BASIX	COMMITMENTS					
CERTIFICATE NO. A256267						
FIXTU	RES AND SYSTEMS					
LIGHTING	MIN 40% OF NEW OR ALTERED LIGHT FIXTURE 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					
CONCRETE SLAB ON GROUND FLOOR	NIL					
FLOOR ABOVE EXISTING DWELLING OR BUILDING	NIL					
EXTERNAL WALL: BRICK VENEER	RI.16 (or RI.70 INCLUDING CONSTRUCTION)					
EXTERNAL WALL: CAVITY BRICK	NIL					
EXTERNAL WALL: EXTERNAL INSULATED FACADE SYSTEM (EIFS)(FACADE PANEL:75mm)	NIL					
FLAT CEILING, PITCHED ROOF	CEILING: R 2.50 (UP) ROOF: FOIL/ SARKING DARK (SOLAR ABSORPTANCE >0.70)					
GLAZII	NG REQUIREMENTS					
WINDOWS						
W1 W2 W3 W4 W5 W6 W7 W8 W9 W10 W11 W12 W13 W14 W15 \$ W16	STANDARD ALUMINIUM, SINGLE PYROLYTIC LOW-E, (OR U-VALUE: 5.7, SHGC:0.47)					
SHAD	ING DEVICES					
WINDOWS						
WI \$ W3	PROJECTION /HEIGHT ABOVE SILL RATIO >= 0.23					
W4 W5 W6 W7 W8 W9 W10 W11W12 W13 W14 \$ W15	EAVE / VERANDAH / PERGOLA / BALCONY >= 450MM					
W2 \$ W16	NONE					
W2 \$ W16	NONE					

FINAL CONSTRUCTION.

SPFCI	FICATION SUMMARY	SPE	ECIAL NOTES					
			ROVIDE FOUR (4) SMOKE DETECTOR			C COMPLY		
STRUCTURAL TIMBER - All to ASA 1 684.2 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 FLOOR: 190x45mm MIN, FLOOR JOISTS WIND LOAD W 33 N			ELECTRICIAN TO CHECK/ENSURE THE EXISTING SMOKE DETECTORS COMPLY WITH THE BUILDING CODE OF AUSTRALIA (NCC). PROVIDE MARINE GRADE BRICKS, MORTAR AND TIES IN ACCORDANCE WITH AS3700 AS SITE IS WITHIN I KM OF OCEAN. CONNECT/INSTALL TWENTY THREE (23) LIGHT FITTINGS, ONE (I) 3-IN-I FAN/LIGHT/HEATER UNIT \$ ONE (I) HEATED TOWEL RAIL (AS SUPPLIED BY THE					
FLOOR: 190x45mm MIN	. FLOOR JOISTS WIND LOAD W 33 N	1	DWNER).ED CONSTRUCT A TIMBER FRAMED LIFT S	HAFT.	•			
FINISHES		• F	PROVIDE COLD WATER SUPPLY TO THE PROVIDE A SINGLE DATA POINT TO THE	E KITCHEN FRIDGE		IVING		
BRICKWORK	BRICK VENEER PARTY WALL (COMMON BRICKWORK LAID AS FACE ABOVE NEIGHBOUR'S ROOF)	• F	COM, STUDY & GROUND FLOOR LIVII ROVIDE TWO (2) KITCHEN SINK & TWO VASHING MACHINE POINT TO FIRST F	NG ROOM. O (2) DISHWASHE	ER P¢D POI			
FLOORING	19MM STRUCTURAL PARTICLEBOARD							
CLADDING	75mm POLYSTYRENE WALL SHEETING OVER POLYSTYRENE CORE WALL INSULATION WITH APPLIED TEXTURE PAINT FINISH NORTHERN, EASTERN \$ SOUTHERN ELEVATIONS \$ GABLE.	WC	DRKS BY OWNER					
WINDOWS - STEGBAR KEYED LOCKS (TERRAIN: 3)	FRAME: PREFINISHED ALUMINIUM FRAME COLOUR: PEARL WHITE GLOSS	• 0	EMOVAL \$ INSTALLATION OF T.V ANT IEW AND EXISTING TV POINTS. CONNECTION OF NEW COAXIAL CABLE IEW T.V. AERIAL					
INSECT SCREENS: TO ALL NEW OPERABLE WINDOW SASHES	FRAME: PREFINISHED ALUMINIUM MESH: FIBREGLASS	PHONE AND/OR DATA CABLING. (EXCEPT WHERE ALLOWED FOR) SUPPLY \$ INSTALLATION OF INSECT SCREEN DOORS TO THE NEW BI-FDOOR.						
ROOF COVERING	PROVIDE ALL NEW "HERITAGE RED MARSEILLE" TERRA COTTA ROOF TILES TO PROPOSED FIRST FLOOR ADDITION \$ TO REMAINING GROUND FLOOR \$ CARPORT ROOF AREA	K 5	NLL WORK ASSOCIATED WITH THE SUI NTCHEN CUPBOARDS INCLUDING SINI SPLASHBACK, TILING INCLUDING CONN PRAINAGE. CONNECTION OF KITCHEN SINKS, TAP	K, TAPS & OUTLET IECTION TO THE F	TS, WHITE (PLUMBING	GOODS \$ AND		
ROOF SARKING	FLAME RETARDANT DOUBLE SIDED ALUMINIUM FOIL	Т	ERMINATED POINTS PROVIDED BY TH	IE BUILDER IF THE	E OWNER IS	5 UNABLE		
INSULATION (FIBREGLASS)	R3.0 BATTS TO FIRST FLOOR ADDITION CEILING AREA R2.0 BATTS TO FIRST FLOOR EXTERNAL WALL FRAMES \$ TO GROUND FLOOR EXTENSION/RENOVATED EXTERNAL WALL FRAMES. I 2mm POLASTIC INSULATION BLANKET TO FIRST FLOOR EXTERNAL WALL FRAMES R2.0 SOUND SCREEN BATTS TO NEW FIRST FLOOR ADDITION SHOWER ROOM-STUDY, STUDY-HALL/LINEN CUPBOARD, STUDY-LIVING ROOM \$ STUDY-HALL/STAIRWELL INTERNAL DIVIDING WALLS.	DELIVERY OF THE WHITE GOODS WITHIN THE BUILDERS SPECIFIED CONSTRUCTION PERIOD. ALL WORKS ASSOCIATED WITH THE SUPPLY & INSTALLATION OF THE LIFT MAKING GOOD TO EXISTING TILED PAVING & CEMENT PAVERS AFFECTED THE EXTENSION & ALTERATIONS. MAKING GOOD TO EXISTING LAUNDRY & SHOWER ROOM WALL TILES AS AFFECTED BY THE ALTERATIONS.						
INTERNAL FIXINGS	DAR: FINGER JOINTED PINE SKIRTING: Ex. I 50x25 "SQUARE DRESSED" ARCHITRAVE: Ex. I 00x25 "SQUARE DRESSED	• 6	IT OUT OF BUILT-IN ROBES INCLUDIN	G DOORS & ARCH	HITRAVES.			
INTERNAL DOORS	PRIMED HARDBOARD SOLID CORE CORINTHIAN "BALMORAL PBAL4"		CONSTRUCTION CERTIFICATE		S.M.	23-01-17		
CTAIDCACE	TYPE: CLOSED TIMBER	Н	TO FINAL CONSTRUCTION		5.M.	19-01-17		
STAIRCASE MAPLE STRINGER	·	G	TO CONTRACTS		N.E.	02-12-16		
MDF TREADS \$ PINE RISERS	WIDTH: I OOOmm	F	LOCATION OF SEWER SERVICES CHECK PLAN		B.P.	31-10-16 27-10-16		
	RISE: 18 @ 187mm	D	BASIX ADDED & TO COUNCIL		N.E.	09-08-16		
	GOING: 240mm (260mm TREAD)	C	POV 18201 \$ POV 18202		B.P./T.P.			
FASCIA	MATERIAL: DAR TIMBER	В	CONSULTANT CHECK PLAN # TO C		B.P.	14-07-16		
PERGOLA BARGE	MATERIAL: PREFINISHED ZINCALUME BARGE COLOUR: HERITAGE RED	A	TECHNICAL		B.P.	24-06-16		
ROOF COVERING	CLEAR ALSYNITE ROOF SHEETING	No.	ISSUE		DRAWN	DATE		
GUTTERS & DOWNPIPES	TYPE: QUAD		DESIGN CONSULTANT: BARBARA SZYMANSKI					
COTTENE & DOWN II 20	MATERIAL: PREFINISHED ZINCALUME GUTTER COLOUR: HERITAGE RED DOWNPIPE COLOUR: HERITAGE RED	PR(DPOSED ADDITIONS # ALTE	ERATIONS				
HOT WATER UNIT	CONNECT TO EXISTING	FOI	R MR J ERLICH & MRS	M MARSH	1			
PAINTING - REFER TO SPECIFICATION FOR THE EXTENT OF WORK	FIRST FLOOR EXTERNAL: BY CAPE COD FIRST FLOOR INTERNAL: BY CAPE COD NEW GROUND FLOOR INTERNAL: BY CAPE COD NEW GROUND FLOOR EXTERNAL: BY CAPE COD	AT 5 I ONSLOW STREET ROSE BAY NSW 2029						
FINISHED GROUND LEVE CONDITIONS.	ILS SHOWN ON PLAN ARE SUBJECT TO SITE	cou	NCIL: WAVERLEY					
DO NOT SCALE OFF DRA	AWINGS.			A.B.N. 54 000	0 605 40	7		
ALL DIMENSIONS SHOWN ARE THEORETICAL ONLY AND ARE SUBJECT TO SITE MEASURE DURING CONSTRUCTION.			Cape Coc	SUITE 41, 410 NORTH PARRA	MATTA 21	51		
NO ALLOWANCE HAS BE	EN MADE FOR SHRINKAGE OR MILLING.		-	PHONE: (02) 9 BUILDERS LICE				
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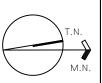
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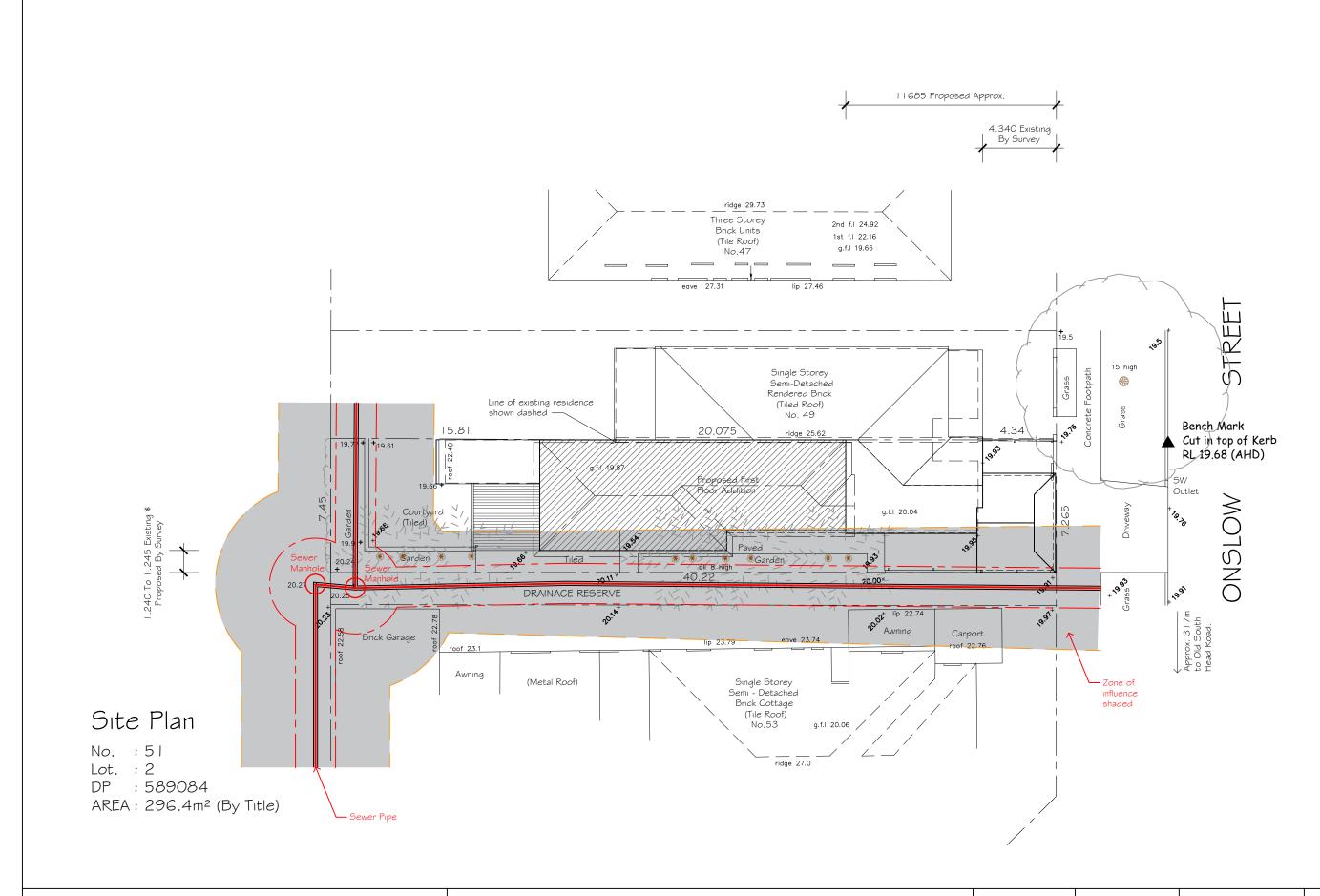
SHEET: 1 OF 8

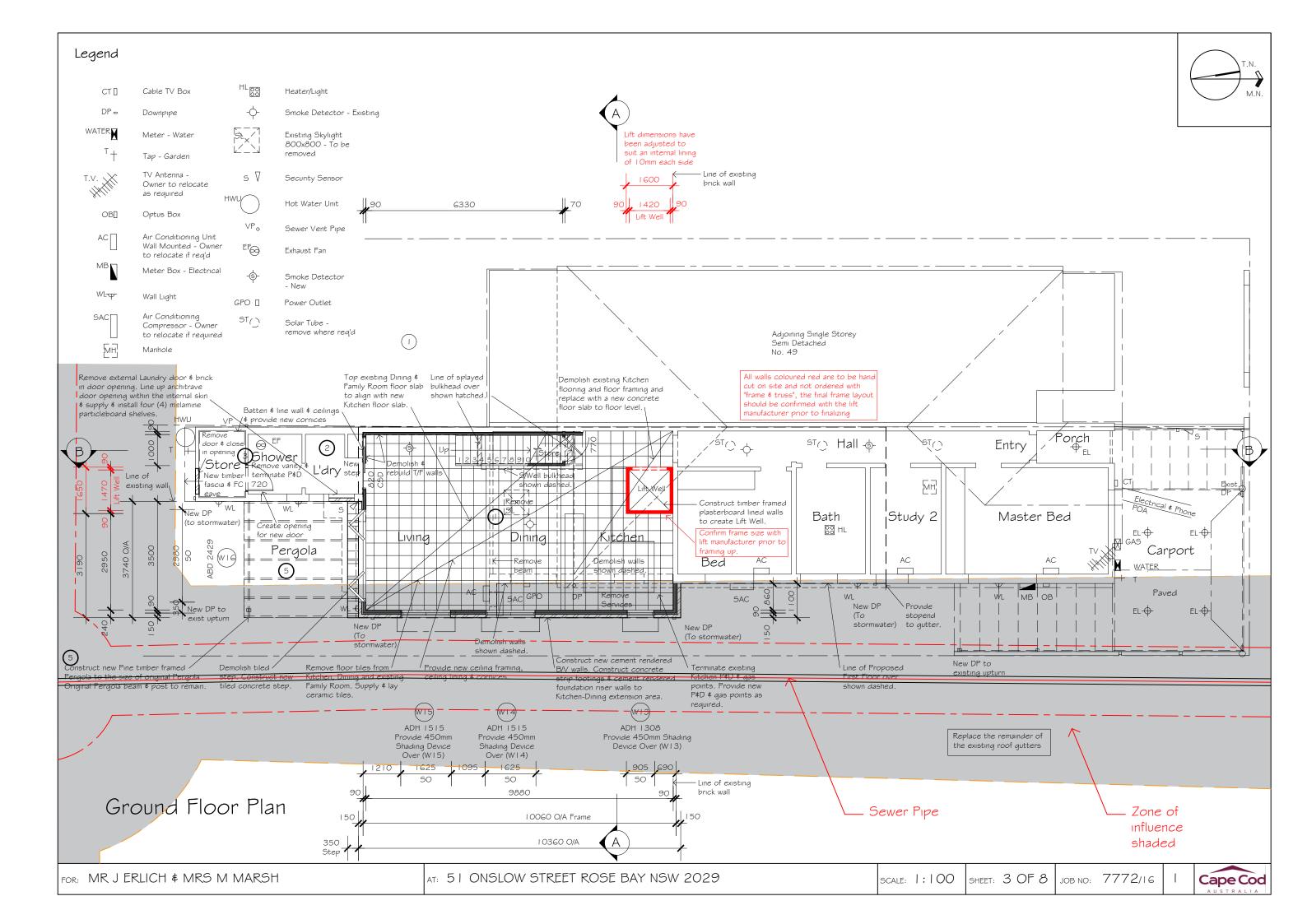
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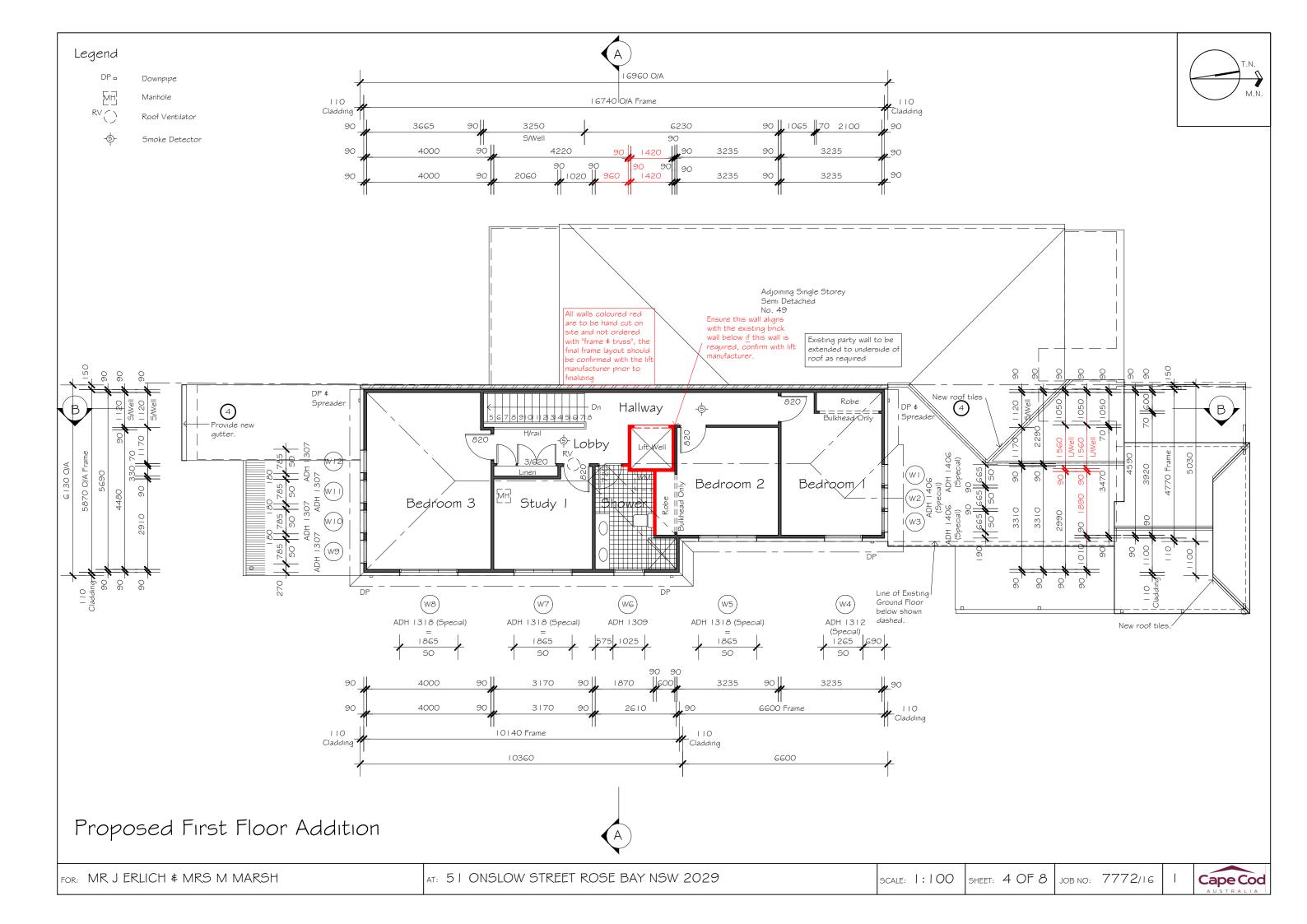
EXTERNAL PAINT SCHEDULE

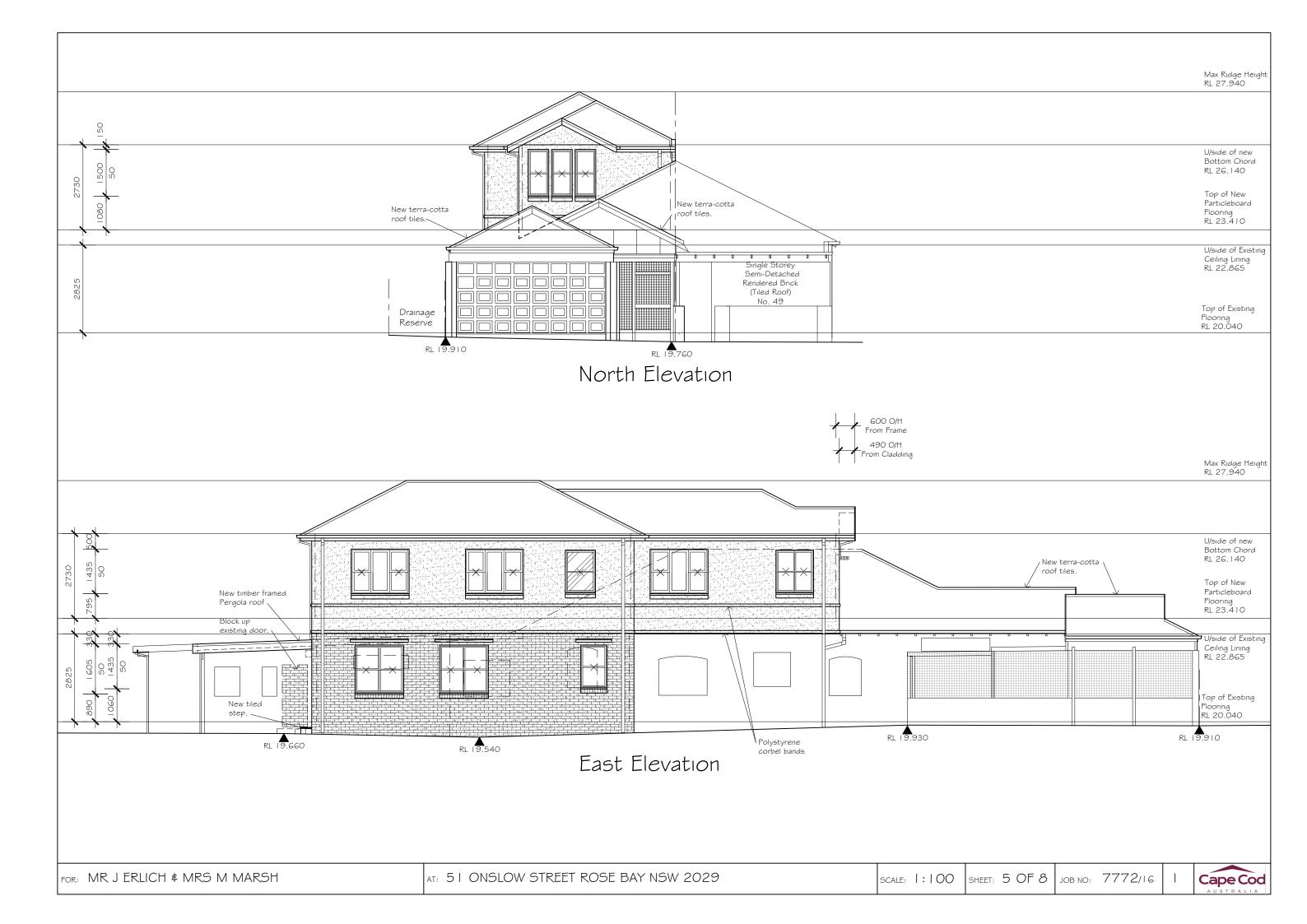
ITEM	BRAND eg. WATTYL	CODE	COLOUR
Barge Board	Haymes		Secret White
Fascia Board	Haymes		Heritage Red
Shading Device Frame	Haymes		Alpine Snow
Soffit Lining	Haymes		Secret White
Wall Cladding	Haymes		Secret White

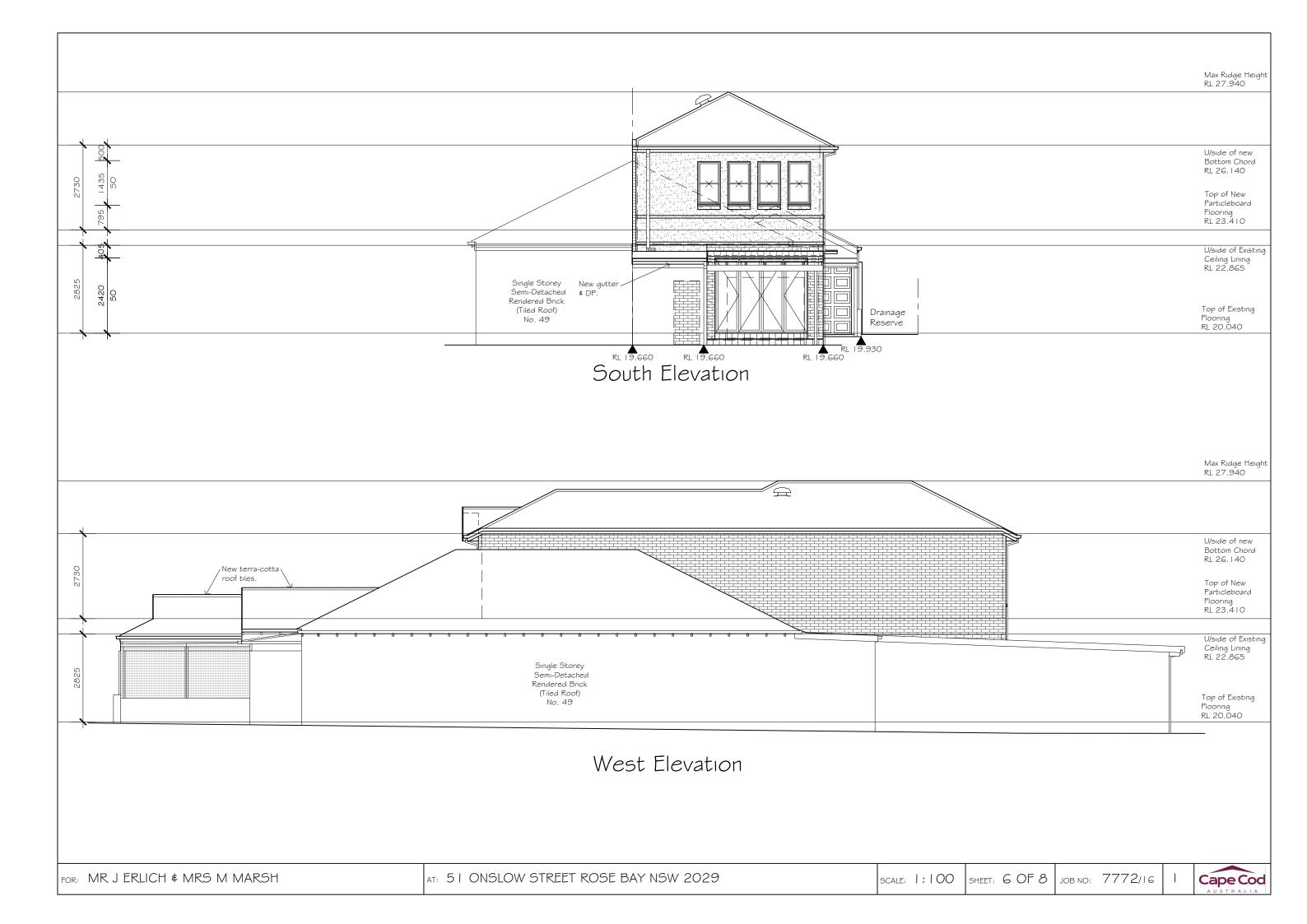


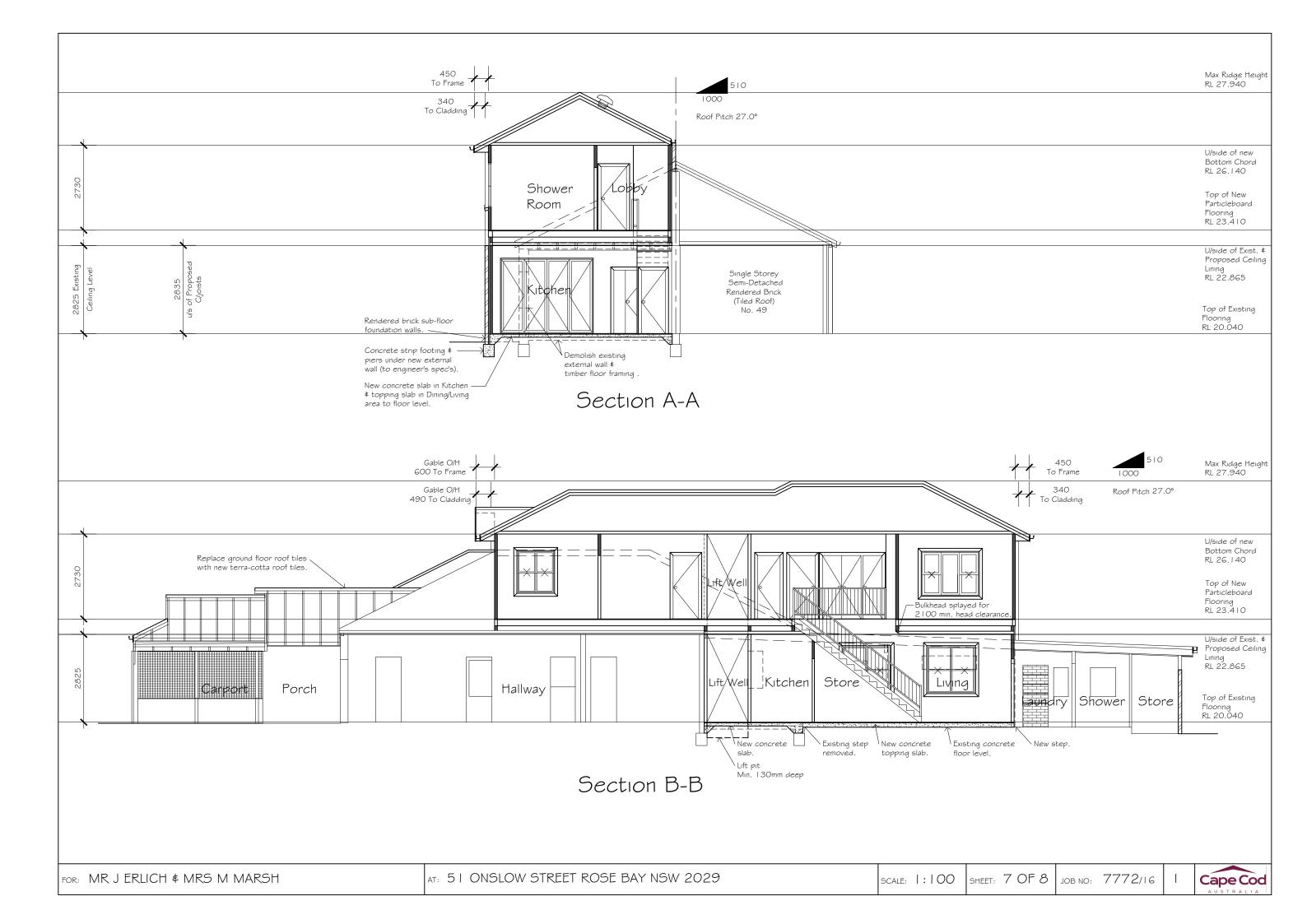












WINDOW SCHED	ULE (BASIX A2562	267)	CI	IFNT:		ALUMINIUM (STEGBAR) WIN					
STANDARD NOTES:					STANDARD ALUMINIUM COLOURS: ANODISED CLEAR, APO GREY, CUSTOM BLACK, PEARL WHITE, PRIMROSE, STONE BEIGE, SURFMIST, WHITE BIRCH, WOODLAND						
WINDOWS AND DOORS	ARE DRAWN AS VIEWED FROM	OUTSIDE	CI	LIENT:		GREY.	TIONE DEIGE, SOIN MIST, WIT	THE BIRCH, WOODE IND			
ALL WINDOWS COME WITH "KEYED ALIKE" LOCKS WINDOW OPENINGS NOTED "R" HAVE RESTRICTED OPENINGS TO COMPLY WITH THE		THE BI	BUILDER:DATE:		CUSTOM COLOURS AVAILABLE: DEEP OCEAN, HAMERSLEY BROWN, NOTRE DAME, POTTERY.			,			
NCC 3.9.2.5								TERRAIN: 3	WIND LOAD: W 33 N		
	(WI) ADH 1406 (Special)	COLOUR	GLAZING		SPECIAL NOTES		(WIO) ADH 1307	COLOUR	GLAZING	SPECIAL NOTES	
	ADR 1406 (Special)	SINGLE I			RESTRICT BOTTOM SASH OPENING TO 125mm		W19 ADH 1307	PEARL WHITE	SINGLE PYROLYTIC	RESTRICT BOTTOM SASH OPENING TO I	l 25mm
	N ELEVATION / BEDROOM I	INSECT SCREEN	LOW-E, (U-VAL 5.7, SHGC:O.		TO COMPET WITH NEC.		S ELEVATION / BED 3	INSECT SCREEN	LOW-E, (U-VALUE: 5.7, SHGC:0.47)	TO COM ET WITH NCC.	
	ALUMINIUM	ALUMINIUM			RESTRICT TOP SASH OPENING TO NO LESS THAN		ALUMINIUM	ALUMINIUM		RESTRICT TOP SASH OPENING TO NO LE	
L R	DOUBLE HUNG	FIBREGLASS MESH	REVEAL		I 700mm ABOVE FLOOR TO COMPLY WITH NCC.		DOUBLE HUNG	FIBREGLASS MESH	REVEAL	1 700mm ABOVE FLOOR TO COMPLY WITH	H NCC.
OPEN		PEARL WHITE	1 40mm				OPEN	PEARL WHITE	I 40mm		
	(W2) ADH 1406 (Special)	COLOUR	GLAZING		SPECIAL NOTES		(WII) ADH 1307	COLOUR	GLAZING	SPECIAL NOTES	
	FLARL WITTL SINGL		SINGLE PYROL LOW-E, (U-VAL		RESTRICT BOTTOM SASH OPENING TO 125mm TO COMPLY WITH NCC. RESTRICT TOP SASH OPENING TO NO LESS THAN 1700mm ABOVE FLOOR TO COMPLY WITH NCC.			PEARL WHITE	SINGLE PYROLYTIC LOW-E, (U-VALUE:	RESTRICT BOTTOM SASH OPENING TO I	I 25mm
	N ELEVATION / BEDROOM I	INSECT SCREEN 5.7, SHO					S ELEVATION / BED 3	INSECT SCREEN	5.7, SHGC:0.47)		
/ `	ALUMINIUM						ALUMINIUM	ALUMINIUM		RESTRICT TOP SASH OPENING TO NO LE	
	DOUBLE HUNG	FIBREGLASS MESH PEARL WHITE	REVEAL 140mm		1700min Above Fedor to Colvi Et With Nec.			FIBREGLASS MESH PEARL WHITE	REVEAL 140mm	— Trochimi Above redok to down et with thee.	III NCC.
OPEN	OPEN						OPEN				
	(W3) ADH 1406 (Special)	COLOUR GLAZING H 1406 (Special) PEARL WHITE GINCLE		VTIC	SPECIAL NOTES RESTRICT BOTTOM SASH OPENING TO 125mm		(W12) ADH 1307	COLOUR PEARL WHITE	GLAZING SINGLE PYROLYTIC	SPECIAL NOTES RESTRICT BOTTOM SASH OPENING TO 1	I 25mm
	NI ELEVATION / BEDDOOM I	-	SINGLE PYROL LOW-E, (U-VAL	LUE:	TO COMPLY WITH NCC.		G ELEVATION / BED 2		LOW-E, (U-VALUE:	TO COMPLY WITH NCC.	1 2311111
\rightarrow	N ELEVATION / BEDROOM I	INSECT SCREEN	5.7, SHGC:0.	47)	DECEDICT TOD CACH OPENING TO NO LECC THAN		S ELEVATION / BED 3 ALUMINIUM	INSECT SCREEN	5.7, SHGC:0.47)	DECEDICT TOD CACH OBENING TO NO LE	ECC THAN
R		ALUMINIUM FIBREGLASS MESH	REVEAL		RESTRICT TOP SASH OPENING TO NO LESS THAN I 700mm ABOVE FLOOR TO COMPLY WITH NCC.			ALUMINIUM FIBREGLASS MESH	REVEAL	RESTRICT TOP SASH OPENING TO NO LE	
	DOUBLE HUNG OPEN	PEARL WHITE	I 40mm				DOUBLE HUNG OPEN	PEARL WHITE	140mm	_	
		COLOUR	GLAZING		SPECIAL NOTES			COLOUR	GLAZING	SPECIAL NOTES	
	(W4) ADH 1312 (Special)	PEARL WHITE	SINGLE PYROL	YTIC	RESTRICT BOTTOM SASH OPENING TO 125mm		(W13) ADH 1308	PEARL WHITE	SINGLE PYROLYTIC	OF EGINE HOTES	
R R F F F EVATION / BEDROC	E ELEVATION / BEDROOM I		LOW-E, (U-VAL		TO COMPLY WITH NCC.		E ELEVATION / KITCHEN		LOW-E, (U-VALUE:		
XX	ALUMINIUM	ALUMINIUM	5.7, SHGC:0.	47)	RESTRICT TOP SASH OPENING TO NO LESS THAN		ALUMINIUM	INSECT SCREEN ALUMINIUM	5.7, SHGC:0.47)		
R R	DOUBLE HUNG	FIBREGLASS MESH	REVEAL		I 700mm ABOVE FLOOR TO COMPLY WITH NCC.		DOUBLE HUNG	FIBREGLASS MESH	REVEAL		
OPEN / OPEN		PEARL WHITE	I 40mm				OPEN	PEARL WHITE	I 40mm		
(14/5) 4.5	(W5) ADH 1318 (Special)	COLOUR	GLAZING		SPECIAL NOTES		(W14) ADH 1515	COLOUR	GLAZING	SPECIAL NOTES	
	(W5) ADH 1318 (Special)	PEARL WHITE	SINGLE PYROL		RESTRICT BOTTOM SASH OPENING TO 125mm TO COMPLY WITH NCC.		W14 ADII 1515	PEARL WHITE	SINGLE PYROLYTIC	DH / DH	
	E ELEVATION / BEDROOM 2	INSECT SCREEN	LOW-E, (U-VAL 5.7, SHGC:0.		TO COMILE WITH NCC.		E ELEVATION / DINING	INSECT SCREEN	LOW-E, (U-VALUE: 5.7, SHGC:0.47)		
	ALUMINIUM	ALUMINIUM			RESTRICT TOP SASH OPENING TO NO LESS THAN		ALUMINIUM	ALUMINIUM			
	DOUBLE HUNG	FIBREGLASS MESH PEARL WHITE	REVEAL		1700mm ABOVE FLOOR TO COMPLY WITH NCC.		DOUBLE HUNG	FIBREGLASS MESH PEARL WHITE	REVEAL		
	OPEN / FIXED / OPEN		I 40mm				OPEN / OPEN		I 40mm		
	(W6) ADH 1309	COLOUR GLAZING PEARL WHITE SINGLE F		SPECIAL NOTES	SPECIAL NOTES TRANSLUCENT FILM BY BUILDER.		W15 ADH 1515	COLOUR PEARL WHITE	GLAZING SINGLE PYROLYTIC LOW-E, (U-VALUE:	SPECIAL NOTES DH / DH	
	SINC VIIIL SINC		SINGLE PYROL LOW-E, (U-VAL		TRANSLUCENT FILM BY BUILDER.			T LAKE WITH			
//// ///	E ELEVATION / SHOWER ALUMINIUM	INSECT SCREEN	5.7, SHGC:0.	47)			E ELEVATION / LIVING (GF) ALUMINIUM	INSECT SCREEN	5.7, SHGC:0.47)		
		ALUMINIUM FIBREGLASS MESH REVEAL					-	ALUMINIUM FIBREGLASS MESH	REVEAL		
	DOUBLE HUNG OPEN	PEARL WHITE	I 40mm				DOUBLE HUNG OPEN / OPEN	PEARL WHITE	140mm		
		COLOUR	GLAZING		SPECIAL NOTES			COLOUR	GLAZING	SPECIAL NOTES	
	(W7) ADH 1318 (Special)	PEARL WHITE	SINGLE PYROL	YTIC	RESTRICT BOTTOM SASH OPENING TO 125mm		(W16) ABD 2429	PEARL WHITE	SINGLE PYROLYTIC		
	E ELEVATION / STUDY	INSECT SCREEN	LOW-E, (U-VAL 5.7, SHGC:O.		TO COMPLY WITH NCC.		S ELEVATION / LIVING (GF)	INSECT SCREEN	LOW-E, (U-VALUE: 5.7, SHGC:0.47)		
	ALUMINIUM	ALUMINIUM	13.7, 31100.0.5	-17)	RESTRICT TOP SASH OPENING TO NO LESS THAN		ALUMINIUM	BY OWNER	3.7, 31100.017)		
	DOUBLE HUNG	FIBREGLASS MESH	REVEAL		1700mm ABOVE FLOOR TO COMPLY WITH NCC.		BIFOLD DOOR		REVEAL		
	OPEN / FIXED/ OPEN PEARL WHITE 140mm		I 40mm				2 LEFT / 2 RIGHT		I 40mm		
(W8) A	(W8) ADH 1318 (Special)	(W8) ADH 1318 (Spacial)	GLAZING		SPECIAL NOTES						
RIR		- FLARL WITTL	SINGLE PYROL LOW-E, (U-VAL		RESTRICT BOTTOM SASH OPENING TO 125mm TO COMPLY WITH NCC.						
	E ELEVATION / BED 3	INSECT SCREEN	5.7, SHGC:0.								
R F R	ALUMINIUM	ALUMINIUM EIRRECLAGG MEGH	DEL/EAL		RESTRICT TOP SASH OPENING TO NO LESS THAN I 700mm ABOVE FLOOR TO COMPLY WITH NCC.						
	DOUBLE HUNG OPEN / FIXED / OPEN		I 40mm	1770011111 ABOVE FEOOR TO COMILET WITH NGC.							
		COLOUR	GLAZING		SPECIAL NOTES						
	I(W9) ADH 1307		SINGLE PYROL	YTIC	RESTRICT BOTTOM SASH OPENING TO 125mm						
	S ELEVATION / BED 3	-	LOW-E, (U-VAL	LUE:	TO COMPLY WITH NCC.						
	INSECT SCREEN 5.7, 9		5.7, SHGC:0.	4/)	RESTRICT TOP SASH OPENING TO NO LESS THAN						
	DOUBLE HUNG	ALUMINIUM FIBREGLASS MESH REVEAL			I 700mm ABOVE FLOOR TO COMPLY WITH NCC.						
		PEARL WHITE	I 40mm								
SOR MP I FDIICH		•	•	, ₊	ONGLOW STREET POSE BAY NO	311/2029		and I NITC	0050	JOB NO: 7772/16 Car	
FOR: MR J ERLICH & MRS M MARSH				AT: 5 I ONSLOW STREET ROSE BAY NSW 2029				SCALE: 1: NTS	6HEET: 8 OF 8	10R NO: 1 1 7/16 Cal	pe Cod
			-								