

BASIX[®]Certificate

Building Sustainability Index www.basix.nsw.gov.au

Multi Dwelling

Certificate number: 649695M_08

This certificate confirms that the proposed development will meet the NSW government's requirements for sustainability, if it is built in accordance with the commitments set out below. Terms used in this certificate, or in the commitments, have the meaning given by the document entitled "BASIX Definitions" dated 10/09/2020 published by the Department. This document is available at www.basix.nsw.gov.au

This certificate is a revision of certificate number 649695M_02 lodged with the consent authority or certifier on 21 September 2016 with application SSD 15-6966.

It is the responsibility of the applicant to verify with the consent authority that the original, or any revised certificate, complies with the requirements of Schedule 1 Clause 2A, 4A or 6A of the Environmental Planning and Assessment Regulation 2000

Secretary

Date of issue: Friday, 17 December 2021

To be valid, this certificate must be lodged within 3 months of the date of issue.



Planning,
Industry &
Environment

Project summary		
Project name	Barangaroo 1B (R5) - Certification_08	
Street address	6 Watermans Quay Sydney 2000	
Local Government Area	Sydney City Council	
Plan type and plan number	deposited 1204948	
Lot no.	200	
Section no.	-	
No. of residential flat buildings	1	
No. of units in residential flat buildings	212	
No. of multi-dwelling houses	0	
No. of single dwelling houses	0	
Project score		
Water	✔ 48	Target 40
Thermal Comfort	✔ Pass	Target Pass
Energy	✔ 24	Target 20

Certificate Prepared by

Name / Company Name: Lendlease Technical Services (Aust) Pty Ltd

ABN (if applicable): 51632932391

Description of project

Project address	
Project name	Barangaroo 1B (R5) - Certification_08
Street address	6 Watermans Quay Sydney 2000
Local Government Area	Sydney City Council
Plan type and plan number	deposited 1204948
Lot no.	200
Section no.	-
Project type	
No. of residential flat buildings	1
No. of units in residential flat buildings	212
No. of multi-dwelling houses	0
No. of single dwelling houses	0
Site details	
Site area (m ²)	1958.22
Roof area (m ²)	726.7
Non-residential floor area (m ²)	587.4
Residential car spaces	134
Non-residential car spaces	3

Common area landscape		
Common area lawn (m ²)	248.65	
Common area garden (m ²)	248.65	
Area of indigenous or low water use species (m ²)	0.0	
Assessor details		
Assessor number	20941	
Certificate number	0006848690	
Climate zone	17	
Project score		
Water	 48	Target 40
Thermal Comfort	 Pass	Target Pass
Energy	 24	Target 20

Description of project

The tables below describe the dwellings and common areas within the project

Residential flat buildings - R5, 212 dwellings, 30 storeys above ground

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
0101	3	144.1	0.0	0.0	0.0
0106	2	100.2	0.0	0.0	0.0
0203	1	49.5	0.0	0.0	0.0
0208	2	103.0	0.0	0.0	0.0
0305	2	70.0	0.0	0.0	0.0
0402	1	60.0	0.0	0.0	0.0
0407	1	64.0	0.0	0.0	0.0
0504	1	49.0	0.0	0.0	0.0
0601	3	144.1	0.0	0.0	0.0
0606	2	100.2	0.0	0.0	0.0
0703	1	49.5	0.0	0.0	0.0
0708	2	103.0	0.0	0.0	0.0
0805	2	70.0	0.0	0.0	0.0
0902	1	60.0	0.0	0.0	0.0
0907	1	64.0	0.0	0.0	0.0
1004	1	49.0	0.0	0.0	0.0
1101	3	144.1	0.0	0.0	0.0
1106	2	100.2	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
0102	1	60.0	0.0	0.0	0.0
0107	1	64.0	0.0	0.0	0.0
0204	1	49.0	0.0	0.0	0.0
0301	3	144.1	0.0	0.0	0.0
0306	2	100.2	0.0	0.0	0.0
0403	1	49.5	0.0	0.0	0.0
0408	2	103.0	0.0	0.0	0.0
0505	2	70.0	0.0	0.0	0.0
0602	1	60.0	0.0	0.0	0.0
0607	1	64.0	0.0	0.0	0.0
0704	1	49.0	0.0	0.0	0.0
0801	3	144.1	0.0	0.0	0.0
0806	2	100.2	0.0	0.0	0.0
0903	1	49.5	0.0	0.0	0.0
0908	2	103.0	0.0	0.0	0.0
1005	2	70.0	0.0	0.0	0.0
1102	1	60.0	0.0	0.0	0.0
1107	1	64.0	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
0103	1	49.5	0.0	0.0	0.0
0108	2	103.0	0.0	0.0	0.0
0205	2	70.0	0.0	0.0	0.0
0302	1	60.0	0.0	0.0	0.0
0307	1	64.0	0.0	0.0	0.0
0404	1	49.0	0.0	0.0	0.0
0501	3	144.1	0.0	0.0	0.0
0506	2	100.2	0.0	0.0	0.0
0603	1	49.5	0.0	0.0	0.0
0608	2	103.0	0.0	0.0	0.0
0705	2	70.0	0.0	0.0	0.0
0802	1	60.0	0.0	0.0	0.0
0807	1	64.0	0.0	0.0	0.0
0904	1	49.0	0.0	0.0	0.0
1001	3	144.1	0.0	0.0	0.0
1006	2	100.2	0.0	0.0	0.0
1103	1	49.5	0.0	0.0	0.0
1108	2	103.0	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
0104	1	49.0	0.0	0.0	0.0
0201	3	144.1	0.0	0.0	0.0
0206	2	100.2	0.0	0.0	0.0
0303	1	49.5	0.0	0.0	0.0
0308	2	103.0	0.0	0.0	0.0
0405	2	70.0	0.0	0.0	0.0
0502	1	60.0	0.0	0.0	0.0
0507	1	64.0	0.0	0.0	0.0
0604	1	49.0	0.0	0.0	0.0
0701	3	144.1	0.0	0.0	0.0
0706	2	100.2	0.0	0.0	0.0
0803	1	49.5	0.0	0.0	0.0
0808	2	103.0	0.0	0.0	0.0
0905	2	70.0	0.0	0.0	0.0
1002	1	60.0	0.0	0.0	0.0
1007	1	64.0	0.0	0.0	0.0
1104	1	49.0	0.0	0.0	0.0
1201	3	144.1	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
0105	2	70.0	0.0	0.0	0.0
0202	1	60.0	0.0	0.0	0.0
0207	1	64.0	0.0	0.0	0.0
0304	1	49.0	0.0	0.0	0.0
0401	3	144.1	0.0	0.0	0.0
0406	2	100.2	0.0	0.0	0.0
0503	1	49.5	0.0	0.0	0.0
0508	2	103.0	0.0	0.0	0.0
0605	2	70.0	0.0	0.0	0.0
0702	1	60.0	0.0	0.0	0.0
0707	1	64.0	0.0	0.0	0.0
0804	1	49.0	0.0	0.0	0.0
0901	3	144.1	0.0	0.0	0.0
0906	2	100.2	0.0	0.0	0.0
1003	1	49.5	0.0	0.0	0.0
1008	2	103.0	0.0	0.0	0.0
1105	2	70.0	0.0	0.0	0.0
1202	1	60.0	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
1203	1	49.5	0.0	0.0	0.0
1208	2	103.0	0.0	0.0	0.0
1305	2	70.0	0.0	0.0	0.0
1402	1	60.0	0.0	0.0	0.0
1407	1	64.0	0.0	0.0	0.0
1504	1	49.2	0.0	0.0	0.0
1601	3	144.1	0.0	0.0	0.0
1606	2	100.2	0.0	0.0	0.0
1703	1	50.1	0.0	0.0	0.0
1708	2	103.0	0.0	0.0	0.0
1805	2	86.0	0.0	0.0	0.0
1902	1	60.0	0.0	0.0	0.0
1907	1	64.0	0.0	0.0	0.0
2004	1	56.9	0.0	0.0	0.0
2101	3	144.1	0.0	0.0	0.0
2106	2	100.2	0.0	0.0	0.0
2203	1	50.7	0.0	0.0	0.0
2208	2	104.3	0.0	0.0	0.0
2305	2	86.1	0.0	0.0	0.0
2402	1	60.0	0.0	0.0	0.0
2407	1	64.0	0.0	0.0	0.0
2504	1	56.9	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
1204	1	49.0	0.0	0.0	0.0
1301	3	144.1	0.0	0.0	0.0
1306	2	100.2	0.0	0.0	0.0
1403	1	49.5	0.0	0.0	0.0
1408	2	103.0	0.0	0.0	0.0
1505	2	71.3	0.0	0.0	0.0
1602	1	60.0	0.0	0.0	0.0
1607	1	64.0	0.0	0.0	0.0
1704	1	50.0	0.0	0.0	0.0
1801	3	144.1	0.0	0.0	0.0
1806	2	100.2	0.0	0.0	0.0
1903	1	50.7	0.0	0.0	0.0
1908	2	104.3	0.0	0.0	0.0
2005	2	86.0	0.0	0.0	0.0
2102	1	60.0	0.0	0.0	0.0
2107	1	64.0	0.0	0.0	0.0
2204	1	56.9	0.0	0.0	0.0
2301	3	144.1	0.0	0.0	0.0
2306	2	100.2	0.0	0.0	0.0
2403	1	50.7	0.0	0.0	0.0
2408	2	104.3	0.0	0.0	0.0
2505	2	86.1	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
1205	2	70.0	0.0	0.0	0.0
1302	1	60.0	0.0	0.0	0.0
1307	1	64.0	0.0	0.0	0.0
1404	1	49.0	0.0	0.0	0.0
1501	3	144.1	0.0	0.0	0.0
1506	2	100.2	0.0	0.0	0.0
1603	1	49.5	0.0	0.0	0.0
1608	2	103.0	0.0	0.0	0.0
1705	2	69.9	0.0	0.0	0.0
1802	1	60.0	0.0	0.0	0.0
1807	1	64.0	0.0	0.0	0.0
1904	1	56.9	0.0	0.0	0.0
2001	3	144.1	0.0	0.0	0.0
2006	2	100.2	0.0	0.0	0.0
2103	1	50.7	0.0	0.0	0.0
2108	2	104.3	0.0	0.0	0.0
2205	2	86.0	0.0	0.0	0.0
2302	1	60.0	0.0	0.0	0.0
2307	1	64.0	0.0	0.0	0.0
2404	1	56.9	0.0	0.0	0.0
2501	3	144.1	0.0	0.0	0.0
2506	2	100.2	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
1206	2	100.2	0.0	0.0	0.0
1303	1	49.5	0.0	0.0	0.0
1308	2	103.0	0.0	0.0	0.0
1405	2	70.0	0.0	0.0	0.0
1502	1	60.0	0.0	0.0	0.0
1507	1	64.0	0.0	0.0	0.0
1604	1	49.2	0.0	0.0	0.0
1701	3	144.1	0.0	0.0	0.0
1706	2	100.2	0.0	0.0	0.0
1803	1	50.7	0.0	0.0	0.0
1808	2	104.3	0.0	0.0	0.0
1905	2	86.0	0.0	0.0	0.0
2002	1	60.0	0.0	0.0	0.0
2007	1	64.0	0.0	0.0	0.0
2104	1	56.9	0.0	0.0	0.0
2201	3	144.1	0.0	0.0	0.0
2206	2	100.2	0.0	0.0	0.0
2303	1	50.7	0.0	0.0	0.0
2308	2	104.3	0.0	0.0	0.0
2405	2	86.1	0.0	0.0	0.0
2502	1	60.0	0.0	0.0	0.0
2507	1	64.0	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
1207	1	64.0	0.0	0.0	0.0
1304	1	49.0	0.0	0.0	0.0
1401	3	144.1	0.0	0.0	0.0
1406	2	100.2	0.0	0.0	0.0
1503	1	49.5	0.0	0.0	0.0
1508	2	103.0	0.0	0.0	0.0
1605	2	71.3	0.0	0.0	0.0
1702	1	60.0	0.0	0.0	0.0
1707	1	64.0	0.0	0.0	0.0
1804	1	56.9	0.0	0.0	0.0
1901	3	144.1	0.0	0.0	0.0
1906	2	100.2	0.0	0.0	0.0
2003	1	50.7	0.0	0.0	0.0
2008	2	104.3	0.0	0.0	0.0
2105	2	86.0	0.0	0.0	0.0
2202	1	60.0	0.0	0.0	0.0
2207	1	64.0	0.0	0.0	0.0
2304	1	56.9	0.0	0.0	0.0
2401	3	144.1	0.0	0.0	0.0
2406	2	100.2	0.0	0.0	0.0
2503	1	50.7	0.0	0.0	0.0
2508	2	104.3	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
2601	4 or more bedrooms	215.2	0.0	0.0	0.0
P104	1	63.3	0.0	0.0	0.0
P205	3	160.6	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
2602	3	180.7	0.0	0.0	0.0
P201	3	145.8	0.0	0.0	0.0
P206	2	103.0	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
2603	4 or more bedrooms	192.0	0.0	0.0	0.0
P202	1	60.0	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
2604	3	153.5	0.0	0.0	0.0
P203	1	49.5	0.0	0.0	0.0

Dwelling no.	No. of bedrooms	Conditioned floor area (m ²)	Unconditioned floor area (m ²)	Area of garden & lawn (m ²)	Indigenous species (min area m ²)
P103	1	48.0	0.0	0.0	0.0
P204	1	63.8	0.0	0.0	0.0

Description of project

The tables below describe the dwellings and common areas within the project

Common areas of unit building - R5

Common area	Floor area (m ²)	Common area	Floor area (m ²)	Common area	Floor area (m ²)
Lift car (No.1)	-	Lift car (No.2)	-	Lift car (No.3)	-
Lift motor room (No. 1)	31.4	Garbage room (No. 2) - Tower and Podium	150.23	Community room/function	34.65
Security & control zones	2.17	Mail Room	13.8	Plant or service room - Podium	373.41
Plant or service room - Lvl 26	69.7	Plant or service room - Lvl 27	66.28	Fire stairs (podium & tower)	756.95
R5 Residential Facilities - Basement	1695.0	KWH and ON MKT Storage	825.29	Hallway/lobby - Key Worker	385.31
Ground Lobby - Key Worker Entrance	34.86	Ground Lobby - On MKT Entrance	66.08	Hallway/lobby type - On MKT	1526.24

Common areas of the development (non-building specific)

Common area	Floor area (m ²)	Common area	Floor area (m ²)	Common area	Floor area (m ²)
Car park area (No. 1)	4261.0	Switch room (No. 1)	40.4	Garbage room (No. 1) - Basement	113.1
Plant or service room - Basement	158.78	Hallway/Lobby (Basement)	72.63		

Schedule of BASIX commitments

1. Commitments for Residential flat buildings - R5

(a) Dwellings

- (i) Water
- (ii) Energy
- (iii) Thermal Comfort

(b) Common areas and central systems/facilities

- (i) Water
- (ii) Energy

2. Commitments for multi-dwelling houses

3. Commitments for single dwelling houses

4. Commitments for common areas and central systems/facilities for the development (non-building specific)

- (i) Water
- (ii) Energy

Schedule of BASIX commitments

The commitments set out below regulate how the proposed development is to be carried out. It is a condition of any development consent granted, or complying development certificate issued, for the proposed development, that BASIX commitments be complied with.

1. Commitments for Residential flat buildings - R5

(a) Dwellings

(i) Water	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) The applicant must comply with the commitments listed below in carrying out the development of a dwelling listed in a table below.			
(b) The applicant must plant indigenous or low water use species of vegetation throughout the area of land specified for the dwelling in the "Indigenous species" column of the table below, as private landscaping for that dwelling. (This area of indigenous vegetation is to be contained within the "Area of garden and lawn" for the dwelling specified in the "Description of Project" table).	✓	✓	
(c) If a rating is specified in the table below for a fixture or appliance to be installed in the dwelling, the applicant must ensure that each such fixture and appliance meets the rating specified for it.		✓	✓
(d) The applicant must install an on demand hot water recirculation system which regulates all hot water use throughout the dwelling, where indicated for a dwelling in the "HW recirculation or diversion" column of the table below.		✓	✓
(e) The applicant must install: <ul style="list-style-type: none"> (aa) a hot water diversion system to all showers, kitchen sinks and all basins in the dwelling, where indicated for a dwelling in the "HW recirculation or diversion" column of the table below; and (bb) a separate diversion tank (or tanks) connected to the hot water diversion systems of at least 100 litres. The applicant must connect the hot water diversion tank to all toilets in the dwelling. 		✓ ✓	✓ ✓
(e) The applicant must not install a private swimming pool or spa for the dwelling, with a volume exceeding that specified for it in the table below.	✓	✓	
(f) If specified in the table, that pool or spa (or both) must have a pool cover or shading (or both).		✓	
(g) The pool or spa must be located as specified in the table.	✓	✓	
(h) The applicant must install, for the dwelling, each alternative water supply system, with the specified size, listed for that dwelling in the table below. Each system must be configured to collect run-off from the areas specified (excluding any area which supplies any other alternative water supply system), and to divert overflow as specified. Each system must be connected as specified.	✓	✓	✓

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
2601, 2602, 2603, 2604	3 star (> 7.5 but <= 9 L/min)	4 star	5 star	5 star	no	4.5 star	5.5 star	-	-	-	-	-	-	-

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
0103, 0104, 0105, 0203, 0204, 0205, 0303, 0304, 0305, 0403, 0404, 0405, 0503, 0504, 0505, 0603, 0604, 0605, 0703, 0704, 0705, 0803, 0804, 0805, 0903, 0904, 0905, 1003, 1004, 1005, 1103, 1104, 1105, 1203, 1204, 1205, 1303, 1304, 1305, 1403,	3 star (> 7.5 but <= 9 L/min)	4 star	5 star	5 star	no	-	-	-	-	-	-	-	-	-

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
1404, 1405, 1503, 1504, 1603, 1604, P103, P104, P203, P204														

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
0101, 0201, 0301, 0401, 0501, 0601, 0701, 0801, 0901, 1001, 1101, 1201, 1301, 1401, 1501, 1601, 1701, 1706, 1707, 1708, 1901, 1906, 1907, 1908, 2001, 2006, 2007, 2008, 2101, 2106, 2107, 2108, 2201, 2206, 2207, 2208, 2301, 2306, 2307, 2308,	3 star (> 7.5 but <= 9 L/min)	4 star	5 star	5 star	no	4 star	5.5 star	-	-	-	-	-	-	-

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
2401, 2406, 2407, 2408, 2501, 2506, 2507, 2508, P201, P205, P206														
All other dwellings	3 star (> 7.5 but <= 9 L/min)	4 star	5 star	5 star	no	-	5.5 star	-	-	-	-	-	-	-

Dwelling no.	Alternative water source							
	Alternative water supply systems	Size	Configuration	Landscape connection	Toilet connection (s)	Laundry connection	Pool top-up	Spa top-up
All dwellings	on-site recycled water system (no. 1)	See central systems	See central systems	-	yes	yes	-	-
None	-	-	-	-	-	-	-	-

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) The applicant must comply with the commitments listed below in carrying out the development of a dwelling listed in a table below.			
(b) The applicant must install each hot water system specified for the dwelling in the table below, so that the dwelling's hot water is supplied by that system. If the table specifies a central hot water system for the dwelling, then the applicant must connect that central system to the dwelling, so that the dwelling's hot water is supplied by that central system.	✔	✔	✔
(c) The applicant must install, in each bathroom, kitchen and laundry of the dwelling, the ventilation system specified for that room in the table below. Each such ventilation system must have the operation control specified for it in the table.		✔	✔

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(d) The applicant must install the cooling and heating system/s specified for the dwelling under the "Living areas" and "Bedroom areas" headings of the "Cooling" and "Heating" columns in the table below, in/for at least 1 living/bedroom area of the dwelling. If no cooling or heating system is specified in the table for "Living areas" or "Bedroom areas", then no systems may be installed in any such areas. If the term "zoned" is specified beside an air conditioning system, then the system must provide for day/night zoning between living areas and bedrooms.		✓	✓
(e) This commitment applies to each room or area of the dwelling which is referred to in a heading to the "Artificial lighting" column of the table below (but only to the extent specified for that room or area). The applicant must ensure that the "primary type of artificial lighting" for each such room in the dwelling is fluorescent lighting or light emitting diode (LED) lighting. If the term "dedicated" is specified for a particular room or area, then the light fittings in that room or area must only be capable of being used for fluorescent lighting or light emitting diode (LED) lighting.		✓	✓
(f) This commitment applies to each room or area of the dwelling which is referred to in a heading to the "Natural lighting" column of the table below (but only to the extent specified for that room or area). The applicant must ensure that each such room or area is fitted with a window and/or skylight.	✓	✓	✓
(g) This commitment applies if the applicant installs a water heating system for the dwelling's pool or spa. The applicant must: (aa) install the system specified for the pool in the "Individual Pool" column of the table below (or alternatively must not install any system for the pool). If specified, the applicant must install a timer, to control the pool's pump; and (bb) install the system specified for the spa in the "Individual Spa" column of the table below (or alternatively must not install any system for the spa). If specified, the applicant must install a timer to control the spa's pump.		✓ ✓	
(h) The applicant must install in the dwelling: (aa) the kitchen cook-top and oven specified for that dwelling in the "Appliances & other efficiency measures" column of the table below; (bb) each appliance for which a rating is specified for that dwelling in the "Appliances & other efficiency measures" column of the table, and ensure that the appliance has that minimum rating; and (cc) any clothes drying line specified for the dwelling in the "Appliances & other efficiency measures" column of the table.		✓ ✓ ✓	✓
(i) If specified in the table, the applicant must carry out the development so that each refrigerator space in the dwelling is "well ventilated".		✓	

	Hot water	Bathroom ventilation system		Kitchen ventilation system		Laundry ventilation system	
Dwelling no.	Hot water system	Each bathroom	Operation control	Each kitchen	Operation control	Each laundry	Operation control
0101, 0106, 0107, 0108, 0201, 0206, 0207, 0208, 0301, 0306, 0307, 0308, 0401, 0406, 0407, 0408, 0501, 0506, 0507, 0508, 0601, 0606, 0607, 0608, 0701, 0706, 0707, 0708, 0801, 0806, 0807, 0808, 0901, 0906, 0907, 0908, 1001, 1006, 1007, 1008, 1101,	central hot water system 1	individual fan into central duct + VSD	manual switch on/off	individual fan into central duct + VSD	manual switch on/off	individual fan into central duct + VSD	manual switch on/off

Dwelling no.	Hot water	Bathroom ventilation system		Kitchen ventilation system		Laundry ventilation system	
	Hot water system	Each bathroom	Operation control	Each kitchen	Operation control	Each laundry	Operation control
1106, 1107, 1108, 1201, 1206, 1207, 1208, 1301, 1306, 1307, 1308, 1401, 1406, 1407, 1408, 1501, 1506, 1507, 1508, 1601, 1606, 1607, 1608, 1701, 1706, 1707, 1708, 1801, 1806, 1807, 1808, 1901, 1906, 1907, 1908, 2001, 2006, 2007, 2008, 2101, 2106,							

	Hot water	Bathroom ventilation system		Kitchen ventilation system		Laundry ventilation system	
Dwelling no.	Hot water system	Each bathroom	Operation control	Each kitchen	Operation control	Each laundry	Operation control
2107, 2108, 2201, 2206, 2207, 2208, 2301, 2306, 2307, 2308, 2401, 2406, 2407, 2408, 2501, 2506, 2507, 2508, P201, P205, P206							
All other dwellings	central hot water system 1	individual fan, ducted to façade or roof	manual switch on/off	individual fan into central duct + VSD	manual switch on/off	individual fan into central duct + VSD	manual switch on/off

	Cooling		Heating		Artificial lighting					Natural lighting		
Dwelling no.	living areas	bedroom areas	living areas	bedroom areas	No. of bedrooms &/or study	No. of living &/or dining rooms	Each kitchen	All bathrooms/toilets	Each laundry	All hallways	No. of bathrooms &/or toilets	Main kitchen
2601	central cooling system 1	central cooling system 1	central heating system 1	central heating system 1	4 (dedicated)	1 (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	1	yes
2602	central cooling system 1	central cooling system 1	central heating system 1	central heating system 1	3 (dedicated)	1 (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	0	no

Dwelling no.	Cooling		Heating		Artificial lighting						Natural lighting	
	living areas	bedroom areas	living areas	bedroom areas	No. of bedrooms &/or study	No. of living &/or dining rooms	Each kitchen	All bathrooms/toilets	Each laundry	All hallways	No. of bathrooms &/or toilets	Main kitchen
2603	central cooling system 1	central cooling system 1	central heating system 1	central heating system 1	4 (dedicated)	1 (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	0	no
2604	central cooling system 1	central cooling system 1	central heating system 1	central heating system 1	3 (dedicated)	1 (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	1	yes
1401, 1402, 1403, 1404, 1905, 2005, 2105, 2205, 2305, 2403, 2405, 2503, 2505	central cooling system 1	central cooling system 1	central heating system 1	central heating system 1	0 (dedicated)	1 (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	0	no

Dwelling no.	Cooling		Heating		Artificial lighting					Natural lighting		
	living areas	bedroom areas	living areas	bedroom areas	No. of bedrooms &/or study	No. of living &/or dining rooms	Each kitchen	All bathrooms/toilets	Each laundry	All hallways	No. of bathrooms &/or toilets	Main kitchen
0106, 0206, 0306, 0406, 0506, 0606, 0706, 0806, 0906, 1006, 1106, 1206, 1306, 1406, 1506, 1606, 1706, 1806, 1906, 2006, 2106, 2206, 2306, 2406, 2506	central cooling system 1	central cooling system 1	central heating system 1	central heating system 1	2 (dedicated)	1 (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	0	yes

Dwelling no.	Cooling		Heating		Artificial lighting					Natural lighting		
	living areas	bedroom areas	living areas	bedroom areas	No. of bedrooms &/or study	No. of living &/or dining rooms	Each kitchen	All bathrooms/toilets	Each laundry	All hallways	No. of bathrooms &/or toilets	Main kitchen
0101, 0201, 0301, 0401, 0501, 0601, 0701, 0801, 0901, 1001, 1101, 1201, 1301, 1501, 1601, 1701, 1801, 1901, 2001, 2101, 2201, 2301, 2401, 2501, P201, P205	central cooling system 1	central cooling system 1	central heating system 1	central heating system 1	3 (dedicated)	1 (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	0	yes

Dwelling no.	Cooling		Heating		Artificial lighting					Natural lighting		
	living areas	bedroom areas	living areas	bedroom areas	No. of bedrooms &/or study	No. of living &/or dining rooms	Each kitchen	All bathrooms/toilets	Each laundry	All hallways	No. of bathrooms &/or toilets	Main kitchen
0105, 0108, 0205, 0208, 0305, 0308, 0405, 0408, 0505, 0508, 0605, 0608, 0705, 0708, 0805, 0808, 0905, 0908, 1005, 1008, 1105, 1108, 1205, 1208, 1305, 1308, 1405, 1408, 1505, 1508, 1605, 1608, 1705, 1708, 1805, 1808, 1908, 2008, 2108,	central cooling system 1	central cooling system 1	central heating system 1	central heating system 1	2 (dedicated)	1 (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	0	no

Dwelling no.	Cooling		Heating		Artificial lighting						Natural lighting	
	living areas	bedroom areas	living areas	bedroom areas	No. of bedrooms &/or study	No. of living &/or dining rooms	Each kitchen	All bathrooms/toilets	Each laundry	All hallways	No. of bathrooms &/or toilets	Main kitchen
2208, 2308, 2408, 2508, P206												
All other dwellings	central cooling system 1	central cooling system 1	central heating system 1	central heating system 1	1 (dedicated)	1 (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	0	no

Dwelling no.	Individual pool		Individual spa		Appliances & other efficiency measures							
	Pool heating system	Timer	Spa heating system	Timer	Kitchen cooktop/oven	Refrigerator	Well ventilated fridge space	Dishwasher	Clothes washer	Clothes dryer	Indoor or sheltered clothes drying line	Private outdoor or unsheltered clothes drying line
P202	-	-	-	-	gas cooktop & electric oven	3 star (new rating)	no	4.5 star	-	-	no	no
0101, 0201, 0301, 0401, 0501, 0601, 0701, 0801, 0901, 1001, 1101, 1201, 1301	-	-	-	-	gas cooktop & electric oven	3 star (new rating)	no	4.5 star	4 star	8 star	no	no

Dwelling no.	Individual pool		Individual spa		Appliances & other efficiency measures							
	Pool heating system	Timer	Spa heating system	Timer	Kitchen cooktop/oven	Refrigerator	Well ventilated fridge space	Dishwasher	Clothes washer	Clothes dryer	Indoor or sheltered clothes drying line	Private outdoor or unsheltered clothes drying line
0105, 0205, 0305, 0405, 0505, 0605, 0705, 0805, 0905, 1005, 1105, 1205, 1305, 1403, 1404, 1405, 1503, 1504, 1603, 1604, P103, P104, P203, P204	-	-	-	-	gas cooktop & electric oven	-	no	-	-	2 star	no	no

Dwelling no.	Individual pool		Individual spa		Appliances & other efficiency measures							
	Pool heating system	Timer	Spa heating system	Timer	Kitchen cooktop/oven	Refrigerator	Well ventilated fridge space	Dishwasher	Clothes washer	Clothes dryer	Indoor or sheltered clothes drying line	Private outdoor or unsheltered clothes drying line
0103, 0104, 0203, 0204, 0303, 0304, 0403, 0404, 0503, 0504, 0603, 0604, 0703, 0704, 0803, 0804, 0903, 0904, 1003, 1004, 1103, 1104, 1203, 1204, 1303, 1304	-	-	-	-	gas cooktop & electric oven	-	no	-	-	2 star	yes	no

Dwelling no.	Individual pool		Individual spa		Appliances & other efficiency measures							
	Pool heating system	Timer	Spa heating system	Timer	Kitchen cooktop/oven	Refrigerator	Well ventilated fridge space	Dishwasher	Clothes washer	Clothes dryer	Indoor or sheltered clothes drying line	Private outdoor or unsheltered clothes drying line
1401, 1501, 1601, 1701, 1706, 1707, 1708, 1801, 1806, 1807, 1808, 1901, 1906, 1907, 1908, 2001, 2006, 2007, 2008, 2101, 2106, 2107, 2108, 2201, 2206, 2207, 2208, 2301, 2306, 2307, 2308, 2401, 2406, 2407, 2408, 2501, 2506, 2507,	-	-	-	-	gas cooktop & electric oven	3 star (new rating)	no	4.5 star	4.5 star	8 star	no	no

Dwelling no.	Individual pool		Individual spa		Appliances & other efficiency measures							
	Pool heating system	Timer	Spa heating system	Timer	Kitchen cooktop/oven	Refrigerator	Well ventilated fridge space	Dishwasher	Clothes washer	Clothes dryer	Indoor or sheltered clothes drying line	Private outdoor or unsheltered clothes drying line
2508, 2601, 2602, 2603, 2604, P201, P205, P206												

Dwelling no.	Individual pool		Individual spa		Appliances & other efficiency measures							
	Pool heating system	Timer	Spa heating system	Timer	Kitchen cooktop/oven	Refrigerator	Well ventilated fridge space	Dishwasher	Clothes washer	Clothes dryer	Indoor or sheltered clothes drying line	Private outdoor or unsheltered clothes drying line
0102, 0106, 0107, 0108, 0202, 0206, 0207, 0208, 0302, 0306, 0307, 0308, 0402, 0406, 0407, 0408, 0502, 0506, 0507, 0508, 0602, 0606, 0607, 0608, 0702, 0706, 0707, 0708, 0802, 0806, 0807, 0808, 0902, 0906, 0907, 0908, 1002, 1006,	-	-	-	-	gas cooktop & electric oven	3 star (new rating)	no	4.5 star	-	2 star	no	no

Dwelling no.	Individual pool		Individual spa		Appliances & other efficiency measures							
	Pool heating system	Timer	Spa heating system	Timer	Kitchen cooktop/oven	Refrigerator	Well ventilated fridge space	Dishwasher	Clothes washer	Clothes dryer	Indoor or sheltered clothes drying line	Private outdoor or unsheltered clothes drying line
1007, 1008, 1102, 1106, 1107, 1108, 1202, 1206, 1207, 1208, 1302												
All other dwellings	-	-	-	-	gas cooktop & electric oven	3 star (new rating)	no	4.5 star	4 star	2 star	no	no

(iii) Thermal Comfort	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) The applicant must attach the certificate referred to under "Assessor details" on the front page of this BASIX certificate (the "Assessor Certificate") to the development application and construction certificate application for the proposed development (or, if the applicant is applying for a complying development certificate for the proposed development, to that application). The applicant must also attach the Assessor Certificate to the application for a final occupation certificate for the proposed development.			
(b) The Assessor Certificate must have been issued by an Accredited Assessor in accordance with the Thermal Comfort Protocol.			
(c) The details of the proposed development on the Assessor Certificate must be consistent with the details shown in this BASIX Certificate, including the details shown in the "Thermal Loads" table below.			
(d) The applicant must show on the plans accompanying the development application for the proposed development, all matters which the Thermal Comfort Protocol requires to be shown on those plans. Those plans must bear a stamp of endorsement from the Accredited Assessor, to certify that this is the case.	✔		
(e) The applicant must show on the plans accompanying the application for a construction certificate (or complying development certificate, if applicable), all thermal performance specifications set out in the Assessor Certificate, and all aspects of the proposed development which were used to calculate those specifications.		✔	

(iii) Thermal Comfort	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(f) The applicant must construct the development 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.		✔	✔
(g) Where there is an in-slab heating or cooling system, the applicant must: (aa) Install insulation with an R-value of not less than 1.0 around the vertical edges of the perimeter of the slab; or (bb) On a suspended floor, install insulation with an R-value of not less than 1.0 underneath the slab and around the vertical edges of the perimeter of the slab.	✔	✔	✔
(h) The applicant must construct the floors and walls of the development in accordance with the specifications listed in the table below.	✔	✔	✔

Thermal loads		
Dwelling no.	Area adjusted heating load (in mJ/m²/yr)	Area adjusted cooling load (in mJ/m²/yr)
0101	12.4	23.0
0102	20.5	16.5
0103	18.1	20.3
0104	20.4	19.6
0105	14.1	26.7
0106	17.2	13.5
0107	13.2	11.8
0108	13.7	14.2
0201	12.6	22.5
0202	20.7	16.3
0203	18.4	20.0
0204	22.1	19.5
0205	13.1	26.8
0206	17.6	13.3
0207	13.5	11.2

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
0208	14.0	13.8
0301	15.2	20.7
0302	21.0	16.9
0303	17.8	22.0
0304	26.8	18.6
0305	13.4	31.3
0306	17.5	12.5
0307	13.4	11.0
0308	14.2	13.6
0401	15.4	20.5
0402	21.1	16.8
0403	18.0	21.5
0404	23.5	21.0
0405	13.6	30.9
0406	17.7	12.3
0407	14.0	11.0
0408	14.4	13.5
0501	15.7	20.2
0502	21.1	16.6
0503	18.1	21.2
0504	23.5	20.9
0505	13.8	30.7
0506	18.0	12.3
0507	14.2	11.0
0508	14.6	13.1
0601	15.7	20.4
0602	20.9	16.2

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
0603	18.0	21.2
0604	22.4	20.5
0605	14.0	30.2
0606	18.2	12.3
0607	14.4	11.0
0608	13.8	13.2
0701	16.5	18.2
0702	21.8	15.0
0703	19.0	19.9
0704	24.3	18.3
0705	15.0	28.3
0706	19.6	11.0
0707	15.8	9.5
0708	14.7	12.1
0801	16.3	18.4
0802	21.4	15.0
0803	18.8	20.2
0804	23.9	19.0
0805	15.1	27.8
0806	19.7	10.8
0807	15.8	9.7
0808	14.8	12.3
0901	16.2	18.5
0902	21.1	15.4
0903	18.7	19.7
0904	23.6	19.4
0905	15.3	27.8

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
0906	19.8	10.8
0907	15.7	9.5
0908	15.0	12.0
1001	15.9	18.5
1002	20.4	15.2
1003	17.8	20.9
1004	23.0	19.8
1005	15.3	27.7
1006	19.9	10.8
1007	15.9	10.0
1008	15.2	11.9
1101	15.7	18.8
1102	19.5	15.3
1103	17.9	21.0
1104	22.1	21.0
1105	15.4	27.5
1106	20.1	10.7
1107	16.0	9.4
1108	15.2	11.6
1201	15.6	19.0
1202	19.5	15.4
1203	17.9	21.2
1204	22.1	21.6
1205	15.5	27.4
1206	20.2	10.4
1207	16.1	9.5
1208	15.3	11.6

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
1301	15.5	18.9
1302	19.4	15.5
1303	17.8	21.1
1304	22.0	22.0
1305	15.6	27.2
1306	20.2	10.3
1307	16.1	9.4
1308	15.3	11.5
1401	15.5	19.0
1402	19.2	15.4
1403	17.7	21.3
1404	21.9	21.7
1405	15.6	27.0
1406	20.3	10.3
1407	16.2	9.3
1408	15.4	11.5
1501	15.2	18.7
1502	18.8	15.4
1503	17.5	21.4
1504	21.4	21.6
1505	15.2	26.3
1506	20.3	10.2
1507	16.2	9.1
1508	15.6	11.1
1601	14.8	18.9
1602	18.0	15.4
1603	17.0	21.1

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
1604	20.7	21.6
1605	15.2	26.1
1606	20.4	10.2
1608	15.5	11.4
1701	14.4	19.3
1702	17.1	15.4
1703	16.4	21.7
1704	19.9	22.0
1705	15.3	26.0
1706	20.5	10.2
1801	13.9	19.5
1802	16.1	16.0
1803	15.7	22.7
1804	19.0	19.8
1805	14.2	23.2
1806	20.5	10.1
1807	16.5	9.5
1901	12.8	20.1
1902	12.5	16.2
1903	14.3	23.5
1904	17.0	20.2
1905	14.7	23.4
1906	20.6	10.2
1908	15.8	11.2
2001	12.0	20.3
2002	12.6	16.2
2003	13.3	23.8

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
2004	15.9	20.1
2005	14.3	23.1
2006	20.6	10.1
2007	16.4	9.0
2008	16.0	11.3
2101	11.8	20.1
2102	12.2	16.2
2103	13.0	23.9
2104	15.5	20.2
2105	14.3	22.9
2106	20.7	10.1
2108	16.1	11.6
2201	11.3	19.5
2202	11.4	15.9
2203	12.4	23.5
2204	14.6	20.1
2205	14.4	22.8
2206	20.7	10.0
2207	16.5	8.7
2208	16.2	11.6
2301	10.9	19.4
2302	10.3	16.3
2303	11.5	23.5
2304	13.5	19.9
2305	14.3	22.7
2306	20.7	9.8
2307	16.6	8.7

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
2308	16.1	11.4
2401	10.7	22.1
2402	10.1	18.2
2403	12.0	24.3
2404	14.2	21.9
2405	17.0	24.1
2406	23.7	11.5
2407	18.4	9.2
2408	17.0	13.0
2501	9.6	21.8
2502	7.8	18.2
2503	10.2	24.6
2504	12.2	22.0
2505	16.1	24.8
2506	23.3	11.1
2507	18.4	9.3
2508	16.9	12.6
2601	15.5	40.7
2602	7.1	8.5
2603	9.3	7.6
2604	31.3	24.4
P103	20.6	20.9
P104	4.9	21.5
P201	23.2	30.8
P202	40.2	20.0
P203	18.3	24.4
P204	16.4	18.1

	Thermal loads	
Dwelling no.	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
P205	29.9	11.2
P206	31.0	16.7
1607, 1707	16.4	9.4
1708, 1808	15.7	11.3
All other dwellings	16.5	9.0

(b) Common areas and central systems/facilities

(i) Water	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) If, in carrying out the development, the applicant installs a showerhead, toilet, tap or clothes washer into a common area, then that item must meet the specifications listed for it in the table.		✓	✓
(b) The applicant must install (or ensure that the development is serviced by) the alternative water supply system(s) specified in the "Central systems" column of the table below. In each case, the system must be sized, be configured, and be connected, as specified in the table.	✓	✓	✓
(c) A swimming pool or spa listed in the table must not have a volume (in kLs) greater than that specified for the pool or spa in the table.	✓	✓	
(d) A pool or spa listed in the table must have a cover or shading if specified for the pool or spa in the table.		✓	
(e) The applicant must install each fire sprinkler system listed in the table so that the system is configured as specified in the table.		✓	✓
(f) The applicant must ensure that the central cooling system for a cooling tower is configured as specified in the table.		✓	✓

Common area	Showerheads rating	Toilets rating	Taps rating	Clothes washers rating
All common areas	3 star (> 7.5 but <= 9 L/min)	4 star	4 star	no common laundry facility

Central systems	Size	Configuration	Connection (to allow for...)
Fire sprinkler system (No. 2)	-	-	-

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) If, in carrying out the development, the applicant installs a ventilation system to service a common area specified in the table below, then that ventilation system must be of the type specified for that common area, and must meet the efficiency measure specified.		✓	✓

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(b) In carrying out the development, the applicant must install, as the "primary type of artificial lighting" for each common area specified in the table below, the lighting specified for that common area. This lighting must meet the efficiency measure specified. The applicant must also install a centralised lighting control system or Building Management System (BMS) for the common area, where specified.		✔	✔
(c) The applicant must install the systems and fixtures specified in the "Central energy systems" column of the table below. In each case, the system or fixture must be of the type, and meet the specifications, listed for it in the table.	✔	✔	✔

	Common area ventilation system		Common area lighting		
Common area	Ventilation system type	Ventilation efficiency measure	Primary type of artificial lighting	Lighting efficiency measure	Lighting control system/BMS
Lift car (No.1)	-	-	light-emitting diode	connected to lift call button	Yes
Lift car (No.2)	-	-	light-emitting diode	connected to lift call button	Yes
Lift car (No.3)	-	-	light-emitting diode	connected to lift call button	Yes
Lift motor room (No. 1)	air conditioning system	thermostatically controlled	compact fluorescent	motion sensors	Yes
Garbage room (No. 2) - Tower and Podium	ventilation exhaust only	-	compact fluorescent	motion sensors	Yes
Community room/function	air conditioning system	time clock or BMS controlled	light-emitting diode	time clock and motion sensors	Yes
Security & control zones	air conditioning system	thermostatically controlled	compact fluorescent	motion sensors	Yes
Mail Room	air conditioning system	thermostatically controlled	compact fluorescent	motion sensors	Yes
Plant or service room - Podium	ventilation supply only	interlocked to light	compact fluorescent	motion sensors	Yes
Plant or service room - Lvl 26	ventilation supply only	interlocked to light	compact fluorescent	motion sensors	Yes
Plant or service room - Lvl 27	air conditioning system	interlocked to light	compact fluorescent	motion sensors	Yes
Fire stairs (podium & tower)	no mechanical ventilation	-	light-emitting diode	time clock and motion sensors	Yes
R5 Residential Facilities - Basement	ventilation supply only	time clock or BMS controlled	light-emitting diode	motion sensors	Yes
KWH and ON MKT Storage	ventilation supply only	time clock or BMS controlled	light-emitting diode	motion sensors	Yes

Common area	Common area ventilation system		Common area lighting		
	Ventilation system type	Ventilation efficiency measure	Primary type of artificial lighting	Lighting efficiency measure	Lighting control system/BMS
Hallway/lobby - Key Worker	ventilation supply only	time clock or BMS controlled	light-emitting diode	time clock and motion sensors	Yes
Ground Lobby - Key Worker Entrance	air conditioning system	time clock or BMS controlled	light-emitting diode	time clock and motion sensors	Yes
Ground Lobby - On MKT Entrance	air conditioning system	time clock or BMS controlled	light-emitting diode	time clock and motion sensors	Yes
Hallway/lobby type - On MKT	ventilation supply only	time clock or BMS controlled	light-emitting diode	time clock and motion sensors	Yes

Central energy systems	Type	Specification
Central hot water system (No. 1)	gas-fired storage (manifolded)	Piping insulation (ringmain & supply risers): (b) Piping internal to building: R0.75 (~32 mm)
Central heating system (No. 1)	fan coil + heated water	Energy source: gas boiler
Lift (No. 1)	gearless traction with V V V F motor	Number of levels (including basement): 34
Lift (No. 2)	gearless traction with V V V F motor	Number of levels (including basement): 34
Lift (No. 3)	gearless traction with V V V F motor	Number of levels (including basement): 23

4. Commitments for common areas and central systems/facilities for the development (non-building specific)

(b) Common areas and central systems/facilities

(i) Water	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) If, in carrying out the development, the applicant installs a showerhead, toilet, tap or clothes washer into a common area, then that item must meet the specifications listed for it in the table.		✓	✓
(b) The applicant must install (or ensure that the development is serviced by) the alternative water supply system(s) specified in the "Central systems" column of the table below. In each case, the system must be sized, be configured, and be connected, as specified in the table.	✓	✓	✓
(c) A swimming pool or spa listed in the table must not have a volume (in kLs) greater than that specified for the pool or spa in the table.	✓	✓	
(d) A pool or spa listed in the table must have a cover or shading if specified for the pool or spa in the table.		✓	
(e) The applicant must install each fire sprinkler system listed in the table so that the system is configured as specified in the table.		✓	✓
(f) The applicant must ensure that the central cooling system for a cooling tower is configured as specified in the table.		✓	✓

Common area	Showerheads rating	Toilets rating	Taps rating	Clothes washers rating
All common areas	3 star (> 7.5 but ≤ 9 L/min)	4 star	4 star	no common laundry facility

Central systems	Size	Configuration	Connection (to allow for...)
Central on-site recycled/alternative water supply (No. 1)	To supply at least 10000.0 litres of recycled water per day to the development (over and above the system's committed capacity, if any)	-	- Irrigation of 497.3 square metres of common landscape area on the site - car washing in 1 car washing bays on the site
Fire sprinkler system (No. 1)	-	-	-

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(a) If, in carrying out the development, the applicant installs a ventilation system to service a common area specified in the table below, then that ventilation system must be of the type specified for that common area, and must meet the efficiency measure specified.		✔	✔
(b) In carrying out the development, the applicant must install, as the "primary type of artificial lighting" for each common area specified in the table below, the lighting specified for that common area. This lighting must meet the efficiency measure specified. The applicant must also install a centralised lighting control system or Building Management System (BMS) for the common area, where specified.		✔	✔
(c) The applicant must install the systems and fixtures specified in the "Central energy systems" column of the table below. In each case, the system or fixture must be of the type, and meet the specifications, listed for it in the table.	✔	✔	✔

	Common area ventilation system		Common area lighting		
Common area	Ventilation system type	Ventilation efficiency measure	Primary type of artificial lighting	Lighting efficiency measure	Lighting control system/BMS
Car park area (No. 1)	ventilation (supply + exhaust)	carbon monoxide monitor + VSD fan	light-emitting diode	zoned switching with motion sensor	Yes
Switch room (No. 1)	ventilation exhaust only	interlocked to light	compact fluorescent	motion sensors	Yes
Garbage room (No. 1) - Basement	ventilation exhaust only	-	compact fluorescent	motion sensors	Yes
Plant or service room - Basement	ventilation supply only	interlocked to light	compact fluorescent	motion sensors	Yes
Hallway/Lobby (Basement)	ventilation supply only	time clock or BMS controlled	light-emitting diode	time clock and motion sensors	Yes

Central energy systems	Type	Specification
Central cooling system (No. 1)	chilled water fan coil units	Energy source: electric driven compressor Heat rejection method: air cooled condenser Unit efficiency (min): high - COP > 4.5
Alternative energy supply	Photovoltaic system	Rated electrical output (min): 45.0 peak kW

Central energy systems	Type	Specification
Other	Building management system installed?: yes Active power factor correction installed?: yes	-

Notes

1. In these commitments, "applicant" means the person carrying out the development.
2. The applicant must identify each dwelling, building and common area listed in this certificate, on the plans accompanying any development application, and on the plans and specifications accompanying the application for a construction certificate / complying development certificate, for the proposed development, using the same identifying letter or reference as is given to that dwelling, building or common area in this certificate.
3. This note applies if the proposed development involves the erection of a building for both residential and non-residential purposes (or the change of use of a building for both residential and non-residential purposes). Commitments in this certificate which are specified to apply to a "common area" of a building or the development, apply only to that part of the building or development to be used for residential purposes.
4. If this certificate lists a central system as a commitment for a dwelling or building, and that system will also service any other dwelling or building within the development, then that system need only be installed once (even if it is separately listed as a commitment for that other dwelling or building).
5. If a star or other rating is specified in a commitment, this is a minimum rating.
6. All alternative water systems to be installed under these commitments (if any), must be installed in accordance with the requirements of all applicable regulatory authorities. NOTE: NSW Health does not recommend that stormwater, recycled water or private dam water be used to irrigate edible plants which are consumed raw, or that rainwater be used for human consumption in areas with potable water supply.

Legend

1. Commitments identified with a "✔" in the "Show on DA plans" column must be shown on the plans accompanying the development application for the proposed development (if a development application is to be lodged for the proposed development).
2. Commitments identified with a "✔" in the "Show on CC/CDC plans and specs" column must be shown in the plans and specifications accompanying the application for a construction certificate / complying development certificate for the proposed development.
3. Commitments identified with a "✔" in the "Certifier check" column must be certified by a certifying authority as having been fulfilled. (Note: a certifying authority must not issue an occupation certificate (either interim or final) for a building listed in this certificate, or for any part of such a building, unless it is satisfied that each of the commitments whose fulfilment it is required to monitor in relation to the building or part, has been fulfilled).