment is "protected".		
As the appropriate exposure type (terrain) (shown on page 1) been applied? For axample, it is unlikely that a ground-floor apartment is "exposed" or a top floor ign-rise apartment is "protected".	er, should not be included in the	
example, it is unlikely that a ground-floor apartment is "exposed" or a top floor		
leating and cooling load limits*	) (shown on page 1) been applied? For artment is "exposed" or a top floor	
Do the load limits settings (shown on page 1) match what is shown on the AttHERS-stamped plans?	1) match what is shown on the	

#HR-G2Y5W4-02 NatHER	S Certificate 7.0 Star Rating an	d 35 Whole	of Home Ra	ting as of 29	Jun 2025	HOUSE
External wall sc	chedule					
Location	Wall ID	Height (mm)	Width (mm)	Orient- ation	Horizontal shading feature* projection (mm)	Vertical shading feature
Bedroom 02	CAV-BRICK-110-110-PB11	2700	3603	S		Yes
Bedroom 03	CAV-BRICK-110-110-PB11	2700	3201	Е		Yes
Entry	CAV-BRICK-110-110-PB11	3000	656	Е		Yes
Entry	CAV-BRICK-110-110-PB11	3000	1655	w	2504	Yes
Entry	CAV-BRICK-110-110-PB11	3000	6901	S		Yes
Garage	CONCBLOCK-190-FCF-PB	2600	7104	S		No
Garage	CONCBLOCK-190-FCF-PB	2600	2053	Е		No
Garage	CONCBLOCK-190-FCF-PB	2600	3615	W		Yes
Garage	CONCBLOCK-190-FCF-PB	2600	3789	S		No
Garage	CONCBLOCK-190-FCF-PB	2600	647	Е		No
Garage	CONCBLOCK-190-FCF-PB	2600	3574	S		No
Garage	CONCBLOCK-190-FCF-PB	2600	647	w		No
Garage	CONCBLOCK-190-FCF-PB	2600	1279	w		No
Guest Bedroom	CAV-BRICK-110-110-PB11	3000	2896	w	501	Yes
Guest Bedroom	CAV-BRICK-110-110-PB11	3000	77	WSW		Yes
Guest Bedroom	CAV-BRICK-110-110-PB11	3000	89	SSW	1317	Yes
Guest Bedroom	CAV-BRICK-110-110-PB11	3000	1876	S	1757	Yes
Kitchen/Living	CAV-BRICK-110-110-PB11	3000	652	w		Yes
Kitchen/Living	CAV-BRICK-110-110-PB11	3000	4746	Е	4502	Yes
Kitchen/Living	CAV-BRICK-110-110-PB11	3000	3691	S		Yes
Kitchen/Living	CAV-BRICK-110-110-PB11	3000	3705	S		Yes
Laundry	CONCBLOCK-190-FCF-PB	2600	2747	E		No
Master Bedroom	CAV-BRICK-110-110-PB11	2700	3654	w	1122	Yes
Master Bedroom	CAV-BRICK-110-110-PB11	2700	1004	s	1098	Yes
Staircase	CAV-BRICK-110-110-PB11	2700	6897	S		Yes

			3654		1122	Yes
Master Bedroom	CAV-BRICK-110-110-PB11	2700	1004	s	1098	Yes
taircase	CAV-BRICK-110-110-PB11	2700	6897	s		Yes
fer to glossary. erated on 29 Jun 2025 usin	g Hero 4.1 for Dwelling 02, 12 Grove S	Street, EARLW	/OOD, NSW,	2206		Page 8 of
HR-G2Y5W4-02 NatHER	S Certificate 7.0 Star Rating a	nd 35 Whole	of Home R	ating as of	29 Jun 2025	
Explanatory No	tes					HOU
About this report		are not q	uality assured.			
NatHERS ratings are a reliable guid	e for comparing different dwelling designs eet the energy efficiency requirements in the	is unable	ies about this re to address ques his certificate.	oort should be tions or conce	directed to the assess rns, contact the AAO s	or. If the assessor specified on the
	delling to evaluate a home's energy efficiency	Discla	imer			
and performance. They use localise	ed climate data and standard assumptions on ct the heating and cooling energy loads and	The Nati	ERS Certificate		loped by the NatHER	
energy value* of the whole home. T	he thermal performance star rating uses the	However	, the content in t 's responsibility !	ne certificate is o use NatHER	entered by the asses S accredited software	sor. It is the correctly and
nome's building specifications, layou floors, roofs and ceilings) to predict	ut, orientation and fabric (i.e. walls, windows, the heating and cooling energy loads.	follow the	NatHERS Tech	inical Note to p	roduce a NatHERS C	ertificate.
The Whole of Home performance ra	ating uses information about the home's	The prec NatHER	icted annual ene S Certificate are	rgy load, cost an estimate ba	and greenhouse gas e sed on an assessmen	missions in this t of the dwelling's
energy value*.	ration and storage to estimate the homes	design b	y the assessor. It	is not a predic	tion of actual energy un may be used to compa	ise, cost or
The actual energy loads, cost and g vary from that predicted. This is bec	preenhouse gas emissions of a home may cause the assumptions will not always match	dwellings	are likely to per	form when use	d in a similar way.	
the actual occupant usage patterns. how people use their appliances wil	. For example, the number of occupants and	Informati (both em	on presented in t bedded in NatHl	his report relie	s on a range of standa I software and made b	rd assumptions ov the assessor
Energy efficient homes use less en	ergy, are warmer on cool days, cooler on hot	who prep	ared this report)	, including ass	umptions about occup erature and local clima	ancy, behaviour,
days and cost less to run.		Not all as	sumptions made	by the asses	sor using the NatHER	S accredited
Accredited assessors		software obtained	tool are present from the assess	ed in this repor or.	t and further details or	data files may be
	ficates, always use an accredited or n Assessor Accrediting Organisation (AAO).					
AAOs have strict quality assurance	processes, and professional development					
Non-accredited assessors (Raters)	have no ongoing training requirements and					
Non-accredited assessors (Raters)						
Glossary Annual energy load	have no ongoing training requirements and the predicted amount of energy required for heating	and cooling, base	l on standard occu	pancy assumptic	ns.	
Non-accredited assessors (Raters) Glossary Annual energy load AFRC	have no ongoing training requirements and the predicted amount of energy required for heating Australian Fenestration Rating Council					area in the design documents
Non-accredited assessors (Raters) Glossary Annual energy load	have no ongoing training requirements and the predicted amount of energy required for heating	use of the NatHERS luding downlights,	assessment. Note vents, exhaust fans	, this may not be , range hoods, c	consistent with the floor himneys and flues. Excluse	
Non-accredited assessors (Raters) Glossary Annual energy load AFRC Assessed floor area	have no ongoing training requirements and the predicted amount of energy required for heating Australian Fenestration Rating Council the floor area modelic in the software for the purp features that require a penetration to the ceiling, inc ceiling with small holes through the ceiling for within a zone within advelling that is expected to require	se of the NatHERS luding downlights, g, e.g. ceiling fans;	i assessment. Note vents, exhaust fans pendant lights, and	, this may not be , range hoods, c heating and coo	consistent with the floor himneys and flues. Exclusiing ducts.	des fixtures attached to the
Non-accredited assessors (Raters) Glossary Annual energy load AFRC Assessed floor area Ceiling penetrations	have no ongoing training requirements and the predicted amount of energy required for heating Australian Fenestration Rating Council the floor area modelled in the software for the purp features that require a penetration to the ceiling, int opting with small host shrough the ceiling for wining	se of the NatHERS luding downlights, g, e.g. ceiling fans;	i assessment. Note vents, exhaust fans pendant lights, and	, this may not be , range hoods, c heating and coo	consistent with the floor himneys and flues. Exclusiing ducts.	des fixtures attached to the
Non-accredited assessors (Raters) Glossary Annual energy load AFRC Assessed floor area Celling penetrations Conditioned COP Custom windows	have no ongoing training requirements and the predicted amount of energy required for heating that a startiation femeratation faiting Council the floor area modelled in the software for the purp features that require a penetration to the coiling in a zone within a dwelling that is expected to require granges. Coefficient of performance windows listed in NatHERS software that are availa	use of the NatHERS luding downlights, p. e.g. ceiling fans; heating and cooling ble on the market in	assessment. Note vents, exhaust fans bendant lights, and based on standar	, this may not be , range hoods, c heating and coo d occupancy ass e a WERS (Wind	consistent with the floor himneys and flues. Exclus ling ducts. umptions. In some circum	des fixtures attached to the stances it will include ne) rating.
Non-accredited assessors (Raters) Glossary Annual energy load AFRC Assessed floor area Celling penetrations Conditioned COP Custom windows Default windows	have no ongoing training requirements and the predicted amount of energy required for heating. Australian Fenestration Rating Council the floor area modelled in the software for the purp features that require a penetration to the ceiling, inc ceiling with small holes through the ceiling for winny a zone within a dwelling that is expected to require garages. Coefficient of performance windows listed in NatHERS software that are availa	use of the NatHERS luding downlights, g. e.g. ceiling fans; heating and cooling ble on the market in f window product a	assessment. Note vents, exhaust fans bendant lights, and based on standar	, this may not be , range hoods, c heating and coo d occupancy ass e a WERS (Wind s have been deri	consistent with the floor himneys and flues. Exclud ing ducts. umptions. In some circum low Energy Rating Scherr ved by statistical methods	des fixtures attached to the stances it will include ne) rating.
Non-accredited assessors (Raters) Glossary Annual energy load AFRC Assessed floor area Celling penetrations Conditioned COP Custom windows	have no ongoing training requirements and the predicted amount of energy required for heating. Australian Fenestration Rating Council the floor area modelled in the software for the purp features that require a penetration to the ceiling, inc ceiling with small holes through the ceiling for winny a zone within a dwelling that is expected to require garages. Coefficient of performance windows listed in NatHERS software that are availa windows that are representative of a specific type of Energy Efficiency Ratio, measure of how much coo	use of the NatHERS luding downlights, ), e.g. ceiling fans; heating and cooling ble on the market in f window product a ing can be achieve	i assessment. Note vents, exhaust fans bendant lights, and based on standarn n Australia and hav nd whose propertie d by an air conditio	, this may not be , range hoods, c heating and coo d occupancy ass e a WERS (Wind s have been der ner for a single H	consistent with the floor. himneys and flues. Excluding ducts. umptions. In some circum low Energy Rating Schem ved by statistical methods Wh of electricity input	des fixtures attached to the stances it will include he) rating. 5.
Non-accredited assessors (Raters) Glossary Annual energy load AFRC Assessed floor area Ceiling penetrations Conditioned Cop Costom windows Default windows EER	have no ongoing training requirements and the predicted amount of energy required for heating that autralian Ferensetation Rating Council the floor area modelled in the software for the purpu- cating with small holes through the ceiling in wring arzee with small holes through the ceiling in wring arzee with small holes through the ceiling con- windows listed in NatHERS software that are availar windows that are representative of a specific type o Lenger Bifleitery Ratio, measure of how much coo This is your homes rating without solar or batteres. The net cost to social including, but not limited to,	use of the NatHERS luding downlights, ), e.g. ceiling fans; heating and cooling ble on the market in f window product a ing can be achieve	i assessment. Note vents, exhaust fans bendant lights, and based on standarn n Australia and hav nd whose propertie d by an air conditio	, this may not be , range hoods, c heating and coo d occupancy ass e a WERS (Wind s have been der ner for a single H	consistent with the floor. himneys and flues. Excluding ducts. umptions. In some circum low Energy Rating Schem ved by statistical methods Wh of electricity input	des fixtures attached to the stances it will include he) rating. 5.
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Non-accredited assessors (Raters) GLOSSATY Annual energy load AFRC Assessed floor area Ceiling penetrations Colling penetrations Colling penetrations Colling penetrations Colling penetrations Colling penetrations Colling penetrations Colling penetrations Colling penetrations Exposure category - suburban Exposure categor	have no ongoing training requirements and the predicted amount of energy required for healing Australian Fenestration Rating Council the floor area modelled in the software for the purp features that require a penetration to the celling, inr celling with small holes through the celling inr celling with small holes through the celling inr window sited in Pathers Software that are walls windows that are representative of a specific by o Energy Efficiency Ratio, measure of how much coo Energy Efficiency Ratio, measure of how much coo Energy Efficiency Ratio, measure of how much coo Energy Efficiency Ratio, measure of how much coo Bandard). This sport home anting without deal or batteries. The net coit to society including, but not limited to, Standard). These signify ventilation benefits in the modelling so bash block, elevated untils (or, allow 3 how block, elevated until (or, galow 3 how). Terrain with numerous, closely spaced obstructions terrain with numerous, closely spaced obstructions a home that achieves a net zero energy value. <sup>2</sup> the social to building the the locind at with a stiff the capacity or size of equipment that is neo con the applied to walls, roots and cellings. When or number benefits by ispically on peneties window (in have a diffuer. Includes neighbouring buildings, fences, and wing the fraction of incident solar radiation admitted througes calls Renewable Energy Scheme obstrated by the remainalis with an R-value greater than or equal throw batters and the system that and energital calls Renewable energy Scheme obstrated by the remain mather between 0 and the state steeled window (in have a diffeser. Includes neighbouring buildings, fences, and wing the fraction of incident solar radiation admitted thr	se of the NatHERS luding downlights. . e.g. celling fam; . e.g. ce	assessment. Note versts, exhaust fans ervents, exhaust fans ervents, exhaust fans ervents, exhaust fans erventant lights, and haased on standarn a Ustralia and hav d whose propertied d by an air condition d by an air condition d by an air condition d by an air condition the modelled as a distance of the standard standard and industrial area and industrial area andres, pergolas, safication code. Na dows that is used e, if the valid column andres, pergolas, safication code. Na dows that is used e, if the valid column dress that is used experiment and the standard directly transmittet is the less solar the reas- golight well) and a gighty for the metal far all breaks such a break the insulating imp based on standard	this may not be range hoods, c. range hoods, c	consistent with the floor immergs and fluos. Exclusing ing ducts. umptions. In some circum over the statistical methods Wh of electricity input networks (as defined in the global statistical methods who of electricity input networks (as defined in the cover 10 floors). 10m, farmland with scatte cover 10 floors). 10m, farmland wi	Ises flutures attached to the stances it will include we) rating. A. The ABCB Housing Provisions the ABCB Housing Provisions and corridor in a Class 2 and corridor in a Class 2 red sheds, lightly vegetated pare levels. red sheds, lightly vegetated provisional value of 'medium' vegata attached provisional vegata atta
Non-accredited assessors (Raters) GLOSSATY Annual energy load AFRC Assessed floor area Celling pentrations Conditioned COP Custom windows Default windows EER Energy use Energy use Energy use Entrance door Exposure category - exposed Exposure category - protected Horizontal shading feature Exposure category - protected Horizontal shading feature Net zero home Opening percentage Provisional value Reacommended capacity Reflective way (also known as foil) Roof window Shading features Solar heat gain coefficient (SMGC) SNylight (also known as roof lights) STCs Turemal breaks Livalue	have no ongoing training requirements and the predicted amount of energy required for healing Australian Fenestration Rating Council the floor area modelled in the software for the purp features that require a penetration to the celling, in celling with small holes through the celling into celling with small holes through the celling into agrages. Coefficient of performance windows listed in NatHERS software that are axial windows that are representative of a specific by o Energy Efficiency Ratio, measure of how much coo Energy Efficiency Ratio, and the modelling so Examption and the fing tazzing fund, cot terrain with numeroux, closely spaced obstructions and Unab Hok Ce quote buildings by the funding in the horizontal ip class thang to the building in the horizontal ip class that and that do con and represent an actuar must be modelled. Acceptable provisional values a must be modelled solar radiosing hydrow (movembal) is the capacity and expland an operatele window ( for NaHERS his is typically an operatele window ( for NaHERS his is typically an operatele window ( for NaHERS his is typically an operatele window ( for NaHERS his to typically an operatele window ( for an efficiency for the read of functions ( for charter to that transter trivora) a waiter to read as the mote hattens tor	se of the NatHERS luding downlights. Luding downlights, le q, ceiling fam; le achieve costs to the buildin flware and building downlight each-frontage, dess grasslands with fer grasslands with fer downlight of the service and residue to the service provided the service and assigns a claim which gov au. and assigns a claim a claim of the service which with the service and assigns a claim and by the REC claim for the service service and by the REC claim for gray and by the service and by the REC to 2 claim turks and by the REC claim for gray and by the ther and by the REC to 2 claim turks are service and by the REC to 2 claim turks are service and by the REC to 2 claim turks are service and by the REC to 2 claim turks are service and by the REC to 2 claim turks are service and by the REC to 2 claim turks are service and by the REC to 2 claim turks are service and by the REC to 2 claim turks are service and by the REC to 2 claim turks are service and by the REC to 2 claim turks are service and the service and th	assessment. Note verds, exhaust fanser- endent lights, and based on standarn Australia and have d whose propertient d by an ar condition g user, the environn t be modelled as a environne to be modelled as and the standard by environ housing, he and industrial area andahs, programs, and and industrial area andahs, the set of the and industrial area and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and and	this may not be range hoods, or range hoods, or heating and coose of occupancy ass a WERS (Winn s have been derin nent and energy door when open e unit (usually a tructions below when the second second below the second second when the second second below the second second tructions below when the second second below the second second second second second tructions and the second second second second second second the second second second second second second the second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second second seco	consistent with the floor immergs and fluos. Exclusing ing ducts. umptions. In some circum over the statistical methods Wh of electricity input networks (as defined in the global statistical methods who of electricity input networks (as defined in the cover 10 floors). 10m, farmland with scatte cover 10 floors). 10m, farmland wi	Ises flutures attached to the stances it will include we) rating. A. The ABCB Housing Provisions the ABCB Housing Provisions and corridor in a Class 2 and corridor in a Class 2 red sheds, lightly vegetated pare levels. red sheds, lightly vegetated provisional value of 'medium' vegata attached provisional vegata atta

Page 13 of 13

\* Refer to glossary. Generated on 29 Jun 2025 using Hero 4.1 for Dwelling 02, 12 Grove Street, EARLWOOD, NSW, 2206

#HR-G2Y5W4-02 NatHERS Certificate 7.0 Star Rating and 35 Whole of Hon	ne Rating	as of 29 Ju	ın 2025			
Certificate check	Approva	l stage	Construc stage	HOU		
Continued	Assessor checked	Consent authority/ surveyor checked	Builder checked	Consent authority/ surveyor checked	Occupancy/other	
Additional NCC requirements for thermal performance (not included in	n the Nat	HERS as:	sessmen	t)		
Thermal bridging						
Does the dwelling meet the NCC requirement for thermal bridging?						
Insulation installation method						
Has the insulation been installed according to the NCC requirements?						
Building sealing						
Does the dwelling meet the NCC requirements for Building Sealing?						
Whole of Home performance check (not applicable if a Whole of Home assessment is not conducted)						
Appliances						
Does the cooling appliance/s type, location and efficiency/performance shown on the NatHERS-stamped plans or as installed match the location and minimum efficiency/performance requirements shown in the 'Appliance schedule' on this Certificate?						
Does the heating appliance/s type, location and efficiency/performance shown on the NatHERS-stamped plans or installed, match the location and minimum efficiency/performance requirements shown in the 'Appliance schedule' on this Certificate?						
Does the hot water system type and efficiency/performance shown on the VatHERS-stamped plans or as installed match the location and minimum efficiency/performance requirements shown in the 'Appliance schedule' on this Certificate?						
Does the pool pump efficiency/performance shown on the NatHERS-stamped plans or as installed match the minimum efficiency/performance requirements shown in the ' <i>Appliance schedule</i> ' on this Certificate?						
Does the onsite renewable energy system type, orientation and system size or generation capacity shown on the NatHERS stamped plans or installed match the <i>Onsite Renewable Energy schedule</i> on this Certificate?						
Additional NCC Requirements for Services (not included in the NatHE	RS asses	isment)				
Does the lighting meet the artificial lighting requirements specified in the NCC?						
Does the hot water system meet the additional requirements specified in the NCC?						
Provisional values* check						
Have provisional values* been used in the assessment and, if so, are they noted in 'Additional notes' table below?						
Other NCC requirements						
Note: This Certificate only covers the energy efficiency requirements in the NCC. At include, but are not limited to: condensation, structural and fire safety requirements energy efficiency requirements.						

# \* Refer to glossary. Generated on 29 Jun 2025 using Hero 4.1 for Dwelling 02, 12 Grove Street, EARLWOOD, NSW, 2206

External wall scl	hedule									HOL
Location	Wall ID		Height (mm)	Width (mm)		Drient- ition	shad	zontal ding featu ection (mi	re* s	Vertical shading feature
Staircase	CAV-BRICK	-110-110-PB11	2700	665	E				,	Yes
Staircase	CAV-BRICK	-110-110-PB11	2700	995	v	v	2121	I	`	Yes
Kitchen/Living	CAV-BRICK	-110-110-PB11	2700	3620	s	6			`	Yes
Kitchen/Living	CAV-BRICK	-110-110-PB11	2700	1456	E				`	Yes
Kitchen/Living	CAV-BRICK	-110-110-PB11	2700	652	v	v			`	Yes
Internal wall type	9									
Wall ID		all Type					Area	$m^2$	Bulk Insulat	ion
CAV-BRICK-110-110-PB	Ca	vity Brick Wall - 110m	nm/110mm F	Plasterbo	oard In	ternally	124.	7	1.10	
CONCBLOCK-190-FCF-P		ncrete Block 190mm ernally	Fully Core-F	illed - P	lasterb	oard	12.7	(	0.00	
INT-PB	Int	ernal Plasterboard St	ud Wall				113.	1 :	2.00	
Floor type										
Location	Construct	ion			Area (m²)	Sub-fle ventila		Added insulatic (R-value		overing
Bedroom 02	SUSP-CO Floor (200	NC-200: Suspended ( mm)	Concrete Sla	ab	10.8	N/A		2.50	Ti	le (8mm)
Bedroom 03	SUSP-CO Floor (200	NC-200: Suspended ( mm)	Concrete Sla	ab	10.9	N/A		2.50	Ті	le (8mm)
Ensuite	SUSP-CO Floor (200	NC-200: Suspended ( mm)	Concrete Sla	ab	3.6	N/A		2.50	Ti	le (8mm)
Entry	SUSP-CO Floor (200	NC-200: Suspended ( mm)	Concrete Sla	ab	14.7	N/A		2.50	Ті	le (8mm)
Garage	CSOG-200	): Concrete Slab on G	Fround (200r	nm)	63.7	N/A		0.00	Ti	le (8mm)
Guest Bedroom	SUSP-CO Floor (200	NC-200: Suspended ( mm)	Concrete Sla	ab	5.4	N/A		2.50	Ti	le (8mm)
Guest Bedroom	SUSP-CO Floor (150	NC-150: Suspended ( mm)	Concrete Sla	ab	5.0	N/A		1.11	Ti	le (8mm)
Hallway	SUSP-CO Floor (200	NC-200: Suspended ( mm)	Concrete Sla	ab	9.0	N/A		2.50	Ti	le (8mm)
Kitchen/Living		NC-200: Suspended	Concrete Sla	ab	37.8	N/A		2.50	Ті	le (8mm)
Laundry	CSOG-200	): Concrete Slab on G	Fround (200r	nm)	4.4	N/A		0.00	Ti	le (8mm)
	SUSP-CO Floor (200	NC-200: Suspended ( mm)	Concrete Sla	ab	2.2	N/A		2.50	Ti	le (8mm)
Lift Ground Floor			Concrete Sir	ab		N/A		2.50	<b>T</b> :	(0)
Lift Ground Floor Lift Top Floor	SUSP-CO Floor (200	NC-200: Suspended ( mm)	concrete Siz		2.2	19/79		2.50		le (8mm)

#HR-G2Y5W4-02 NatHER	S Certificate 7.0 Star Rating a	nd 35 Whole of H	ome Rating as c	of 29 Jun 2025	nio Nio
Heating system				•••	
Туре	Location		Fuel Type	Minimum efficiency / performance	Recommended capacity
Unknown or None (Default AC)	Kitchen/Living / Lift Ground Floor Bedroom / Entry / Master Bedroo Top Floor / Staircase / Bedroom Bedroom 03	m / Ensuite / Lift	Electricity	0 stars	n/a
Hot water system					
Туре	Fuel type	Hot Water CER Zone	Minimu efficien STC	icy/ d	ally load aily load litres]
Electric Storage (Peak)	Electricity	3	n/a	1	13
Pool / spa equipment					
Туре	Fuel type	Minimum efficiency / performan		Recomme capacity	nded
None					
Onsite Renewa	ble Energy schedule				
Туре	Orientatation		Generation	Capacity [kW]	
None					
Battery schedul					
Туре	c	storage Capacity	[k\A/b]		

Page 7 of 13

Page 12 of 13

#HR-G2Y5W4-02 NatHERS Certificate	ertificate 7.0 Star Rating and 35 Whole of Home Rating as of 29 Jun 2025				
Room schedule	Zone Type	Area (m²)			
Garage	Garage	63.73			
Laundry	Unconditioned	4.40			
Kitchen/Living	Kitchen/Living	37.83			
Lift Ground Floor	Living	2.21			
WC	Day Time	4.59			
Guest Bedroom	Day Time	10.53			
Entry	Day Time	14.65			
Master Bedroom	Bedroom	16.69			
Ensuite	Night Time	3.59			
Lift Top Floor	Day Time	2.21			
Staircase	Day Time	6.90			
Bedroom 02	Bedroom	10.80			
Hallway	Day Time	9.01			
Bedroom 03	Bedroom	10.88			
Window and glazed door Default* windows	type and performance				
Window ID Window Descripti	on	SHGC substitution Maximum U-value*			

Window ID	Window Description	Maximum	SHGC*	tolerance ranges		
		U-value*		lower limit	upper limit	
None						
Custom* windows	3					
Window ID	Window Description	Maximum	SHGC*	SHGC substitution tolerance ranges		
		U-value*		lower limit	upper limit	
AWS-035-137	DESIGNER THERMAL HEART SERIES 726 AWNING WINDOW - DOUBLE GLAZED	U-value*	0.30	lower limit 0.28	upper limit 0.31	

\* Refer to glossary. Generated on 29 Jun 2025 using Hero 4.1 for Dwelling 02, 12 Grove Street, EARLWOOD, NSW, 2206

Page 4 of 13

Page 5 of 13

#HR-G2Y5W4-02 NatHERS (	Certificate 7.0 Star	Rating and 35 Who	ole of Hom	e Rating	as of 29 Jun	2025		HOUSE
Floor type	Construction			Area (m²)	Sub-floor ventilatior	Addeo insula (R-val	tion	Covering
Master Bedroom	SUSP-CONC-200: Su Floor (200mm)	uspended Concrete	Slab	16.2	N/A	2.50	,	Tile (8mm)
Master Bedroom	SUSP-CONC-150: St Floor (150mm)	uspended Concrete	Slab	0.4	N/A	0.15		Tile (8mm)
Staircase	SUSP-CONC-200: St Floor (200mm)	uspended Concrete	Slab	6.9	N/A	2.50		Tile (8mm)
wc	SUSP-CONC-200: St Floor (200mm)	uspended Concrete	Slab	4.6	N/A	2.50		Tile (8mm)
Ceiling type								
Location	Construction					Bulk insulatio	n	Reflective
		L-01: Concrete Slal	h (150mm)	with Cu		(R-value)		vrap*
Bedroom 02	PB Ceiling		. ,			0.00	1	No
Bedroom 03	PB Ceiling	L-01: Concrete Slal	. ,			0.00	١	No
Ensuite	SLAB-150-CEI PB Ceiling	L-01: Concrete Slal	b (150mm)	with Su	spended	0.00	١	No
Guest Bedroom	SLAB-150-CEI PB Ceiling	L-01: Concrete Slal	b (150mm)	with Su	spended	0.00	1	No
Hallway	SLAB-150-CEI PB Ceiling	L-01: Concrete Slal	b (150mm)	with Su	spended	0.00	١	٩o
Lift Top Floor	SLAB-150-CEI PB Ceiling	L-01: Concrete Slal	b (150mm)	with Su	spended	0.00	١	No
Master Bedroom	SLAB-150-CEI PB Ceiling	L-01: Concrete Slal	b (150mm)	with Su	spended	0.00	١	٩o
Staircase	SLAB-150-CEI PB Ceiling	L-01: Concrete Slal	b (150mm)	with Su	spended	0.00	1	٩o
Kitchen/Living	SLAB-150-CEI PB Ceiling	L-01: Concrete Slal	b (150mm)	with Su	spended	0.00	١	٩o
Ceiling penetratio	ons*							
Location		Quantity	Туре		Diamete	r (mm)	Seale /unse	
Bedroom 02		2	Downlig	ht	200		Seale	ed
Bedroom 03		2	Downlig	ht	200		Seale	ed
Ensuite		1	Downlig	ht	200		Seale	ed
Entry		2	Downlig	ht	200		Seale	ed
Guest Bedroom		1	Downlig	ht	200		Seale	ed
Hallway		1	Downlig	ht	200		Seale	ed
Kitchen/Living		5	Downlig	ht	200		Seale	ed

\* Refer to glossary. Page 9 of 13 Generated on 29 Jun 2025 using Hero 4.1 for Dwelling 02, 12 Grove Street, EARLWOOD, NSW, 2206

Page 10 of 13

# H1 STRUCTURE

þdaa

SCALE

NOTES

FROM PLANS.

REV/DATE

A 10.06.25

B 16.06.25

C 17.06.25

D XXXX

E XXXX

F XXXX

LEGEND

TITLE

CHECKED BY

INHAUS-24

DWG #

PROJECT #

2543

STRUCTURE PROVISIONS (DEEMED-TO-SATISFY PROVISIONS H1D2) - STRUCTURE PROVISIONS TO BE PROVIDED IN ACCORDANCE TO SECTION 2 OF THE HOUSING PROVISIONS OF THE NCC OR RELEVA PROVISION OF H1D3 TO H1D2 OF HOUSING PROVISIONS OF THE NCC OR ANY COMBINATION THEREOF. HAUS SITE PREPATATION (DEEMED TO SATISFY PROVISION H1D3) - SITE PREPARATION TO BE IN ACCORDANCE WITH THE FOLLOWING \* PART 3.2 OF HOUSING PROVISIONS OF THE NCC AS SITE CLASSES AS A, S, M, H OR E IN ACCORDANCE TO PART 4.2.2 OF HOUSING ESIGN PROVISIONS OF THE NCC FOR EARTHWORKS ASSOCIATED WITH A BUILDING STRUCTURE. \* AS4678 FOR EARTH RETAINING \* PART 3.4 OF HOUSING PROVISIONS OF THE NCC FOR TEMRITE RISK MANAGEMENT FOOTINGS & SLABS (DEEMED TO SATISFY PROVISION H1D4) - FOOTINGS & SLABS TO BE CONSTRUCTED IN ACCORDANCE WITH AS 2870, AS3600 WHERE IT FALL IN WITH THE REQUIREMENTS SECTION 4 OF HOUSING PROVISIONS OF THE NCC. MASONARY (DEEMED TO SATISFY PROVISION H1D5) - MASONARY VENEER TO BE CONSTRUCTED IN ACCORDANCE WITH: (A) AS3700 OR AS4773.1 & AS4773.2 OR PART 5 OF THE HOUSING PROVISIONS OF THE NCC PROVIDED: COPYRIGHT (B) WIND CLASS N3 & LESS (C) COMPLY WITH H1D4 & PRT 5.6 USING COMPONENTS OF PART 5.7 OF THE HOUSING PROVISIONS RESIDENTIAL / COMMERCIAL / INTERIORS (D) SOIL CLASS A, S, M IN ACCORDANCE TO AS2870 DESIGNER NAME: JUSTIN ELAZZI MEMBERSHIP NO: 6605 (E) TIED MASONARY AS PER H1D6 EMAIL: ADMIN@INHAUSDESIGNS.COM.AU (F) NOT LOCATED WITHIN ALPINE AREAS BROWSE: WWW.INHAUSDESIGNS.COM.AU (G) NO EARTHQUAKE AFFECTED DESIGN REQUIREMENTS - CAVITY BRICK UNREINFORCED TO BE CONSTRUCTED IN ACCORDANCE WITHL GROVE EARLWOOD (A) AS3700 OR AS4773.1 & AS4773.2 OR PART 3 OF THE HOUSING PROVISIONS OF THE NCC PROVIDED: (B) WIND CLASS N3 & LESS 12 GROVE STREET, EARLWOOD (C) COMPLY WITH H1D4 & PART 5.6 USING COMPONENTS OF PART 5.6 USING COMPONENTS OF PART 5.7 OF THE HOUSING PROVIS (D) SOIL CLASS A, S, M IN ACCORDANCE O AS2870 (E) TIED MASONARY AS PER H1D6 ELIE TRASSIEH (F) NOT LOCATED WITHIN ALPINE AREAS (G) NO EARTHQUAKE AFFECTED ESIGN REQUIREMENTS 29.05.2025 - SINGLE LEAF UNREINFORCED MASONARY TO BE CONSTRUCTED IN ACCORDANCE WITH: (A) AS3700 ORAS4773.1 & AS4773.2 OR PART 4 OF THE HOUSING PROVISIONS OF THE NCC PROVIDED: NORTH POINT (B) WIND CLASS N3 & LESS (C) COMPLY WITH H1D4 & PART 5.6 USING COMPONENTS OF PART 5.7 OF THE HOSING PROVISIONS (D) SOIL CLASS A, S, M IN ACCORDANCE TO AS2870 (E) TIED MASONARY AS PER H1D6 (F) NOT LOCATED WITHIN ALPINE AREAS (G) NO EARTHQUAKE AFFECTED DESIGN REQUIREMENTS - REINFORCED MASONARY TO BE CONSTRUCTED IN ACCORDANCE WITH AS3700 EXCL. PIERS OR AS4773.1 & AS4773.2 AS INDICATED @ A1 - ISOLATED MASONARY PIERS TO BE OCNSTRUCTED IN ACCORDANCE WITH: (A) PART 8.5.1 OF HOUSING PROVISIONS OF THE NCC & SECTION 7 IN ACCORDANCE TO TABLES 10.3 & 4.1 (A)(I)(C) OF AS3700 OR PA · ALL WORKS TO COMPLY WITH THE RELEVANT 3 OF TH HOUSING PROVISIONS OF THE NCC PROVIDED JSTRALIAN STANDARDS ALL WORKS ARE TO BE CARRIED OUT IN (B) AS4773.1 & AS4773.2 ACCORDANCE WITH THE REQUIREMENTS OF THE (C) PART 5 OF THE HOUSING PROVISIONS OF THE NCC PROVIDED BUILDING CODE OF AUSTRALIA. \* WIND CLASS N3 & LESS . ALL DIMS TO BE VERIFIED BY BUILDER PRIOR TO CONSTRUCTION. \* COMPLY WITH H1D4 BOUNDARY DIMENSIONS & ALL LEVELS SUBJECT \* COMPLY WITH PART 5.6.2(4) OF THE HOUSING PROVISIONS OF THE NCC AND HAVE 6.2MPA FOR SOLID & CORE UNITS & 15MPA FOR TO CONFIRMATION BY BUILDER. HOLLOW UNITS. USE FIGURED DIMENSIONS ONLY, DO NOT SCALE \* THE ROOF & WALLS PROVIDE LATERAL BRACING FOR THE TOP OF PIER AS PER PART 8.5.1 OF HOUSING PROVISIONS OF THE NCC DESCRIPTION SECTION 7 IN ACCORDANCE TO TABELS 10.3 & 4.1 (A)(I)(C) OF AS3700 OR PART 3 OF THE HOUSING PROVISIONS OF THE NCC PROV ISSUED FOR INITIAL REVIEW (D) SOIL CLASS A,S,M IN ACCORDANCE TO AS2870 ISSUED FOR DESIGN REVIEW (E) NOT LOCATED WIHIN ALPINE AREAS ISSUED FOR CONSULTANTS (G) NO EARTHQUAKE AFFECTED DESIGN REQUIREMENTS XXXX XXXX XXXX - MASONARY ACCESSORIES TO BE CONSTRUCTED IN ACCORDANCE WITH: (A) AS3770 OR (B) AS4773.1 & AS4773.2 (C) PART 5.6 OF HOUSING PROVISIONS OF THE NCC PROVIDED \* WIND CLASS N3 & LESS \* NOT LOCATED WITHIN ALPINE AREAS \* NO EARTHQUAKE AFFECTED DESIGN REQUIREMENTS FRAMING (DEEMED TO SATISFY PROVISION (H1D6) - STEEL FRAMING TO BE CONSTUCTED IN ACCORDANCE WITH NASH STANDARD RESIDENTIAL & LOW RISE STEEL FRAMING PART 1 AS4100 & AS/NZS4600 - TIMBER FRAMING TO BE CONSTRUCTED IN ACCORDANCE WITH AS1684.2, AS1720.5, AS1684.4 & AS1860.2 IF WITHIN A CYCLONE AF AS1684.2 - STRUCTURAL STEEL SECTIONS TO BE CONSTRUCTED IN ACCORDANCE WITH AS4100, AS/NZS4600 & BE ASSOCIATED WITH PART ( TO 6.3.9 OF HOUSING PROVISIONS OF THE NCC (NO RESTRICTIONS APPLY TO 6.3.1 TO 6.3.1) - SOFTWARE IN ACCORDANCE WITH ABCB PROTOCOL FOR STRUCTURAL SOFTWARE & GEOMETRIC LIMITS, PROGRAMS THAT CONT/ SIMILAR TABLES TO AS1684 & NASH STANDARD RESIDENTIAL & LOW RISE STEEL FRAMING PART 2 CAN APPLY. NCC/AS - GENERAL NOTES STRUCTURE ROOF & WALL CLADDING (DEEMED TO SATISFY PROVISION H1D7) - SLATES & SHINGLES AS SELETED TO BE IN ACCORDANCE WITH AS2050 OR AS2049 & BE ASSOCIATED WITH PART 7.3.1 TO 7.3.6 OF HOUSING PROVISIONS OF THE NCC JE - METAL SHEET ROOFING AS SELECTED TO BE IN ACCORDANCE WITH AS1562.1 & BE ASSOCIATED CLAUSE 7.2.1 TO 7.2.8 OF HOUSIN REVISION

PROVISIONS OF THE NCC С - TIMBER & COMPOSITE WALL CLADDING TO BE IN ACCORDANCE WITH AS5126.1 FOR AUTOCLAVED AERATED WALL CLADDING OR 7.5.1 TO 7.5.8 OF HOUSING PROVISIONS OF THE NCC FOR WALL CLADDING - METAL WALL CLADDING TO BE IN ACCORDANCE WITH AS1562.1

		SOUND INS
	EARTHQUAKE AREAS (DEEMED TO SATISFY PROVISION H1D9)	- SOUND IN
VANT	- CLASS 1 & 10 BUILDING TO BE IN ACCORDANCE WITH SECTION 2 OF THE HOUSING PROISIONS OF THE NCC SUBJECT TO SEISMIC ACTIVITY	CONDENSA
	FLOOD HAZARD (DEEMED TO SATISFY PROVISION H1D10)	- CONDENSA
	- CLASS 1 TO BE IN ACCORDANCE WITH HOUSING PROVISIONS OF THE NCC	PROVISIONS
G	ATTACHMENT OF FRAMED DECKS AND BALCONIES TO EXTERNAL WALLS OF BUILDINGS USING WALING PLATE (DEEMED TO SATISFY PROVISION H1D11)	H5 SAFE M
0	- ATTACHMENT OF FRAMED DECKS AND BLACONIES TO EXTERNAL WALLS OF BUILDINGS USING A WAILING PLATE TO BE IN ACCORDANCE WITH	STAIRWAY 8
	PART 12.3 OF HOUSING PROVISIONS OF THE NCC. (SUBJECT TO CONDITIONS)	- STAIRS & I
		- BARRIERS
	PILED FOOTINGS (DEEMED TO SATISFY POROVISION H1D12) - PILED FOOTINGS TO BE IN ACCORDANCE WITH AS2159.	WINDOW P
S OF		- WINDOW
	H2 DAMP & WEATHER PROOFING	HOUSING P
	FOOTINGS & SLABS (DEEMED TO SATISFY H2D2) - FOOTINGS & SLABS ARE TO BE IN ACCORDANCE WITH AS/NZS3500.3 & PART 3.3 OF THE HOUSING PROVISIONS OF THE NCC FOR	ADDITIONA
	* ROOFS IN AREAS SUBJECT TO 5 MINUTE DURATIONS RAINFALL INTENSITIED OF NOT MORE THAN 225MM PER HOUR OVER AN ANNUAL	- ALL ASPEC
	EXCEEDANCE PROBABILITY OF 5% (AS PERTABLE 7.4.3D OF THE ABCB HOUSING PROVISIONS) WHERE A DRAINAGE SYSTEM REQUIRE: AND	AND AUSTR
	* SUB-SOIL AREAS WHERE EXCESSIVE SOIL MOISTURE PROBLEMS MAY OCCUR	- GARAGE A
	* LAND ADJOINING AND UNDER BUILDINGS	- TERMITE ( * RESDTOP
	FOOTINGS & SLABS (DEEMS TO SATISFY PROVISION H2D3)	* GRANITE
	- FOOTINGS & SLABS TO BE PROVIDED IN ACCORDANCE WITH H1D4 (1)(A) OR (B)	- VERTICAL
		* VERTICAL
	MASONARY (DEEMED TO SATISFY PROVISION H2D4)	- STAIRS, RA
/ISIONS	- MASONARY WALLS TO BE PROVIDED IN ACCORDANCE WITH EITHER AS3700, AS4773.1 & AS4773.2 OR PART 5.7.1 TO 5.7.6 IN ACCORDANCE TO H1D5.	* STAIRS W THE NCC
1310113		* FINISHES
	SUBFLOOR VENTILATION (DEEMED TO SATISFY PROISION H2D5)	* ANY LANE
	- FOUNDATION AREAS TO BE PROVIDED WITH ACCESS & SUBFLOOR VENTILATION TO BE IN ACCORDANCE WITH PART 6.2.1 OF HOUSING	* RAMPS W
	PROVISIONS OF THE NCC	NCC
	WEATHER PROOFING ROOF & WALL CLADDING (DEEMED TO SATISFY PROVISION H2D6)	* THRESHO THE NCC
	- GUTTERS & DOWNPIPES TO BE IN ACCORDANCE WITH AS/NZS3500.3 & PART 7.4.1 TO 7.4.7 OF HOUSING PROVISIONS OF THE NCC	* STAIRS W
		OF VOLUME
	GLAZING (DEEMED TO SATISFY PROVISIONS H2D7)	* THE BALL
	- GLAZING TO BE IN ACCORDANCE WITH H1D8(1) OF THE NCC	CLAUSE 1 V
	EXTERNAL WATERPROOFING (DEEMED TO SATISFY PROVISION H2D8)	- WET AREA * TO BE IN /
	- EXTERNAL WATERPROOFING TO BE IN ACCORDANCE WITH AS4654.1 & AS465.42 WHICH IS ALSO APPLIED TO ROOFING SYSTEMS WITH H1D7(2)	
PART	& (3), TERRACES, BALCONIES, SUSPENDEDCONCRETE SLABS & SPACED DECKING IN CONJUNCTION TO FRAMING THAT ARE SUITABLE FOR EXTERNAL USE.	SITE PREPARA TERMITE RISK DRAINAGE- DR
	H3 FIRE SAFETY	MASONRY
	TJ FIRE SAFETY	VERTICAL ART
	FIRE HAZARD PROPERITES AND NON-COMBUSTIBLE BUILDING ELEMENTS	FRAMING
-	- HAZARD PROPERTIED AND NON-COMBUSTIBLE BUILDING ELEMENTS TO BE PROVIDED IN ACCORDANCE TO H3D2	<b>FRAME -</b> TIMBE 1720.5-2015 AN
FOR	- FLEXIBLE DUCTWORK USED FOR TE TRANSFR OF PRODUCTS INITIATING FROM A HEAT SOURCE THAT CONTAINS A FLAME MUST COMPLY WITH THE FIRE HAZARD PROPERTIES SET OUT IN AS4254.1	FRAME- STEEL
C &	THE FIRE HAZARD PROPERTIES SET OUT IN AS4234.1	SUBFLOOR VE
OVIDED:	FIRE SEPARATION FROM EXTERNAL WALLS (DEEMED TO SATISFY PROVISION H3D4)	ROOF AND WA GUTTERS & DO
	- FIRE SEPERATION FROM EXTERNAL WALLS TO BE PROVIDED IN ACCORDANCE TO PART 9.3.1 TO 9.3.4 OF HOUSING PROVISIONS OF THE NCC	TIMBER AND C
	FIRE SEPARATION OF GARAGE-TOP-DWELLINGS (DEEMED TO SATISFY PROVISION H3D5)	WALL CLADDIN
	- FIRE SEPERATION OF GARAGE-TOP-DWELLINGS (DEEMED TO SATISFY PROVISION H3D3)	GLAZING
	OF THE NCC	<b>GLAZING -</b> ALL STANDARDS AS
		HEALTH AND /
	SMOKE ALARMS AND EVACUATION LIGHTING (DEEMED TO SATISFY PROVISION H3D6)	WET AREA WA
	- SMOKE ALARMS AND EVACUATION LIGHTING TO BE PROVIDED IN ACCORDANCE TO PART 9.5.1 TO 9.5.5 OF HOUSING PROVISIONS OF THE NCC AS3786 & AS1670.1	PROVISIONS OF FLOOR WASTE
		CLAUSE 10.2.12 <b>EXTERNAL WA</b>
	H4 HEALTH & AMENITY	OTHER SIMILAR
		CONDENSATIC
1&2	WET AREAS WATERPROOFING (DEEMED TO SATISFY PROVISION H4D2) - WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC	EXTERNAL WA
1&2	WET AREAS WATERPROOFING (DEEMED TO SATISFY PROVISION H4D2) - WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC	CONDENSATIC EXTERNAL WA 4200.1&2 EXHAUST SYS
1 & 2 AREA	- WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS (DEEMED TO SATISFY PROVISIONS H4DE3)	<b>EXTERNAL WA</b> 4200.1&2
AREA	- WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS (DEEMED TO SATISFY PROVISIONS H4DE3) - MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS TO BE PROVIDED IN ACCORDANCE TO PART 10.2.1 TO 10.2.6 OF	EXTERNAL WA 4200.1&2 EXHAUST SYS <sup>T</sup> VENTILATION N EXHAUST SYS <sup>T</sup> WITH MAKE-UF
	- WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS (DEEMED TO SATISFY PROVISIONS H4DE3)	EXTERNAL WA 4200.1&2 EXHAUST SYS <sup>T</sup> VENTILATION N EXHAUST SYS <sup>T</sup>
AREA	<ul> <li>WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS (DEEMED TO SATISFY PROVISIONS H4DE3)</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS TO BE PROVIDED IN ACCORDANCE TO PART 10.2.1 TO 10.2.6 OF</li> <li>HOUSING PROVISIONS OF THE NCC &amp; COMPLY WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO</li> </ul>	EXTERNAL WA 4200.1&2 EXHAUST SYST VENTILATION N EXHAUST SYST WITH MAKE-UF EXHAUST SYST
: AREA T 6.3.1	<ul> <li>WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS (DEEMED TO SATISFY PROVISIONS H4DE3)</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS TO BE PROVIDED IN ACCORDANCE TO PART 10.2.1 TO 10.2.6 OF HOUSING PROVISIONS OF THE NCC &amp; COMPLY WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>ROOM HEIGHTS (DEEMED TO SATISFY PROVISION H4D4)</li> </ul>	EXTERNAL WA 4200.1&2 EXHAUST SYST VENTILATION N EXHAUST SYST WITH MAKE-UF EXHAUST SYST FLOW RATE OF VENTILATION
: AREA T 6.3.1	<ul> <li>WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS (DEEMED TO SATISFY PROVISIONS H4DE3)</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS TO BE PROVIDED IN ACCORDANCE TO PART 10.2.1 TO 10.2.6 OF</li> <li>HOUSING PROVISIONS OF THE NCC &amp; COMPLY WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO</li> <li>10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> </ul>	EXTERNAL WA 4200.1&2 EXHAUST SYST VENTILATION N EXHAUST SYST WITH MAKE-UF EXHAUST SYST FLOW RATE OF VENTILATION
: AREA T 6.3.1 ITAIN	<ul> <li>WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS (DEEMED TO SATISFY PROVISIONS H4DE3)</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS TO BE PROVIDED IN ACCORDANCE TO PART 10.2.1 TO 10.2.6 OF HOUSING PROVISIONS OF THE NCC &amp; COMPLY WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>ROOM HEIGHTS (DEEMED TO SATISFY PROVISION H4D4)</li> </ul>	EXTERNAL WA 4200.1&2 EXHAUST SYST VENTILATION N EXHAUST SYST WITH MAKE-UF EXHAUST SYST FLOW RATE OF VENTILATION SAFE MOVEME STAIRWAY AN BARRIER AND I BARRIER AND I
: AREA T 6.3.1	<ul> <li>WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS (DEEMED TO SATISFY PROVISIONS H4DE3)</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS TO BE PROVIDED IN ACCORDANCE TO PART 10.2.1 TO 10.2.6 OF HOUSING PROVISIONS OF THE NCC &amp; COMPLY WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>ROOM HEIGHTS (DEEMED TO SATISFY PROVISION H4D4)</li> <li>ROOM HEIGHTS TO BE PROVIDED IN ACCORDANCE TO PART 10.3.1 OF HOUSING PROVISIONS OF THE NCC</li> </ul>	EXTERNAL WA 4200.1&2 EXHAUST SYST VENTILATION N EXHAUST SYST WITH MAKE-UF EXHAUST SYST FLOW RATE OF VENTILATION SAFE MOVEME STAIRWAY AN BARRIER AND I THAN 865MM T BARRIER AND I
: AREA T 6.3.1 ITAIN	<ul> <li>WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS (DEEMED TO SATISFY PROVISIONS H4DE3)</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS TO BE PROVIDED IN ACCORDANCE TO PART 10.2.1 TO 10.2.6 OF HOUSING PROVISIONS OF THE NCC &amp; COMPLY WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC &amp; COMPLY WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>ROOM HEIGHTS (DEEMED TO SATISFY PROVISION H4D4)</li> <li>ROOM HEIGHTS TO BE PROVIDED IN ACCORDANCE TO PART 10.3.1 OF HOUSING PROVISIONS OF THE NCC</li> <li>FACILITIES (DEEMED TO SATSIFY PROVISION H4D55)</li> <li>FACILITIES TO BE PROVIDED IN ACCORDANCE TO PART 10.4.1 TO 104.2 OF HOUSING PROVISIONS OF THE NCC</li> </ul>	EXTERNAL WA 4200.1&2 EXHAUST SYS <sup>T</sup> VENTILATION N EXHAUST SYS <sup>T</sup> WITH MAKE-UF EXHAUST SYS <sup>T</sup> FLOW RATE OF VENTILATION SAFE MOVEME STAIRWAY AN BARRIER AND I BARRIER AND I THAN 865MM
: AREA T 6.3.1 ITAIN OF SING	<ul> <li>WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS (DEEMED TO SATISFY PROVISIONS H4DE3)</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS TO BE PROVIDED IN ACCORDANCE TO PART 10.2.1 TO 10.2.6 OF HOUSING PROVISIONS OF THE NCC &amp; COMPLY WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>ROOM HEIGHTS (DEEMED TO SATISFY PROVISION H4D4)</li> <li>ROOM HEIGHTS TO BE PROVIDED IN ACCORDANCE TO PART 10.3.1 OF HOUSING PROVISIONS OF THE NCC</li> <li>FACILITIES (DEEMED TO SATSIFY PROVISION H4D55)</li> <li>FACILITIES TO BE PROVIDED IN ACCORDANCE TO PART 10.4.1 TO 104.2 OF HOUSING PROVISIONS OF THE NCC</li> <li>LIGHT (DEEMED TO SATISFY PROVISION H4D6)</li> </ul>	EXTERNAL WA 4200.1&2 EXHAUST SYST VENTILATION N EXHAUST SYST WITH MAKE-UF EXHAUST SYST FLOW RATE OF VENTILATION SAFE MOVEME STAIRWAY AN BARRIER AND I THAN 865MM T BARRIER AND I SCREENS (CRIM
: AREA T 6.3.1 ITAIN OF SING	<ul> <li>WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS (DEEMED TO SATISFY PROVISIONS H4DE3)</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS TO BE PROVIDED IN ACCORDANCE TO PART 10.2.1 TO 10.2.6 OF HOUSING PROVISIONS OF THE NCC &amp; COMPLY WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC &amp; COMPLY WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>ROOM HEIGHTS (DEEMED TO SATISFY PROVISION H4D4)</li> <li>ROOM HEIGHTS TO BE PROVIDED IN ACCORDANCE TO PART 10.3.1 OF HOUSING PROVISIONS OF THE NCC</li> <li>FACILITIES (DEEMED TO SATSIFY PROVISION H4D55)</li> <li>FACILITIES TO BE PROVIDED IN ACCORDANCE TO PART 10.4.1 TO 104.2 OF HOUSING PROVISIONS OF THE NCC</li> </ul>	EXTERNAL WA 4200.1&2 EXHAUST SYS <sup>T</sup> VENTILATION N EXHAUST SYS <sup>T</sup> WITH MAKE-UF EXHAUST SYS <sup>T</sup> FLOW RATE OF VENTILATION SAFE MOVEME STAIRWAY AN BARRIER AND I BARRIER AND I SCREENS (CRIM BARRIER AND I
: AREA T 6.3.1 ITAIN OF SING	<ul> <li>WET AREAS TO BE PROVIDED IN ACCORDANCE WITH PART 10.2.1 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS (DEEMED TO SATISFY PROVISIONS H4DE3)</li> <li>MATERIALS AND INSTALLATION OF WET AREA COMPONENTS AND SYSTEMS TO BE PROVIDED IN ACCORDANCE TO PART 10.2.1 TO 10.2.6 OF HOUSING PROVISIONS OF THE NCC &amp; COMPLY WITH WITHER AS3740 &amp; PART 10.2.12 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC OR PART 10.2.7 TO 10.2.32 OF HOUSING PROVISIONS OF THE NCC</li> <li>ROOM HEIGHTS (DEEMED TO SATISFY PROVISION H4D4)</li> <li>ROOM HEIGHTS TO BE PROVIDED IN ACCORDANCE TO PART 10.3.1 OF HOUSING PROVISIONS OF THE NCC</li> <li>FACILITIES (DEEMED TO SATSIFY PROVISION H4D55)</li> <li>FACILITIES TO BE PROVIDED IN ACCORDANCE TO PART 10.4.1 TO 104.2 OF HOUSING PROVISIONS OF THE NCC</li> <li>LIGHT (DEEMED TO SATISFY PROVISION H4D6)</li> </ul>	EXTERNAL WA 4200.1&2 EXHAUST SYS <sup>T</sup> VENTILATION N EXHAUST SYS <sup>T</sup> WITH MAKE-UF EXHAUST SYS <sup>T</sup> FLOW RATE OF VENTILATION SAFE MOVEME STAIRWAY AN BARRIER AND I BARRIER AND I SCREENS (CRIM BARRIER AND I
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NSULATION (DEEMED TO SATISFY PROVISION H4D8) INSULATION TO BE INSTALLED IN ACCORDANCE WITH 10.7.1 TO 10.7.8 OF HOUSING PROVISIONS OF THE NCC

SATION MANAGEMENT (DEEMED TO SATISFY PROVISION H4D9) INSAION MANAGEMENT SYSTEMS TO BE INSTALLED IN ACCORDANCE WITH 10.8.1 TO 10.8.3 OF HOUSING ONS OF THE NCC

# MOVEMENT & ACCESS

AY & RAMPS CONSTRUCTION (DEEMED TO SATISFY PROVISION H5D2) & RAMPS TO BE IN ACCORDANCE TO PART 11.2 OF OUSING PROVISIONS OF THE NCC RS & HANDRAILS TO BE IN ACCORDANCE TO PART 11.3 OF HOUSING PROVISIONS OF THE NCC

PROTECTION

W PROTECTION TO BEDROOMS & TO OTHER ROOMS OTHER THAT BEDROOMS TO BE IN ACCORDANCE TO PROVISION 11.3.7 TO 11.3.8 OF THE NCC

# NAL

PECTS OF CONSTRUCTION TO BE COMPLIANT WITH RELEVANT PERFORMANCE REQUIREMENTS OF THE NCC STRALIAN STANDARDS INCLUDING, BUT NOT LIMITED TO THE FOLLWING:

- AND DRIVEWAY PROFILES/GRADES TO COMPLYIN ACCORDANCE WITH ASSOCIATED STANDARD AS2890 E CONTROL MEASURES
- OP PIPE PENETRATIONS
- E GUARD APPLICATION TO PERIMETER WALLS IN ACCORDANCE WITH AS3660.1 CLAUSE 6.59 & 6.60 AL ARTICULATION JOINTS
- CAL ARTICULATION JOINTS TO BE AS PER 5.6.8 OF ABCB HOUSING PROVISIONS
- RAMPS AND BALUSTRADE NOTE

WILL BE CONSTRUCTRED IN ACCORDANCE WITH THE REQUIREMENTS OF TCLAUSE 11.2.2 OF VOLUME 2 OF

ES OF ALL STAIRS WILL MEET THE REQUIREMENTS OF CLAUSE 11.2.4 OF VOLUME 2 OF THE NCC NDINGS WILL MEET THE REQUIREMENTS OF CLAUSE 11.2.5 OF VOLUME 2 OF THE NCC WILL BE CONSTRUCTED IN ACCORDANCE WITH THE REQUIREMENTS OF CLAUSE 11.2.3 OF VOLUME 2 OF THE

HOLDS WILL BE CONSTRUCTED IN ACCORDANCE WITH THE REQUIREMENTS OF CLAUSE 11.2.6 OF VOLUME 2 OF

WILLL BE SERVICED BY A HANDRAIL IN ACCORDANCE WITH THE REQUIREMENTS OF CLAUSE 11.3.1 TO 11.3.6 ME 2 OF THE NCC

- LUSTRADES SERVICING THE DWELLING (BOTH INTERNAL & EXTERNAL) TO MEET THE REQUIREMENTS OF VOLUME 2 OF THE NCC
- REA FLASHING

N ACCORDANCE TO AS3740 OR HOUSING PROVISION 10 OF NCC

SK MANAGEMENT - TERMITE MANAGEMENT SYSTEM TO BE PROVIDED IN ACCORDANCE WITH HP PART 3.5 AND AS 3660.1 AND/OR AS3660.3 DRAINAGE TO SITE TO COMPLY WITH HP PART 3.3 OR AS/NZS 3500.3 IN ACCORDANCE WITH NCC 2022 H2D2

RTICULATION JOINTS- MASONRY ARTICULAITON JOINTS TO BE PROVIDED AS SPECIFIED IN HP 5.6.8 OR AS 4773.2 OR AS 3700.

4BER FRAMES & TRUSSES- DESIGNED AND CONSTRUCTED TO AS/NZS 1170.1-2002, AS/NZS 1170.2-2021, AS 1684.2-2021, AS 1720.1-2010, AS AND AS 4440-2004 INSTALLATION OF NAILPLATED TIMBER ROOF TRUSSES. EEL FRAMES - DESIGNED AND CONSTRUCTED TO NASH PART 1&2, AS 4100 & AS/NZS 4600.

VENTILATION- SUB-FLOOR VENTILATION AND CLEARANCE COMPLIANCE WITH NCC HOUSIN PROVISIONS PART 6.2

# WALL CLADDING

DOWNPIPES - DOWNPIPES & GUTTERS TO COMPLY WITH NCC HOUSING PROVISIONS PART 7.4 OT AS/NZS 3500.3 D COMPOSITE WALL CLADDING- CLADDING MATERIAL TO BE IN ACCORDANCE WITH HP PART 7.5 OR FOR AAC-AS 5146.1 OR FOR METAL DING AS 1562.1

ALL GLAZING TO BE IN ACCORDANCE WITH H1D8 & H2D7 OF THE NCC VOLUME TWO, SECTION 8 OF THE HOUSING PROVISIONS & AUSTRALIAN S AS 1288, 2047, 4055.

# D AMENITY

WATERPROOFING- WET AREA IN ACCORDANCE WITH H4D1, H4D2 & H4D3 OF THE NCC VOLUME TO AND PART 10.2 OF THE HOUSING S OR CLAUSES 10.2.1 TO 10.2.6 & 10.2.12 AND AS 3740

STE - WET AREA - ALL PROVIDED FLOOR WASTE TO HAVE FLOOR FALLS TO THEM BETWEEN 1:50-1:80 AS PER NCC HOUSING PROVISIONS

WATERPROOFING- EXTERNAL WATERPROOFING FOR ROOFING SYSTEMS ON FLAT ROOFS, ROOF TERRACES, BALCONIES AND TERRACES AND LAR HORIZONTAL SURFACES LOCATED ABOVE INTERNAL SPACES OF A BUILDING COMPLIANT WITH NCC VOLUME 2 H2D8 & AS 4654.1 & 2

# TION MANAGEMENT

WALL CONSTRUCTION - WHERE PLIABE BUILDING MEMBRANE IN INSTALLED IN AN EXTERNAL WALL IT IS COMPLY WITH HP 10.8.1 AND AS

YSTEMS - THE BATHROOM &/OR SANITY COMPARTMENT/S WITH AN EXHAUST SYSTEM AND NOT PROVIDED WITH COMPLIANT NATURAL N MUST BE INTERLOCKED TO ROOMS LIGHT SWITCH AND HAVE OFF TIMER SET FOR 10 MINTUES AFTER THE LIGHT IS SWITCHED OFF. YSTEMS - THE ROOM/S WITH AN EXHAUST SYSTEM AND NOT PROVIDED WITH COMPLIANT NATURAL VENTILATION MUST BE PROVIDED E-UP AIR FROM ADJACENT ROOM OF 14,000MM<sup>2</sup> WHICH IS APPROX. A 20MM UNDERCUT OF A 700MM DOOR OR 18MM FROM AN 820MM DOOR. SYSTEMS - THE EXHAUST SYSTEM INSTALLED IN A KITCHEN, BATHROOM, SANITARY COMPARTMENT OR LAUNDRY MUST HAVE A MINIMUM E OF - (A) 25L/S FOR A BATHROOM OR SANITARY COMPARTMENT; AND (B)40L/S FOR A KITCHEN OR LAUNDRY. ON OF ROOF SPACES - IN CLIMATE ZONES 6,7&8 OF A ROOF SPACE MUST BE VENTILATED IN ACCORDANCE WITH HP PART 10.8.3.

# MENT AND ACCESS

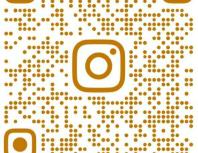
AND RAMP CONSTRUCTION- STAIRWAYS AND RAMPS TO BE CONSTRUCTED TO HP PART 11.2

**ND HANDRAILS-** BARRIER AND HANDRAILS TO BE CONSTRUCTED TO HP PART 11.3 ND HANDRAILS- HANDRAIL TO STAIRS HAVING A CHNAGE IN ELEVATION EXCEEDING 1M REQUIRED TO BE PROVIDED AT A HEIGHT NOT LESS IM TO NCC HOUSING PROVISIONS CLAUSE 11.3.5

ND HANDRAILS- BEDROOM WINDOS WHERE FFL IS 2M OR MORE ABOVE THE SURFACE BENEATH ARE TO HAVE WINDOW RESTRICTORS OR RIM-SAFE STYLE MESH) INSTALLED AS PER NCC HOUSING PRIOVISONS CLAUSE 11.3.7

ND HANDRAILS- WINDOWS OTHER THAN BEDROOM WITH FFL 4M OR MORE ABOVE ADJACENT SURFACE TO HAVE SILL OR BARRIER MINIMUM OVE FFL AS PER NCC HOUSING PROVISIONS CLAUSE 11.3.8





COPYRIGH<sup>-</sup> bdaa RESIDENTIAL / COMMERCIAL / INTERIORS

DESIGNER NAME: JUSTIN ELAZZI MEMBERSHIP NO: 6605

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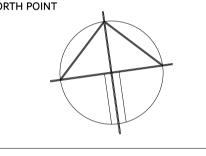
GROVE EARLWOOD

12 GROVE STREET, EARLWOOD

ELIE TRASSIEH

29.05.2025

NORTH POINT



AS INDICATED @ A1 SCALE NOTES · ALL WORKS TO COMPLY WITH THE RELEVANT USTRALIAN STANDARDS ALL WORKS ARE TO BE CARRIED OUT IN ACCORDANCE WITH THE REQUIREMENTS OF THE BUILDING CODE OF AUSTRALIA. . ALL DIMS TO BE VERIFIED BY BUILDER PRIOR TO CONSTRUCTION. . BOUNDARY DIMENSIONS & ALL LEVELS SUBJECT TO CONFIRMATION BY BUILDER. USE FIGURED DIMENSIONS ONLY, DO NOT SCALE

FROM PLANS. REV/DATE DESCRIPTION ISSUED FOR INITIAL REVIEW A 10.06.25 ISSUED FOR DESIGN REVIEW B 16.06.25 C 17.06.25 ISSUED FOR CONSULTANTS XXXX D XXXX XXXX E XXXX F XXXX XXXX

LEGEND

TITLE NCC/AS - STAIRS CHECKED BY JE REVISION DWG # С INHAUS-25 PROJECT # 2543

# 11.2.2 Stairway construction

- (1) A stairway must be designed to take loading forces in accordance with AS/NZS 1170.1 and must have—
- not more than 18 and not less than 2 <u>risers</u> in each <u>flight;</u> and (a)
- goings (G), risers (R) and a slope relationship quantity (2R + G) in accordance with Table 11.2.2a, except as permitted by (2) and (3); and constant *goings* and *risers* throughout each *flight*, except as permitted by (3)
- and (4), and the dimensions of goings (G) and risers (R) in accordance with (1), (2) and (3) are considered constant if the variation betweenadjacent <u>risers</u>, or between adjacent <u>goings</u>, is not more than 5 mm; and
- the largest and smallest <u>riser</u> within a <u>flight</u>, or the largest and smallest going within a <u>flight</u>, is not more than 10 mm; and <u>risers</u> which do not have any openings that would allow a 125 mm sphere to
- pass through between the treads; and treads of solid construction (not mesh or other perforated material) if the stairway is more than 10 m high or connects more than 3 storeys.
- (2) In the case of a stairway serving only non-*habitable rooms*, such as attics,

storerooms and the like that are not used on a regular or daily basis-

- the going (G), riser (R) and slope relationship quantity (2R + G) in accordance with Table 11.2.2a may be substituted with those in Table 11.2.2b; and need not comply with (1)(d).
- (4) The point of measurement of the going (G) in the slope relationship quantity (2R + G) for tapered treads and treads in spiral stairways as described in Table 11.2.2a (see Figure 11.2.2a, Figure 11.2.2b and Figure 11.2.2c) must be—
- for *tapered treads*, other than treads in a *spiral stairway* (a) not more than 1 m in width, the middle of the unobstructed width of the stairway (see <u>Figure 11.2.2b</u>); and
  - more than 1 m in width, 400 mm from the unobstructed width of each side of the stairway (see <u>Figure 11.2.2c</u>); and
- for treads in spiral stairways, the point seven tenths of the unobstructed width (b) from the face of the centre pole or support towards the handrail side (see Figure 11.2.2d and Figure 11.2.2e).
- (5) <u>*Riser*</u> and <u>going</u> dimensions must be measured in accordance with <u>Figure 11.2.2f</u>.

Table 11.2.2a Riser and going dimensions (mm)

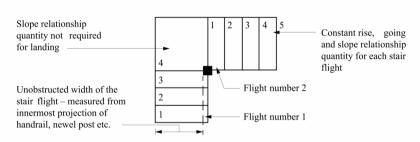
Stair type		<u>Riser</u> (R) (see <u>Figure 11.2.2f</u> )		(G) (see <u>11.2.2f</u> )	Slope relationship (2R+G)		
	Мах	Min	Max	Min	Max	Min	
Stairs (other than spiral)	190	115	355	240	700	550	
Spiral	220	140	370	210	680	590	

▼ Table Notes

<u>Riser</u> and <u>going</u> dimensions must be measured in accordance with <u>Figure</u> <u>11.2.2f</u>

Table 11.2.2h Diser and going dimensions (mm) - stainways serving

The going (G) must be not more than the tread depth plus a maximum gap of 30 mm between the rear edge of one tread and the nosing of the tread above. Figure 11.2.2a Measurement of slope relationship — Plan view — Stair with 2 flights



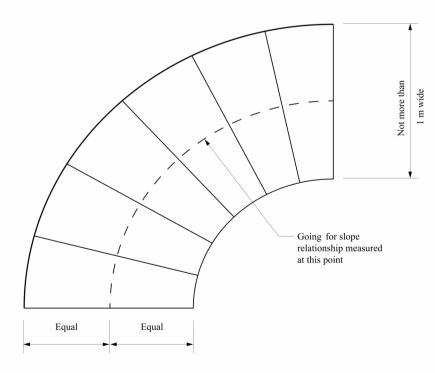


Figure 11.2.2c Measurement of slope relationship — Plan view — Tapered treads more than 1 m wide

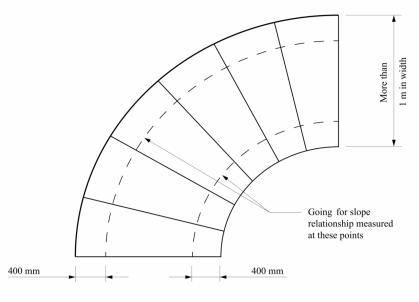
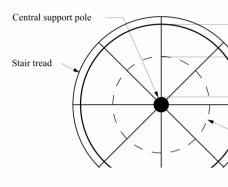


Figure 11.2.2d Spiral stairs — Measurement for slope relationship



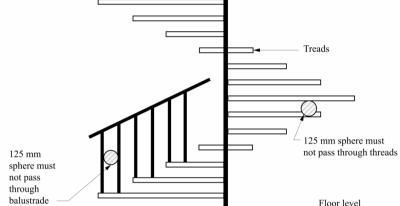
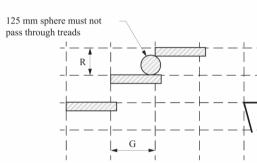


Figure 11.2.2f Riser and going dimensions — Measurement



11.2.2(1)(a) states that a stairway must have not more than 18 and not less than 2 <u>risers</u> in each <u>flight</u>. Where there are less than 2 <u>risers</u> in a <u>flight</u>, it

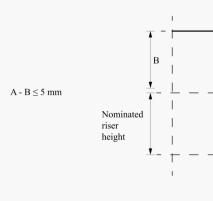
Explanatory information: Going and riser dimensions

deemed safe for people to walk up and down. This minimises the risk of people overstepping during descent on uneven stairs (due to short goings) and tripping on ascent (due to high risers). Table 11.2.2a and Table 11.2.2b express ratios between going and riser dimensions which are considered safe for use. 11.2.2(1)(c) accounts for conditions such as movement of materials due to atmospheric moisture changes or minor deviations related to variations in materials which affect finished stair dimensions.

Explanatory Figure 11.2.2a illustrates adjacent risers within a flight with minor deviations in the materials affecting the finished stair dimensions. The nominated <u>riser</u> height is exceeded by <u>riser</u> A. As a consequence <u>riser</u> height B is less than the nominated *riser* height. The difference between riser A and riser B cannot exceed 5 mm.

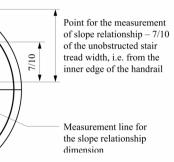
Explanatory Figure 11.2.2b illustrates an entire <u>flight</u> with minor deviations in the materials affecting the finished *riser* dimensions. In addition to the 5 mm difference permitted between adjacent goings or risers, the maximum difference between the smallest and largest *going* or *riser* within a *flight* must not exceed 10 mm. Despite the deviations shown in both diagrams, the stairs in the *flight* are deemed constant. Irrespective of any minor deviations permitted by 11.2.2(1)(c), finished *going* and *riser* dimensions must not exceed the limitations stipulated in Table 11.2.2a.

Figure 11.2.2a (explanatory) Minor deviations in a stairway — deviation in adjacent risers



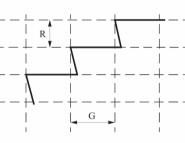
▼ Figure Notes 1. A = larger <u>riser</u> of two adjacent <u>risers</u>

NOT FOR CONSTRUCTION



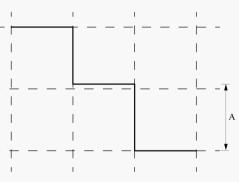
Central support pole

Floor level



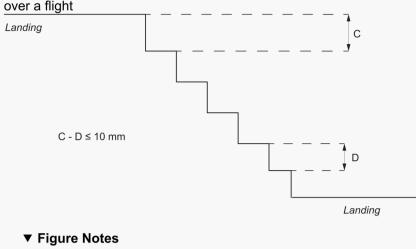
Explanatory information: Not more than 18 and not less than 2 risers

The purpose of 11.2.2 is to achieve constant *going* and *riser* dimensions



2. B = smaller *riser* of two adjacent *risers*. 3. This diagram only shows deviations in *risers*, however the same principle can apply for <u>goings</u>.

Figure 11.2.2b (explanatory) Minor deviations in a stairway – deviations



1. C = largest <u>riser</u> of the <u>flight</u>. 2. D = smallest <u>riser</u> of the <u>flight</u>. 3. This diagram only shows deviations in *risers*, however the same principle can apply for <u>goings</u>.

Explanatory information: Openings in stair risers

11.2.2(1)(d) allows the use of open *riser* stairs. However, it limits the openings to 125 mm to minimise the risk of a person (especially a young child) falling through the opening created by the open riser.

Explanatory information: Stairways with winders

- 11.2.2(3) allows the use of *winders* in stairways. However, 11.2.2(3) places a restriction on the number of allowable *winders* in a stairway *flight*, this restriction would apply equally to not permit a stairway incorporating a consecutive series of
- winders in a <u>flight</u>. This also means the maximum number of consecutive <u>winders</u> in any stairway

# **11.3.4 Construction of barriers to prevent falls**

(1) A barrier <u>required</u> by  $11.3.3^{14}$  must comply with (2) to (11).

- (2) The height of a barrier must be in accordance with the following:
- (a) The height must not be less than 865 mm above the nosings of the stair treads, the floor of a ramp or the like (see Figure 11.3.4a).
- The height must not be less than— (i) 1 m above the floor of any *landing*, corridor, hallway, balcony, deck, verandah, access path, mezzanine, access bridge, roof top space or the like to which general access is provided (see Figure 11.3.3b and <u>Figure 11.3.4a);</u> or
- 865 mm above the floor of a *landing* to a stairway or ramp where the barrier is provided along the inside edge of the *landing* and does not exceed a length of 500 mm.
- (3) A transition zone may be incorporated where the barrier height changes from 865 mm on the stairway *flight* or ramp to 1 m at the *landing* (see Figure 11.3.4b).
- (4) Openings in barriers (including decorative balustrades) must be constructed so that they do not permit a 125 mm sphere to pass through it and for stairways, the measured above the nosing line of the stair treads (see Figure <u>11.3.4a</u>).
- (5) Where a *required* barrier is fixed to the vertical face forming an edge of a *landing*, balcony, deck, stairway or the like, the opening formed between the barrier and the face must not exceed 40 mm.
- (6) For the purposes of (5), the opening is measured horizontally from the edge of the trafficable surface to the nearest internal face of the barrier.
- (7) A barrier to a stairway serving a non-*habitable room*, such as an attic, storeroom or the like that is not used on a regular or daily basis, need not comply with (4) if-
- (8) Restriction on horizontal elements:

(ii)

- Where it is possible to fall more than 4 m, any horizontal elements within the (a) barrier between 150 mm and 760 mm above the floor must not facilitate climbina.
- (b) For the purpose of (a), the 4 m is measured from the floor level of the trafficable surface to the surface beneath.
- (9) A barrier constructed of wire is deemed to meet the requirements of (4) if it is constructed in accordance with <u>11.3.6<sup>15</sup></u>.
- (10) A glass barrier or <u>window</u> serving as a barrier must comply with <u>H1D8<sup>16</sup></u> and the relevant provisions of this Part.
- (11) A barrier, except a *window* serving as a barrier, must be designed to take loading forces in accordance with AS/NZS 1170.1.
- Figure 11.3.4a Barrier construction

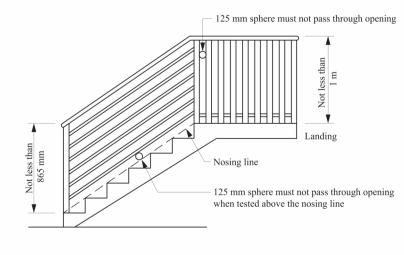
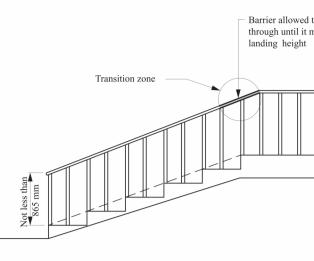


Figure 11.3.4b Measuring heights for barriers and handrails and where transition zones are allowed



Explanatory information

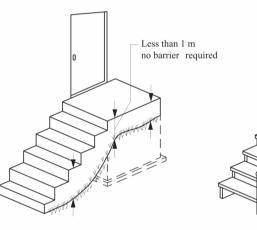
# For a *window* forming part of a barrier, any horizontal elements such as a window sill, transom or rail between 150 mm and 760 mm above the floor is deemed to facilitate climbing.

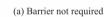
Section 8 contains the glazing assembly provisions for glass barriers and

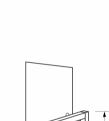
# 11.3.3 Barriers to prevent falls

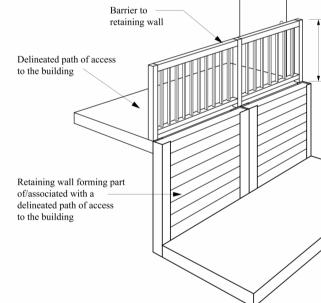
(1) A continuous barrier must be provided along the side of a trafficable surface, such

- a stairway, ramp or the like; and (a)
- a floor, corridor, hallway, balcony, deck, verandah, mezzanine, access bridge or (b) the like; and
- a roof top space or the like to which general access is provided; and (c) any delineated path of access to a building, (d)
- where it is possible to fall 1 m or more measured from the level of the trafficable surface to the surface beneath (see Figure 11.3.3a).
- (2) The requirements of (1) do not apply to—
- a retaining wall unless the retaining wall forms part of, or is directly associated (a) with, a delineated path of access to a building from the road, or a delineated path of access between buildings (see Figure 11.3.3b); or









**Explanatory information: Intent** 

The intent of the barrier requirements is to prescribe provisions to minimise the risk of a person falling from a stairway, raised floor level (such as a balcony) or the like. 11.3.3 sets out when barriers are <u>required</u> to be provided and <u>11.3.4<sup>13</sup></u> contains the requirements for the construction of barriers.

Explanatory information: Barriers and children

Children are at particular risk of falling off, over or through ineffectively designed or constructed barriers. Accordingly the requirements of this Part aim to ensure that a barrier reduces the likelihood of children being able to climb over a barrier or fall through a barrier.

- Barrier allowed to continue through until it meets

	<b>_</b>
	Not less than
	Landing

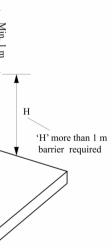
# 11.3.5 Handrails

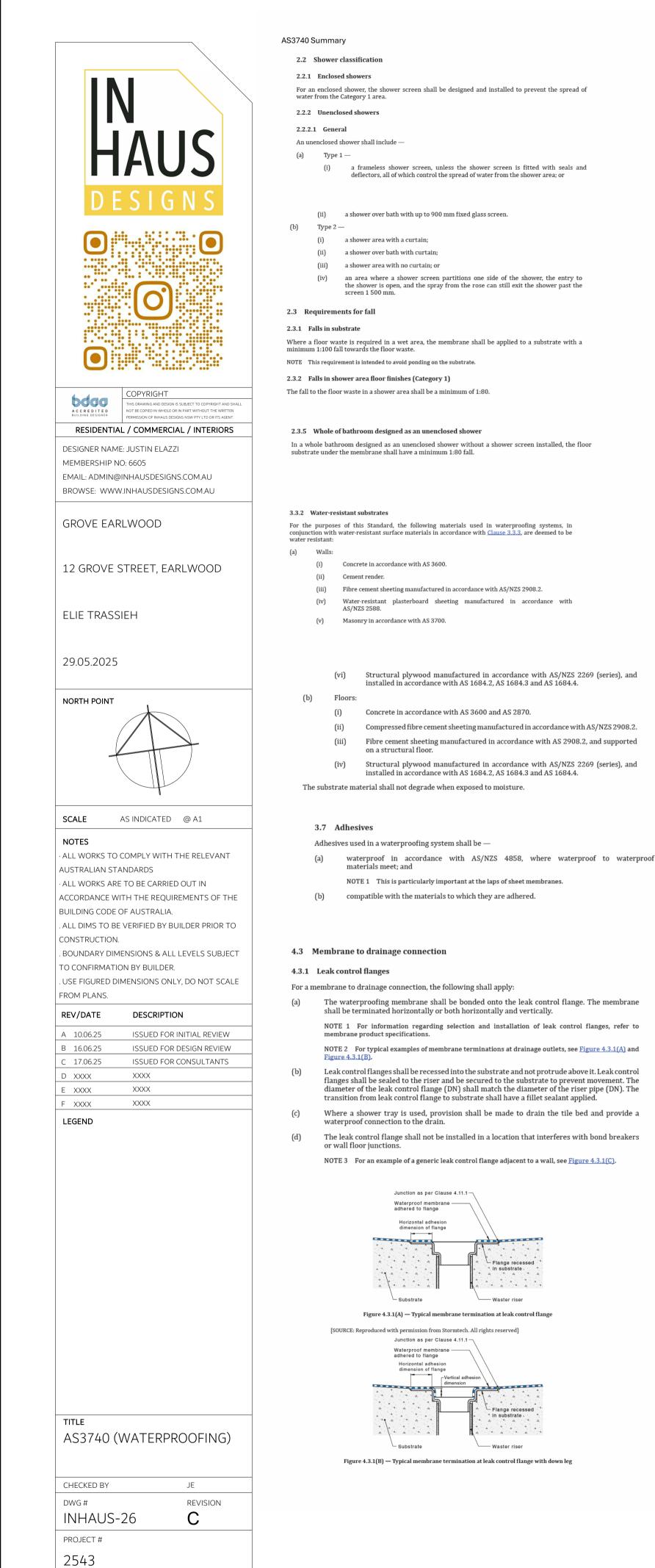
(1)	Handrails to a stairway or ramp must—
(a)	be located along at least one side of the stairway <i>flight</i> or ramp; and
(b)	be located along the full length of the stairway <u>flight</u> or ramp, except in the case where a handrail is associated with a barrier the handrail may terminate where the barrier terminates; and
(c)	have the top surface of the handrail not less than 865 mm vertically above the nosings of the stair treads or the floor surface of the ramp (see <u>Figure 11.3.4b</u> ); and
(d)	be continuous and have no obstruction on or above them that will tend to break a handhold, except for newel posts, ball type stanchions, or the like.
(2)	The requirements of (1) do not apply to—
(a)	a stairway or ramp providing a change in elevation of less than 1 m; or
(b)	a <u>landing;</u> or
(c)	a <u>winder</u> where a newel post is installed to provide a handhold.
Ex	planatory information
(a)	11.3.5 addresses requirements regarding location, height and extent of handrails. Where a barrier and handrail are installed together, 11.3.5 is to be read in conjunction with <u>11.3.3<sup>17</sup>, 11.3.4<sup>18</sup> and <u>11.3.6<sup>19</sup></u>.</u>
(b)	A handrail is <u>required</u> on at least one side of the stairway <u>flight</u> or ramp. The top rail of a barrier may be suitable as a handrail if it meets 11.3.5 and is able to be grasped by hand to provide support to the person using the stairway or ramp.
(c)	11.3.5(1)(b) requires a continuous handrail which must extend the full length of the stairway <u>flight</u> or ramp except where the handrail is associated with the barrier, in which case the handrail can terminate where the barrier is allowed to terminate. This allows for the barriers to geometric stairways such as elliptical, spiral, circular or curved stairways to finish a few treads from the bottom of the stairway.
(d)	11.3.5(1)(c) requires a minimum handrail height of 865 mm. This height provides comfort, stability, support and assistance for most users.
(e)	<ul> <li>(i) a stairway or ramp is providing a change in elevation less than 1 m; or</li> </ul>

(ii)	a <u>landing</u> for a stairway or ramp; or
(iii)	a <u>winder</u> in a stairway if a newel post is installed to provide a handhold.



(b) Barrier required





# WR/WP wall board -Fillet -

Stud -

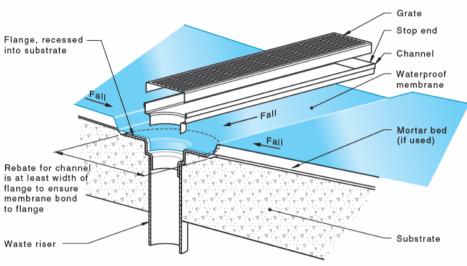
Leak control flangerecessed flush into substrate Horizontal adhesion

dimension of flange

Substrate

4.3.2 Linear drainage connections recessed leak control flange

> Flange, recessed into substrate



flange to ensure membrane bond to flange

4.4 Surface preparation

4.4.1 Surface preparation contamination.

NOTE 1 To aid in adh

NOTE 3 All surfaces to which a waterproofing system is to be applied should be treated to improve adhesion of the membrane, with particular emphasis on liquid waterproofing systems. Cured materials should be well bonded to the substrate to prevent subsequent failure through shear, cyclical or elongation stress. NOTE 4 Surface irregularities may be addressed by grinding, shot blasting, scarification, localized filling, selflevelling topping or any other mechanical means deemed appropriate. The importance of surface irregularities is reflected in the use of a standardized measure of concrete surface roughness known as the Concrete Surface

4.4.4 Wall sheeting preparation

NOTE 2 Setting materials should be water resistant.

4.4.5 Render preparation

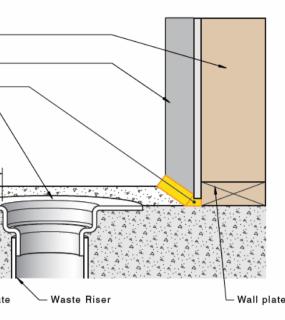
The surface of the render shall be smooth and uniform. NOTE Guidance on rendering is provided in AS 3958.1.

4.8 Waterstops

4.8.1 General

An unenclosed shower shall incorporate a waterstop finishing at the perimeter of the shower area. Clause 2.2.2.1) as follows: (a)

screed to prevent water retention in the screed beyond the waterstop. (b)



# Figure 4.3.1(C) — Generic leak control flange adjacent to a wall

The waterproof drainage shall be continuous for the membrane into the drainage outlet. Where the drainage channel does not have an integral horizontal or vertical surface of 50 mm for termination of the membrane, the membrane shall be continuous underneath the drainage channel, terminating at a

When the drainage channels without integral flanges are installed against a wall, the installation shall conform to the waterproofing requirements of <u>Clause 4.6.3</u>.

NOTE See Figure 4.3.2 for an example of a linear drain with a centrally located single outlet.

NOTE Trim should not restrict substrate drainage at linear drain.

Figure 4.3.2 — Linear drain single outlet centrally located

The preparation of the substrate for membranes shall result in the surface of the substrate being smooth, without protrusions, voids or formwork distortions, and clean, dry, and free from dust and

Substrates shall be treated in order to eliminate pin-holing caused by substrate degassing during the wet film curing process, and for adhesion to the substrate. rate should be at least th

equivalent to that of a wood float or light broom finish. Priming may be required for some types of membrane. NOTE 2 Refer to product specifications for guidance on appropriate treatments.

Profile (CSP). For more information regarding CSP, refer to Appendix E of AS 1884:2021.

Substrate sheet materials shall be mechanically fastened to the supporting structure.

NOTE 1 Substrate sheet materials should be installed in accordance with the manufacturer's instructions.

NOTE 3 Setting materials should not de-bond or de-laminate.

NOTE 4 It is recommended that fibre cement sheeting be a minimum of 6 mm.

NOTE 5 All free edges of sheet materials should be supported.

Waterstops shall be installed to retain water within the shower area or wet area. Waterstops are an integral part of the waterproofing system and shall conform with <u>Clauses 4.8</u> and <u>4.9</u>.

4.8.2 Waterstop for unenclosed showers

This clause sets out requirements for waterstops according to the type of unenclosed shower (see

*Type 1 unenclosed showers* — A waterstop shall be placed under the splash restriction device and across the opening of the shower of a Type 1 shower screen. NOTE 1 It is advisable to have either the screed drained, or a membrane placed on the top of the

NOTE 2 Type 1 unenclosed showers have a device that will restrict splashing during use. Type 2 unenclosed showers — The waterstop of a Type 2 shower shall be a minimum of 1 500 mm from the shower rose connection to the wall or the ceiling.

NOTE 3 See Figure 4.8.2(A) for an example of a Type 2 unenclosed shower.

NOTE 4 If using the waterstop at the door threshold for a Type 2 unenclosed shower see <u>Clause 2.3.5</u>.

4.8.3 Waterstops for enclosed showers

An enclosed shower shall incorporate a waterstop under the bottom rail of the shower screen and the opening. See Figure 4.8.2(B), Figure 4.8.2(C) and Figure 4.8.2(D).

4.8.4 Waterstop for enclosed showers without hobs or set-downs

At the extremity of the shower area —

- where a shower screen is to be installed, a waterstop shall be positioned so that its vertical leg will finish a minimum of 5 mm above the finished floor level (see Figure 4.8.4); and
- where the waterstop intersects with a wall or is joined, the junction shall be waterproof. (b) NOTE For a typical hobless construction, see Figure 4.8.4.

# 4.8.5 Showers located near exits to wet areas

Where the extremity of a shower area is located within 200 mm of an exit from a wet area, it shall be an enclosed shower area as defined in <u>Clause 1.3.31</u>. (a)

- have one of the following: (b)
  - A waterstop that finishes a minimum of 5 mm above the finished floor level, under (i) the shower screen.
  - (ii) A hob at the extremity of the shower area. (iii) A step-down of minimum 15 mm from the finished floor level at the extremity of the shower area.
- (c) have a vertical waterstop where the shower screen abuts the wall.

NOTE It is recommended that the floor surface outside the shower area should have fall away from the exit to prevent water escaping from the wet area.

# 4.9 Door openings

(c)

(d)

4.9.1 Perimeter flashing at floor level openings

The following requirements apply to perimeter flashing at floor level openings:

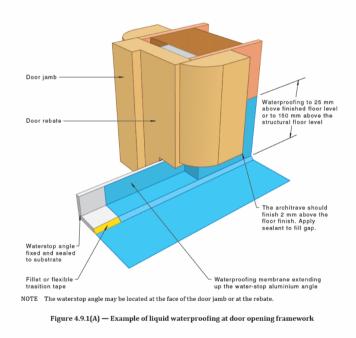
- (a) Whole wet area floor waterproofing shall incorporate
  - a waterstop that has a vertical leg finishing flush with the top of the finished floor level shall be installed at floor level openings; and
  - a floor membrane terminated to create a waterproof seal to the waterstop and to (ii) the perimeter flashing.
- Waterproofing other than whole wet area floor waterproofing shall incorporate a (b) waterstop that
  - has a vertical leg finishing flush with the top of the finished floor level installed at (i) floor level openings; and
- (ii) is integral with the perimeter flashing. Perimeter flashing to wall, floor surfaces, and door openings shall —
- (i) be continuously sealed to the horizontal surface:
- have a vertical leg of a minimum of 25 mm above the finished floor level, except (ii) across doorways; and
- (iii) have a horizontal leg with a minimum width of 50 mm.
- Waterstops at cavity sliders shall —
- (i) be returned across the cavity opening; and
- (ii) have a membrane applied to form a continuous perimeter flashing.
- NOTE For an example of waterproofing installation, see Figure 4.9.1(B).

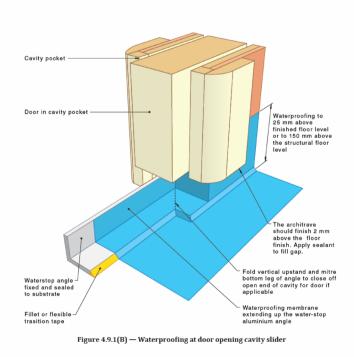
4.9.2 Protection of door frames and architraves

- The requirements for protection of door frames and architraves are as follows:
- Timber door frames shall not be embedded into the tiles.
- There shall be a sealed gap of a minimum of 2 mm between the door architrave and the floor.
- The underside of the door jamb and architrave shall be treated to resist moisture.

NOTE Some examples of moisture resistant treatments include paint, sealant, etc

See examples of waterproofing installations in Figure 4.9.1(A), Figure 4.9.1(B), and Figure 4.9.1(C).





# 4.10 Fillets and bond breakers — bond breaker installation for bonded membranes

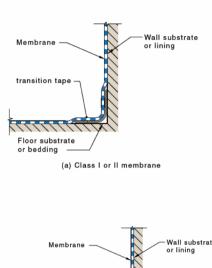
At any change of plane or materials, and at movement joints, fillets or bond breakers shall be used where the membrane is bonded to the substrate. Bond breakers shall be of the type compatible with the flexibility class of the membrane to be used in accordance with <u>Table 4.10</u>.

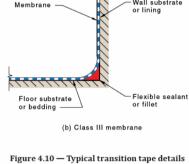
NOTE 1 Typical transition tape details are shown in Figure 4.10.

NOTE 2 Additional information on bond breakers is given in Appendix A.

NOTE 3 Fillets or bond breakers are not needed in the internal angle of waterstops.

Table 4.10 — Bond breakers					
Membrane class	Elongation at break	Minimum bond breaker/tape width			
Ι	10 % to 59 %	100 mm			
II	60 % to 299 %	35 mm			
III	≥ 300 %	12 mm			
NOTE 1 Bond breakers for Class I membranes (low extensibility) allow the membrane to flex rathe than stretch.					





4.11 Junctions, transitions, and terminations

# 4.11.1 Types of junctions, transitions, and terminations

The following list specifies the minimum requirements for the treatment for various junctions. Junctions may be either wall to floor or wall to wall. Either the floor or wall may be waterproof, water resistant or have no treatment specified.

The types of junctions that shall be used are as follows:

- *Type 1* Where waterproof to waterproof surfaces meet, the waterproofing shall be (a) continuous across the junctions and shall be deemed to be a waterproof junction.
- Type 2 Where waterproof to water-resistant surfaces meet, a bead of sealant shall be (b) deemed to be a waterproof junction.
- *Type 3* Where water-resistant to water-resistant surfaces meet, a bead of sealant shall be (c) deemed to be a water-resistant junction.

Type 4 — Where non-water-resistant or non-waterproof surfaces meet water-resistant (d) surfaces, a bead of sealant shall be deemed to be a water-resistant junction. NOTE Membrane connections to barrier stops in conjunction with a junction sealant ensures a transition that

4.11.2 Vertical flashing for shower wall junctions

Vertical flashing may be external or internal and shall terminate a minimum of 1 800 mm above the finished floor level of the shower or base of the bath or tray, or 50 mm above the shower rose, whichever is the higher.

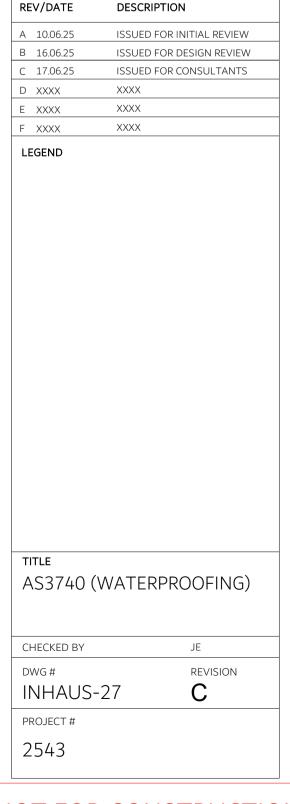
4.11.2 Vertical flashing for shower wall junctions

Vertical flashing may be external or internal and shall terminate a minimum of 1 800 mm above the finished floor level of the shower or base of the bath or tray, or 50 mm above the shower rose, whichever is the higher.

Vertical flashing shall be used as follows:

- External vertical flashing may be used with external membranes systems and installed (a) behind the wall sheeting or render, provided they have legs of sufficient width to allow the wall sheeting or render to overlap by a minimum of 30 mm. The mechanical fastening of the wall sheeting shall not penetrate the flashing.
- Internal vertical flashing may be used with both external and internal membrane systems, (b) provided each leg has a minimum overlap of 40 mm to the wall sheeting or render and, where used with
  - internal membranes, each leg extends vertically from within the shower tray; (i) external membranes, each leg overlaps the top edge of the floor waterproofing (ii)
  - system, by a minimum of 20 mm; and preformed shower bases or baths, each leg extends to the bottom edge of the wall (iii)
  - sheeting or render. NOTE 1 The membrane should be terminated to a Type 2 junction sealant as per Clause 4.11.1.

NOTE 2 Where a shower rose is ceiling mounted, the membrane should terminate to the full height of the wall to a Type 3 junction sealant as per <u>Clause 4.11.1</u>.



# Tile adhesive - Metal framed stud and track wall Water resistant membrane to 150 mm above bath edge Water resistant sealed to bath lip wall linings Tile finishes - Metal top hat channel to stud rebate Type 1 sealant to tile/bath iunction 6 mm minimum Wet area sealant to flexible joint tile/bath junction Fitted recessed bath edge

Figure 4.13.2.2(C) — Bath with no shower over it — Fitted bath — Metal framed wall

# Figure 4.13.2.2(B) — Bath with no shower over it — Fitted bath — Masonry wall with sheet spaced via battens

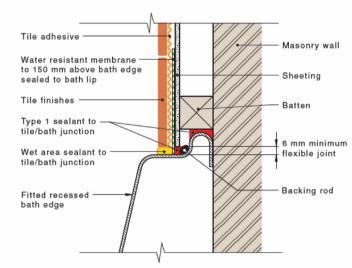
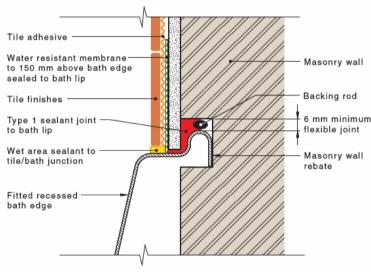


Figure 4.13.2.2(A) — Bath with no shower over it — Fitted bath — Masonry wall



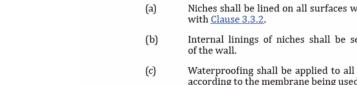
# Figures 4.13.2.2(A) to 4.13.2.2(E) show examples of baths recessed in to various wall types.

junctions. The walls around the bath shall be water resistant to 150 mm above the bath edge.

Baths recessed into a wall shall have an integral vertical upstand lip along the side of the bath walls to enable a waterproof junction between the bath and walls. There shall be full waterproofing of bath/wall

4.13.2.2 Baths to be recessed into a wall with no shower over them

There shall be full waterproofing of walls around the bath to 150 mm above any shower rose connection.



4.13 Baths and spas

4.13.1 General

4.12.1 Shower areas

waterproofing or seal.

set with water resistant setting compounds

4.12.2 Horizontal surface taps

(a) with pre-formed flange systems;

(b) the tap body to the membrane; or

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Connection and sealing to tap bodies shall be treated as a Type 2 termination as per <u>Clause 4.11.1</u>

4.12.3 Other penetrations in Category 1 areas

(c) the substrate where a membrane is not required.

NOTE 1 Typical niche detail for shower areas is shown in Figure 4.12.4.

NOTE 3 For mixer taps, drainage may be allowed at the base of the cover plate.

integrity of that waterproofing system are not addressed in this document

Penetrations through water-resistant substrates and surface finishes shall be sealed in accordance with <u>Clause 4.11.1</u>.

Penetrations for fixtures such as taps, shower nozzles, recessed soap holders and the like, shall be

waterproofed by sealing with pre-formed flange systems or a sealant. When sealing the tap body to the

wall, allowance shall be made for the servicing of tap washers or ceramic disks without damaging the

NOTE 2 Where shower roses are ceiling mounted, the penetration should be sealed and sheet fixings should be

NOTE 4 Mixer taps that cannot be incorporated into a waterproofing membrane system and maintain the

Any penetrations of mechanical fixings or fastenings through surface materials shall be waterproofed.

Tap penetrations on horizontal surfaces surrounding baths and spas shall be waterproofed by sealing —

Where fixings penetrate surfaces required to be waterproof, the flexible sealant shall be compatible

with the waterproof membrane material.

4.12.4 Niches, inlaid soap holders, and footrests

- Niches shall be lined on all surfaces with a water-resistant substrate material in accordance
- The requirements for niches installed in the wall of a shower area are as follows:

# Internal linings of niches shall be separated from any wall linings on the opposite side

# Waterproofing shall be applied to all surfaces and fillets or bond breakers shall be applied according to the membrane being used in accordance with <u>Clause 4.10</u>.

- (d) The base of a niche shall have a minimum grade fall of 1:100 towards the shower.

Baths and spas shall be supported to prevent distortion and cracking. Baths and spas that are recessed

into the wall shall be installed to allow the water-resistant surface materials of the wall to pass down

NOTE 2 Where a Type 1 or 2 unenclosed shower is adjacent to a bath, it should be treated as a shower over bath.

Where a bath end wall is within a shower area, it shall be treated as a shower area wall.

NOTE 1 For typical bath/spa wall junctions, see Figure 4.13.3(A) to Figure 4.13.3(E).

When installing baths and spas, the integrity of the structure shall be maintained.

inside the rim of the bath or spa. The wall substrate shall be connected to the bath with a Type 2

junction sealant, as per <u>Clause 4.11.1</u>, compatible with the membrane.

For insert baths, a waterstop shall be installed around the periphery.

4.13.2.1 Baths without an integral upstand edge — insert baths

4.13.2 Baths without showers over them

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SCALE

NOTES

AUSTRALIAN STANDARDS

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NORTH POINT

AS INDICATED @ A1

· ALL WORKS TO COMPLY WITH THE RELEVANT

ACCORDANCE WITH THE REQUIREMENTS OF THE

ALL DIMS TO BE VERIFIED BY BUILDER PRIOR TO

. BOUNDARY DIMENSIONS & ALL LEVELS SUBJECT

. USE FIGURED DIMENSIONS ONLY, DO NOT SCALE

· ALL WORKS ARE TO BE CARRIED OUT IN

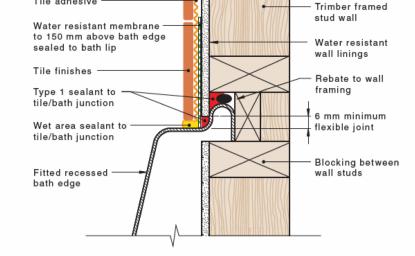


Figure 4.13.2.2(D) — Bath with no shower over it — Fitted bath — Timber-framed wall

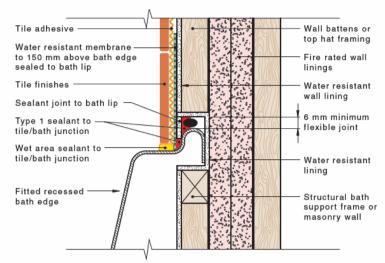


Figure 4.13.2.2(E) — Bath with no shower over it — Fitted bath — Fire rated framed wall

# 4.13.3 Baths with showers over them

4.13.3.1 Bath adjoining a Type 2 unenclosed shower

A bath installation adjoining a Type 2 unenclosed shower shall be waterproofed as a shower-over-bath installation for fitted or insert baths according to <u>Clauses 4.13.3.2</u> and <u>4.13.3.3</u>.

4.13.3.2 Baths recessed into a wall — fitted baths

There shall be full waterproofing of walls around the bath to 150 mm above the edge of the bath. There shall be full waterproofing to junctions and penetrations at a minimum of 1800 mm from the bath floor.

4.13.3.3 Baths without an integral upstand edge — insert baths

There shall be full waterproofing of walls around the bath to 150 mm above the edge of the bath. There shall be full waterproofing to junctions and penetrations at a minimum of 1800 mm from the bath floor.

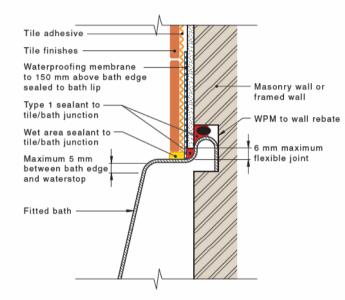


Figure 4.13.3(A) — Shower over bath — Fitted bath — Framed or masonry walls

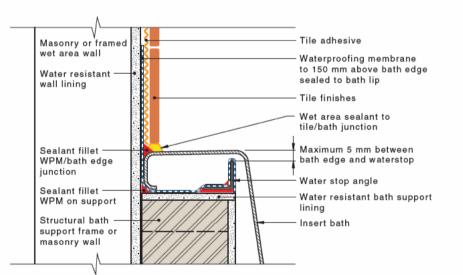


Figure 4.13.3(B) — Shower over bath — Fitted bath — Fitted against wall

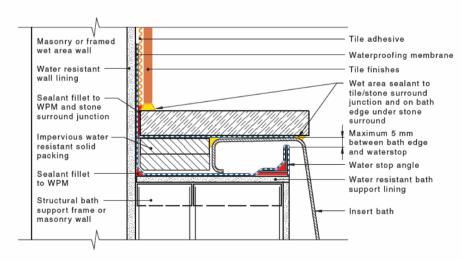


Figure 4.13.3(C) — Shower over bath — Insert bath — Stone surround

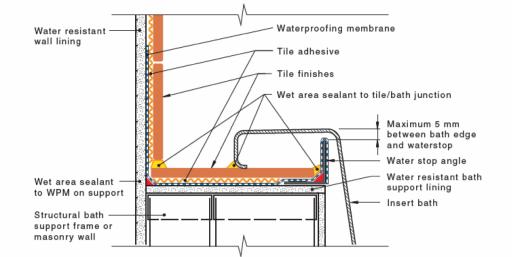


Figure 4.13.3(D) — Insert bath — Tile surround

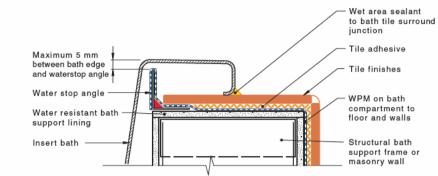


Figure 4.13.3(E) — Shower over bath — Insert bath — Bath compartment wall

# 4.13.4 Freestanding baths

The extent of waterproofing for freestanding baths with or without a shower over them shall be as for Type 2 unenclosed shower (see <u>Clause 4.8.2</u> and <u>Figure 4.8.2(A)</u>).

# 4.13.5 Bath end walls abutting a shower

Where a bath end wall is within a shower area, it shall be treated as a shower area wall. NOTE Where a Type 1 or 2 unenclosed shower is adjacent to a bath, it should be treated as a shower over bath.

# 4.13.6 Spa baths

When installing spa baths, the following shall apply:

- (a) Waterproofing underneath spa to 150 mm vertical termination to internal spa shell. Provision of overflow to outer floor to conforming leak control flange to a maximum of 30 (b) mm below waterproofing tanking to spa shell.
- NOTE 1 Where drainage is provided under the spa, it should be at membrane level with falls to waste. Where non-proprietary access to the pump is provided, water is to be excluded from entering (c)
- the access panel. Pump mountings to be sealed so as not to perforate the membrane. (d)
- Provision of ventilation under spa shell to manage condensation. (e)
- (f) Where drainage is provided under the spa, provision of that drainage at membrane level with
- falls to waste. NOTE 2 See Figure 4.13.6 for spa bath compartment detail at bath face.
- 4.15 Enclosed shower screen placement

# 4.15.1 Showers with hobs

The shower screen shall be installed so as to ensure it is —

flush with the shower area side of the hob; or (a)

- overhanging into the shower area; or (b)
- inside the hob.
- NOTE A self-draining sub-sill is considered to be part of the shower screen.

# 4.15.2 Showers with step-downs

The shower screen shall be installed so as to ensure it is —

- flush with the finished vertical surface of the step-down; or (a)
- overhanging into the shower area; or (b)
- inside the step-down of the shower area. (c)

4.15.3 Showers without hobs or step-downs

- The shower screen shall be positioned —
- over the top of the waterstop that defines the shower area; or (a)
- inside the waterstop that defines the shower area. (b)

# 4.17 Polished concrete

Waterproofing systems beneath polished concrete shall be installed in accordance with <u>Clause 4.6</u>, Clause 4.7, Clause 4.8, Clause 4.9, Clause 4.10, Clause 4.11 and their sub-clauses, and the following requirement

- Membrane shall be protected from abrasive damage when placing and vibrating the topping (a) concrete by installing a protective underlayment
- (b) Membrane detail to vertical surfaces and walls are to be protected against damage caused when placing and polishing the concrete and incompatible sealers.

Topping concrete shall be bonded to the protective underlayment with a compatible bond coat. (c) NOTE Figure 4.17 shows a typical polished concrete floor installation.

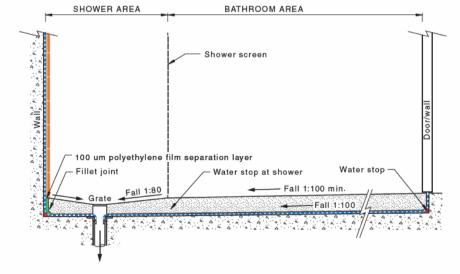


Figure 4.17 — Polished concrete floor for unenclosed shower

4.18 Floor heating

Underfloor heating cables shall not penetrate waterproofing membranes. Underfloor heating cables shall not penetrate waterstop angles.