BASIX	COMMITMENTS				
CERTIFICATE NO. A255918					
FIXTU	RES AND SYSTEMS				
LIGHTING	MIN 40% OF NEW OR ALTERED LIGHT FIXTURES TO BE FITTED WITH FLUORESCENT, COMPACT FLUORESCENT OR LIGHT-EMITTING-DIODE (LED) LAMPS				
WET AREAS: NEW OR ALTERED	SHOWER HEADS 3 STAR RATED TOILETS 3 STAR RATED TAPS 3 STAR RATED				
INSUL	ATION REQUIREMENTS				
FLOOR ABOVE EXISTING DWELLING OR BUILDING	NIL				
EXTERNAL WALL: FRAMED (WEATHERBOARD, FIBRO, METAL CLAD)	R1.30 (or R1.70 INCLUDING CONSTRUCTION)				
FLAT CEILING, PITCHED ROOF	CEILING: R 3.00 (UP) ROOF: FOIL/ SARKING DARK (SOLAR ABSORPTANCE >0.70)				
GLAZII	NG REQUIREMENTS				
WINDOWS					
WG	STANDARD ALUMINIUM, SINGLE CLEAR, (OR U-VALUE: 7.63, SHGC: 0.75)				
W I W2 W3 W4 W5 W7 \$ W8	STANDARD ALUMINIUM, SINGLE PYROLYTIC LOW-E, (OR U-VALUE: 5.7, SHGC:0.47)				
SHADING DEVICES					
WINDOWS					
W4 W7 \$ W8	EAVE / VERANDAH / PERGOLA / BALCONY >= 600MM				
W3 ¢ W5	EAVE / VERANDAH / PERGOLA / BALCONY >= 750MM				
W1 W2 \$ W6	NONE				

	TOUCTION.
CONS	STRUCTION.
FINAL	

I SPECI	FICATION SUMMARY	0, 2	1						
STRUCTURAL TIMBER - All to ASA 1684.2			PROVIDE TWO (2) SMOKE DETECTORS AS SHOWN 9 ELECTRICIAN TO CHECK/ENSURE THE EXISTING SMOKE DETECTORS COMPLY						
WALLS: F5 SOFTWOOD ROOF: ROOF TRUSSES 90 X 35 EXT. STUDS @ .600 CTS TO MANUFACTURERS 70 X 35 INT. STUDS @ .600 CTS DETAILS @ .600 CTS			WITH THE BUILDING CODE OF AUSTRALIA (NCC). • AS PER THE NCC - ALL WET AREA WINDOWS TO HAVE TOUGHENED GLASS. • CONNECT/INSTALL ONE (I) FAN/LIGHT/HEATER UNIT (AS SUPPLIED BY THE OWNER).						
FLOOR: 140x45mm MIN	. FLOOR JOISTS WIND LOAD W 28 N		PROVIDE A DUCTED HOME VENTILATION SYSTEM WITH EXTEND EXISTING FLUE THROUGH FIRST FLOOR.	FOUR (4)	OUTLETS.				
FINISHES									
BRICKWORK	N/A								
FLOORING	19MM STRUCTURAL PARTICLEBOARD								
CLADDING	VINYL CLADDING OVER POLYSTYRENE CORE WALL INSULATION PROFILE: TBA COLOUR: TBA 4.5 F.C. SHEETING WITH EX. 75x25MM DAR BATTENS TO EAST ELEVATION GABLE END.								
WINDOWS - TREND KEYED LOCKS (TERRAIN: 3)	FRAME: PREFINISHED ALUMINIUM								
INSECT SCREENS: TO ALL NEW OPERABLE WINDOW SASHES	FRAME: PREFINISHED ALUMINIUM MESH: FIBREGLASS		ORKS BY OWNER		ECTION TO				
ROOF COVERING	CONCRETE ROOF TILES TO MATCH EXISTING AS CLOSE AS POSSIBLE, REUSE EXISTING TILES WHERE SHOWN.	• (REMOVAL & INSTALLATION OF T.V ANTENNA IF REQUIRE NEW AND EXISTING TV POINTS. CONNECTION OF NEW COAXIAL CABLE "T.V.POINT" TO E NEW T.V. AERIAL						
ROOF SARKING	FLAME RETARDANT DOUBLE SIDED ALUMINIUM FOIL		PHONE AND/OR DATA CABLING. BUPPLY OF ONE (I) FAN/LIGHT/HEATER UNIT.						
INSULATION (FIBREGLASS)	R3.0 BATTS TO FIRST FLOOR ADDITION CEILING AREA R1.5 BATTS TO FIRST FLOOR EXTERNAL WALL FRAMES I 2mm POLASTIC INSULATION BLANKET TO FIRST FLOOR EXTERNAL WALL FRAMES								
INTERNAL FIXINGS	DAR: FINGER JOINTED PINE SKIRTING: Ex. 75x25 BULLNOSE ARCHITRAVE: Ex. 75x25 BULLNOSE								
INTERNAL DOORS	PRIMED HARDBOARD HOLLOW CORE CORINTHIAN "STANFORD"								
STAIRCASE MAPLE TREADS & RISERS	TYPE: CLOSED TIMBER								
WAFEL TREADS & RISERS	WIDTH: I O50mm								
	RISE: 18 @ 182mm								
	GOING: 240mm (260mm TREAD)	G	FINAL CONSTRUCTION	5.C.	24-10-16				
FASCIA \$	MATERIAL: PREFINISHED ZINCALUME	F	TO CONTRACTS	T.P.	04-10-16				
BARGE BOARDS	FASCIA COLOUR: EBONY BARGE COLOUR: EBONY	E	GENERAL AMENDMENTS	J.E.	30-08-16				
	BARGE SOAKER COLOUR: EBONY	D	BASIX ADDED \$ TO COUNCIL	N.E.	29-07-16				
GUTTERS & DOWNPIPES	TYPE: QUAD	С	POV 18238	J.E.	04-07-16				
	MATERIAL: PREFINISHED ZINCALUME GUTTER COLOUR: EBONY	В	TO CLIENT	N.L.	27-05-16				
	DOWNPIPE COLOUR: EBONY	Α	TECHNICAL	J.E.	24-05-16				
HOT WATER UNIT	CONNECT TO EXISTING	No.	ISSUE	DRAWN	DATE				
PAINTING - REFER TO	FIRST FLOOR EXTERNAL: BY CAPE COD		IGN CONSULTANT: MARK ALLEN						
SPECIFICATION FOR THE EXTENT OF WORK	FIRST FLOOR INTERNAL: BY OWNER	PRO	OPOSED ADDITIONS # ALTERATIONS						
THE EXTENT OF WORK	PAINTING TO ALTERATION AND RENOVATION WORK TO BE BY THE OWNER		R MR A # MRS R SCARPIN						
CONDITIONS.	LS SHOWN ON PLAN ARE SUBJECT TO SITE	AT	22 BALBEEK AVENUE BLACKTOWN NSW 2148						
DO NOT SCALE OFF DRAWINGS. ALL DIMENSIONS SHOWN ARE THEORETICAL ONLY AND ARE SUBJECT TO SITE		COUNCIL: BLACKTOWN COUNCIL							
MEASURE DURING CONS			A.B.N. 54 00	0 605 40	7				
NO ALLOWANCE HAS BEEN MADE FOR SHRINKAGE OR MILLING.			Cape Cod Suite 41, 410 NORTH PARRA PHONE: (02) 9	MATTA 21	51				
	GN AND PRINT IS THE PROPERTY OF CAPE COD AND IS PURPOSE OF ENTERING INTO A BUILDING CONTRACT		AUSTRALIA BUILDERS LICE						

SPECIFICATION SUMMARY

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SPECIAL NOTES

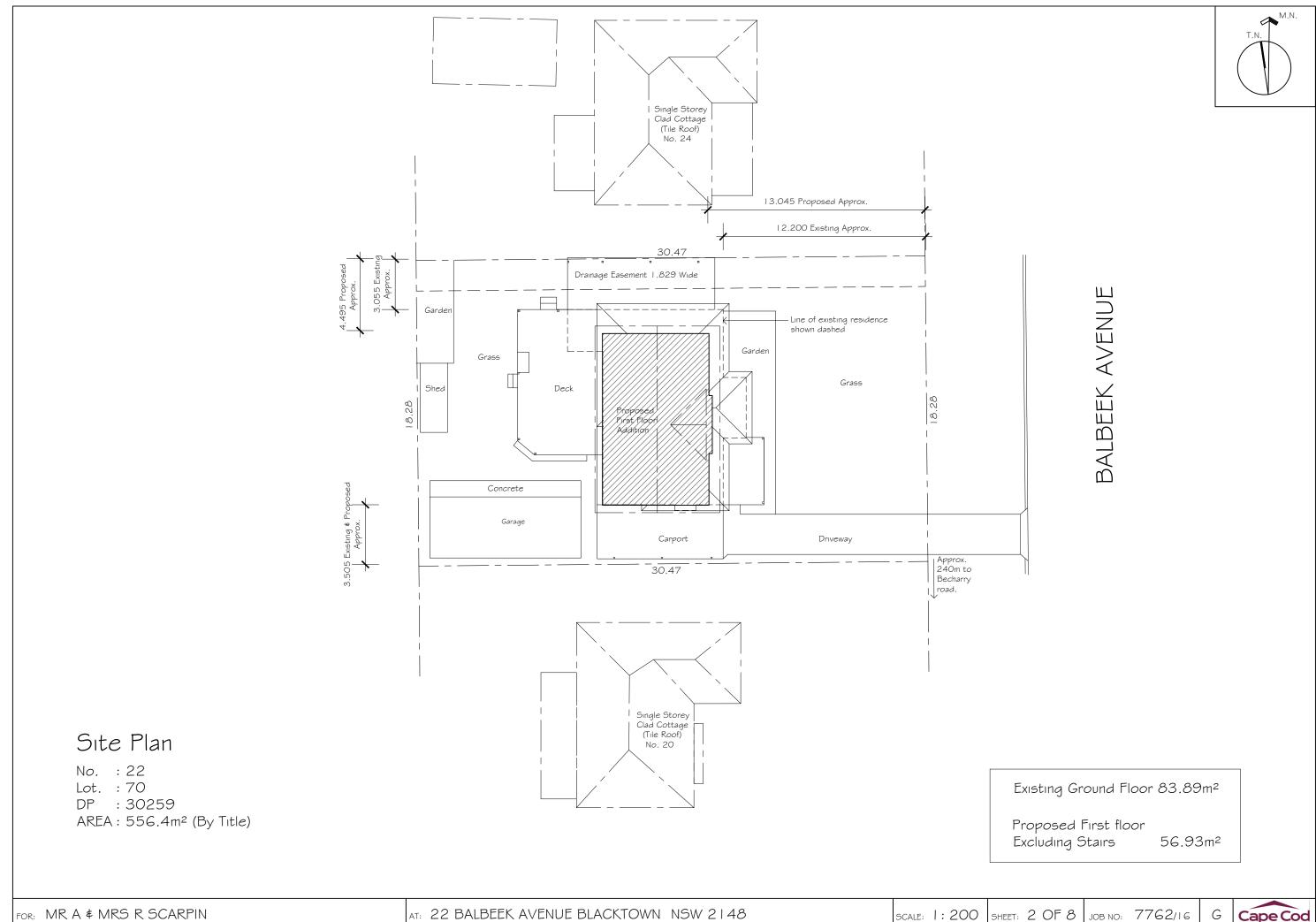
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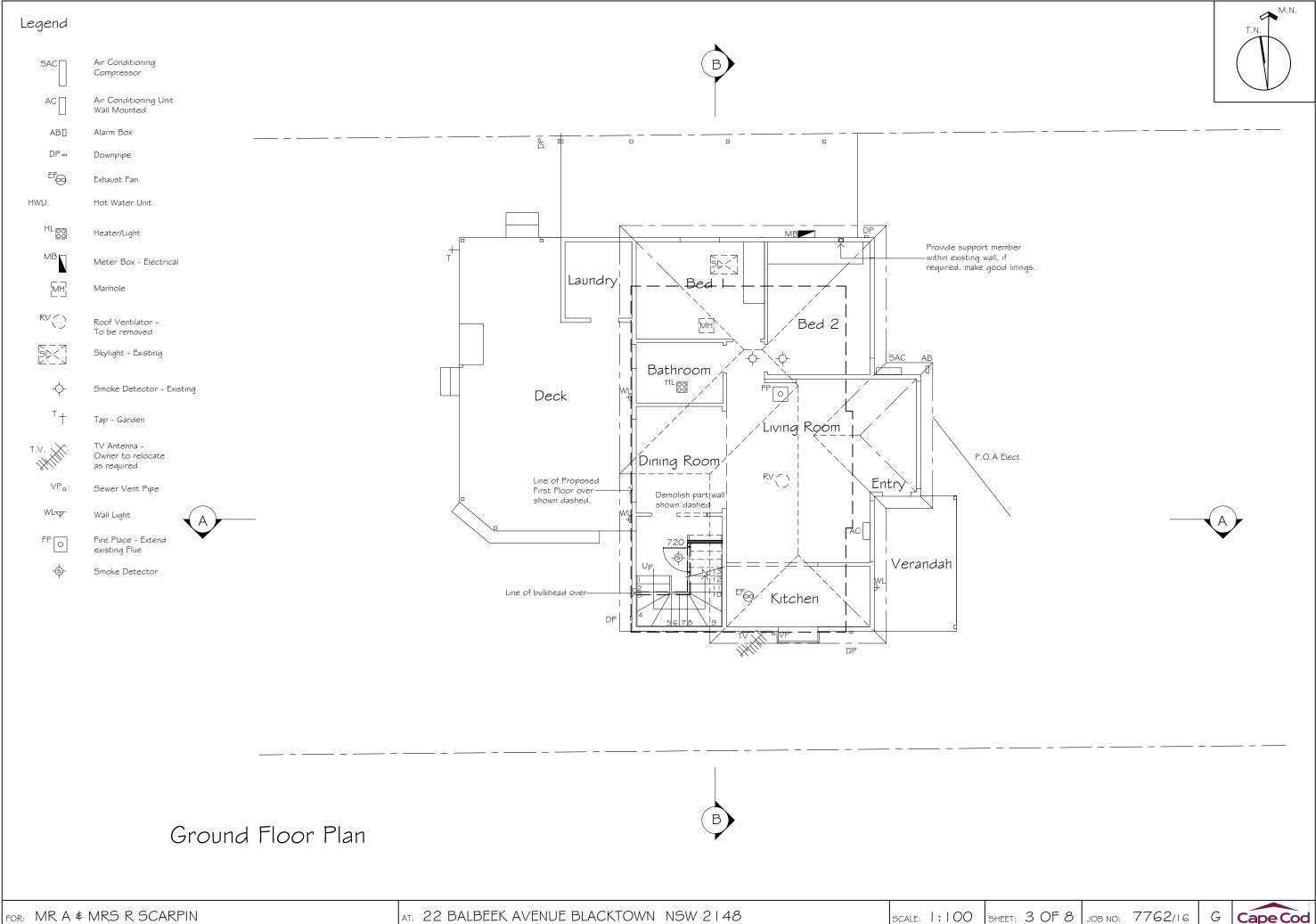
SHEET: 1 OF 8

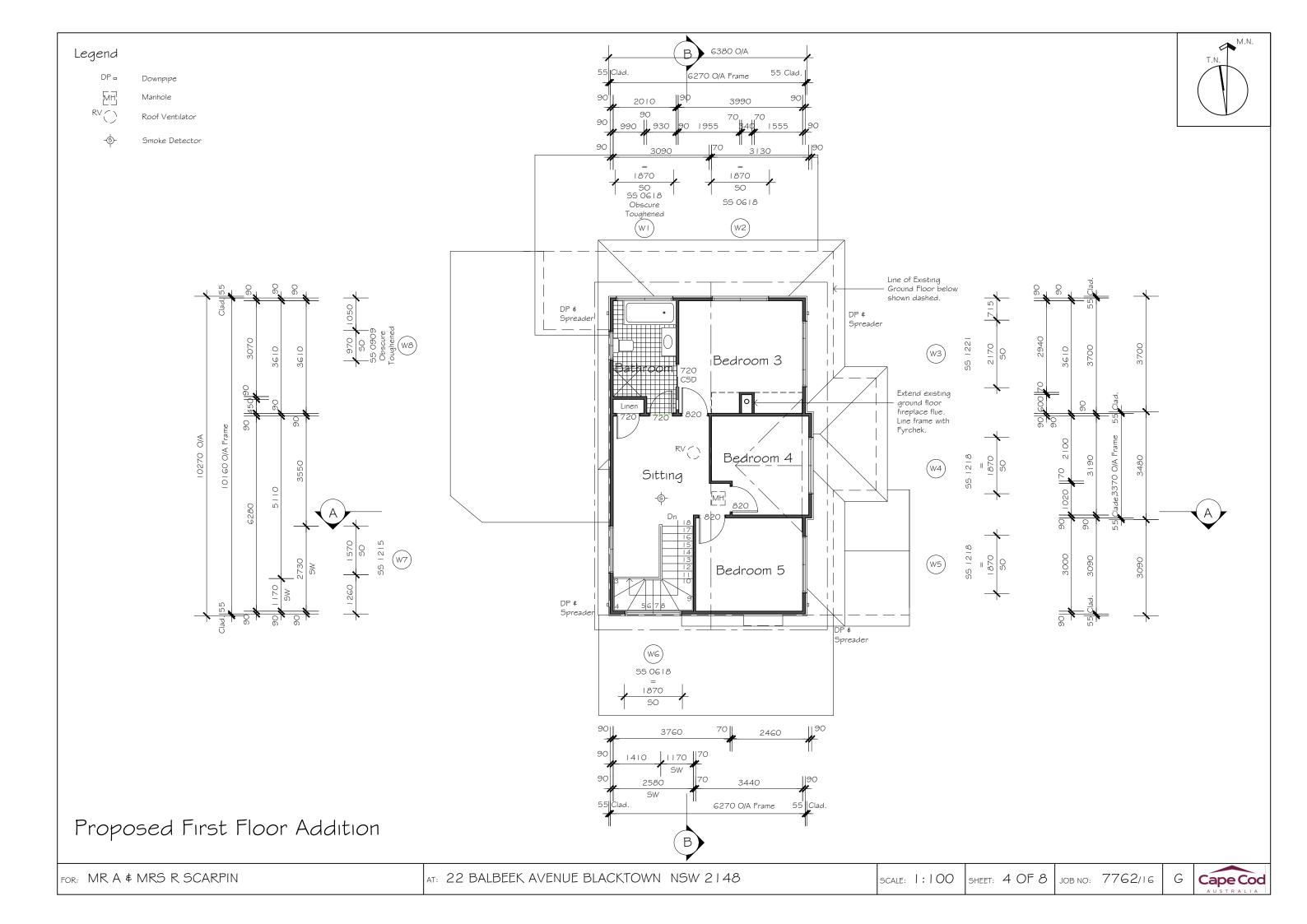
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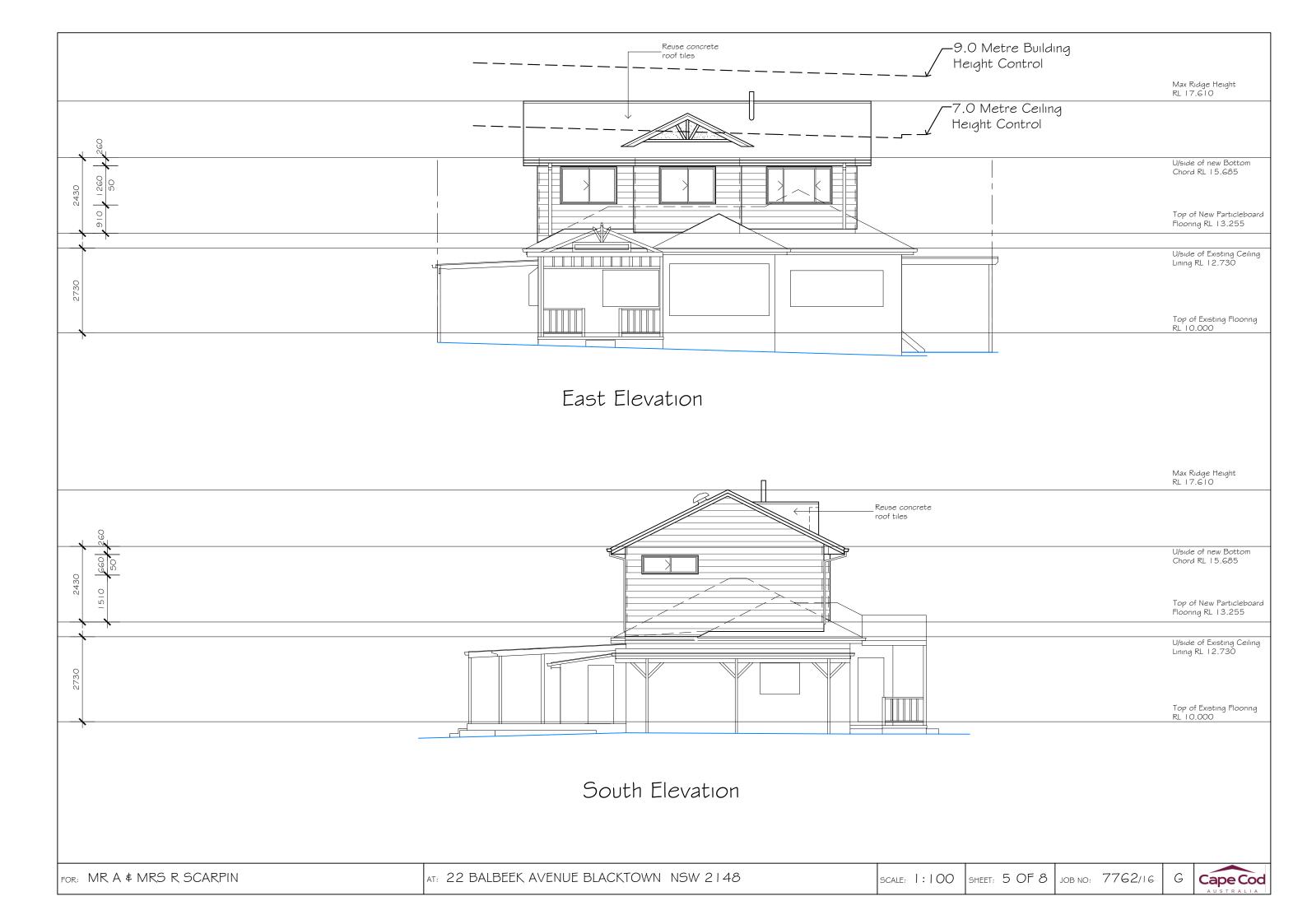
EXTERNAL PAINT SCHEDULE

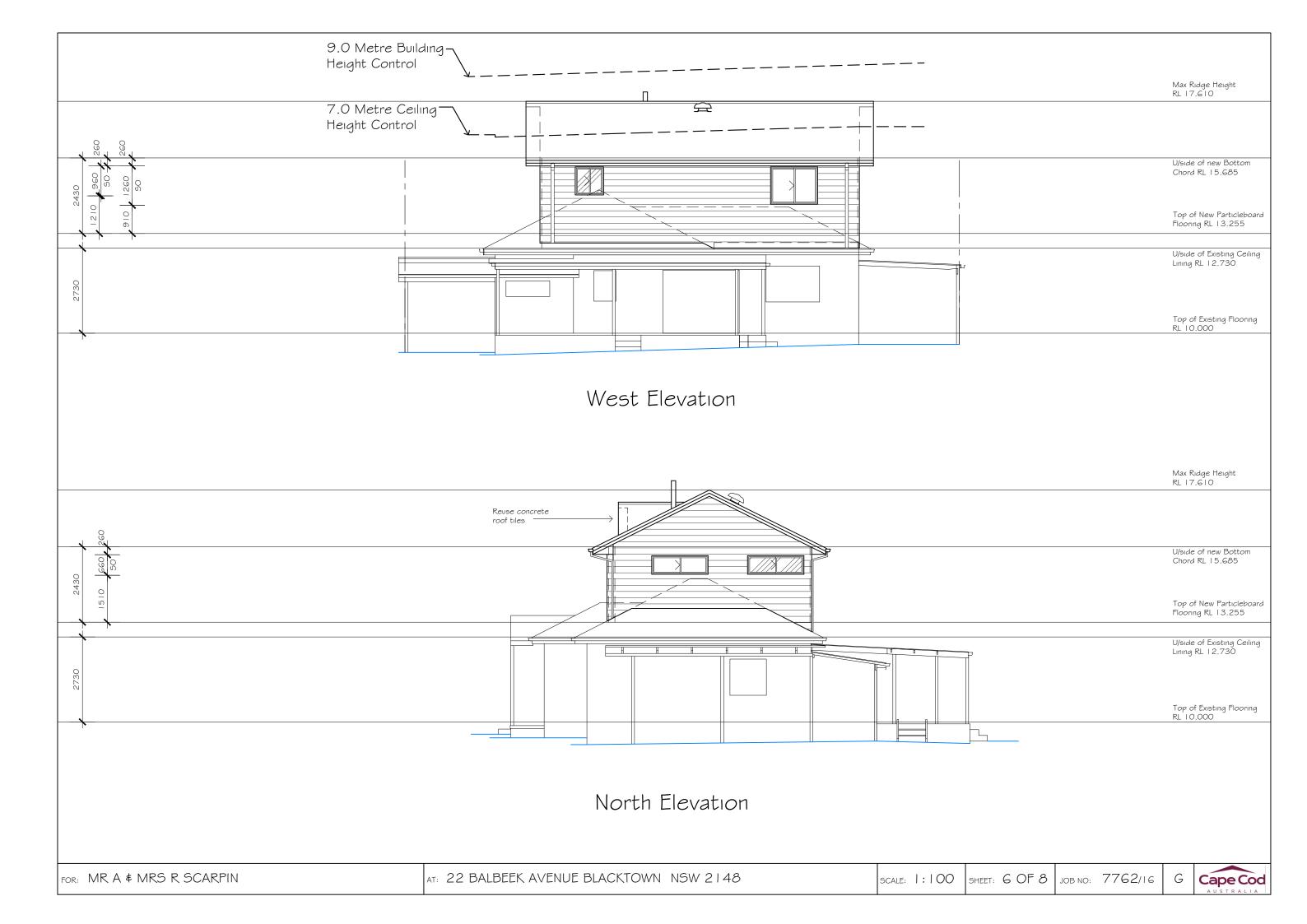
ITEM	BRAND eg. WATTYL	CODE	COLOUR
Soffit Lining	Haymes		Marble Mıst
Wall Cladding	VPI		White
Gable Battens			White \$ Iron Grey to match existing

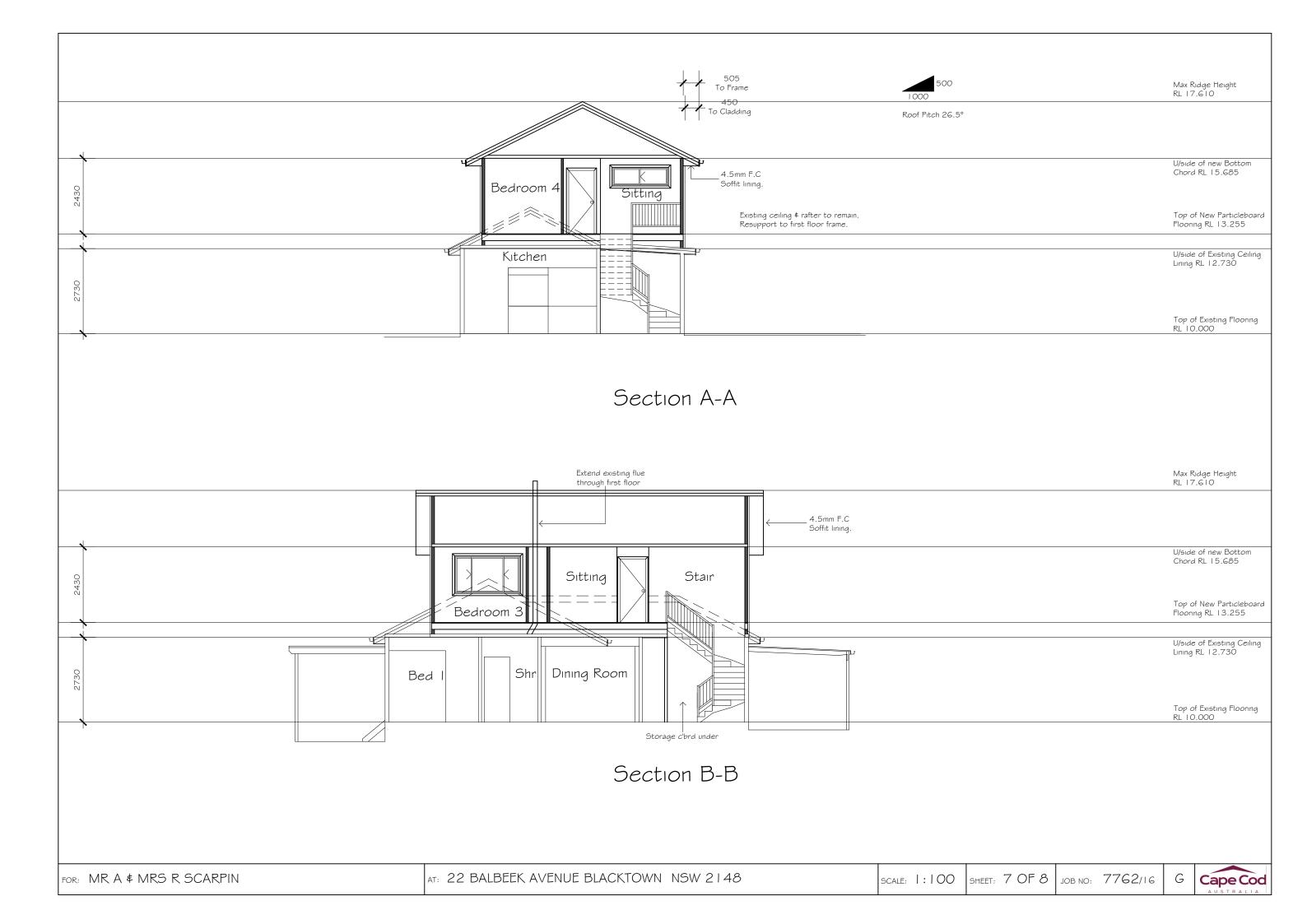












WINDOW SCHE	DULE (BASIX A2559	918)		CLIENT:								
STANDARD NOTES:												
	S ARE DRAWN AS VIEWED FROM	OUTSIDE	(CLIENT:								
	WITH "KEYED ALIKE" LOCKS OTED "R" HAVE RESTRICTED OPEI	NINGS TO COMPLY WIT	TH THE	BUILDER:	DATE:							
NCC 3.9.2.5		1							TERRAIN: 3 W	IND LOAD: W 28 N		
	(WI) 55 06 18	COLOUR PEARL WHITE	GLAZING		SPECIAL NOTES TRANSLUCENT FILM BY BUILDER.	-						
		T LAKE WITTE	SINGLE PYRO LOW-E, (U-VA		TRANSLUCENT FILM BY BUILDER.			-				
	N ELEVATION / BATHROOM ALUMINIUM	INSECT SCREEN	5.7, SHGC:0	0.47)								
		ALUMINIUM FIBREGLASS MESH	REVEAL		-			-		1		
	SLIDING OPEN / FIXED	PEARL WHITE	I 40mm		-							
		COLOUR	GLAZING		SPECIAL NOTES							
	(W2) 55 0618	PEARL WHITE	SINGLE PYRO		RESTRICT OPENING TO 125mm TO COMPLY							
	N ELEVATION / BEDROOM 3	INSECT SCREEN	LOW-E, (U-VA 5.7, SHGC:C		WITH NCC.							
	ALUMINIUM	ALUMINIUM		,								
	SLIDING	FIBREGLASS MESH PEARL WHITE	REVEAL							_		
OPEN / FIXED	OPEN / FIXED		I 40mm									
W3 55 1221	(W3) SS 1221	COLOUR PEARL WHITE	GLAZING SINGLE PYRO	OLVÆIC.	SPECIAL NOTES RESTRICT OPENING TO 125mm TO COMPLY							
	E ELEVATION / BEDROOM 3	_	LOW-E, (U-VA	ALUE:	WITH NCC.							
	ALUMINIUM	INSECT SCREEN	5.7, SHGC:0	0.47)								
	SLIDING	ALUMINIUM FIBREGLASS MESH	REVEAL		-			-				
	OPEN / FIXED / OPEN	PEARL WHITE	I 40mm									
	(W4) 66 1016	COLOUR	GLAZING		SPECIAL NOTES							
	(W4) 55 1218	PEARL WHITE	SINGLE PYRO		RESTRICT OPENING TO 125mm TO COMPLY WITH NCC.							
E ELEVATION / BEDROOM 4	E ELEVATION / BEDROOM 4	INSECT SCREEN	LOW-E, (U-VA 5.7, SHGC:0		WITH NCC.							
	ALUMINIUM	ALUMINIUM								_		
	SLIDING OPEN / FIXED	FIBREGLASS MESH PEARL WHITE	REVEAL 140mm					-		-		
	OT EN / TIXED	COLOUR	GLAZING		SPECIAL NOTES							
	(W5) 55 1218	PEARL WHITE	SINGLE PYRO	DLYTIC	RESTRICT OPENING TO 125mm TO COMPLY							
	E ELEVATION / BEDROOM 5		LOW-E, (U-VA	ALUE:	WITH NCC.							
	ALUMINIUM	INSECT SCREEN ALUMINIUM	5.7, SHGC:0	J.47)								
	SLIDING	FIBREGLASS MESH	REVEAL					i i				
	OPEN / FIXED	PEARL WHITE	I 40mm									
	(W6) 55 0618	COLOUR PEARL WHITE	GLAZING		SPECIAL NOTES							
		PEARL WHILE	SINGLE CLEA (U-VALUE: 7.	AR, .63.				-				
	S ELEVATION / STAIR ALUMINIUM	INSECT SCREEN	SHGC: 0.75									
		ALUMINIUM FIBREGLASS MESH	REVEAL					-		-		
	SLIDING OPEN / FIXED	PEARL WHITE	I 40mm							†		
		COLOUR	GLAZING		SPECIAL NOTES							
	(W7) 55 1215	PEARL WHITE	SINGLE PYRO									
	W ELEVATION / SITTING	INSECT SCREEN	LOW-E, (U-VA 5.7, SHGC:0									
	ALUMINIUM	ALUMINIUM										
	SLIDING OPEN / FIXED	FIBREGLASS MESH PEARL WHITE	REVEAL 140mm							4		
	OF LIN / TIXLD											
(W8) 55 0909	COLOUR PEARL WHITE	GLAZING SINGLE PYRO	DIYTIC	SPECIAL NOTES TRANSLUCENT FILM BY BUILDER.					 			
	W ELEVATION / BATHROOM		LOW-E, (U-VA	ALUE:								
	ALUMINIUM	INSECT SCREEN ALUMINIUM	5.7, SHGC:0	0.47)								
	SLIDING	FIBREGLASS MESH	REVEAL					†		1		
	OPEN / FIXED	PEARL WHITE	I 40mm					<u> </u>				
		4										
		-			1			-				
					1							
		1	1			NGW OLAG		=	2.05.2	OB NO: 7762/16		
FOR: MR A & MRS	J K JUAKLIN			IAT: C	2 BALBEEK AVENUE BLACKTOWN	NJW 7140	a	CAIF. I: NIS IS		DB NO. //6//16	1 (2 Car	ne Cod