



Assessor # 20101		Certificate # 37162183			Issued: 07/11/11	
Thermal Performance Specifications						
These are the Specifications upon which the Certified Assessment is based. If details included in these Specifications vary from other drawings or written specifications, these Specifications shall take precedence. If only one specification option is detailed for a building element, that specification must apply to all instances of that element for the project. If alternate specifications are detailed for a building element, the location and extent of alternate specifications must be detailed below and / or clearly indicated on referenced documents.						
Windows	Product ID	Glass	Frame	U value	SHGC	Area M ² Detail
Existing		Single clear	Timber	5.55	0.73	- As per plans
New		Single grey	Aluminium	6.6	0.53	- As per plans
Skylights	Product ID	Glass	Frame	U value	SHGC	Area M ² Detail
None						
Any U and SHGC values specified on Certificates Issued after 1 May 2007 are according to NRC100. All values prior to this date are ASHRAE. Alternate products may be used if their U value is lower, and the SHGC value is less than 10% higher or lower.						
External walls	Construction	Insulation	Colour	solar abs.	Detail	
Existing Masonry	None	Medium			As per plans	
New light weight construction	R1.5	Medium			As per plans	
Internal walls	Construction	Insulation	Detail			
Hebel	None	To inter-tenancy walls				
Plasterboard on studs	None	All walls within units				
Floors	Construction	Insulation	Covering	Detail		
Concrete	None	Carpet to bedrooms & living areas as per plans				
		Tiles to wet areas & Some living areas as per plans (hatched)				
Ceilings	Construction	Insulation	Detail			
Plasterboard	R2.5	Install to existing / new ceilings above units				
Roof	Construction	Insulation	Colour	solar abs.	Detail	
Existing roof tiles	None	Medium			As per plans	
Window cover	Internal (curtains)	External (awnings, shutters, etc)				
Not specified		N/A				
Fixed shading	Eaves (width - inc. gutters, if above windows)	Verandahs, Pergolas (type, description)				
Varying eaves widths and overhangs, as per plans		Enclosed balcony - As per plans				
Overshadowing	Overshadowing structures	Overshadowing trees				
N/A		N/A				

Orientation, Exposure, Ventilation and Infiltration		ABSA Assessor stamp	
Orientation of nominal north:	0 degrees		
Terrain category:	Suburban		
Roof ventilation:	None		
Cross ventilation:	Standard		
Subfloor:	None		
Living area open to entry:	Yes - Conditioned corridor		
Doors separate living areas:	No		
Shut open to heated areas:	No		
Seals to windows and doors:	Yes		
Exhaust fans without dampers:	No		
Ventilated awnings:	No		
Open fire, unflued gas heat:	No		
Vented downlights:	No		
Wall and ceiling vents:	No		