Stantec Australia Pty Ltd
Ground Floor, 226 Adelaide Terrace
Perth WA 6000
Tel: +61 8 6222 7000
Email: enquiries.ap@stantec.com www.stantec.com

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Quality
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SAI GLOBAL

23 September 2020

Enquiries: Nathan Lawry
Project No: 47420-1

Attention: Department of Planning, Industry and Environment

RE: Doncaster Avenue Kensington – Student Accommodation Development

The above named project is required by the department to "achieve a 4 Star Green Star rating in accordance with the Green Star Design and As-Built v1.1 tool". This tool has since been superseded and the project has committed to achieve a 4 star rating under v1.3 of the Design and As-Built tool.

The ESD team will be led by Nathan Lawry, who is an accredited Green Star Professional and Project Engineer within the Sustainability department within Stantec.

In this regard, we confirm that Stantec have been engaged as the Sustainability consultants for the project to assess the potential of the project to achieve the Sustainability objectives, specifically the targeted 4-star Green Star rating.

The proposed approach to meet the department's sustainability requirements is as follows:

- **Performance Requirement:** Target a 4-star Green Star Design and As-Built outcome (i.e. minimum 45 points) as at the completion of working drawing stage (building licence).
- **DA Phase Deliverables:**
  - Preliminary statement of compliance (this letter) to be provided by a practicing Green Star Accredited Professional (GSAP) confirming intent to comply with above performance requirement.
- **Working Drawings/Building Permit Phase Deliverables:**
  - Statement of compliance to be provided by a practicing Green Star Accredited Professional (GSAP) confirming compliance with above performance requirement.
  - Statement of compliance to be supported by document including the following:
    i. Confirmation of final performance achieved as at completion of design documents.
    ii. Sustainability Strategy/Initiatives incorporated (Green Star Score Card) into the project.
    iii. Appropriate design documents/statement of compliance confirming compliance to claimed initiatives.
- **Practical Completion Phase Deliverables:**
  - Head Contractor to provide standard certification confirming compliance to design documents.

In this regard, the following indicative Green Star pathway has been developed to meet these objectives. The following initiatives have been nominated to achieve the required 4-star Green Star rating:

- Management
  - Green Star Accredited Professional - Accredited Professional
  - Commissioning and Tuning - Environmental Performance Targets

- Commissioning and Tuning - Services and Maintainability Review
- Commissioning and Tuning - Building Systems Commissioning
- Commissioning and Tuning - Building Systems Tuning
- Building Information - Building Information
- Commitment to Performance - Environmental Building Performance
- Metering and Monitoring - Metering
- Metering and Monitoring - Monitoring Systems
- Responsible Construction Practices - Environmental Management Plan
- Responsible Construction Practices - Environmental Management System
- Responsible Construction Practices - High Quality Staff Support
- Operational Waste – Performance Pathway

- Indoor Environment Quality (IEQ)
  - Indoor Air Quality - Provision of Outdoor Air
  - Indoor Air Quality - Exhaust or Elimination of Pollutants
  - Acoustic Comfort - Internal Noise Levels
  - Acoustic Comfort – Reverberation
  - Lighting Comfort - Minimum Lighting Comfort
  - Lighting Comfort - General Illuminance and Glare Reduction
  - Lighting Comfort – Surface Illuminance
  - Lighting Comfort - Localised Lighting Control
  - Visual Comfort - Glare Reduction
  - Visual Comfort - Daylight
  - Visual Comfort - Views
  - Indoor Pollutants - Paints, Adhesives, Sealants and Carpets
  - Indoor Pollutants - Engineered Wood Products
  - Thermal Comfort - Thermal Comfort
- Energy
  - Greenhouse Gas Emissions - Comparison to a Reference Building Pathway
  - Greenhouse Gas Emissions – Renewable Energy Systems

- Peak Electricity Demand Reduction - Performance Pathway - Reference Building

- Transport
  - Sustainable Transport - Access by Public Transport
  - Sustainable Transport - Active Transport Facilities
  - Sustainable Transport – Walkable Neighbourhoods
- Materials
  - Life Cycle Impacts – Comparative Life Cycle Assessment
  - Life Cycle Impacts – Additional Life Cycle Impact Reporting
  - Responsible Building Materials - Permanent Formwork, Pipes, Flooring, Blinds
  - Construction and Demolition Waste - Percentage Benchmark

I trust this satisfies your requirements; please contact me should you have any further queries.

Yours sincerely

Stantec Australia Pty Ltd

Nathan Lawry
Sustainability Project Engineer

Encl: Green Star Credit List
GSAP Certification

Green Building Council Australia

Green Building Council of Australia

certifies that

Nathan Lawry

has obtained the following qualification

Green Star® Accredited Professional

The Green Star® Accredited Professional qualification recognises advanced knowledge and experience in sustainability; and competency in the application of the Green Star® rating tools.

May 2016 – Jun 2021 (Continual Enrolment)

greenstar
Accredited Professional

Davina Rooney

Davina Rooney
Chief Executive
Green Building Council of Australia