

BASIX[®]Report

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

Project summary		
Project name	V by Crown 1	
Street address	45 Macquarie Street Parramatta 2150	
Local Government Area	Parramatta City Council	
Plan type and plan number	strata 61073	
Lot no.	1	
Section no.	-	
No. of residential flat buildings	1	
No. of units in residential flat buildings	174	
No. of multi-dwelling houses	0	
No. of single dwelling houses	0	
Project score		
Water	44	Target 40
Thermal Comfort	Pass	Target Pass
Energy	20	Target 20

Description of project

Project address

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Project type

No. of residential flat buildings	1
No. of units in residential flat buildings	174
No. of multi-dwelling houses	0
No. of single dwelling houses	0

Site details

Site area (m²)	1691
Roof area (m²)	863
Non-residential floor area (m²)	963
Residential car spaces	162
Non-residential car spaces	27

Common area landscape

Common area lawn (m²)	0
Common area garden (m²)	232
Area of indigenous or low water use species (m²)	34.8

Assessor details

Assessor number	10240
Certificate number	81578982
Climate zone	56

Project score

Water	44	Target 40
Thermal Comfort	Pass	Target Pass
Energy	20	Target 20

Description of project

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

Residential flat buildings - Building1, 174 dwellings, 29 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)
3.04	1	50.7	0.0	0	0
3.08	1	50.6	0.0	0	0
3.19	1	58.9	0.0	0	0
4.04	1	50.7	0.0	0	0
4.08	1	50.6	0.0	0	0
4.19	1	58.9	0.0	0	0
5.04	1	50.7	0.0	0	0
5.08	1	50.6	0.0	0	0
5.19	1	58.9	0.0	0	0
6.04	1	50.7	0.0	0	0
6.08	1	50.6	0.0	0	0
6.19	1	58.9	0.0	0	0
7.04	1	50.7	0.0	0	0
7.08	1	50.6	0.0	0	0
7.19	1	58.9	0.0	0	0
8.04	1	50.7	0.0	0	0
8.08	1	50.6	0.0	0	0
8.19	1	58.9	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)
3.05	1	52.3	0.0	0	0
3.16	1	56.3	0.0	0	0
3.20	1	58.9	0.0	0	0
4.05	1	52.3	0.0	0	0
4.16	1	56.3	0.0	0	0
4.20	1	58.9	0.0	0	0
5.05	1	52.3	0.0	0	0
5.16	1	56.3	0.0	0	0
5.20	1	58.9	0.0	0	0
6.05	1	52.3	0.0	0	0
6.16	1	56.3	0.0	0	0
6.20	1	58.9	0.0	0	0
7.05	1	52.3	0.0	0	0
7.16	1	56.3	0.0	0	0
7.20	1	58.9	0.0	0	0
8.05	1	52.3	0.0	0	0
8.16	1	56.3	0.0	0	0
8.20	1	58.9	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)
3.06	2	95.8	0.0	0	0
3.17	1	56.1	0.0	0	0
3.21	1	58.9	0.0	0	0
4.06	2	95.8	0.0	0	0
4.17	1	56.1	0.0	0	0
4.21	1	58.9	0.0	0	0
5.06	2	95.8	0.0	0	0
5.17	1	56.1	0.0	0	0
5.21	1	58.9	0.0	0	0
6.06	2	95.8	0.0	0	0
6.17	1	56.1	0.0	0	0
6.21	1	58.9	0.0	0	0
7.06	2	95.8	0.0	0	0
7.17	1	56.1	0.0	0	0
7.21	1	58.9	0.0	0	0
8.06	2	95.8	0.0	0	0
8.17	1	56.1	0.0	0	0
8.21	1	58.9	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)
3.07	1	52.3	0.0	0	0
3.18	1	52.4	0.0	0	0
3.22	2	81.0	0.0	0	0
4.07	1	52.3	0.0	0	0
4.18	1	52.4	0.0	0	0
4.22	2	80.9	0.0	0	0
5.07	1	52.3	0.0	0	0
5.18	1	52.4	0.0	0	0
5.22	2	80.9	0.0	0	0
6.07	1	52.3	0.0	0	0
6.18	1	52.4	0.0	0	0
6.22	2	80.9	0.0	0	0
7.07	1	52.3	0.0	0	0
7.18	1	52.4	0.0	0	0
7.22	2	80.9	0.0	0	0
8.07	1	52.3	0.0	0	0
8.18	1	52.4	0.0	0	0
8.22	2	80.9	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)
9.04	1	50.7	0.0	0	0
9.08	1	50.6	0.0	0	0
9.19	1	58.9	0.0	0	0
10.04	1	50.7	0.0	0	0
10.08	1	50.6	0.0	0	0
10.19	1	58.9	0.0	0	0
11.04	1	50.7	0.0	0	0
11.08	1	50.6	0.0	0	0
11.19	1	58.9	0.0	0	0
12.04	1	50.7	0.0	0	0
12.08	1	50.6	0.0	0	0
13.07	1	52.3	0.0	0	0
14.06	2	95.8	0.0	0	0
15.05	1	52.3	0.0	0	0
16.04	1	50.7	0.0	0	0
16.08	1	50.6	0.0	0	0
17.07	1	52.3	0.0	0	0
18.06	2	95.8	0.0	0	0
19.05	1	52.3	0.0	0	0
20.04	1	50.7	0.0	0	0
20.08	1	50.6	0.0	0	0
22.04	1	104.0	0.0	0	0
23.05	2	95.8	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)
9.05	1	52.3	0.0	0	0
9.16	1	56.3	0.0	0	0
9.20	1	58.9	0.0	0	0
10.05	1	52.3	0.0	0	0
10.16	1	56.3	0.0	0	0
10.20	1	58.9	0.0	0	0
11.05	1	52.3	0.0	0	0
11.16	1	56.3	0.0	0	0
11.20	1	58.9	0.0	0	0
12.05	1	52.3	0.0	0	0
13.04	1	50.7	0.0	0	0
13.08	1	50.6	0.0	0	0
14.07	1	52.3	0.0	0	0
15.06	2	95.8	0.0	0	0
16.05	1	52.3	0.0	0	0
17.04	1	50.7	0.0	0	0
17.08	1	50.6	0.0	0	0
18.07	1	52.3	0.0	0	0
19.06	2	95.8	0.0	0	0
20.05	1	52.3	0.0	0	0
21.04	1	104.0	0.0	0	0
22.05	2	95.8	0.0	0	0
23.06	3	107.6	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)
9.06	2	95.8	0.0	0	0
9.17	1	56.1	0.0	0	0
9.21	1	58.9	0.0	0	0
10.06	2	95.8	0.0	0	0
10.17	1	56.1	0.0	0	0
10.21	1	58.9	0.0	0	0
11.06	2	95.8	0.0	0	0
11.17	1	56.1	0.0	0	0
11.21	1	58.9	0.0	0	0
12.06	2	95.8	0.0	0	0
13.05	1	52.3	0.0	0	0
14.04	1	50.7	0.0	0	0
14.08	1	50.6	0.0	0	0
15.07	1	52.3	0.0	0	0
16.06	2	95.8	0.0	0	0
17.05	1	52.3	0.0	0	0
18.04	1	50.7	0.0	0	0
18.08	1	50.6	0.0	0	0
19.07	1	52.3	0.0	0	0
20.06	2	95.8	0.0	0	0
21.05	2	95.8	0.0	0	0
22.06	3	107.6	0.0	0	0
24.04	3	104.0	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)
9.07	1	52.3	0.0	0	0
9.18	1	52.4	0.0	0	0
9.22	2	80.9	0.0	0	0
10.07	1	52.3	0.0	0	0
10.18	1	52.4	0.0	0	0
10.22	2	80.9	0.0	0	0
11.07	1	52.3	0.0	0	0
11.18	1	52.4	0.0	0	0
11.22	2	80.9	0.0	0	0
12.07	1	52.3	0.0	0	0
13.06	2	95.8	0.0	0	0
14.05	1	52.3	0.0	0	0
15.04	1	50.7	0.0	0	0
15.08	1	50.6	0.0	0	0
16.07	1	52.3	0.0	0	0
17.06	2	95.8	0.0	0	0
18.05	1	52.3	0.0	0	0
19.04	1	50.7	0.0	0	0
19.08	1	50.6	0.0	0	0
20.07	1	52.3	0.0	0	0
21.06	3	107.6	0.0	0	0
23.04	1	104.0	0.0	0	0
24.05	2	95.8	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)
24.06	3	107.6	0.0	0	0
26.04	3	103.9	0.0	0	0
27.05	3	136.0	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)
25.04	3	104.0	0.0	0	0
26.05	2	95.6	0.0	0	0
27.06	3	139.9	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)
25.05	2	95.8	0.0	0	0
26.06	3	104.3	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)
25.06	3	107.6	0.0	0	0
27.04	3	140.0	0.0	0	0

Description of project

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

Common areas of unit building - Building1

Common area	Floor area (m²)
Gym (No. 1)	32
Lift car (No. 2)	-
Lift motor room (No. 1)	25.9
Ground floor lobby type (No. 1)	192

Common area	Floor area (m²)
Car park area (No. 1)	7012
Lift car (No. 3)	-
Switch room (No. 1)	13.8
Hallway/lobby type (No. 1)	568

Common area	Floor area (m²)
Lift car (No. 1)	-
Lift car (No. 4)	-
Garbage room (No. 1)	42

Schedule of BASIX commitments

1. Commitments for Residential flat buildings - Building1

(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 - Building1

(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:			
(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.	✓	✓	✓

	Fixtures					Appliances		Individual pool				Individual spa		
Dwelling no.	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
All dwellings	3 star (> 7.5 but <= 9 L/min)	4 star	5 star	5 star	no	4 star	4 star	-	-	-	-	-	-	-

	Alternative water source							
Dwelling no.	Alternative water supply systems	Size	Configuration	Landscape connection	Toilet connection (s)	Laundry connection	Pool top-up	Spa top-up

(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.		✓	✓
(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.	✓	✓	✓

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
<p>(g) This commitment applies if the applicant installs a water heating system for the dwelling's pool or spa. The applicant must:</p> <p>(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</p> <p>(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.</p>		<p>✓</p> <p>✓</p>	
<p>(h) The applicant must install in the dwelling:</p> <p>(aa) the kitchen cook-top and oven specified for that dwelling in the "Appliances & other efficiency measures" column of the table below;</p> <p>(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</p> <p>(cc) any clothes drying line specified for the dwelling in the "Appliances & other efficiency measures" column of the table.</p>		<p>✓</p> <p>✓</p> <p>✓</p>	✓
<p>(i) If specified in the table, the applicant must carry out the development so that each refrigerator space in the dwelling is "well ventilated".</p>		✓	

	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
All dwellings	central hot water system 1	individual fan, ducted to façade or roof	interlocked to light	individual fan, not ducted	manual switch on/off	individual fan, ducted to façade or roof	interlocked to light

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
21.06, 22.06, 23.06, 24.04, 24.06, 25.04, 25.06, 26.04, 26.06, 27.04, 27.05, 27.06	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	3 (dedicated)	1 (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	0	no
3.06, 3.22, 4.06, 4.22, 5.06, 5.22, 6.06, 6.22, 7.06, 7.22, 8.06, 8.22, 9.06, 9.22, 10.06, 10.22, 11.06	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	2	1	yes	yes	yes	yes	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
11.22, 12.06, 13.06, 14.06, 15.06, 16.06, 17.06, 18.06, 19.06, 20.06, 21.05, 22.05, 23.05, 24.05, 25.05, 26.05	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	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
11.08, 11.16, 11.17, 11.18, 11.19, 11.20, 11.21, 12.04, 12.05, 12.07, 12.08, 13.04, 13.05, 13.07, 13.08, 14.04, 14.05, 14.07, 14.08, 15.04, 15.05, 15.07, 15.08, 16.04, 16.05, 16.07, 16.08, 17.04, 17.05, 17.07, 17.08, 18.04, 18.05, 18.07, 18.08, 19.04, 19.05, 19.07, 19.08,	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1 (dedicated)	1 (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	yes (dedicated)	0	no

	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
20.04, 20.05, 20.07, 20.08, 21.04, 22.04, 23.04												

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
3.04, 3.05, 3.07, 3.08, 3.16, 3.17, 3.18, 3.19, 3.20, 3.21, 4.04, 4.05, 4.07, 4.08, 4.16, 4.17, 4.18, 4.19, 4.20, 4.21, 5.04, 5.05, 5.07, 5.08, 5.16, 5.17, 5.18, 5.19, 5.20, 5.21, 6.04, 6.05, 6.07, 6.08, 6.16, 6.17, 6.18, 6.19, 6.20,	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1	1	yes	yes	yes	yes	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
6.21, 7.04, 7.05, 7.07, 7.08, 7.16, 7.17, 7.18, 7.19, 7.20, 7.21, 8.04, 8.05, 8.07, 8.08, 8.16, 8.17, 8.18, 8.19, 8.20, 8.21, 9.04, 9.05, 9.07, 9.08, 9.16, 9.17, 9.18, 9.19, 9.20, 9.21, 10.04, 10.05, 10.07, 10.08, 10.16, 10.17, 10.18, 10.19,												

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
10.20, 10.21, 11.04, 11.05, 11.07												

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
All dwellings	-	-	-	-	gas cooktop & electric oven	-	no	3.5 star	3 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.	✓	✓	✓

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
11.16	46.8	19.5
11.17	50	15.5
11.18	49.9	22
11.19	22.6	17.3
11.20	12.6	39.4
11.21	17.4	35.9
11.22	29.3	11.8
27.04	24.1	28
27.05	4.5	12.7
27.06	27	29.3
3.04, 4.04, 5.04, 6.04	21.6	20.6
3.05, 4.05, 5.05, 6.05	23.9	30.3
3.06, 4.06, 5.06, 6.06	11.2	16
3.07, 4.07, 5.07, 6.07	32.9	14.4
3.08, 4.08, 5.08, 6.08	12.5	40.1

	Thermal loads	
Dwelling no.	Area adjusted heating load (in mJ/m²/yr)	Area adjusted cooling load (in mJ/m²/yr)
15.04, 16.04, 17.04, 18.04, 19.04, 20.04	17.5	19.4
15.05, 16.05, 17.05, 18.05, 19.05, 20.05	38.1	11.8
15.07, 16.07, 17.07, 18.07, 19.07, 20.07	38.8	12.1
15.08, 16.08, 17.08, 18.08, 19.08, 20.08	19	19.1
21.04, 22.04, 23.04, 24.04, 25.04, 26.04	34.4	14.4
21.06, 22.06, 23.06, 24.06, 25.06, 26.06	36.3	14.6
3.16, 4.16, 5.16, 6.16, 7.16, 8.16, 9.16, 10.16	40.9	22.5
3.17, 4.17, 5.17, 6.17, 7.17, 8.17, 9.17, 10.17	48.6	24.2
3.18, 4.18, 5.18, 6.18, 7.18, 8.18, 9.18, 10.18	44.8	22.4
3.19, 4.19, 5.19, 6.19, 7.19, 8.19, 9.19, 10.19	19.1	19.6
3.20, 4.20, 5.20, 6.20, 7.20, 8.20, 9.20, 10.20	12.6	40.7
3.21, 4.21, 5.21, 6.21, 7.21, 8.21, 9.21, 10.21	13.1	40.7
3.22, 4.22, 5.22, 6.22, 7.22, 8.22, 9.22, 10.22	31.9	12.2
7.04, 8.04, 9.04, 10.04, 11.04, 12.04, 13.04, 14.04	22.4	14.8
7.05, 8.05, 9.05, 10.05, 11.05, 12.05, 13.05, 14.05	32.4	14.1
7.06, 8.06, 9.06, 10.06, 11.06, 12.06, 13.06, 14.06	12.4	14.4

	Thermal loads	
Dwelling no.	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
7.07, 8.07, 9.07, 10.07, 11.07, 12.07, 13.07, 14.07	32.8	14.4
7.08, 8.08, 9.08, 10.08, 11.08, 12.08, 13.08, 14.08	16.3	22.4
All other dwellings	15.4	10.6

(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	5 star	no common laundry facility

Central systems	Size	Configuration	Connection (to allow for...)
Central water tank - rainwater or stormwater (No. 1)	41400	To collect run-off from at least: - 690 square metres of roof area of buildings in the development - 0 square metres of impervious area in the development - 0 square metres of garden/lawn area in the development - 0 square metres of planter box area in the development (excluding, in each case, any area which drains to, or supplies, any other alternative water supply system).	- irrigation of 232 square metres of common landscaped area on the site - car washing in 0 car washing bays on the site
Pool (No. 1)	Volume: 130 kLs	Location: Building1 Pool shaded: yes	-
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	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
Gym (No. 1)	air conditioning system	time clock or BMS controlled	fluorescent	manual on / manual off	Yes
Car park area (No. 1)	ventilation (supply + exhaust)	carbon monoxide monitor + VSD fan	fluorescent	time clock and motion sensors	Yes
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 car (No. 4)	-	-	light-emitting diode	connected to lift call button	Yes
Lift motor room (No. 1)	no mechanical ventilation	-	compact fluorescent	manual on / manual off	Yes
Switch room (No. 1)	ventilation supply only	thermostatically controlled	compact fluorescent	manual on / manual off	Yes
Garbage room (No. 1)	ventilation exhaust only	-	compact fluorescent	manual on / manual off	Yes
Ground floor lobby type (No. 1)	air conditioning system	time clock or BMS controlled	fluorescent	time clock and motion sensors	Yes
Hallway/lobby type (No. 1)	ventilation exhaust only	none ie. continuous	fluorescent	time clock and motion sensors	Yes

Central energy systems	Type	Specification
Central hot water system (No. 1)	gas-fired boiler	Piping insulation (ringmain & supply risers): (a) Piping external to building: R0.6 (~25 mm); (b) Piping internal to building: R0.6 (~25 mm)
Lift (No. 1)	gearless traction with V V V F motor	Number of levels (including basement): 11
Lift (No. 2)	gearless traction with V V V F motor	Number of levels (including basement): 11
Lift (No. 3)	gearless traction with V V V F motor	Number of levels (including basement): 11
Lift (No. 4)	gearless traction with V V V F motor	Number of levels (including basement): 11
Pool (No. 1)	Heating source: electric heat pump	Pump controlled by timer: yes

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	5 star	no common laundry facility

(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.	✓	✓	✓

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).

BASIX[®]Report

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

Project summary		
Project name	V by Crown 2	
Street address	45 Macquarie Street Parramatta 2150	
Local Government Area	Parramatta City Council	
Plan type and plan number	strata 61073	
Lot no.	1	
Section no.	-	
No. of residential flat buildings	1	
No. of units in residential flat buildings	166	
No. of multi-dwelling houses	0	
No. of single dwelling houses	0	
Project score		
Water	44	Target 40
Thermal Comfort	Pass	Target Pass
Energy	26	Target 20

Description of project

Project address

Project name	V by Crown 2
Street address	45 Macquarie Street Parramatta 2150
Local Government Area	Parramatta City Council
Plan type and plan number	strata 61073
Lot no.	1
Section no.	-

Project type

No. of residential flat buildings	1
No. of units in residential flat buildings	166
No. of multi-dwelling houses	0
No. of single dwelling houses	0

Site details

Site area (m²)	1613
Roof area (m²)	823
Non-residential floor area (m²)	919
Residential car spaces	154
Non-residential car spaces	26

Common area landscape

Common area lawn (m²)	0
Common area garden (m²)	221
Area of indigenous or low water use species (m²)	33.2

Assessor details

Assessor number	20940
Certificate number	81578982
Climate zone	56

Project score

Water	44	Target 40
Thermal Comfort	Pass	Target Pass
Energy	26	Target 20

Description of project

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

Residential flat buildings - Building1, 166 dwellings, 29 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)
1.01	2	84.0	0.0	0	0
1.05	2	73.8	0.0	0	0
2.01	2	85.1	0.0	0	0
2.05	2	74.4	0.0	0	0
3.01	2	58.5	0.0	0	0
3.10	2	87.2	0.0	0	0
4.03	2	78.9	0.0	0	0
5.01	1	58.5	0.0	0	0
5.10	2	81.6	0.0	0	0
6.03	2	78.9	0.0	0	0
7.01	1	58.5	0.0	0	0
7.10	2	81.6	0.0	0	0
8.03	2	78.9	0.0	0	0
9.01	1	58.5	0.0	0	0
9.10	2	81.6	0.0	0	0
10.03	2	78.9	0.0	0	0
11.01	1	58.5	0.0	0	0
11.10	2	81.6	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)
1.02	1	38.5	0.0	0	0
1.06	1	36.5	0.0	0	0
2.02	1	38.5	0.0	0	0
2.06	1	36.5	0.0	0	0
3.02	2	86.4	0.0	0	0
3.11	2	87.2	0.0	0	0
4.09	2	81.6	0.0	0	0
5.02	2	86.4	0.0	0	0
5.11	2	81.6	0.0	0	0
6.09	2	81.6	0.0	0	0
7.02	2	86.4	0.0	0	0
7.11	2	81.6	0.0	0	0
8.09	2	81.6	0.0	0	0
9.02	2	86.4	0.0	0	0
9.11	2	81.6	0.0	0	0
10.09	2	81.6	0.0	0	0
11.02	2	86.4	0.0	0	0
11.11	2	81.6	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)
1.03	1	38.5	0.0	0	0
1.07	1	36.5	0.0	0	0
2.03	1	38.5	0.0	0	0
2.07	1	36.5	0.0	0	0
3.03	2	78.9	0.0	0	0
4.01	1	58.5	0.0	0	0
4.10	2	81.6	0.0	0	0
5.03	2	78.9	0.0	0	0
6.01	1	58.5	0.0	0	0
6.10	2	81.6	0.0	0	0
7.03	2	78.9	0.0	0	0
8.01	1	58.5	0.0	0	0
8.10	2	81.6	0.0	0	0
9.03	2	78.9	0.0	0	0
10.01	1	58.5	0.0	0	0
10.10	2	81.6	0.0	0	0
11.03	2	78.9	0.0	0	0
12.01	1	58.5	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)
1.04	2	77.3	0.0	0	0
1.08	2	74.7	0.0	0	0
2.04	2	77.9	0.0	0	0
2.08	2	74.9	0.0	0	0
3.09	2	87.2	0.0	0	0
4.02	2	86.4	0.0	0	0
4.11	2	81.6	0.0	0	0
5.09	2	81.6	0.0	0	0
6.02	2	86.4	0.0	0	0
6.11	2	81.6	0.0	0	0
7.09	2	81.6	0.0	0	0
8.02	2	86.4	0.0	0	0
8.11	2	81.6	0.0	0	0
9.09	2	81.6	0.0	0	0
10.02	2	86.4	0.0	0	0
10.11	2	81.6	0.0	0	0
11.09	2	81.6	0.0	0	0
12.02	2	86.4	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)
12.03	2	78.9	0.0	0	0
13.01	1	58.5	0.0	0	0
13.10	2	81.6	0.0	0	0
14.03	2	78.9	0.0	0	0
15.01	1	58.5	0.0	0	0
15.10	2	81.6	0.0	0	0
16.03	2	78.9	0.0	0	0
17.01	1	58.5	0.0	0	0
17.10	2	81.6	0.0	0	0
18.03	2	78.6	0.0	0	0
19.01	1	58.5	0.0	0	0
19.10	2	81.6	0.0	0	0
20.03	2	78.6	0.0	0	0
21.01	1	58.5	0.0	0	0
21.08	2	81.6	0.0	0	0
22.03	2	78.6	0.0	0	0
23.01	1	58.5	0.0	0	0
23.08	2	81.6	0.0	0	0
24.03	2	78.6	0.0	0	0
25.01	1	58.5	0.0	0	0
25.08	2	81.6	0.0	0	0
26.03	1	66.1	0.0	0	0
27.01	1	54.6	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)
12.09	2	81.6	0.0	0	0
13.02	2	86.4	0.0	0	0
13.11	2	81.6	0.0	0	0
14.09	2	81.6	0.0	0	0
15.02	2	86.4	0.0	0	0
15.11	2	81.6	0.0	0	0
16.09	2	81.6	0.0	0	0
17.02	2	86.4	0.0	0	0
17.11	2	81.6	0.0	0	0
18.09	2	81.6	0.0	0	0
19.02	2	86.4	0.0	0	0
19.11	2	81.6	0.0	0	0
20.09	2	81.6	0.0	0	0
21.02	2	86.4	0.0	0	0
21.09	2	81.6	0.0	0	0
22.07	2	81.6	0.0	0	0
23.02	2	86.4	0.0	0	0
23.09	2	81.6	0.0	0	0
24.07	2	81.6	0.0	0	0
25.02	2	86.4	0.0	0	0
25.09	2	81.6	0.0	0	0
26.07	2	71.3	0.0	0	0
27.02	1	61.1	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)
12.10	2	81.6	0.0	0	0
13.03	2	78.9	0.0	0	0
14.01	1	58.5	0.0	0	0
14.10	2	81.6	0.0	0	0
15.03	2	78.9	0.0	0	0
16.01	1	58.5	0.0	0	0
16.10	2	81.6	0.0	0	0
17.03	2	78.6	0.0	0	0
18.01	1	58.5	0.0	0	0
18.10	2	81.6	0.0	0	0
19.03	2	78.6	0.0	0	0
20.01	1	58.5	0.0	0	0
20.10	2	81.6	0.0	0	0
21.03	2	78.6	0.0	0	0
22.01	1	58.5	0.0	0	0
22.08	2	81.6	0.0	0	0
23.03	2	78.6	0.0	0	0
24.01	1	58.5	0.0	0	0
24.08	2	81.6	0.0	0	0
25.03	2	78.6	0.0	0	0
26.01	1	53.9	0.0	0	0
26.08	2	71.4	0.0	0	0
27.03	1	58.0	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)
12.11	2	81.6	0.0	0	0
13.09	2	81.6	0.0	0	0
14.02	2	86.4	0.0	0	0
14.11	2	81.6	0.0	0	0
15.09	2	81.6	0.0	0	0
16.02	2	86.4	0.0	0	0
16.11	2	81.6	0.0	0	0
17.09	2	81.6	0.0	0	0
18.02	2	86.4	0.0	0	0
18.11	2	81.6	0.0	0	0
19.09	2	81.6	0.0	0	0
20.02	2	86.4	0.0	0	0
20.11	2	81.6	0.0	0	0
21.07	2	81.6	0.0	0	0
22.02	2	86.4	0.0	0	0
22.09	2	81.6	0.0	0	0
23.07	2	81.6	0.0	0	0
24.02	2	86.4	0.0	0	0
24.09	2	81.6	0.0	0	0
25.07	2	81.6	0.0	0	0
26.02	2	76.0	0.0	0	0
26.09	2	71.4	0.0	0	0
27.07	2	94.7	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)
27.08	2	94.7	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)
27.09	2	94.7	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)
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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)
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Description of project

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

Common areas of unit building - Building1

Common area	Floor area (m²)
Gym (No. 1)	31
Lift car (No. 2)	-
Switch room (No. 1)	13
Ground floor lobby type (No. 1)	183

Common area	Floor area (m²)
Car park area (No. 1)	6689
Lift car (No. 3)	-
Garbage room (No. 1)	40
Hallway/lobby type (No. 1)	542

Common area	Floor area (m²)
Lift car (No. 1)	-
Lift car (No. 4)	-
Lift motor room	25

Schedule of BASIX commitments

1. Commitments for Residential flat buildings - Building1

(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 - Building1

(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:			
(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.	✓	✓	✓

	Fixtures					Appliances		Individual pool				Individual spa		
Dwelling no.	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
All dwellings	3 star (> 7.5 but <= 9 L/min)	4 star	5 star	5 star	no	4 star	4 star	-	-	-	-	-	-	-

	Alternative water source							
Dwelling no.	Alternative water supply systems	Size	Configuration	Landscape connection	Toilet connection (s)	Laundry connection	Pool top-up	Spa top-up

(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.		✓	✓
(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.	✓	✓	✓

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
<p>(g) This commitment applies if the applicant installs a water heating system for the dwelling's pool or spa. The applicant must:</p> <p>(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</p> <p>(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.</p>		<p>✓</p> <p>✓</p>	
<p>(h) The applicant must install in the dwelling:</p> <p>(aa) the kitchen cook-top and oven specified for that dwelling in the "Appliances & other efficiency measures" column of the table below;</p> <p>(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</p> <p>(cc) any clothes drying line specified for the dwelling in the "Appliances & other efficiency measures" column of the table.</p>		<p>✓</p> <p>✓</p> <p>✓</p>	✓
<p>(i) If specified in the table, the applicant must carry out the development so that each refrigerator space in the dwelling is "well ventilated".</p>		✓	

	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
All dwellings	central hot water system 1	individual fan, ducted to façade or roof	interlocked to light	individual fan, not ducted	manual switch on/off	individual fan, ducted to façade or roof	interlocked to light

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
1.02, 1.03, 1.06, 1.07, 2.02, 2.03, 2.06, 2.07, 4.01, 5.01, 6.01, 7.01, 8.01, 9.01, 10.01, 11.01, 12.01, 13.01, 14.01, 15.01, 16.01, 17.01, 18.01, 19.01, 20.01, 21.01, 22.01, 23.01, 24.01, 25.01, 26.01, 26.03, 27.01, 27.02, 27.03	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1	1	yes	yes	yes	yes	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
1.01, 1.04, 1.05, 1.08, 2.01, 2.04, 2.05, 2.08, 3.01, 3.02, 3.03, 3.09, 3.10, 3.11, 4.02, 4.03, 4.09, 4.10, 4.11, 5.02, 5.03, 5.09, 5.10, 5.11, 6.02, 6.03, 6.09, 6.10, 6.11, 7.02, 7.03, 7.09, 7.10, 7.11, 8.02, 8.03, 8.09, 8.10, 8.11,	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	2	1	yes	yes	yes	yes	0	no

	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
9.02, 9.03, 9.09, 9.10, 9.11, 10.02, 10.03, 10.09, 10.10, 10.11, 11.02, 11.03, 11.09, 11.10, 11.11, 12.02, 12.03, 12.09, 12.10, 12.11, 13.02, 13.03, 13.09, 13.10, 13.11, 14.02, 14.03, 14.09, 14.10, 14.11, 15.02, 15.03, 15.09, 15.10, 15.11, 16.02, 16.03, 16.09, 16.10,												

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
16.11, 17.02, 17.03, 17.09, 17.10, 17.11, 18.02, 18.03, 18.09, 18.10, 18.11, 19.02, 19.03, 19.09, 19.10, 19.11, 20.02, 20.03, 20.09, 20.10, 20.11, 21.02, 21.03, 21.07, 21.08, 21.09, 22.02, 22.03, 22.07, 22.08, 22.09, 23.02, 23.03, 23.07, 23.08, 23.09, 24.02, 24.03, 24.07,												

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
24.08, 24.09, 25.02, 25.03, 25.07, 25.08, 25.09, 26.02, 26.07, 26.08, 26.09, 27.07, 27.08, 27.09												

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
All dwellings	-	-	-	-	gas cooktop & electric oven	-	no	4 star	3 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.											

(iii) Thermal Comfort	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(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.			
(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.	✓	✓	✓

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m²/yr)	Area adjusted cooling load (in mJ/m²/yr)
1.01	18.2	38
1.04	27.9	38.4
1.05	28.9	39.8
1.08	22.3	39.6
2.01	22.2	35.1
2.04	35.1	36.2
2.05	35.7	38.3
2.08	26.7	36.8
3.09	29.9	12.7

	Thermal loads	
Dwelling no.	Area adjusted heating load (in mJ/m²/yr)	Area adjusted cooling load (in mJ/m²/yr)
3.10	33.1	12.6
3.11	39.5	12.7
26.01	29.9	11.4
26.02	32.8	11.8
26.03	37.5	22.9
26.07	44	11.3
26.08	41.6	12.6
26.09	48.9	11.6
27.01	30.4	11.3
27.02	26	17.3
27.03	30.4	19.7
27.07	43.2	12
27.08	44.6	12
27.09	47.9	12.7
1.02, 1.03, 1.06, 1.07	20.2	36.9
2.02, 2.03, 2.06, 2.07	29.1	33.3
21.03, 22.03, 23.03, 24.03, 25.03	23.1	25.7
15.03, 16.03, 17.03, 18.03, 19.03, 20.03	23.1	15.7
4.09, 5.09, 6.09, 7.09, 8.09, 9.09, 10.09, 11.09	25.2	17.3
4.10, 5.10, 6.10, 7.10, 8.10, 9.10, 10.10, 11.10	27.8	17.1
4.11, 5.11, 6.11, 7.11, 8.11, 9.11, 10.11, 11.11	30.7	15.2
12.10, 13.10, 14.10, 15.10, 16.10, 21.08, 22.08, 23.08, 24.08, 25.08	30	14

	Thermal loads	
Dwelling no.	Area adjusted heating load (in mJ/m²/yr)	Area adjusted cooling load (in mJ/m²/yr)
15.01, 16.01, 17.01, 18.01, 19.01, 20.01, 21.01, 22.01, 23.01, 24.01, 25.01	33.2	13.4
15.02, 16.02, 17.02, 18.02, 19.02, 20.02, 21.02, 22.02, 23.02, 24.02, 25.02	23.5	16.1
3.01, 4.01, 5.01, 6.01, 7.01, 8.01, 9.01, 10.01, 11.01, 12.01, 13.01, 14.01	29	19.1
3.02, 4.02, 5.02, 6.02, 7.02, 8.02, 9.02, 10.02, 11.02, 12.02, 13.02, 14.02	22.8	16.7
3.03, 4.03, 5.03, 6.03, 7.03, 8.03, 9.03, 10.03, 11.03, 12.03, 13.03, 14.03	31.5	15
12.11, 13.11, 14.11, 15.11, 16.11, 17.11, 18.11, 19.11, 20.11, 21.09, 22.09, 23.09, 24.09, 25.09	33	10.7
All other dwellings	29.2	12.5

(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	5 star	no common laundry facility

Central systems	Size	Configuration	Connection (to allow for...)
Central water tank - rainwater or stormwater (No. 1)	39500	To collect run-off from at least: - 659 square metres of roof area of buildings in the development - 0 square metres of impervious area in the development - 0 square metres of garden/lawn area in the development - 0 square metres of planter box area in the development (excluding, in each case, any area which drains to, or supplies, any other alternative water supply system).	- irrigation of 221 square metres of common landscaped area on the site - car washing in 0 car washing bays on the site
Pool (No. 1)	Volume: 43 kLs	Location: Building1 Pool shaded: no	-
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	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
Gym (No. 1)	air conditioning system	time clock or BMS controlled	fluorescent	time clocks	Yes
Car park area (No. 1)	ventilation (supply + exhaust)	carbon monoxide monitor + VSD fan	fluorescent	time clock and motion sensors	Yes
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 car (No. 4)	-	-	light-emitting diode	connected to lift call button	Yes
Switch room (No. 1)	ventilation (supply + exhaust)	thermostatically controlled	compact fluorescent	manual on / manual off	Yes
Garbage room (No. 1)	ventilation exhaust only	-	compact fluorescent	manual on / manual off	Yes
Lift motor room	no mechanical ventilation	-	compact fluorescent	manual on / manual off	Yes
Ground floor lobby type (No. 1)	air conditioning system	time clock or BMS controlled	fluorescent	time clock and motion sensors	Yes
Hallway/lobby type (No. 1)	ventilation (supply + exhaust)	time clock or BMS controlled	fluorescent	time clock and motion sensors	Yes

Central energy systems	Type	Specification
Central hot water system (No. 1)	gas-fired boiler	Piping insulation (ringmain & supply risers): (a) Piping external to building: R0.6 (~25 mm); (b) Piping internal to building: R0.6 (~25 mm)
Lift (No. 1)	gearless traction with V V V F motor	Number of levels (including basement): 11
Lift (No. 2)	gearless traction with V V V F motor	Number of levels (including basement): 11
Lift (No. 3)	gearless traction with V V V F motor	Number of levels (including basement): 11
Lift (No. 4)	gearless traction with V V V F motor	Number of levels (including basement): 11
Pool (No. 1)	Heating source: electric heat pump	Pump controlled by timer: yes

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	5 star	no common laundry facility

(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.	✓	✓	✓

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).

BASIX[®]Report

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

Project summary		
Project name	V by Crown 3	
Street address	45 Macquarie Street Parramatta 2150	
Local Government Area	Parramatta City Council	
Plan type and plan number	strata 61073	
Lot no.	1	
Section no.	-	
No. of residential flat buildings	1	
No. of units in residential flat buildings	164	
No. of multi-dwelling houses	0	
No. of single dwelling houses	0	
Project score		
Water	42	Target 40
Thermal Comfort	Pass	Target Pass
Energy	17	Target 20

Description of project

Project address

Project name	V by Crown 3
Street address	45 Macquarie Street Parramatta 2150
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Plan type and plan number	strata 61073
Lot no.	1
Section no.	-

Project type

No. of residential flat buildings	1
No. of units in residential flat buildings	164
No. of multi-dwelling houses	0
No. of single dwelling houses	0

Site details

Site area (m²)	1594
Roof area (m²)	813.5
Non-residential floor area (m²)	908
Residential car spaces	153
Non-residential car spaces	26

Common area landscape

Common area lawn (m²)	0
Common area garden (m²)	219
Area of indigenous or low water use species (m²)	33

Assessor details

Assessor number	20940
Certificate number	81578982
Climate zone	56

Project score

Water	42	Target 40
Thermal Comfort	Pass	Target Pass
Energy	17	Target 20

Description of project

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

Residential flat buildings - Building1, 164 dwellings, 29 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)
3.12	1	58.9	0.0	0	0
3.23	1	54.2	0.0	0	0
4.14	1	58.9	0.0	0	0
5.12	1	58.9	0.0	0	0
5.23	1	54.2	0.0	0	0
6.14	1	58.9	0.0	0	0
7.12	1	58.9	0.0	0	0
7.23	1	54.2	0.0	0	0
8.14	1	58.9	0.0	0	0
9.12	1	58.9	0.0	0	0
9.23	1	54.2	0.0	0	0
10.14	1	58.9	0.0	0	0
11.12	1	58.9	0.0	0	0
11.23	1	54.2	0.0	0	0
12.14	1	58.9	0.0	0	0
12.18	1	43.9	0.0	0	0
13.15	1	59.0	0.0	0	0
14.12	1	58.9	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)
3.13	1	58.9	0.0	0	0
3.24	1	43.9	0.0	0	0
4.15	1	59.0	0.0	0	0
5.13	1	58.9	0.0	0	0
5.24	1	43.9	0.0	0	0
6.15	1	59.0	0.0	0	0
7.13	1	58.9	0.0	0	0
7.24	1	43.9	0.0	0	0
8.15	1	59.0	0.0	0	0
9.13	1	58.9	0.0	0	0
9.24	1	43.9	0.0	0	0
10.15	1	59.0	0.0	0	0
11.13	1	58.9	0.0	0	0
11.24	1	43.9	0.0	0	0
12.15	1	59.0	0.0	0	0
13.12	1	58.9	0.0	0	0
13.16	1	36.9	0.0	0	0
14.13	1	58.9	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)
3.14	1	58.9	0.0	0	0
4.12	1	58.9	0.0	0	0
4.23	1	54.2	0.0	0	0
5.14	1	58.9	0.0	0	0
6.12	1	58.9	0.0	0	0
6.23	1	54.2	0.0	0	0
7.14	1	58.9	0.0	0	0
8.12	1	58.9	0.0	0	0
8.23	1	54.2	0.0	0	0
9.14	1	58.9	0.0	0	0
10.12	1	58.9	0.0	0	0
10.23	1	54.2	0.0	0	0
11.14	1	58.9	0.0	0	0
12.12	1	58.9	0.0	0	0
12.16	1	36.9	0.0	0	0
13.13	1	58.9	0.0	0	0
13.17	1	43.9	0.0	0	0
14.14	1	58.9	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)
3.15	1	59.0	0.0	0	0
4.13	1	58.9	0.0	0	0
4.24	1	43.9	0.0	0	0
5.15	1	59.0	0.0	0	0
6.13	1	58.9	0.0	0	0
6.24	1	43.9	0.0	0	0
7.15	1	59.0	0.0	0	0
8.13	1	58.9	0.0	0	0
8.24	1	43.9	0.0	0	0
9.15	1	59.0	0.0	0	0
10.13	1	58.9	0.0	0	0
10.24	1	43.9	0.0	0	0
11.15	1	59.0	0.0	0	0
12.13	1	58.9	0.0	0	0
12.17	1	43.9	0.0	0	0
13.14	1	58.9	0.0	0	0
13.18	1	43.9	0.0	0	0
14.15	1	59.0	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)
14.16	1	82.1	0.0	0	0
15.12	1	58.9	0.0	0	0
15.16	2	82.1	0.0	0	0
16.12	1	58.9	0.0	0	0
16.16	2	82.1	0.0	0	0
17.12	1	58.9	0.0	0	0
17.16	2	82.1	0.0	0	0
18.12	1	58.9	0.0	0	0
18.16	2	82.1	0.0	0	0
19.12	1	58.9	0.0	0	0
19.16	2	82.1	0.0	0	0
20.12	1	58.9	0.0	0	0
20.16	2	82.1	0.0	0	0
21.10	1	58.9	0.0	0	0
21.14	2	81.9	0.0	0	0
22.10	1	58.9	0.0	0	0
22.14	2	81.9	0.0	0	0
23.10	1	58.9	0.0	0	0
23.14	2	81.9	0.0	0	0
24.10	1	58.9	0.0	0	0
24.14	2	81.9	0.0	0	0
25.10	1	58.9	0.0	0	0
25.14	2	81.9	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)
14.17	1	51.3	0.0	0	0
15.13	1	58.9	0.0	0	0
15.17	1	51.3	0.0	0	0
16.13	1	58.9	0.0	0	0
16.17	1	51.3	0.0	0	0
17.13	1	58.9	0.0	0	0
17.17	1	51.3	0.0	0	0
18.13	1	58.9	0.0	0	0
18.17	1	51.3	0.0	0	0
19.13	1	58.9	0.0	0	0
19.17	1	51.3	0.0	0	0
20.13	1	58.9	0.0	0	0
20.17	1	51.3	0.0	0	0
21.11	1	58.9	0.0	0	0
21.15	1	51.3	0.0	0	0
22.11	1	58.9	0.0	0	0
22.15	1	51.3	0.0	0	0
23.11	1	58.9	0.0	0	0
23.15	1	51.3	0.0	0	0
24.11	1	58.9	0.0	0	0
24.15	1	51.3	0.0	0	0
25.11	1	58.9	0.0	0	0
25.15	1	51.3	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)
14.18	1	43.9	0.0	0	0
15.14	1	58.9	0.0	0	0
15.18	1	43.9	0.0	0	0
16.14	1	58.9	0.0	0	0
16.18	1	43.9	0.0	0	0
17.14	1	58.9	0.0	0	0
17.18	1	43.9	0.0	0	0
18.14	1	58.9	0.0	0	0
18.18	1	43.9	0.0	0	0
19.14	1	58.9	0.0	0	0
19.18	1	43.9	0.0	0	0
20.14	1	58.9	0.0	0	0
20.18	1	43.9	0.0	0	0
21.12	1	58.9	0.0	0	0
21.16	1	43.9	0.0	0	0
22.12	1	58.9	0.0	0	0
22.16	1	43.9	0.0	0	0
23.12	1	58.9	0.0	0	0
23.16	1	43.9	0.0	0	0
24.12	1	58.9	0.0	0	0
24.16	1	43.9	0.0	0	0
25.12	1	58.9	0.0	0	0
25.16	1	43.9	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)
14.19	1	43.9	0.0	0	0
15.15	1	59.0	0.0	0	0
15.19	1	43.9	0.0	0	0
16.15	1	59.0	0.0	0	0
16.19	1	43.9	0.0	0	0
17.15	1	59.0	0.0	0	0
17.19	1	43.9	0.0	0	0
18.15	1	59.0	0.0	0	0
18.19	1	43.9	0.0	0	0
19.15	1	59.0	0.0	0	0
19.19	1	43.9	0.0	0	0
20.15	1	59.0	0.0	0	0
20.19	1	43.9	0.0	0	0
21.13	1	59.0	0.0	0	0
21.17	1	43.9	0.0	0	0
22.13	1	59.0	0.0	0	0
22.17	1	43.9	0.0	0	0
23.13	1	59.0	0.0	0	0
23.17	1	43.9	0.0	0	0
24.13	1	59.0	0.0	0	0
24.17	1	43.9	0.0	0	0
25.13	1	59.0	0.0	0	0
25.17	1	43.9	0.0	0	0

Description of project

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

Common areas of unit building - Building1

Common area	Floor area (m²)
Gym (No. 1)	20.3
Lift car (No. 2)	-
Switch room (No. 1)	13
Hallway/lobby type (No. 1)	536

Common area	Floor area (m²)
Car park area (No. 1)	6609
Lift car (No. 3)	-
Garbage room (No. 1)	40

Common area	Floor area (m²)
Lift car (No. 1)	-
Lift car (No. 4)	-
Ground floor lobby type (No. 1)	182

Schedule of BASIX commitments

1. Commitments for Residential flat buildings - Building1

(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 - Building1

(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:			
(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.	✓	✓	✓

	Fixtures					Appliances		Individual pool				Individual spa		
Dwelling no.	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
All dwellings	3 star (> 7.5 but <= 9 L/min)	4 star	5 star	5 star	no	3 star	3 star	-	-	-	-	-	-	-

	Alternative water source							
Dwelling no.	Alternative water supply systems	Size	Configuration	Landscape connection	Toilet connection (s)	Laundry connection	Pool top-up	Spa top-up

(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.		✓	✓
(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.	✓	✓	✓

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
<p>(g) This commitment applies if the applicant installs a water heating system for the dwelling's pool or spa. The applicant must:</p> <p>(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</p> <p>(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.</p>		<p>✓</p> <p>✓</p>	
<p>(h) The applicant must install in the dwelling:</p> <p>(aa) the kitchen cook-top and oven specified for that dwelling in the "Appliances & other efficiency measures" column of the table below;</p> <p>(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</p> <p>(cc) any clothes drying line specified for the dwelling in the "Appliances & other efficiency measures" column of the table.</p>		<p>✓</p> <p>✓</p> <p>✓</p>	✓
<p>(i) If specified in the table, the applicant must carry out the development so that each refrigerator space in the dwelling is "well ventilated".</p>		✓	

	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
All dwellings	central hot water system 1	individual fan, ducted to façade or roof	interlocked to light	individual fan, not ducted	manual switch on/off	individual fan, ducted to façade or roof	interlocked to light

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
15.16, 16.16, 17.16, 18.16, 19.16, 20.16, 21.14, 22.14, 23.14, 24.14, 25.14	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	2	1	yes	yes	yes	yes	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
3.12, 3.13, 3.14, 3.15, 3.23, 3.24, 4.12, 4.13, 4.14, 4.15, 4.23, 4.24, 5.12, 5.13, 5.14, 5.15, 5.23, 5.24, 6.12, 6.13, 6.14, 6.15, 6.23, 6.24, 7.12, 7.13, 7.14, 7.15, 7.23, 7.24, 8.12, 8.13, 8.14, 8.15, 8.23, 8.24, 9.12, 9.13, 9.14,	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1-phase airconditioning EER 3.0 - 3.5	1	1	yes	yes	yes	yes	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
9.15, 9.23, 9.24, 10.12, 10.13, 10.14, 10.15, 10.23, 10.24, 11.12, 11.13, 11.14, 11.15, 11.23, 11.24, 12.12, 12.13, 12.14, 12.15, 12.16, 12.17, 12.18, 13.12, 13.13, 13.14, 13.15, 13.16, 13.17, 13.18, 14.12, 14.13, 14.14, 14.15, 14.16, 14.17, 14.18, 14.19, 15.12, 15.13,												

	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
15.14, 15.15, 15.17, 15.18, 15.19, 16.12, 16.13, 16.14, 16.15, 16.17, 16.18, 16.19, 17.12, 17.13, 17.14, 17.15, 17.17, 17.18, 17.19, 18.12, 18.13, 18.14, 18.15, 18.17, 18.18, 18.19, 19.12, 19.13, 19.14, 19.15, 19.17, 19.18, 19.19, 20.12, 20.13, 20.14, 20.15, 20.17, 20.18,												

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
20.19, 21.10, 21.11, 21.12, 21.13, 21.15, 21.16, 21.17, 22.10, 22.11, 22.12, 22.13, 22.15, 22.16, 22.17, 23.10, 23.11, 23.12, 23.13, 23.15, 23.16, 23.17, 24.10, 24.11, 24.12, 24.13, 24.15, 24.16, 24.17, 25.10, 25.11, 25.12, 25.13, 25.15, 25.16, 25.17												

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
All dwellings	-	-	-	-	gas cooktop & electric oven	-	no	4 star	3 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.			
(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)
25.10	39.4	17.6
25.11	49.4	18.3
25.12	38.9	18.6
25.13	49	17.7
25.14	32.6	20.4
25.15	35.2	16.5
25.16	19.4	20.4
25.17	11.1	21.6
12.16, 13.16	38.7	37.9
3.23, 4.23, 5.23, 6.23, 7.23, 8.23, 9.23, 10.23, 11.23	23.9	22.8
3.24, 4.24, 5.24, 6.24, 7.24, 8.24, 9.24, 10.24, 11.24	8.9	35
15.12, 16.12, 17.12, 18.12, 19.12, 20.12, 21.10, 22.10, 23.10, 24.10	33.1	20
15.13, 16.13, 17.13, 18.13, 19.13, 20.13, 21.11, 22.11, 23.11, 24.11	35.4	17.1
15.14, 16.14, 17.14, 18.14, 19.14, 20.14, 21.12, 22.12, 23.12, 24.12	35.1	17.1
15.15, 16.15, 17.15, 18.15, 19.15, 20.15, 21.13, 22.13, 23.13, 24.13	44.7	18.7
14.16, 15.16, 16.16, 17.16, 18.16, 19.16, 20.16, 21.14, 22.14, 23.14, 24.14	25.7	21.4
14.17, 15.17, 16.17, 17.17, 18.17, 19.17, 20.17, 21.15, 22.15, 23.15, 24.15	31.5	17.2
3.12, 4.12, 5.12, 6.12, 7.12, 8.12, 9.12, 10.12, 11.12, 12.12, 13.12, 14.12	26.6	27.8

	Thermal loads	
Dwelling no.	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
3.13, 4.13, 5.13, 6.13, 7.13, 8.13, 9.13, 10.13, 11.13, 12.13, 13.13, 14.13	34.2	28.6
3.14, 4.14, 5.14, 6.14, 7.14, 8.14, 9.14, 10.14, 11.14, 12.14, 13.14, 14.14	29.1	24.7
3.15, 4.15, 5.15, 6.15, 7.15, 8.15, 9.15, 10.15, 11.15, 12.15, 13.15, 14.15	39.5	27.6
12.17, 13.17, 14.18, 15.18, 16.18, 17.18, 18.18, 19.18, 20.18, 21.16, 22.16, 23.16, 24.16	12.9	31.7
All other dwellings	12.6	33.2

(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	5 star	no common laundry facility

Central systems	Size	Configuration	Connection (to allow for...)
Central water tank - rainwater or stormwater (No. 1)	39000	To collect run-off from at least: - 651 square metres of roof area of buildings in the development - 0 square metres of impervious area in the development - 0 square metres of garden/lawn area in the development - 0 square metres of planter box area in the development (excluding, in each case, any area which drains to, or supplies, any other alternative water supply system).	- irrigation of 219 square metres of common landscaped area on the site - car washing in 0 car washing bays on the site
Pool (No. 1)	Volume: 43 kLs	Location: Building1 Pool shaded: no	-
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
Gym (No. 1)	air conditioning system	time clock or BMS controlled	fluorescent	manual on / manual off	Yes
Car park area (No. 1)	ventilation (supply + exhaust)	carbon monoxide monitor + VSD fan	fluorescent	time clock and motion sensors	Yes
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 car (No. 4)	-	-	light-emitting diode	connected to lift call button	Yes
Switch room (No. 1)	ventilation exhaust only	thermostatically controlled	compact fluorescent	manual on / manual off	Yes
Garbage room (No. 1)	ventilation exhaust only	-	compact fluorescent	motion sensors	Yes
Ground floor lobby type (No. 1)	air conditioning system	time clock or BMS controlled	fluorescent	time clock and motion sensors	Yes
Hallway/lobby type (No. 1)	ventilation (supply + exhaust)	time clock or BMS controlled	fluorescent	time clock and motion sensors	Yes

Central energy systems	Type	Specification
Central hot water system (No. 1)	gas-fired boiler	Piping insulation (ringmain & supply risers): (a) Piping external to building: R0.6 (~25 mm); (b) Piping internal to building: R0.6 (~25 mm)
Lift (No. 1)	gearless traction with V V V F motor	Number of levels (including basement): 11
Lift (No. 2)	gearless traction with V V V F motor	Number of levels (including basement): 11
Lift (No. 3)	gearless traction with V V V F motor	Number of levels (including basement): 11
Lift (No. 4)	gearless traction with V V V F motor	Number of levels (including basement): 11
Pool (No. 1)	Heating source: electric heat pump	Pump controlled by timer: yes

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	5 star	no common laundry facility

(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.	✓	✓	✓

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).

Thermal Performance Specifications - BASIX THERMAL COMFORT - Simulation Method

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 M2	Detail
GGG-05-001a		Single clear	Aluminium	11.3	0.74		As advised by architect
GGG-05-009a		Single toned	Aluminium	11.43	0.28		As advised by architect

Skylights	Product ID	Glass	Frame	U value	SHGC	Area M2	Detail
None							

Any U and SHGC values specified on Certificates Issued after 1 May 2007 are according to NFRC. All values prior to this date are ANAC.

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 absorptancy	Detail
200mm tilt up concrete, lined		R2.4	Medium - SA 0.475 - 0.7	As advised by architect
Party walls - 100mm tilt up concrete, line		R0.7	Medium - SA 0.475 - 0.7	As advised by architect

Internal walls	Construction	Insulation	Detail
Powerpanel		None	As advised by architect

Floors	Construction	Insulation	Covering	Detail
Concrete		None	Carpet	Bedrooms, living areas, corrido
Concrete		None	Ceramic Tile	Bathrooms, laundries, kitchens

Ceilings	Construction	Insulation	Detail
Concrete and plasterboard		None	As advised by architect

Roof	Construction	Insulation	Colour - Solar absorptancy	Detail
Concrete		R2.9	Medium - SA 0.475 - 0.7	As advised by architect

Window cover	Internal (curtains)	External (awnings, shutters, etc)
Holland blinds		None

Fixed Shading	Eaves (width - inc gutters, height above windows)	Verandahs, Pergolas (type, description)
	0	As per detail on plans
		None

Overshadowing	Overshadowing structures	Overshadowing trees
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Orientation, Exposure, Ventilation and Infiltration

ABSA Assessor Stamp

Orientation of nominal north elevation	13
Terrain category	Open
Roof Ventilation	Unventilated
Cross Ventilation	Standard
Subfloor Ventilation	Not Applicable
Living area open to entry:	Yes
Living areas separated by doors:	No
Stair open to heated areas:	No
Seals to windows and doors:	Yes
Exhaust fans without dampers:	No
Ventilated skylights:	No
Open fire or unflued gas heater:	No
Vented downlights:	No
Wall and ceiling vents:	No



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 M2	Detail
GGG-05-001a		Single clear	Aluminium	11.3	0.74		As advised by architect
GGG-05-009a		Single toned	Aluminium	11.43	0.28		As advised by architect

Skylights	Product ID	Glass	Frame	U value	SHGC	Area M2	Detail
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None

Any U and SHGC values specified on Certificates Issued after 1 May 2007 are according to NFRC. All values prior to this date are ANAC.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 Absorptancy	Detail
200mm tilt up concrete, lin	R2.4		Medium - SA 0.475 - 0.7	As advised by architect
Party walls - 100mm tilt up	R0.7		Medium - SA 0.475 - 0.7	As advised by architect

Internal walls	Construction	Insulation	Detail
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PowerpanelNoneAs advised by architect

Floors	Construction	Insulation	Covering	Detail
Concrete	None		Carpet	Bedrooms, living areas, corridors, other day time
Concrete	None		Ceramic Tile	Bathrooms, laundries, kitchens

Ceilings	Construction	Insulation	Detail
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Concrete and plasterboardNoneAs advised by architect

Roof	Construction	Insulation	Colour - Solar Absorpt	Detail
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ConcreteR2.9Medium - SA 0.475 - 0.7As advised by architect

Window Cover	Internal (curtains)	External (awnings, shutters, etc.)
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Holland blindsNone

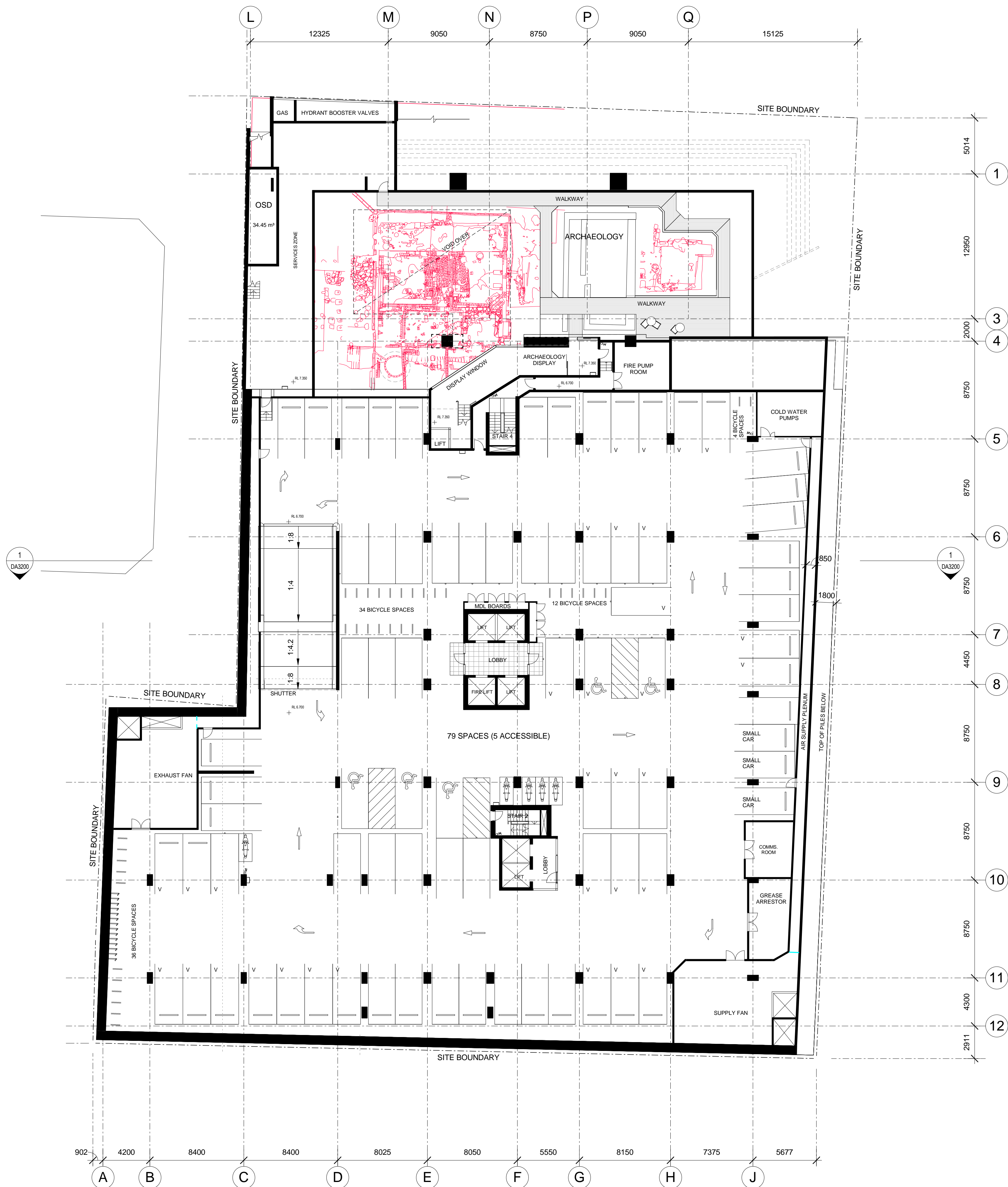
Fixed Shading	Eaves(width-inc gutters, height above windows)	Verandas, Pergolas (type, description)
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00As per detail on plansNone

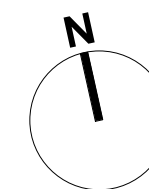
Overshadowing	Overshadowing structures	Overshadowing trees
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Orientation, Exposure, Ventilation and Infiltration

Orientation of nominal north:	13 Living area open to entry:	Yes	Ventilated skylights:	No
Terrain category	Open Living area separated by doors:	No	Open fire / unflued gas heater:	No
Roof Ventilation	Unventilated Stair open to heated areas:	No	Vented downlights:	No
Cross Ventilation	Standard Seals to windows and doors:	Yes	Wall and ceiling vents:	No
Subfloor Ventilation	Not Applicable Exhaust fans without dampers:	No		



Revisions					
No	Date	Description	Ver	Appr	
17	31/08/12	WORK IN PROGRESS 75W			
16	10/08/12	WORK IN PROGRESS 75W			
15	06/07/12	WORK IN PROGRESS			
14	29/06/12	WORK IN PROGRESS			
13	15/06/12	WORK IN PROGRESS			
12	07/06/12	DRAFT 75W			
11	01/06/12	WORK IN PROGRESS			
10	24/05/12	WORK IN PROGRESS			
9	11/05/12	Level added to Hunter St and south lift core amended.			
8	09/05/12	WORK IN PROGRESS			
7	23/03/12	WORK IN PROGRESS			
6	09/03/12	WORK IN PROGRESS			
5	02/03/12	WORK IN PROGRESS			
4	17/02/12	WORK IN PROGRESS			
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Client
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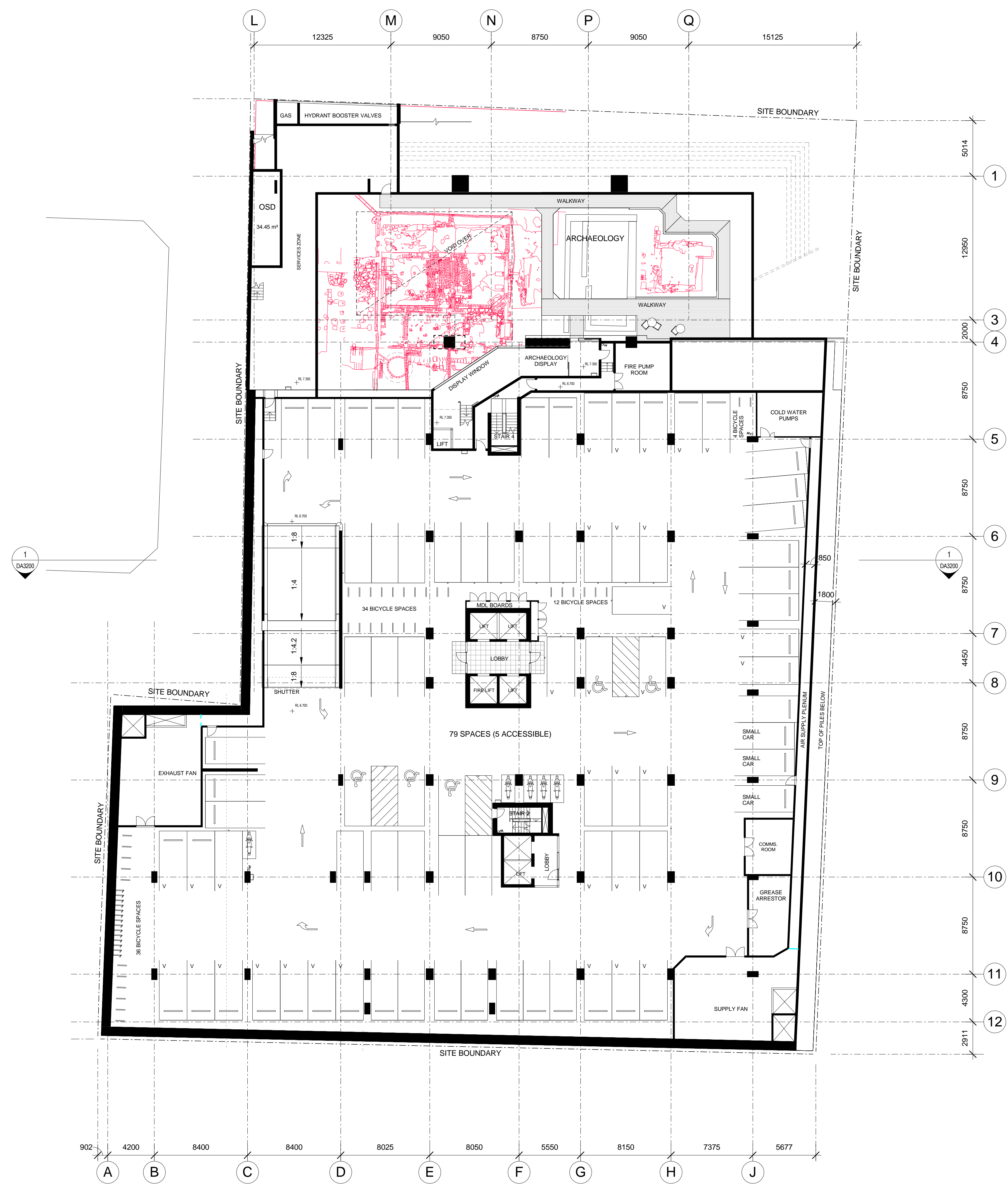


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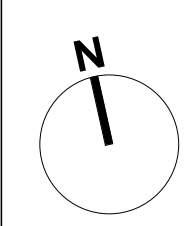
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V by Crown, Parramatta
45-47 Macquarie St and 134-140 Marsden St
Parramatta
New South Wales
Proj No. 10052

Drawing Title
BASEMENT 1

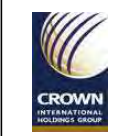
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15	06/07/12	WORK IN PROGRESS			
14	29/06/12	WORK IN PROGRESS			
13	15/06/12	WORK IN PROGRESS			
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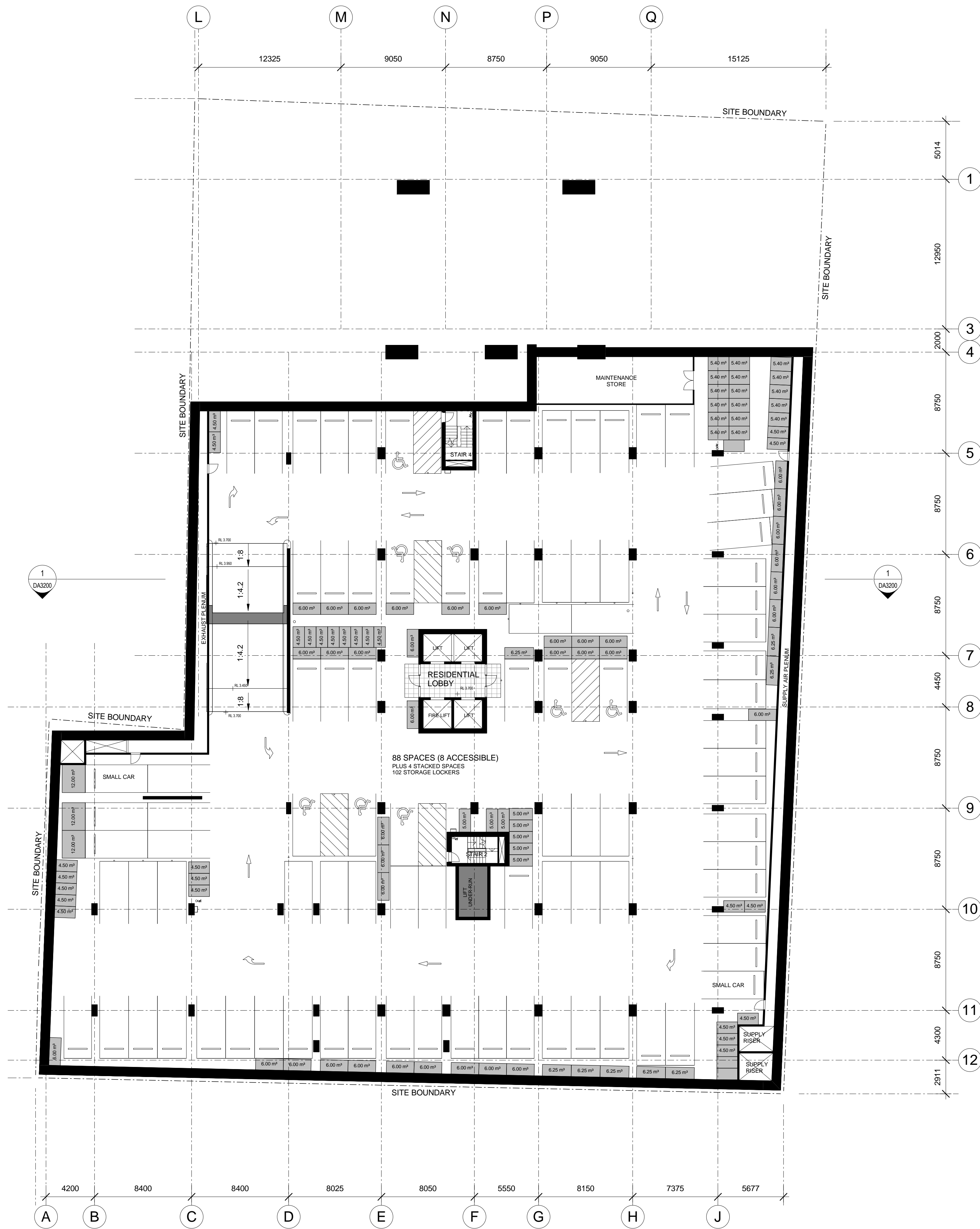


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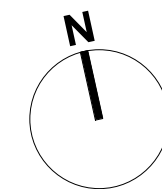
Project
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New South Wales
Proj No. 10052

Drawing Title
BASEMENT 1

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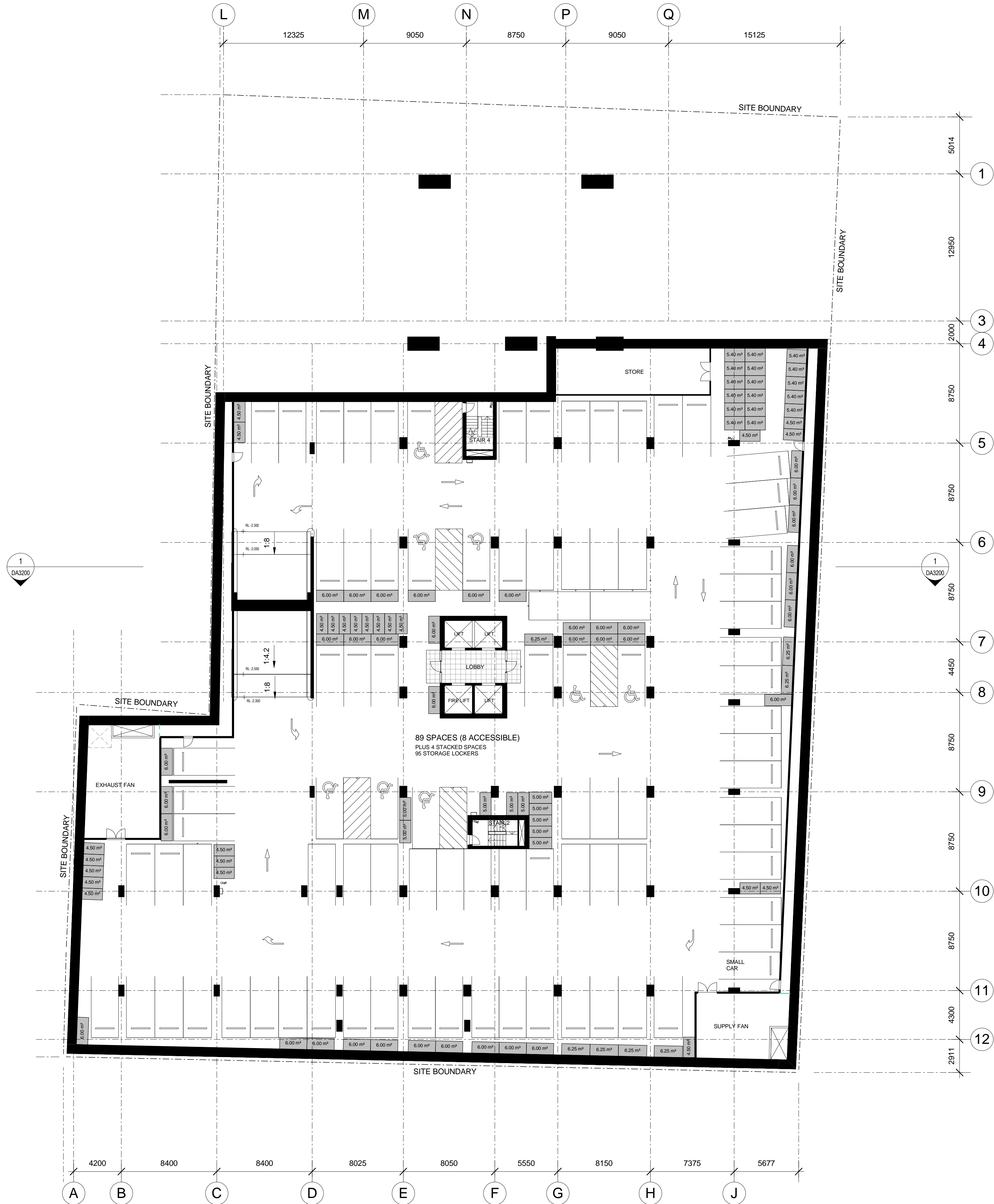


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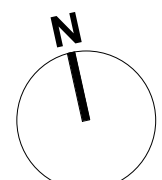
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New South Wales
Proj No. 10052

Drawing Title
BASEMENTS 2, 3, 5

Scale	Drawing No	Issue
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Revisions					
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12	10/08/12	WORK IN PROGRESS 75W			
11	06/07/12	WORK IN PROGRESS			
10	29/06/12	WORK IN PROGRESS			
9	15/06/12	WORK IN PROGRESS			
8	07/06/12	DRAFT 75W			
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2	17/02/12	WORK IN PROGRESS			
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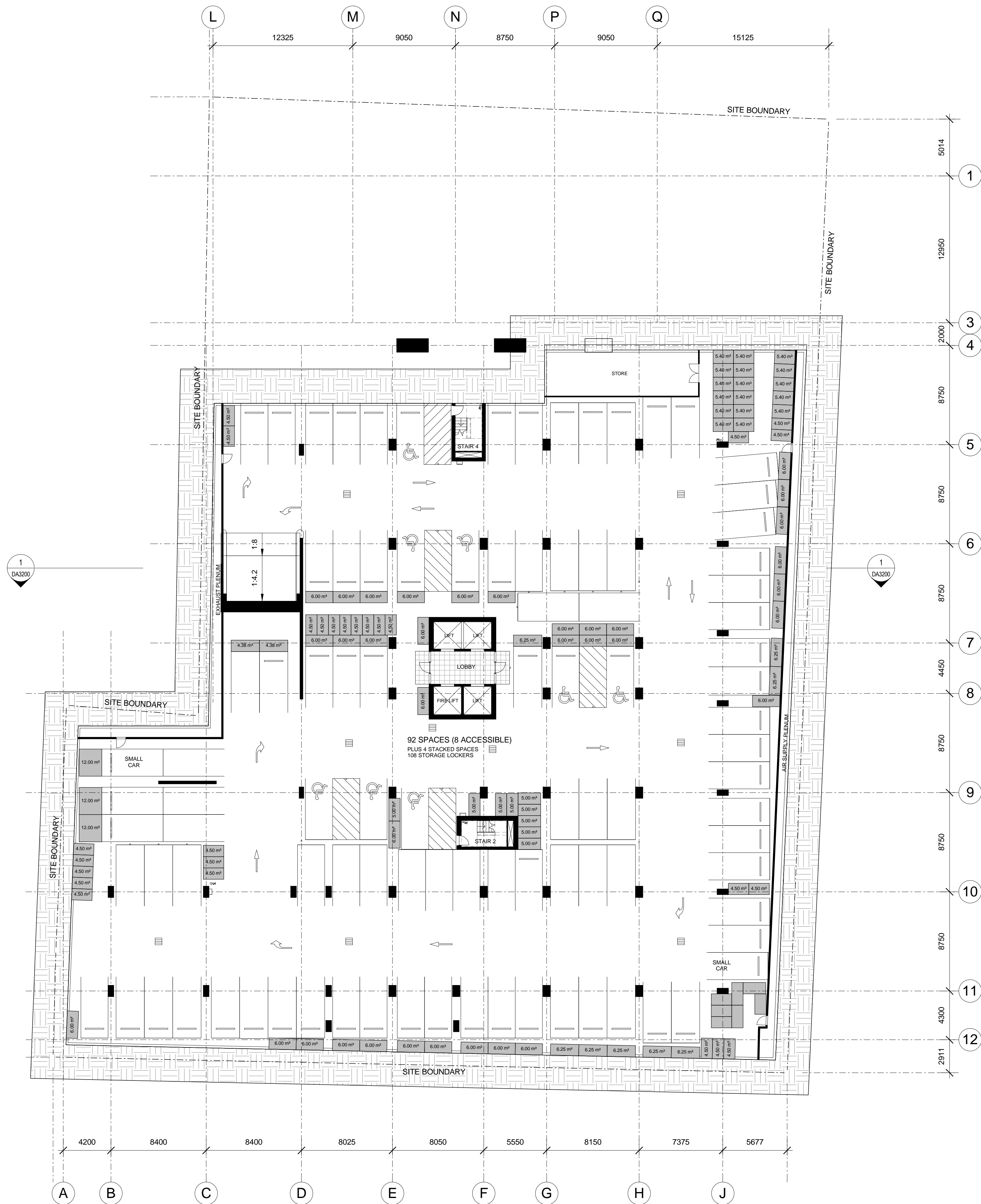


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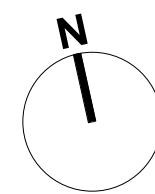
Project
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Parramatta
New South Wales
Proj No. 10052

Drawing Title
BASEMENT 4

Scale	Drawing No	Issue
1 : 200	DA2004	13



Revisions					
No	Date	Description	Ver	Aprv	
13	31/08/12	WORK IN PROGRESS 75W			
12	10/08/12	WORK IN PROGRESS 75W			
11	06/07/12	WORK IN PROGRESS			
10	29/06/12	WORK IN PROGRESS			
9	15/06/12	WORK IN PROGRESS			
8	07/06/12	DRAFT 75W			
7	01/06/12	WORK IN PROGRESS			
6	24/05/12	WORK IN PROGRESS			
5	09/05/12	WORK IN PROGRESS			
4	23/03/12	WORK IN PROGRESS			
3	09/03/12	WORK IN PROGRESS			
2	17/02/12	WORK IN PROGRESS			
1	06/02/12	WORK IN PROGRESS			



Client
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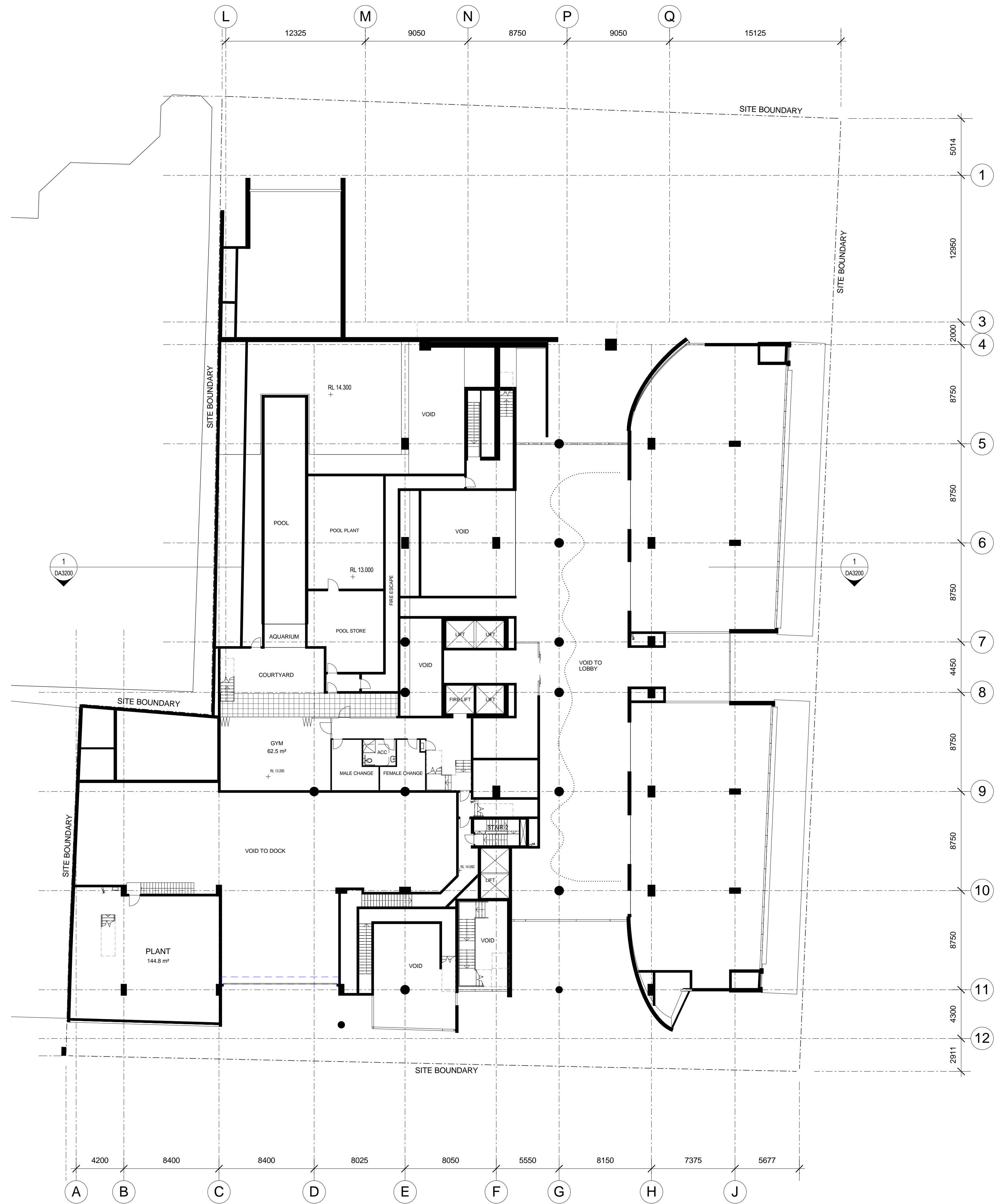
Architect
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ABN 53 003 782 250

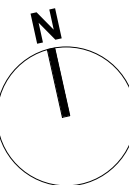
Project
V by Crown, Parramatta
45-47 Macquarie St and 134-140 Marsden St
Parramatta
New South Wales
Proj No. 10052

Drawing Title
BASEMENT 6

Scale	Drawing No	Issue
1 : 200	DA2006	13



Revisions					
No	Date	Description	Ver	Appr	
12	31/08/12	WORK IN PROGRESS 75W			
11	10/08/12	WORK IN PROGRESS 75W			
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9	29/06/12	WORK IN PROGRESS			
8	15/06/12	WORK IN PROGRESS			
7	07/06/12	DRAFT 75W			
6	01/06/12	WORK IN PROGRESS			
5	24/05/12	WORK IN PROGRESS			
4	11/05/12	Level added to Hunter St and south lift core amended.			
3	09/05/12	WORK IN PROGRESS			
2	17/02/12	WORK IN PROGRESS			
1	06/02/12	WORK IN PROGRESS			



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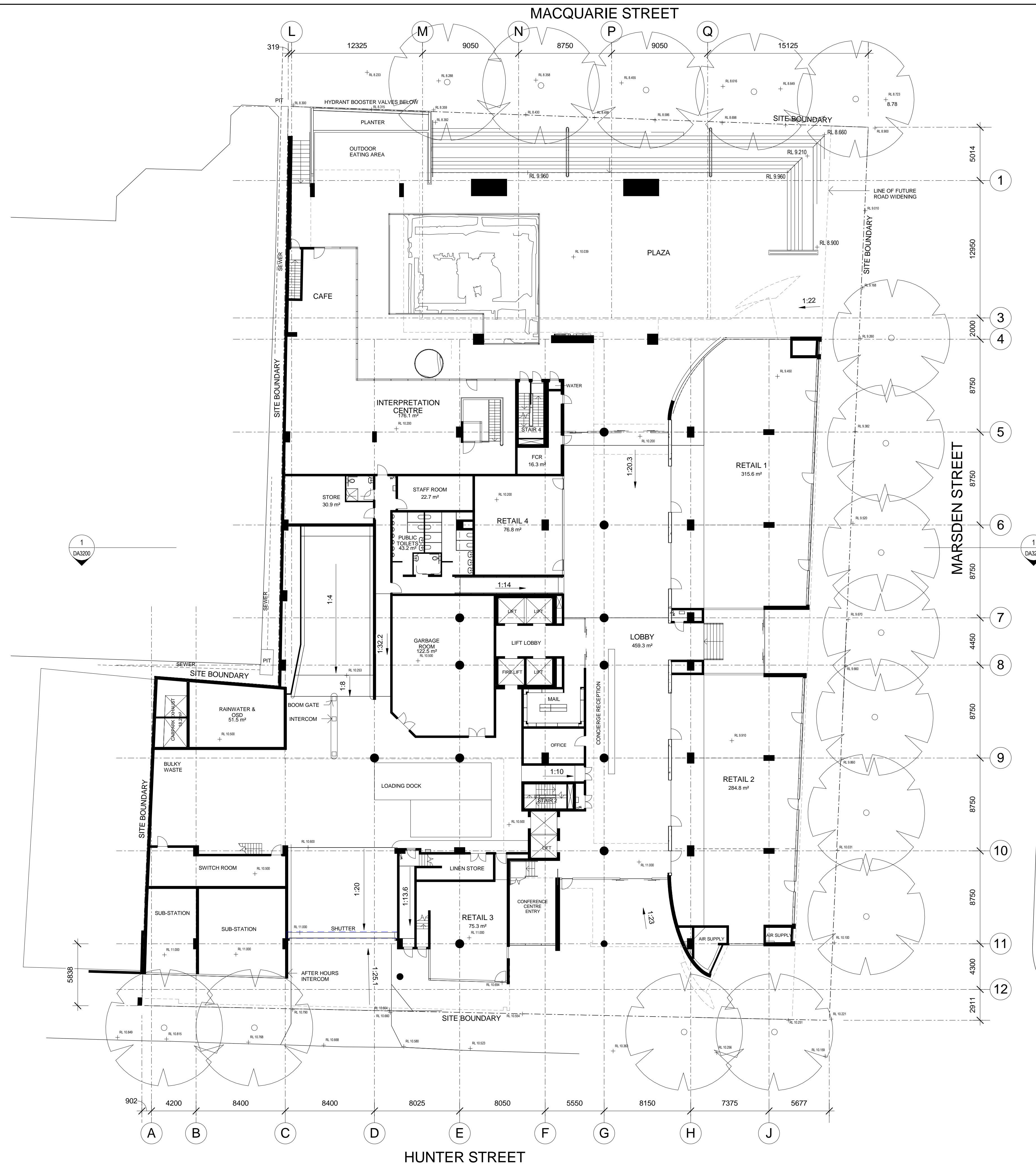


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Parramatta
New South Wales
Proj No. 10052

Drawing Title
MEZZANINE

Scale	Drawing No	Issue
1 : 200	DA2099	12



ABSA

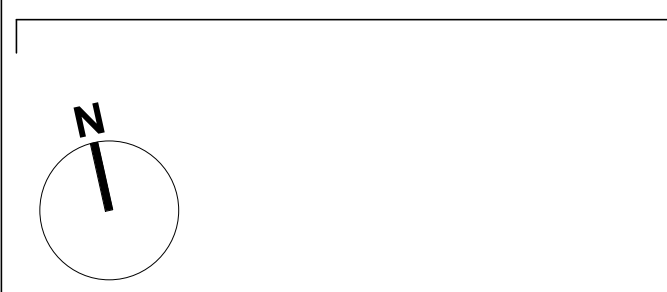
Assy # 20940

Cert # 81578982

Sign *Alfred*

Date 14/09/2012

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15	06/07/12	WORK IN PROGRESS			
14	29/06/12	WORK IN PROGRESS			
13	15/06/12	WORK IN PROGRESS			
12	07/06/12	DRAFT 75W			
11	01/06/12	WORK IN PROGRESS			
10	24/05/12	WORK IN PROGRESS			
9	11/05/12	Level added to Hunter St and south lift core amended.			
8	09/05/12	WORK IN PROGRESS			
7	23/03/12	WORK IN PROGRESS			
6	09/03/12	WORK IN PROGRESS			
5	02/03/12	WORK IN PROGRESS			
4	17/02/12	WORK IN PROGRESS			
3	06/02/12	WORK IN PROGRESS			
2	01/02/12	WORK IN PROGRESS			
1	20/01/12	WORK IN PROGRESS			



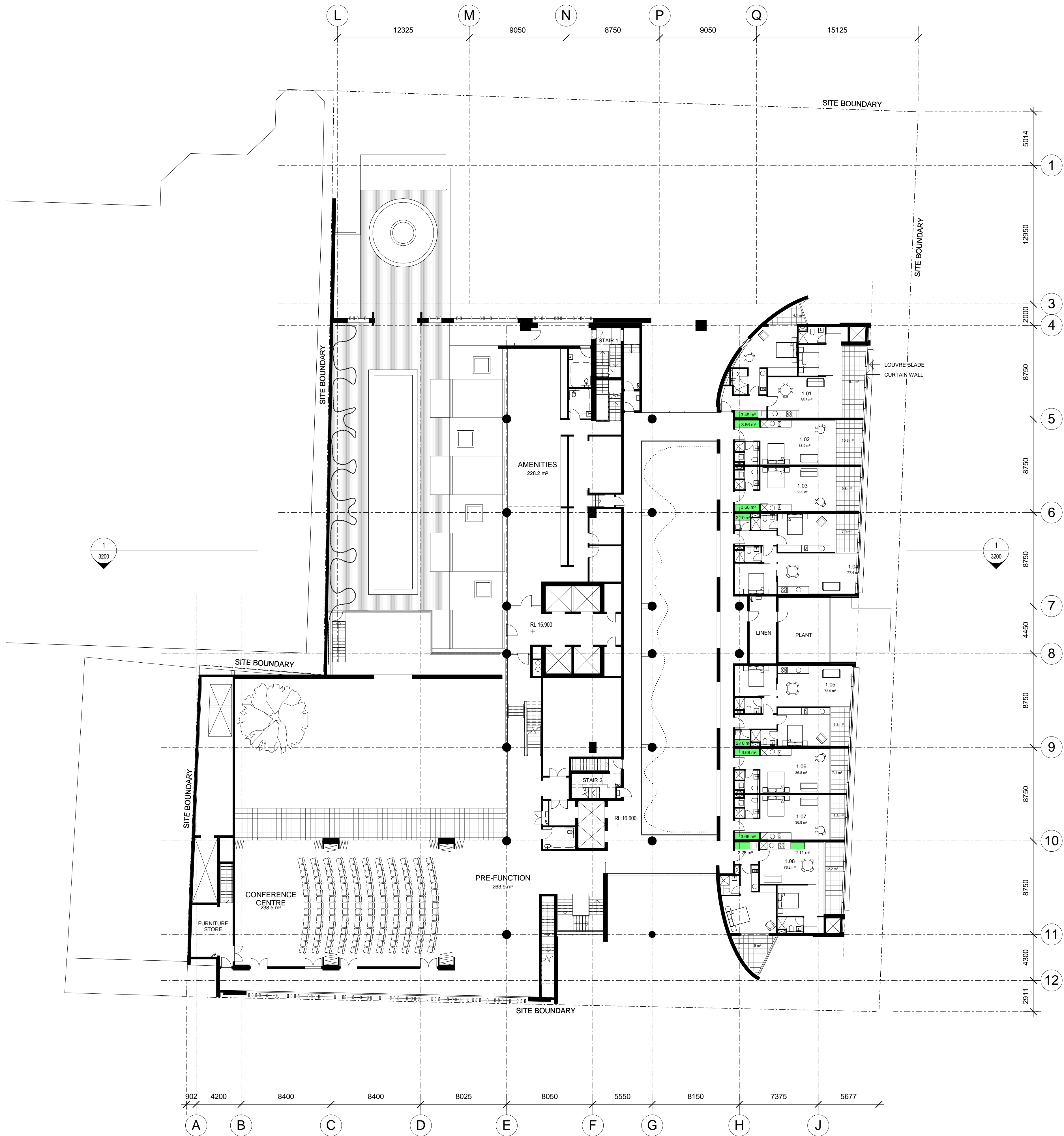
Client
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ABN 53 003 762 250

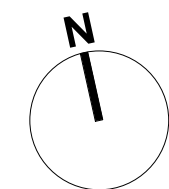
Project
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45-47 Macquarie St and 134-140 Marsden St
Parramatta
New South Wales
Proj No. 10052

Drawing Title
GROUND FLOOR

Scale	Drawing No	Issue
1 : 200	DA2100	17



Revisions					
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17	10/08/12	WORK IN PROGRESS 75W			
16	06/07/12	WORK IN PROGRESS			
15	29/06/12	WORK IN PROGRESS			
14	15/06/12	WORK IN PROGRESS			
13	07/06/12	DRAFT 75W			
12	01/06/12	WORK IN PROGRESS			
11	24/05/12	WORK IN PROGRESS			
10	11/05/12	Level added to Hunter St and south lift core amended.			
9	09/05/12	WORK IN PROGRESS			
8	23/03/12	WORK IN PROGRESS			
7	21/03/12	WORK IN PROGRESS			
6	09/03/12	WORK IN PROGRESS			
5	02/03/12	WORK IN PROGRESS			
4	17/02/12	WORK IN PROGRESS			
3	06/02/12	WORK IN PROGRESS			
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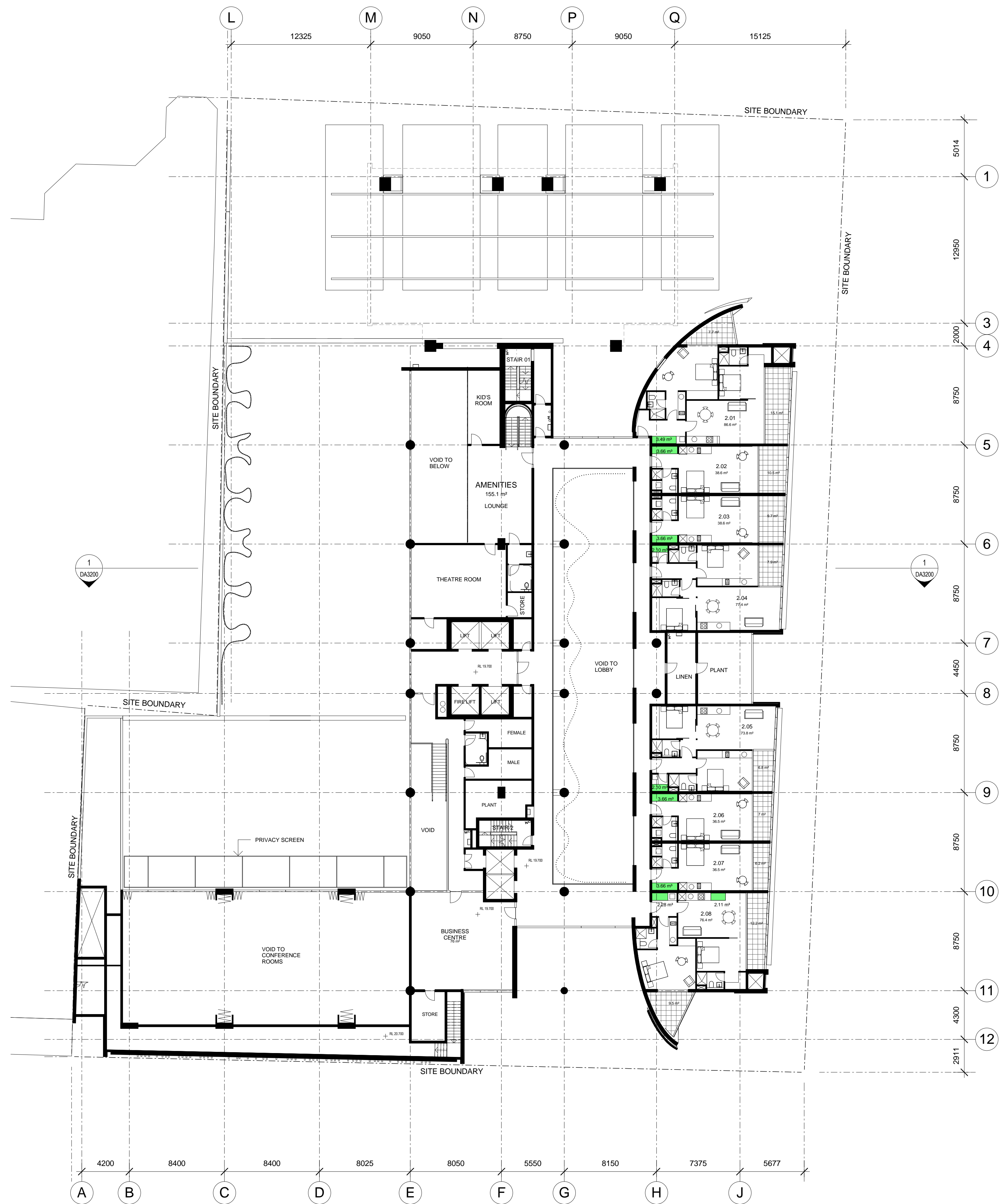
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New South Wales
Proj No. 10052
Drawing Title
LEVEL 1

Scale	Drawing No	Issue
1 : 200	DA2101	18



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New South Wales
Proj No. 10052

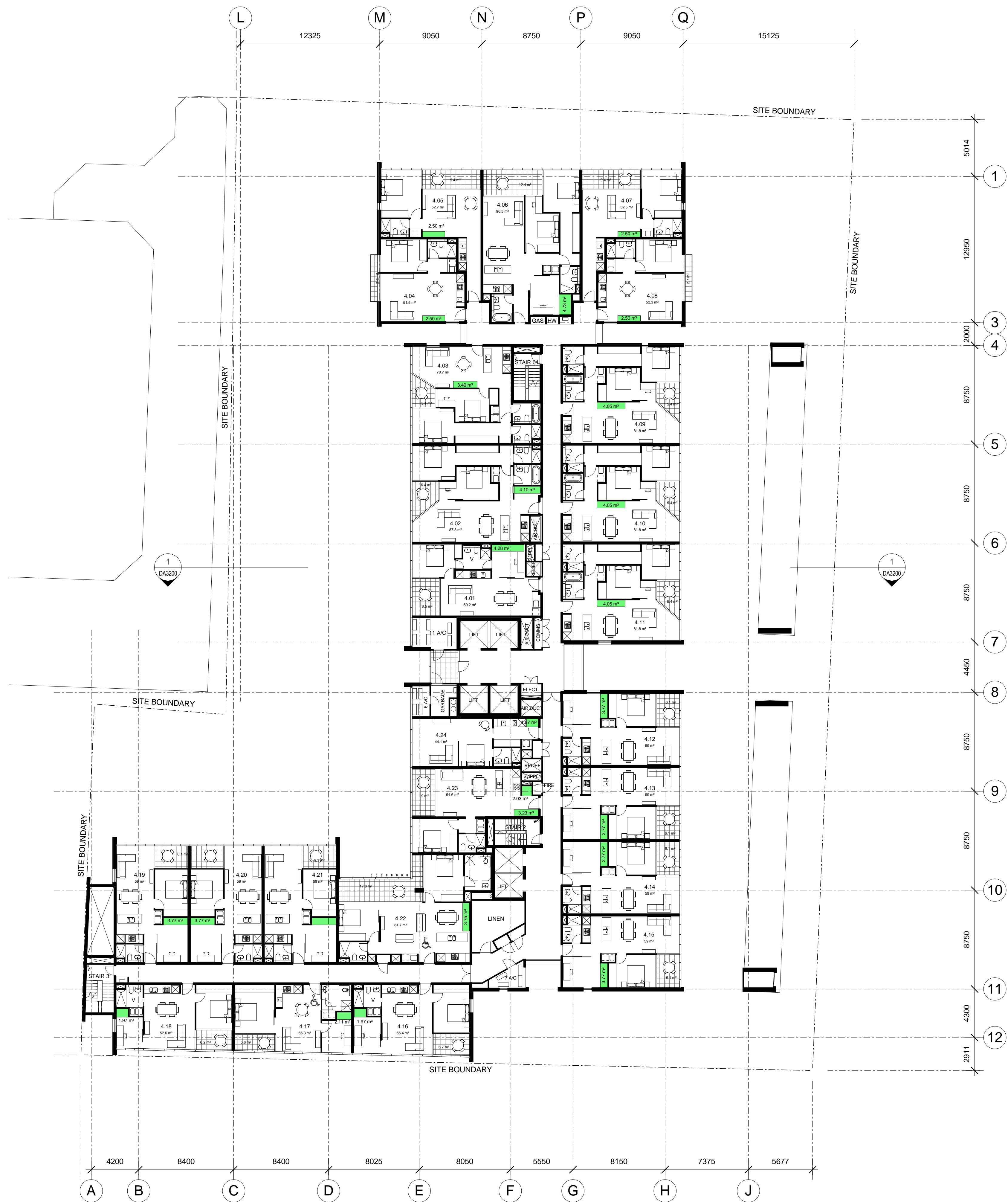
Scale	Drawing No	Issue
1 : 200	DA2102	14



CROWN
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GROUP

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45-47 Macquarie St and 134-140 Marsden St
Parramatta
New South Wales
Proj No. 10052

Scale	Drawing No	Issue
1 : 200	DA2103	17



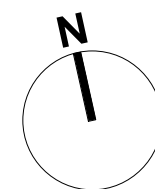
CROWN
INTERNATIONAL
HOLDINGS GROUP

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Parramatta
New South Wales
Proj No. 10052

Scale	Drawing No	Issue
1 : 200	DA2104	17



Revisions					
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10	28/06/12	WORK IN PROGRESS			
9	15/06/12	WORK IN PROGRESS			
8	07/06/12	DRAFT 75W			
7	01/06/12	WORK IN PROGRESS			
6	24/05/12	WORK IN PROGRESS			
5	11/05/12	Level added to Hunter St and south lift core amended.			
4	09/05/12	WORK IN PROGRESS			
3	23/03/12	WORK IN PROGRESS			
2	21/03/12	WORK IN PROGRESS			
1	09/03/12	WORK IN PROGRESS			



Client
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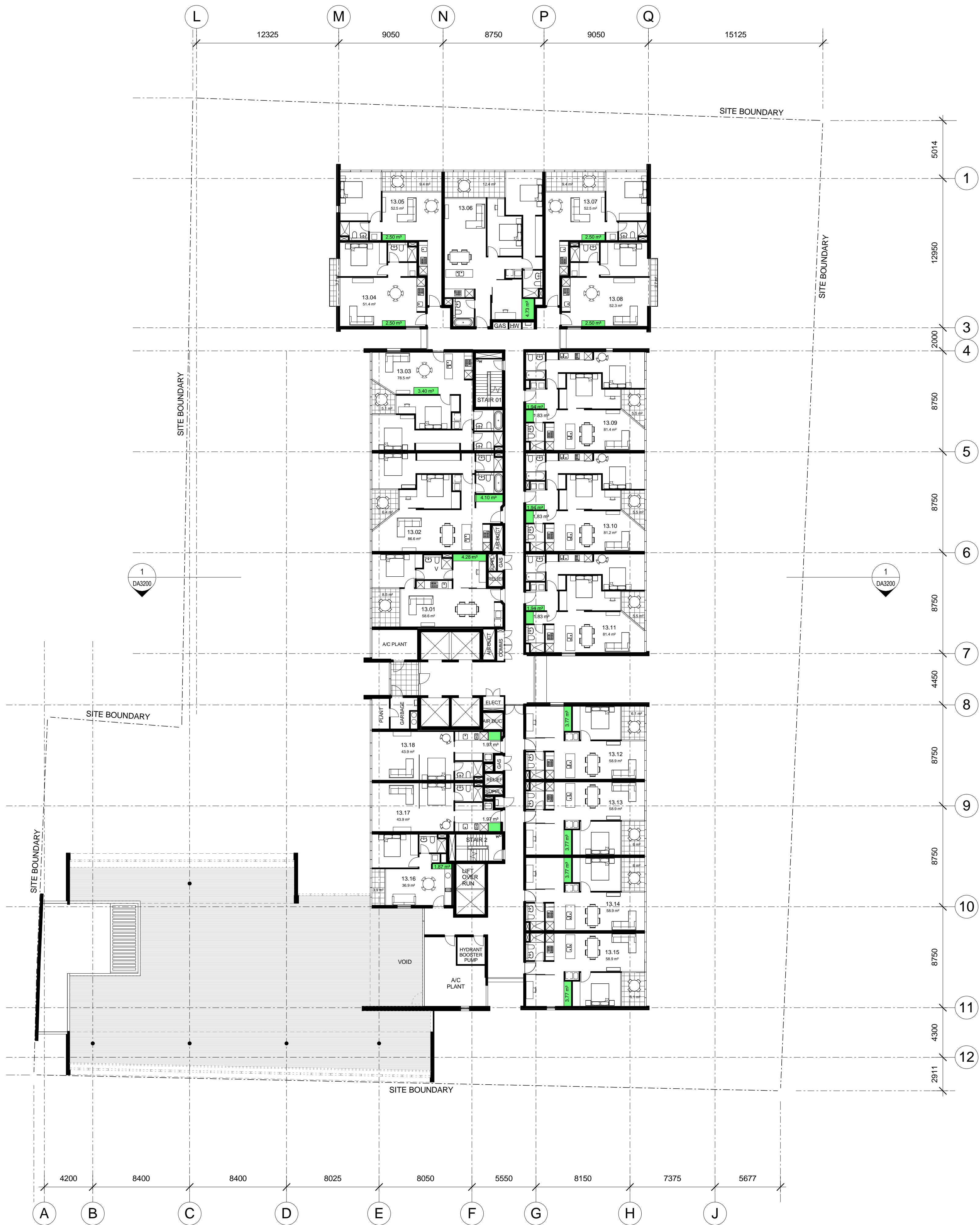


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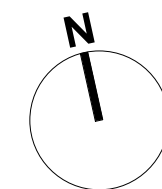
Project
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Parramatta
New South Wales
Proj No. 10052

Drawing Title
LEVEL 12

Scale	Drawing No	Issue
1 : 200	DA2112	12



Revisions					
No	Date	Description	Ver	Appr	
A	10/08/12	FOR INFORMATION ONLY			
5	31/08/12	WORK IN PROGRESS 75W			
4	10/08/12	WORK IN PROGRESS 75W			
3	29/06/12	WORK IN PROGRESS			
2	15/06/12	WORK IN PROGRESS			
1	07/06/12	DRAFT 75W			



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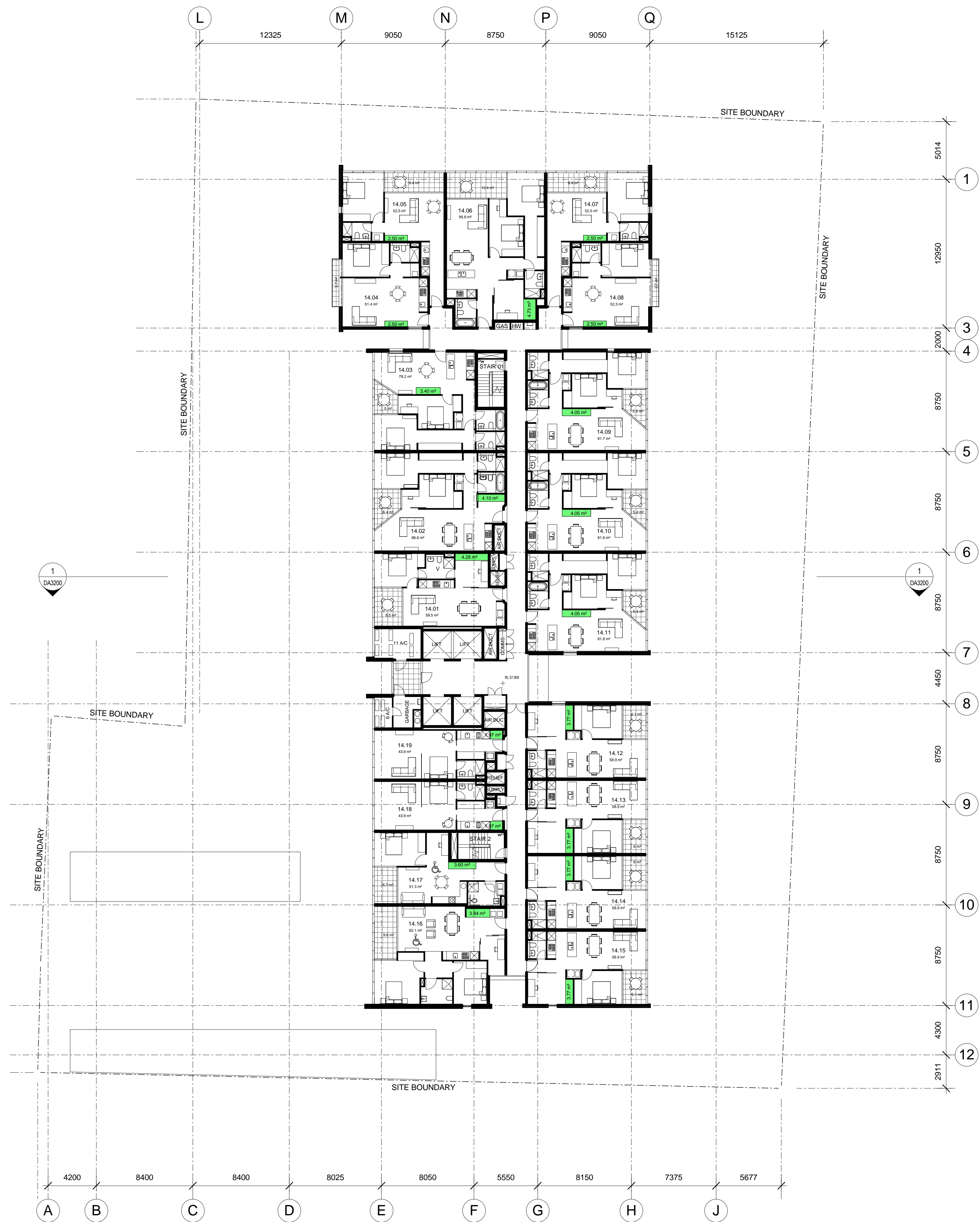


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New South Wales
Proj No. 10052

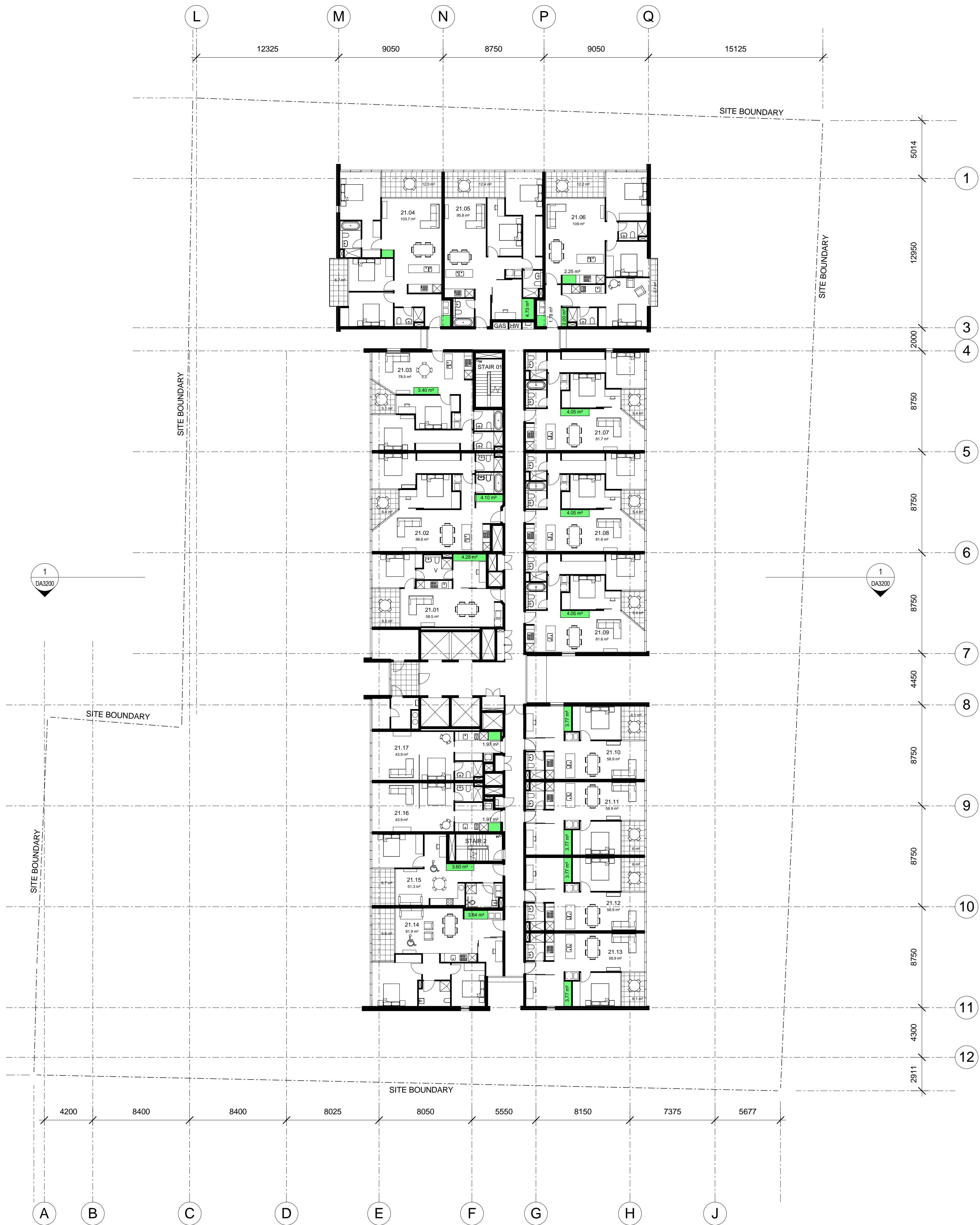
Drawing Title
LEVEL 13

Scale	Drawing No	Issue
1 : 200	DA2113	5

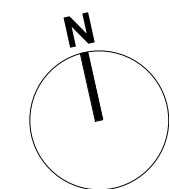


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New South Wales
Proj No. 10052

Scale	Drawing No	Issue
1 : 200	DA2114	13



Revisions					
No	Date	Description	Ver	Aprv	
7	31/08/12	WORK IN PROGRESS 75W			
6	10/08/12	WORK IN PROGRESS 75W			
5	28/06/12	WORK IN PROGRESS			
4	15/06/12	WORK IN PROGRESS			
3	07/06/12	DRAFT 75W			
2	01/06/12	WORK IN PROGRESS			
1	24/05/12	WORK IN PROGRESS			



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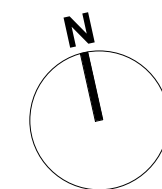
Project
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Parramatta
New South Wales
Proj No. 10052

Drawing Title
LEVEL 21-25

Scale	Drawing No	Issue
1 : 200	DA2121	7



Revisions					
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12	31/08/12	WORK IN PROGRESS 75W			
11	10/08/12	WORK IN PROGRESS 75W			
10	06/07/12	WORK IN PROGRESS			
9	15/06/12	WORK IN PROGRESS			
8	07/06/12	DRAFT 75W			
7	06/06/12	Penthouse plans updated			
6	01/06/12	WORK IN PROGRESS			
5	24/05/12	WORK IN PROGRESS			
4	11/05/12	Level added to Hunter St and south lift core amended.			
3	09/05/12	WORK IN PROGRESS			
2	21/03/12	WORK IN PROGRESS			
1	09/03/12	WORK IN PROGRESS			



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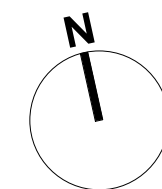
Project
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45-47 Macquarie St and 134-140 Marsden St
Parramatta
New South Wales
Proj No. 10052

Drawing Title
LEVEL 26

Scale	Drawing No	Issue
1 : 200	DA2126	12



Revisions					
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16	31/08/12	WORK IN PROGRESS 75W			
15	10/08/12	WORK IN PROGRESS 75W			
14	06/07/12	WORK IN PROGRESS			
13	15/06/12	WORK IN PROGRESS			
12	07/06/12	DRAFT 75W			
11	06/06/12	Penthouse plans updated			
10	01/06/12	WORK IN PROGRESS			
9	24/05/12	WORK IN PROGRESS			
8	11/05/12	Level added to Hunter St and south lift core amended.			
7	09/05/12	WORK IN PROGRESS			
6	21/03/12	WORK IN PROGRESS			
5	09/03/12	WORK IN PROGRESS			
4	17/02/12	WORK IN PROGRESS			
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2	01/02/12	WORK IN PROGRESS			
1	20/01/12	WORK IN PROGRESS			



Client
Crown International Holdings Group

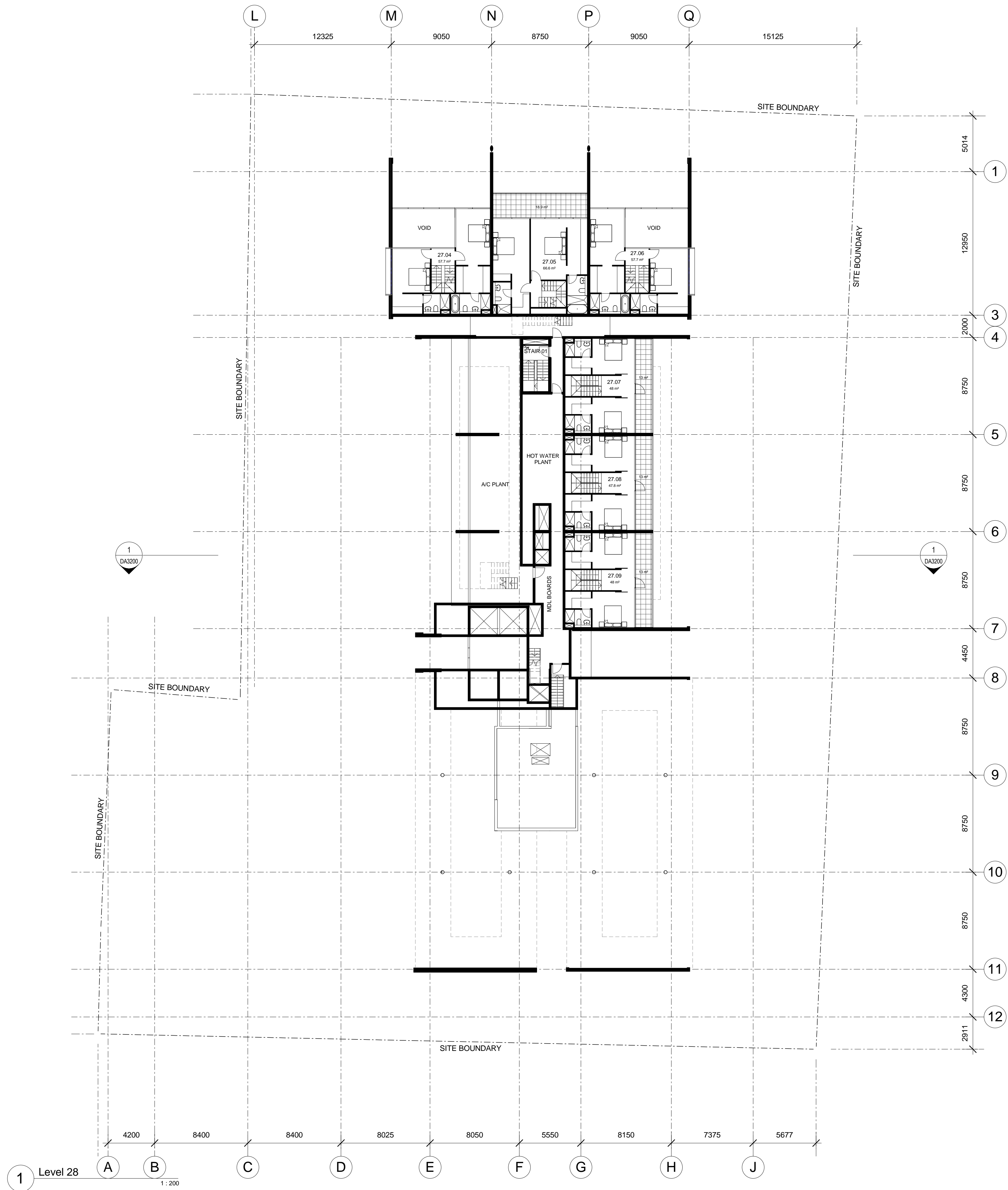


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ABN 53 003 762 250

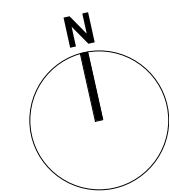
Project
V by Crown, Parramatta
45-47 Macquarie St and 134-140 Marsden St
Parramatta
New South Wales
Proj No. 10052

Drawing Title
LEVEL 27

Scale	Drawing No	Issue
1 : 200	DA2127	16



Revisions					
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9	06/07/12	WORK IN PROGRESS			
8	15/06/12	WORK IN PROGRESS			
7	07/06/12	DRAFT 75W			
6	06/06/12	Penthouse plans updated			
5	01/06/12	WORK IN PROGRESS			
4	24/05/12	WORK IN PROGRESS			
3	11/05/12	Level added to Hunter St and south lift core amended.			
2	09/05/12	WORK IN PROGRESS			
1	21/03/12	WORK IN PROGRESS			



Client
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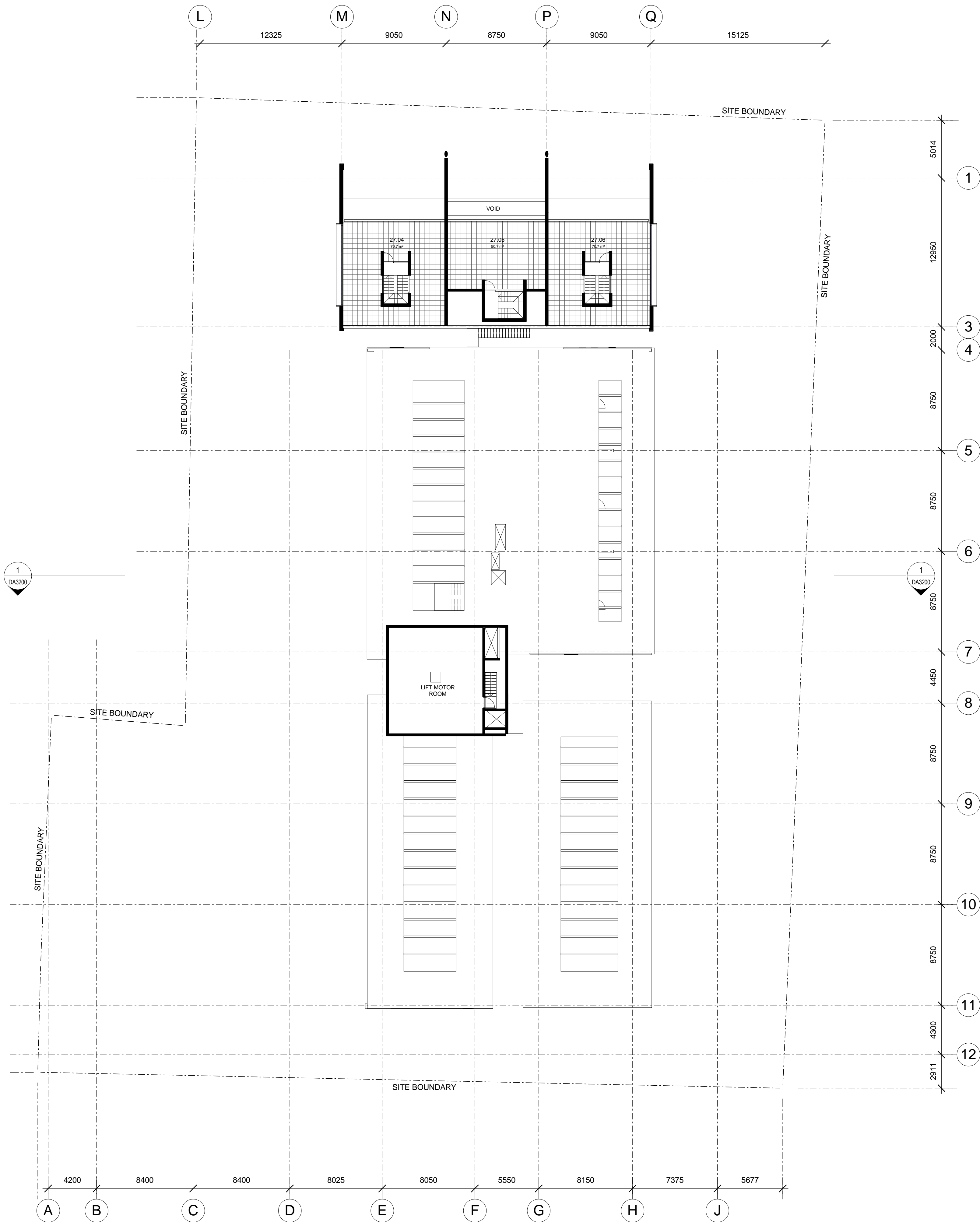


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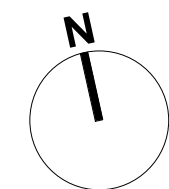
Project
V by Crown, Parramatta
45-47 Macquarie St and 134-140 Marsden St
Parramatta
New South Wales
Proj No. 10052

Drawing Title
LEVEL 28

Scale	Drawing No	Issue
1 : 200	DA2128	11



Revisions					
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1	10/08/12	WORK IN PROGRESS TSW			



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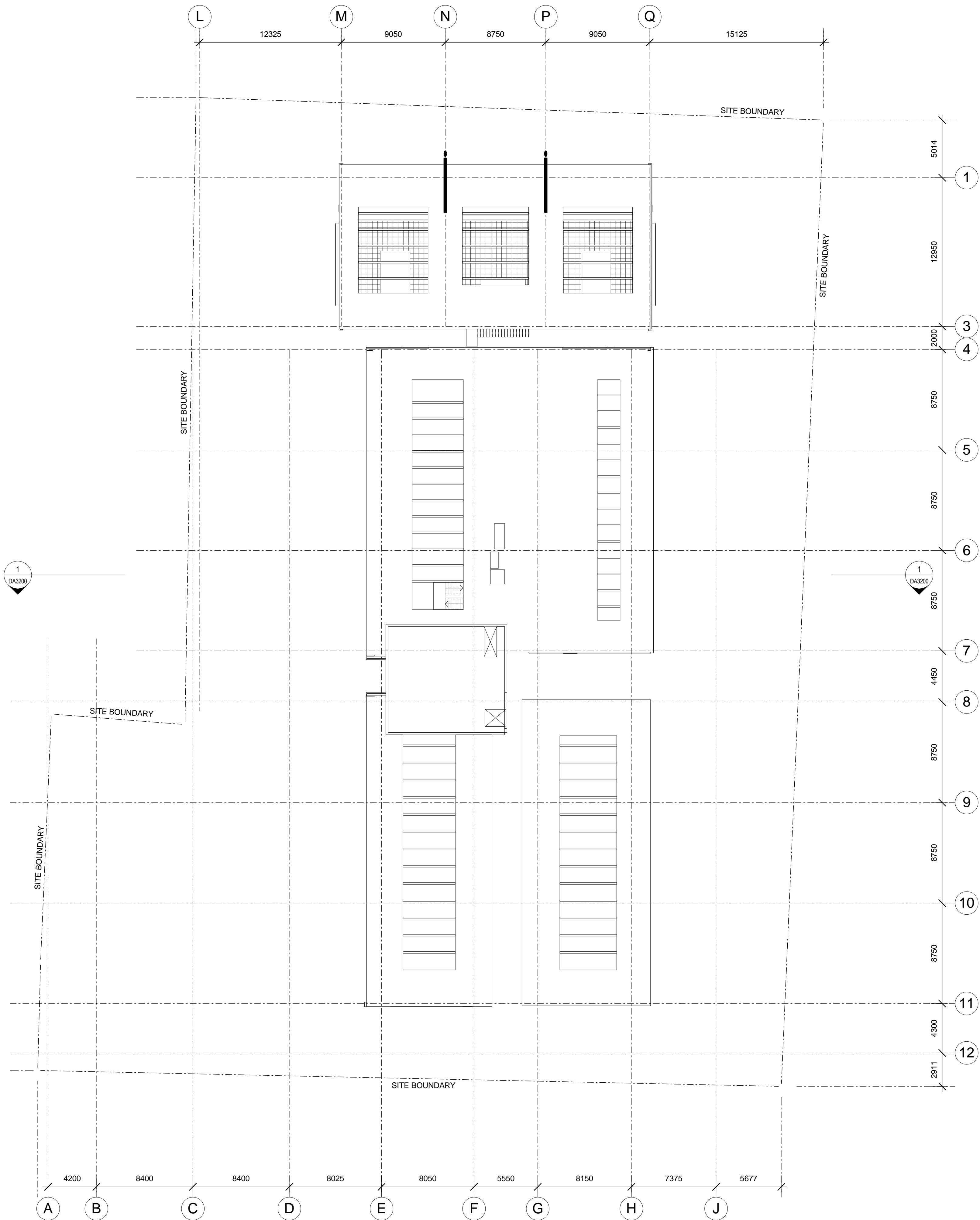


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ABN 53 003 782 250

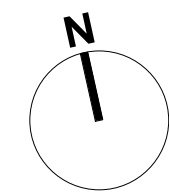
Project
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Parramatta
New South Wales
Proj No. 10052

Drawing Title
LEVEL 29

Scale	Drawing No	Issue
1 : 200	DA2129	2



Revisions					
No	Date	Description	Ver	Appr	
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8	10/08/12	WORK IN PROGRESS TSW			
7	15/06/12	WORK IN PROGRESS			
6	07/06/12	DRAFT TSW			
5	01/06/12	WORK IN PROGRESS			
4	24/05/12	WORK IN PROGRESS			
3	11/05/12	Level added to Hunter St and south lift core amended.			
2	09/05/12	WORK IN PROGRESS			
1	23/03/12	WORK IN PROGRESS			



Client
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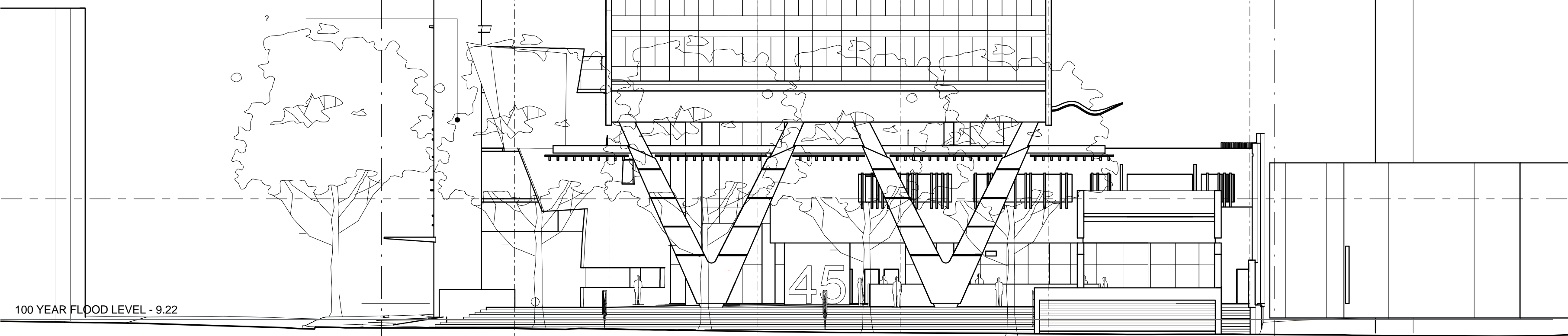
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Project
V by Crown, Parramatta
45-47 Macquarie St and 134-140 Marsden St
Parramatta
New South Wales
Proj No. 10052

Drawing Title
ROOF

Scale	Drawing No	Issue
1 : 200	DA2200	9

Roof	RL 112400
Level 29	RL 105000
Level 28	RL 101750
Level 27	RL 98500
Level 26	RL 95400
Level 25	RL 92000
Level 24	RL 88900
Level 23	RL 85800
Level 22	RL 82700
Level 21	RL 79600
Level 20	RL 76500
Level 19	RL 73400
Level 18	RL 70300
Level 17	RL 67200
Level 16	RL 64100
Level 15	RL 61000
Level 14	RL 57900
Level 13	RL 54800
Level 12	RL 51700
Level 11	RL 48600
Level 10	RL 45500
Level 09	RL 42400
Level 08	RL 39300
Level 07	RL 36200
Level 06	RL 33100
Level 05	RL 30000
Level 04	RL 26900
Level 03	RL 23800
Level 02	RL 19700
Level 01 lower	RL 15600
Ground	RL 10200



No	Date	Description	Ver	Apvr
12	31/08/12	WORK IN PROGRESS 75W		
11	10/08/12	WORK IN PROGRESS 75W		
10	15/06/12	WORK IN PROGRESS		
9	07/06/12	DRAFT 75W		
8	01/06/12	WORK IN PROGRESS		
7	24/05/12	WORK IN PROGRESS		
6	11/05/12	Level added to Hunter St and south lift core amended.		
5	09/05/12	WORK IN PROGRESS		
4	23/03/12	WORK IN PROGRESS		
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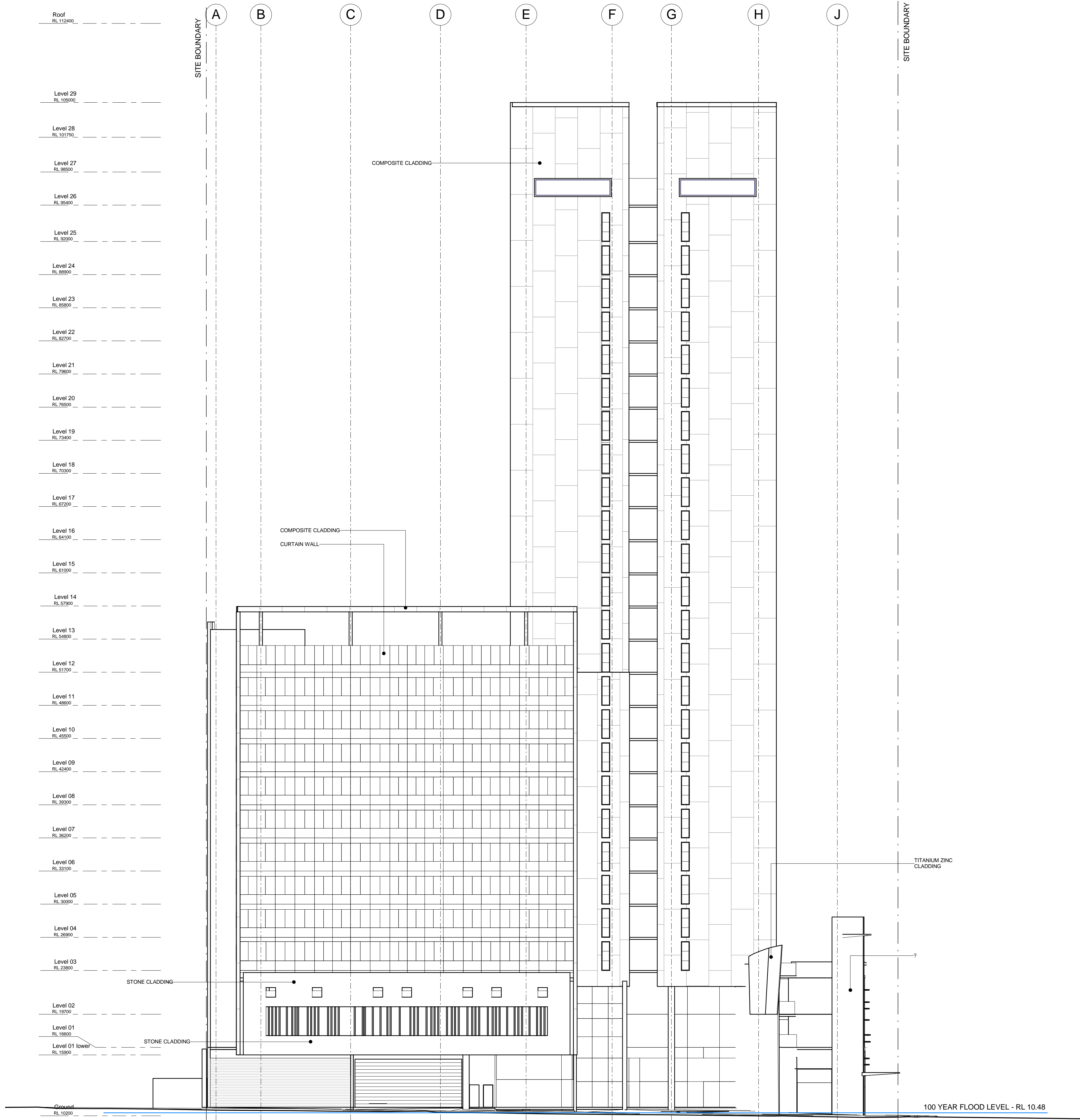
Client
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Project
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45-47 Macquarie St and 134-140 Marsden St
Parramatta
New South Wales
Proj No. 10052

Drawing Title
NORTH ELEVATION

Scale	Drawing No	Issue
1 : 200	DA3100	12



Revisions					
No	Date	Description	Ver	Appr	
10	31/08/12	WORK IN PROGRESS TSW			
9	10/08/12	WORK IN PROGRESS TSW			
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6	01/06/12	WORK IN PROGRESS			
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4	11/05/12	Level added to Hunter St and south lift core amended.			
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1	17/02/12	WORK IN PROGRESS			

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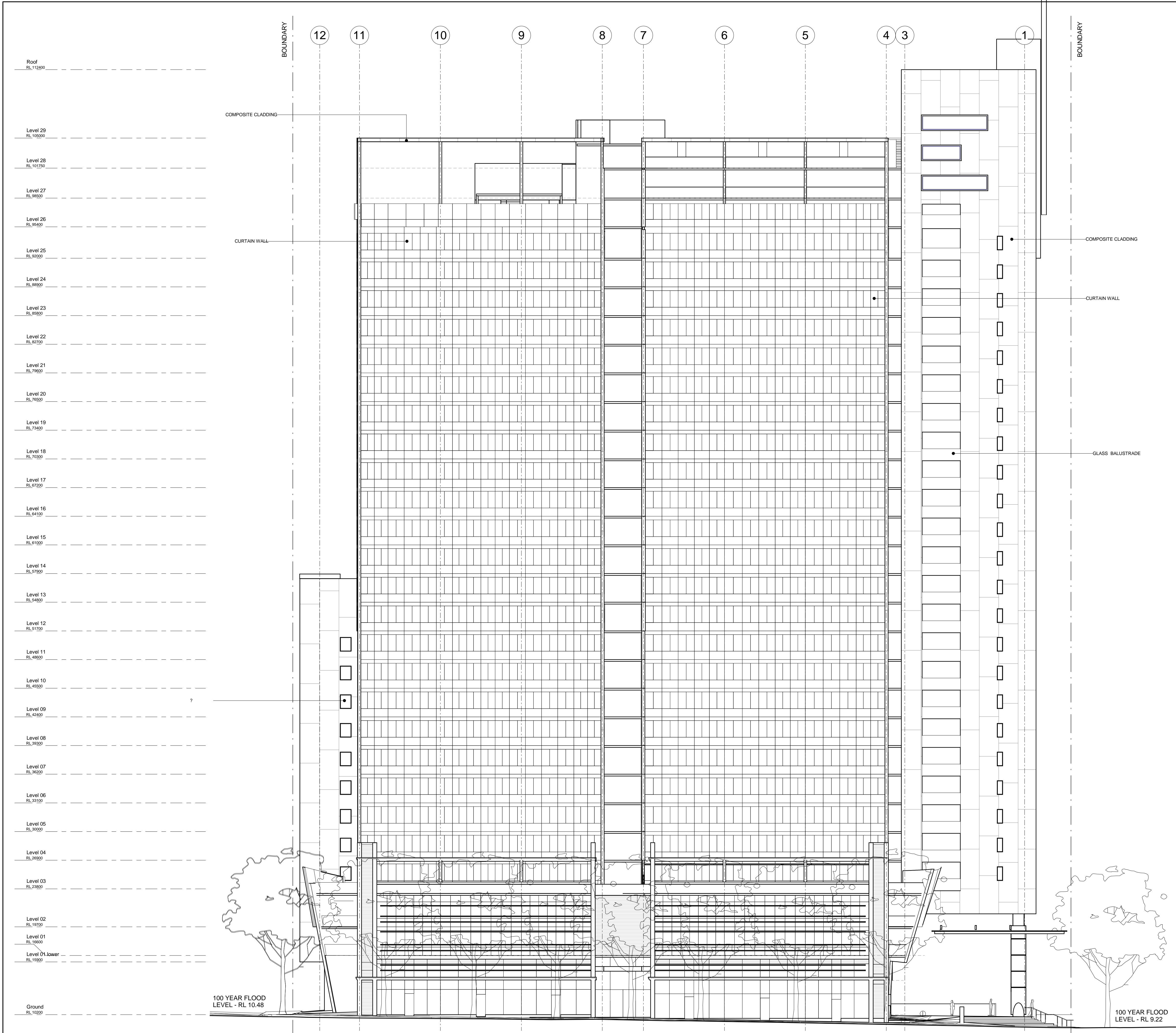
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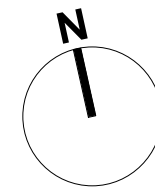
Project
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45-47 Macquarie St and 134-140 Marsden St
Parramatta
New South Wales
Proj No. 10052

Drawing Title
SOUTH ELEVATION

Scale	Drawing No	Issue
1 : 200	DA3101	10



Revisions					
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11	10/08/12	WORK IN PROGRESS TSW			
10	15/06/12	WORK IN PROGRESS			
9	07/06/12	DRAFT TSW			
8	01/06/12	WORK IN PROGRESS			
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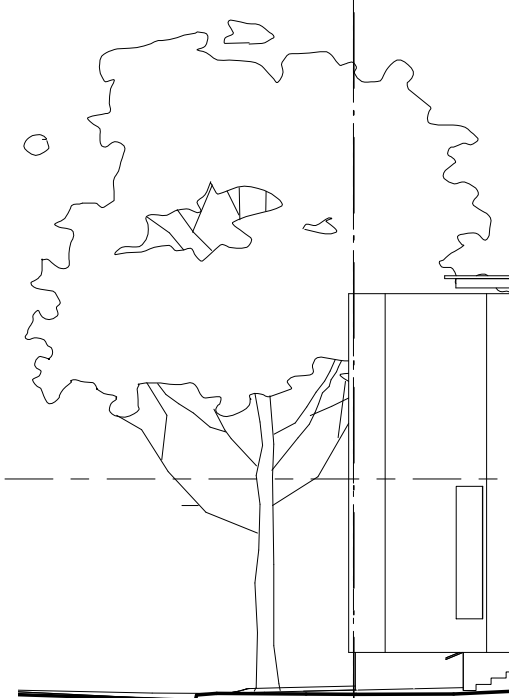


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ABN 53 003 782 250

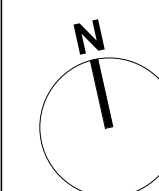
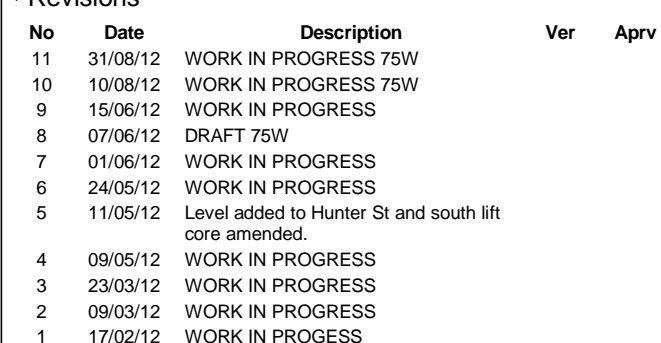
Project
V by Crown, Parramatta
45-47 Macquarie St and 134-140 Marsden St
Parramatta
New South Wales
Proj No. 10052

Drawing Title
EAST ELEVATION

Scale	Drawing No	Issue
1 : 200	DA3102	12



BOUNDARY



Client
Crown International Holdings Group



Architect

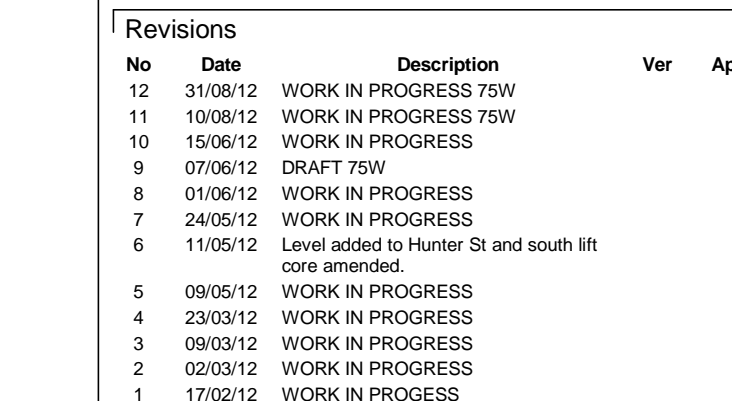
AJ+C
ALLEN JACK+COTTIER

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ABN 53 003 782 250

Project
V by Crown, Parramatta
45-47 Macquarie St and 134-140 Marsden St
Parramatta
New South Wales
Proj No. 10052

Drawing Title
WEST ELEVATION

Scale	Drawing No	Issue
1 : 200	DA3103	11



Project
V by Crown, Parramatta
45-47 Macquarie St and 134-140 Marsden St
Parramatta
New South Wales
Proj No. 10052

Drawing Title
SECTION

Scale	Drawing No	Iss
1 : 200	DA3200	12