

These specifications form the basis of the certified NatHERS assessment. Any deviation from them will render the NatHERS certificate invalid and result in non-compliance with the National Construction Code 2022. In case of any variation from these specifications contact Eco Certificates Pty Ltd to obtain updated NatHERS and BASIX certificates, along with a revised version of this document. This document serves as a summary and general guide only. The detailed specifications outlined in the NatHERS certificate must be strictly followed during the design and construction of the proposed development.

Assessment Date: 04 / 05 / 2026
Assessor: Manuel Basiri - DMN Accredited Assessor DMN/12/1462 / MIEAust
Thermal Modeling Software: HERO 4.1
Development: EC - 5882 - 768C Henry Lawson Drive, Picnic Point NSW 2213

Windows and Skylights

	Description	Type	U Value	SHGC
1	All windows and glazed doors	Generic glazing system modelled – dark frame colour modelled	3.90	0.40

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.

External and Internal Walls

	Description	Construction	Insulation	Colour (Solar Absorptance)
1	All external walls	As per plans	R 2.00	As per plans
2	All internal walls	As per plans	None	N/A

The solar absorptance values are as per definition of Light, Medium and Dark Colours in the thermal modelling software and the naming might differ according to the latest version of the BASIX thermal comfort protocol.

Floors

	Description	Construction	Insulation	Floor Covering
1	All floors of lower ground floor	As per plans	R 1.00	Not Specified (Defaults Applied)
2	All other floors	As per plans	None	Not Specified (Defaults Applied)

Ceilings and Roofs

	Description	Construction	Insulation	Colour (Solar Absorptance)
1	All ceilings under balcony or roof areas	As per plans	R 4.00	N/A
2	All Roof	As per plans	None required for NatHERS thermal comfort compliance (unless required by other disciplines)	As per plans

Ceiling penetrations, including the installation of sealed recessed downlights and 250 mm exhaust fans, have been accounted for in the NatHERS thermal comfort modelling associated with this specifications schedule. If unsealed recessed downlights or any other unsealed penetrations are introduced into the ceiling insulation at any stage, the NatHERS certificate linked to this specification - as well as the BASIX certificate for this development, if applicable - will become invalid and must be updated accordingly. The sealed recessed downlights and exhaust fans have been modelled with a 50 mm insulation clearance.