

BASIX[®]Certificate

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

Multi Dwelling

Certificate number: 597373M

This certificate confirms that the proposed development will meet the NSW government's requirements for sustainability, if it is built in accordance with the commitments set out below. Terms used in this certificate, or in the commitments, have the meaning given by the document entitled "BASIX Definitions" dated 18/09/2014 published by Planning & Infrastructure. This document is available at www.basix.nsw.gov.au

Director-General

Date of issue: Friday, 19 December 2014

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



Project summary		
Project name	Lot 3105 Thornton Estate, North Penrith	
Street address	Lord Sheffield Circuit Circuit North Penrith 2750	
Local Government Area	Penrith City Council	
Plan type and plan number	deposited 1171491	
Lot no.	1198	
Section no.	-	
No. of residential flat buildings	3	
No. of units in residential flat buildings	302	
No. of multi-dwelling houses	0	
No. of single dwelling houses	0	
Project score		
Water	✓ 50	Target 40
Thermal Comfort	✓ Pass	Target Pass
Energy	✓ 47	Target 20

Certificate Prepared by

Name / Company Name: HBO EMTB Architecture Pty Limited

ABN (if applicable): 42163598543

Description of project

Project address	
Project name	Lot 3105 Thornton Estate, North Penrith
Street address	Lord Sheffield Circuit Circuit North Penrith 2750
Local Government Area	Penrith City Council
Plan type and plan number	deposited 1171491
Lot no.	1198
Section no.	-
Project type	
No. of residential flat buildings	3
No. of units in residential flat buildings	302
No. of multi-dwelling houses	0
No. of single dwelling houses	0
Site details	
Site area (m ²)	6370
Roof area (m ²)	3429
Non-residential floor area (m ²)	126
Residential car spaces	197
Non-residential car spaces	-

Common area landscape		
Common area lawn (m ²)	478	
Common area garden (m ²)	478	
Area of indigenous or low water use species (m ²)	79	
Assessor details		
Assessor number	100016	
Certificate number	1007225392	
Climate zone	28	
Project score		
Water	 50	Target 40
Thermal Comfort	 Pass	Target Pass
Energy	 47	Target 20

Description of project

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

Residential flat buildings - Building A, 99 dwellings, 8 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)
A001	2	75.0	0.0	53	0
A102	2	77.0	0.0	0	0
A106	2	77.0	0.0	0	0
A110	2	70.0	0.0	0	0
A202	2	77.0	0.0	0	0
A206	2	77.0	0.0	0	0
A210	2	70.0	0.0	0	0
A302	2	77.0	0.0	0	0
A306	2	77.0	0.0	0	0
A310	2	70.0	0.0	0	0
A402	2	77.0	0.0	0	0
A406	2	77.0	0.0	0	0
A410	2	70.0	0.0	0	0
A502	2	77.0	0.0	0	0
A506	2	77.0	0.0	0	0
A510	2	70.0	0.0	0	0
A602	2	77.0	0.0	0	0
A606	2	77.0	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)
A002	1	47.0	0.0	14.8	14.8
A103	2	77.0	0.0	0	0
A107	2	70.0	0.0	0	0
A111	2	70.0	0.0	0	0
A203	2	77.0	0.0	0	0
A207	2	70.0	0.0	0	0
A211	2	70.0	0.0	0	0
A303	2	77.0	0.0	0	0
A307	2	70.0	0.0	0	0
A311	2	70.0	0.0	0	0
A403	2	77.0	0.0	0	0
A407	2	70.0	0.0	0	0
A411	2	70.0	0.0	0	0
A503	2	77.0	0.0	0	0
A507	2	70.0	0.0	0	0
A511	2	70.0	0.0	0	0
A603	2	77.0	0.0	0	0
A607	2	70.0	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)
A003	1	47.0	0.0	14.8	14.8
A104	2	77.0	0.0	0	0
A108	1	50.0	0.0	0	0
A112	1	50.0	0.0	0	0
A204	2	77.0	0.0	0	0
A208	1	50.0	0.0	0	0
A212	1	50.0	0.0	0	0
A304	2	77.0	0.0	0	0
A308	1	50.0	0.0	0	0
A312	1	50.0	0.0	0	0
A404	2	77.0	0.0	0	0
A408	1	50.0	0.0	0	0
A412	1	50.0	0.0	0	0
A504	2	77.0	0.0	0	0
A508	1	50.0	0.0	0	0
A512	1	50.0	0.0	0	0
A604	2	77.0	0.0	0	0
A608	1	50.0	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)
A101	2	77.0	0.0	0	0
A105	2	77.0	0.0	0	0
A109	2	70.0	0.0	0	0
A201	2	77.0	0.0	0	0
A205	2	77.0	0.0	0	0
A209	2	70.0	0.0	0	0
A301	2	77.0	0.0	0	0
A305	2	77.0	0.0	0	0
A309	2	70.0	0.0	0	0
A401	2	77.0	0.0	0	0
A405	2	77.0	0.0	0	0
A409	2	70.0	0.0	0	0
A501	2	77.0	0.0	0	0
A505	2	77.0	0.0	0	0
A509	2	70.0	0.0	0	0
A601	2	77.0	0.0	0	0
A605	2	77.0	0.0	0	0
A609	2	70.0	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)
A610	2	70.0	0.0	0	0
A702	2	77.0	0.0	0	0
A706	2	77.0	0.0	0	0
A710	2	70.0	0.0	0	0
A802	2	77.0	0.0	0	0
A806	2	77.0	0.0	0	0
A810	2	70.0	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)
A611	2	70.0	0.0	0	0
A703	2	77.0	0.0	0	0
A707	2	70.0	0.0	0	0
A711	2	70.0	0.0	0	0
A803	2	77.0	0.0	0	0
A807	2	70.0	0.0	0	0
A811	2	70.0	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)
A612	1	50.0	0.0	0	0
A704	2	77.0	0.0	0	0
A708	1	50.0	0.0	0	0
A712	1	50.0	0.0	0	0
A804	2	77.0	0.0	0	0
A808	1	50.0	0.0	0	0
A812	1	50.0	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)
A701	2	77.0	0.0	0	0
A705	2	77.0	0.0	0	0
A709	2	70.0	0.0	0	0
A801	2	77.0	0.0	0	0
A805	2	77.0	0.0	0	0
A809	2	70.0	0.0	0	0

Residential flat buildings - Building B, 99 dwellings, 8 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)
B001	1	47.0	0.0	14.8	14.8
B102	2	70.0	0.0	0	0
B106	2	70.0	0.0	0	0
B110	2	70.0	0.0	0	0
B202	2	70.0	0.0	0	0
B206	2	70.0	0.0	0	0
B210	2	70.0	0.0	0	0
B302	2	70.0	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)
B002	1	47.0	0.0	14.8	14.8
B103	2	70.0	0.0	0	0
B107	1	50.0	0.0	0	0
B111	2	70.0	0.0	0	0
B203	2	70.0	0.0	0	0
B207	1	50.0	0.0	0	0
B211	2	70.0	0.0	0	0
B303	2	70.0	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)
B003	1	47.0	0.0	14.8	14.8
B104	2	70.0	0.0	0	0
B108	2	70.0	0.0	0	0
B112	1	50.0	0.0	0	0
B204	2	70.0	0.0	0	0
B208	2	70.0	0.0	0	0
B212	1	50.0	0.0	0	0
B304	2	70.0	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)
B101	2	70.0	0.0	0	0
B105	2	70.0	0.0	0	0
B109	2	70.0	0.0	0	0
B201	2	70.0	0.0	0	0
B205	2	70.0	0.0	0	0
B209	2	70.0	0.0	0	0
B301	2	70.0	0.0	0	0
B305	2	70.0	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)
B306	2	70.0	0.0	0	0
B310	2	70.0	0.0	0	0
B402	2	70.0	0.0	0	0
B406	2	70.0	0.0	0	0
B410	2	70.0	0.0	0	0
B502	2	70.0	0.0	0	0
B507	1	50.0	0.0	0	0
B510	2	70.0	0.0	0	0
B602	2	70.0	0.0	0	0
B606	2	70.0	0.0	0	0
B610	2	70.0	0.0	0	0
B702	2	70.0	0.0	0	0
B706	2	70.0	0.0	0	0
B710	2	70.0	0.0	0	0
B802	2	70.0	0.0	0	0
B806	2	70.0	0.0	0	0
B810	2	70.0	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)
B307	1	50.0	0.0	0	0
B311	2	70.0	0.0	0	0
B403	2	70.0	0.0	0	0
B407	1	50.0	0.0	0	0
B411	2	70.0	0.0	0	0
B503	2	70.0	0.0	0	0
B507	2	70.0	0.0	0	0
B511	2	70.0	0.0	0	0
B603	2	70.0	0.0	0	0
B607	1	50.0	0.0	0	0
B611	2	70.0	0.0	0	0
B703	2	70.0	0.0	0	0
B707	1	50.0	0.0	0	0
B711	2	70.0	0.0	0	0
B803	2	70.0	0.0	0	0
B807	1	50.0	0.0	0	0
B811	2	70.0	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)
B308	2	70.0	0.0	0	0
B312	1	50.0	0.0	0	0
B404	2	70.0	0.0	0	0
B408	2	70.0	0.0	0	0
B412	1	50.0	0.0	0	0
B504	2	70.0	0.0	0	0
B508	2	70.0	0.0	0	0
B512	1	50.0	0.0	0	0
B604	2	70.0	0.0	0	0
B608	2	70.0	0.0	0	0
B612	1	50.0	0.0	0	0
B704	2	70.0	0.0	0	0
B708	2	70.0	0.0	0	0
B712	1	50.0	0.0	0	0
B804	2	70.0	0.0	0	0
B808	2	70.0	0.0	0	0
B812	1	50.0	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)
B309	2	70.0	0.0	0	0
B401	2	70.0	0.0	0	0
B405	2	70.0	0.0	0	0
B409	2	70.0	0.0	0	0
B501	2	70.0	0.0	0	0
B505	2	70.0	0.0	0	0
B509	2	70.0	0.0	0	0
B601	2	70.0	0.0	0	0
B605	2	70.0	0.0	0	0
B609	2	70.0	0.0	0	0
B701	2	70.0	0.0	0	0
B705	2	70.0	0.0	0	0
B709	2	70.0	0.0	0	0
B801	2	70.0	0.0	0	0
B805	2	70.0	0.0	0	0
B809	2	70.0	0.0	0	0

Residential flat buildings - Building C, 104 dwellings, 8 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)
C001	1	47.0	0.0	14.8	14.8
C005	1	47.0	0.0	14.8	14.8
C203	2	77.0	0.0	0	0
C207	1	50.0	0.0	0	0
C211	2	77.0	0.0	0	0
C301	2	77.0	0.0	0	0
C305	2	77.0	0.0	0	0
C309	2	77.0	0.0	0	0
C313	2	77.0	0.0	0	0
C403	2	77.0	0.0	0	0
C407	1	50.0	0.0	0	0
C411	2	77.0	0.0	0	0
C501	2	77.0	0.0	0	0
C505	2	77.0	0.0	0	0
C509	2	77.0	0.0	0	0
C513	2	77.0	0.0	0	0
C603	2	77.0	0.0	0	0
C607	1	50.0	0.0	0	0
C611	2	77.0	0.0	0	0
C701	2	77.0	0.0	0	0
C705	2	77.0	0.0	0	0
C709	2	77.0	-	0	0
C713	2	77.0	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)
C002	1	47.0	0.0	14.8	14.8
C006	1	47.0	0.0	14.8	14.8
C204	2	77.0	0.0	0	0
C208	2	77.0	0.0	0	0
C212	2	77.0	0.0	0	0
C302	2	77.0	0.0	0	0
C306	2	77.0	0.0	0	0
C310	2	77.0	0.0	0	0
C314	1	50.0	0.0	0	0
C404	2	77.0	0.0	0	0
C408	2	77.0	0.0	0	0
C412	2	77.0	0.0	0	0
C502	2	77.0	0.0	0	0
C506	2	77.0	0.0	0	0
C510	2	77.0	0.0	0	0
C514	1	50.0	0.0	0	0
C604	2	77.0	0.0	0	0
C608	2	77.0	0.0	0	0
C612	2	77.0	0.0	0	0
C702	2	77.0	0.0	0	0
C706	2	77.0	0.0	0	0
C710	2	77.0	0.0	0	0
C714	1	50.0	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)
C003	1	47.0	0.0	14.8	14.8
C201	2	77.0	0.0	0	0
C205	2	77.0	0.0	0	0
C209	2	77.0	0.0	0	0
C213	2	77.0	0.0	0	0
C303	2	77.0	0.0	0	0
C307	1	50.0	0.0	0	0
C311	2	77.0	0.0	0	0
C401	2	77.0	0.0	0	0
C405	2	77.0	0.0	0	0
C409	2	77.0	0.0	0	0
C413	2	77.0	0.0	0	0
C503	2	77.0	0.0	0	0
C507	1	50.0	0.0	0	0
C511	2	77.0	0.0	0	0
C601	2	77.0	0.0	0	0
C605	2	77.0	0.0	0	0
C609	2	77.0	0.0	0	0
C613	2	77.0	0.0	0	0
C703	2	77.0	0.0	0	0
C707	1	50.0	0.0	0	0
C711	2	77.0	0.0	0	0
C801	2	77.0	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)
C004	1	47.0	0.0	14.8	14.8
C202	2	77.0	0.0	0	0
C206	2	77.0	0.0	0	0
C210	2	77.0	0.0	0	0
C214	1	50.0	0.0	0	0
C304	2	77.0	0.0	0	0
C308	2	77.0	0.0	0	0
C312	2	77.0	0.0	0	0
C402	2	77.0	0.0	0	0
C406	2	77.0	0.0	0	0
C410	2	77.0	0.0	0	0
C414	1	50.0	0.0	0	0
C504	2	77.0	0.0	0	0
C508	2	77.0	0.0	0	0
C512	2	77.0	0.0	0	0
C602	2	77.0	0.0	0	0
C606	2	77.0	0.0	0	0
C610	2	77.0	0.0	0	0
C614	1	50.0	0.0	0	0
C704	2	77.0	0.0	0	0
C708	2	77.0	0.0	0	0
C712	2	77.0	0.0	0	0
C802	2	77.0	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)
C803	2	77.0	0.0	0	0
C807	1	50.0	0.0	0	0
C811	2	77.0	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)
C804	2	77.0	0.0	0	0
C808	2	77.0	0.0	0	0
C812	2	77.0	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)
C805	2	77.0	0.0	0	0
C809	2	77.0	0.0	0	0
C813	2	77.0	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)
C806	2	77.0	0.0	0	0
C810	2	77.0	0.0	0	0
C814	1	50.0	0.0	0	0

Description of project

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

Common areas of unit building - Building A

Common area	Floor area (m ²)
Lift car (No. 1)	-
Ground floor lobby type (No. 1)	37

Common area	Floor area (m ²)
Switch room (No. 1)	21

Common area	Floor area (m ²)
Garbage room (No. 1)	29

Common areas of unit building - Building B

Common area	Floor area (m ²)
Lift car (No. 2)	-

Common area	Floor area (m ²)
Plant or service room (No. 1)	19

Common area	Floor area (m ²)
Ground floor lobby type (No. 2)	36

Common areas of unit building - Building C

Common area	Floor area (m ²)
Lift car (No. 3)	-
Plant or service room (No. 2)	16

Common area	Floor area (m ²)
Switch room (No. 2)	22
Ground floor lobby type (No. 3)	38

Common area	Floor area (m ²)
Garbage room (No. 2)	14

Schedule of BASIX commitments

1. Commitments for Residential flat buildings - Building A

(a) Dwellings

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

(b) Common areas and central systems/facilities

- (i) Water
- (ii) Energy

2. Commitments for Residential flat buildings - Building B

(a) Dwellings

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

(b) Common areas and central systems/facilities

- (i) Water
- (ii) Energy

3. Commitments for Residential flat buildings - Building C

(a) Dwellings

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

(b) Common areas and central systems/facilities

- (i) Water
- (ii) Energy

4. Commitments for multi-dwelling houses

5. Commitments for single dwelling houses

6. 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 - Building A

(a) Dwellings

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

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
A002, A003	3 star (> 4.5 but <= 6 L/min)	3 star	4 star	4 star	no	4 star	4 star	-	-	-	-	-	-	-
A001, A101, A102, A103, A104, A105, A106, A107	3 star (> 4.5 but <= 6 L/min)	3 star	4 star	4 star	no	4 star	4 star	-	-	-	-	-	-	-

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
A108, A109, A110, A111, A112, A201, A202, A203, A204, A205, A206, A207, A208, A209, A210, A211, A212, A301, A302, A303, A304, A305, A306, A307, A308, A309, A310, A311, A312, A401, A402, A403, A404, A405, A406, A407, A408, A409, A410, A411,	3 star (> 4.5 but <= 6 L/min)	3 star	4 star	4 star	no	4 star	4 star	-	-	-	-	-	-	-

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
A412, A501, A502, A503, A504, A505, A506, A507, A508, A509, A510, A511, A512, A601, A602, A603, A604, A605, A606, A607, A608, A609, A610, A611, A612, A701, A702, A703, A704, A705, A706, A707, A708, A709, A710, A711, A712, A801, A802, A803,														

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
A804, A805, A806, A807, A808, A809, A810, A811, A812														

Dwelling no.	Alternative water source									
	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.		✓	✓

(ii) Energy	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(e) This commitment applies to each room or area of the dwelling which is referred to in a heading to the "Artificial lighting" column of the table below (but only to the extent specified for that room or area). The applicant must ensure that the "primary type of artificial lighting" for each such room in the dwelling is fluorescent lighting or light emitting diode (LED) lighting. If the term "dedicated" is specified for a particular room or area, then the light fittings in that room or area must only be capable of being used for fluorescent lighting or light emitting diode (LED) lighting.		✓	✓
(f) This commitment applies to each room or area of the dwelling which is referred to in a heading to the "Natural lighting" column of the table below (but only to the extent specified for that room or area). The applicant must ensure that each such room or area is fitted with a window and/or skylight.	✓	✓	✓
(g) This commitment applies if the applicant installs a water heating system for the dwelling's pool or spa. The applicant must: (aa) install the system specified for the pool in the "Individual Pool" column of the table below (or alternatively must not install any system for the pool). If specified, the applicant must install a timer, to control the pool's pump; and (bb) install the system specified for the spa in the "Individual Spa" column of the table below (or alternatively must not install any system for the spa). If specified, the applicant must install a timer to control the spa's pump.		✓ ✓	
(h) The applicant must install in the dwelling: (aa) the kitchen cook-top and oven specified for that dwelling in the "Appliances & other efficiency measures" column of the table below; (bb) each appliance for which a rating is specified for that dwelling in the "Appliances & other efficiency measures" column of the table, and ensure that the appliance has that minimum rating; and (cc) any clothes drying line specified for the dwelling in the "Appliances & other efficiency measures" column of the table.		✓ ✓ ✓	✓
(i) If specified in the table, the applicant must carry out the development so that each refrigerator space in the dwelling is "well ventilated".		✓	

	Hot water	Bathroom ventilation system		Kitchen ventilation system		Laundry ventilation system	
Dwelling no.	Hot water system	Each bathroom	Operation control	Each kitchen	Operation control	Each laundry	Operation control
All dwellings	central hot water system 1	individual fan, ducted to façade or roof	interlocked to light	individual fan, ducted to façade or roof	interlocked to light	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
A001, A002, A003, A101, A102, A103, A104, A105, A106, A107	-	-	-	-	-	-	-	-	-	-	-	-

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
A108, A109, A110, A111, A112, A201, A202, A203, A204, A205, A206, A207, A208, A209, A210, A211, A212, A301, A302, A303, A304, A305, A306, A307, A308, A309, A310, A311, A312, A401, A402, A403, A404, A405, A406, A407, A408, A409, A410,	-	-	-	-	-	-	-	-	-	-	-	-

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
A411, A412, A501, A502, A503, A504, A505, A506, A507, A508, A509, A510, A511, A512, A601, A602, A603, A604, A605, A606, A607, A608, A609, A610, A611, A612, A701, A702, A703, A704, A705, A706, A707, A708, A709, A710, A711, A712, A801,												

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
A802, A803, A804, A805, A806, A807, A808, A809, A810, A811, A812												

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	3.5 star (new rating)	yes	4 star	4 star	4 star	yes	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.			

(iii) Thermal Comfort	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(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)
A001	36	23
A002	69	29
A003	84	33
A101	40	19
A102	42	10
A103	47	10
A104	48	10
A105	49	10
A106	63	16
A107	69	17
A108	61	14

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
A112	54	29
A205	23	12
A206	40	18
A208	37	15
A210	24	23
A212	34	32
A301	15	20
A304	20	11
A305	21	12
A306	37	19
A312	35	30
A401	20	21
A402	15	13
A405	17	11
A406	33	19
A412	35	40
A501	8	21
A506	29	20
A601	6	21
A606	26	21
A701	5	21
A706	23	25
A707	46	22
A712	36	29
A801	17	24
A806	27	43
A807	47	36

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
A808	46	25
A810	36	19
A812	44	44
A202, A302	18	12
A209, A211	24	14
A308, A408	38	15
A403, A404	16	11
A407, A507	49	20
A502, A503	12	13
A504, A505	13	11
A512, A612	36	30
A703, A705	8	13
A803, A805	17	21
A809, A811	35	19
A109, A110, A111	49	13
A201, A802, A804	18	20
A203, A204, A303	22	12
A207, A307, A607	48	20
A508, A608, A708	39	15
A602, A604, A605	10	13
A603, A702, A704	9	13
A709, A710, A711	26	13
A309, A310, A311, A409, A410, A411	25	14
All other dwellings	26	14

(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	no common facility	no common facility	no common facility	no common laundry facility

Central systems	Size	Configuration	Connection (to allow for...)
Central water tank - rainwater or stormwater (No. 1)	1000	To collect run-off from at least: - 1079 square metres of roof area of buildings in the development - 201 square metres of impervious area in the development - 201 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 201 square metres of common landscaped area on the site - car washing in 0 car washing bays on the site

(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
Lift car (No. 1)	-	-	halogen	connected to lift call button	No
Switch room (No. 1)	ventilation supply only	thermostatically controlled	fluorescent	manual on / manual off	No
Garbage room (No. 1)	no mechanical ventilation	-	fluorescent	motion sensors	No
Ground floor lobby type (No. 1)	no mechanical ventilation	-	halogen	daylight sensor and motion sensor	No

Central energy systems	Type	Specification
Central hot water system (No. 1)	gas-fired boiler	Piping insulation (ringmain & supply risers): (a) Piping external to building: R0.45 (~20 mm); (b) Piping internal to building: R0.45 (~20 mm)
Lift (No. 1)	hydraulic	Number of levels (including basement): 8

2. Commitments for Residential flat buildings - Building B

(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.	✓	✓	✓

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
B001, B002, B003	3 star (> 4.5 but <= 6 L/min)	3 star	4 star	4 star	no	4 star	4 star	-	-	-	-	-	-	-

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
B101, B102, B103, B104, B105, B106, B107, B108, B109, B110, B111, B112, B201, B202, B203, B204, B205, B206, B207, B208, B209, B210, B211, B212, B301, B302, B303, B304, B305, B306, B307, B308, B309, B310, B311, B312, B401, B402, B403, B404,	3 star (> 4.5 but <= 6 L/min)	3 star	4 star	4 star	no	4 star	4 star	-	-	-	-	-	-	-

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
B405, B406, B407, B408, B409, B410, B411, B412, B501, B502, B503, B504, B505, B507, B507, B508, B509, B510, B511, B512, B601, B602, B603, B604, B605, B606, B607, B608, B609, B610, B611, B612, B701, B702, B703, B704, B705, B706, B707, B708,														

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
B709, B710, B711, B712, B801, B802, B803, B804, B805, B806, B807, B808, B809, B810, B811, B812														

Alternative water source								
Dwelling no.	Alternative water supply systems	Size	Configuration	Landscape connection	Toilet connection (s)	Laundry connection	Pool top-up	Spa top-up
None	-	-	-	-	-	-	-	-

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

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

	Hot water	Bathroom ventilation system		Kitchen ventilation system		Laundry ventilation system	
Dwelling no.	Hot water system	Each bathroom	Operation control	Each kitchen	Operation control	Each laundry	Operation control
All dwellings	central hot water system 1	individual fan, ducted to façade or roof	interlocked to light	individual fan, ducted to façade or roof	interlocked to light	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
All dwellings	-	-	-	-	-	-	-	-	-	-	-	-

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	3.5 star (new rating)	yes	4 star	4 star	4 star	yes	no

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

(iii) Thermal Comfort	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(f) The applicant must construct the development in accordance with all thermal performance specifications set out in the Assessor Certificate, and in accordance with those aspects of the development application or application for a complying development certificate which were used to calculate those specifications.		✓	✓
(g) Where there is an in-slab heating or cooling system, the applicant must: (aa) Install insulation with an R-value of not less than 1.0 around the vertical edges of the perimeter of the slab; or (bb) On a suspended floor, install insulation with an R-value of not less than 1.0 underneath the slab and around the vertical edges of the perimeter of the slab.	✓	✓	✓
(h) The applicant must construct the floors and walls of the development in accordance with the specifications listed in the table below.	✓	✓	✓

Thermal loads		
Dwelling no.	Area adjusted heating load (In mJ/m²/yr)	Area adjusted cooling load (In mJ/m²/yr)
B001	63	36
B002	66	28
B003	87	27
B101	68	19
B102	48	12
B103	48	13
B104	47	13
B105	40	13
B106	53	20
B107	87	24
B112	80	25
B201	46	21
B202	23	13
B203	24	14
B206	32	24

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
B207	67	27
B301	43	21
B302	20	13
B304	19	14
B306	30	23
B401	38	22
B402	15	14
B406	27	23
B501	32	22
B503	12	14
B601	28	23
B602	9	14
B604	9	15
B612	59	29
B701	25	23
B706	25	24
B707	65	29
B712	53	31
B801	30	36
B806	32	36
B807	64	42
B812	49	51
B204, B303	21	14
B205, B403	16	14
B212, B512	61	28
B305, B404	14	14
B307, B407	68	26

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
B312, B412	62	27
B505, B603	8	14
B507, B606	26	23
B507, B607	69	25
B702, B704	7	15
B802, B804	16	23
B803, B805	15	23
B808, B810	36	23
B809, B811	35	23
B405, B502, B504	11	14
B605, B703, B705	6	15
B108, B109, B110, B111	47	16
B708, B709, B710, B711	27	17
B208, B209, B210, B211, B308, B309, B310, B311	25	17
All other dwellings	26	17

(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	no common facility	no common facility	no common facility	no common laundry facility

Central systems	Size	Configuration	Connection (to allow for...)
Central water tank - rainwater or stormwater (No. 2)	1000	To collect run-off from at least: - 1029 square metres of roof area of buildings in the development - 98 square metres of impervious area in the development - 72 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 72 square metres of common landscaped area on the site - car washing in 0 car washing bays on the site

(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
Lift car (No. 2)	-	-	halogen	connected to lift call button	No
Plant or service room (No. 1)	ventilation supply only	thermostatically controlled	fluorescent	motion sensors	No
Ground floor lobby type (No. 2)	no mechanical ventilation	-	halogen	daylight sensor and motion sensor	No

Central energy systems	Type	Specification
Lift (No. 2)	hydraulic	Number of levels (including basement): 8

3. Commitments for Residential flat buildings - Building C

(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.	✓	✓	✓

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
C001, C002, C003, C004, C005, C006	3 star (> 4.5 but <= 6 L/min)	3 star	4 star	4 star	no	4 star	4 star	-	-	-	-	-	-	-

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
C201, C202, C203, C204, C205, C206, C207, C208, C209, C210, C211, C212, C213, C214, C301, C302, C303, C304, C305, C306, C307, C308, C309, C310, C311, C312, C313, C314, C401, C402, C403, C404, C405, C406, C407, C408, C409, C410, C411, C412,	3 star (> 4.5 but <= 6 L/min)	3 star	4 star	4 star	no	4 star	4 star	-	-	-	-	-	-	-

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
C413, C414, C501, C502, C503, C504, C505, C506, C507, C508, C509, C510, C511, C512, C513, C514, C601, C602, C603, C604, C605, C606, C607, C608, C609, C610, C611, C612, C613, C614, C701, C702, C703, C704, C705, C706, C707, C708, C709, C710,														

Dwelling no.	Fixtures					Appliances		Individual pool				Individual spa		
	All shower-heads	All toilet flushing systems	All kitchen taps	All bathroom taps	HW recirculation or diversion	All clothes washers	All dish-washers	Volume (max volume)	Pool cover	Pool location	Pool shaded	Volume (max volume)	Spa cover	Spa shaded
C711, C712, C713, C714, C801, C802, C803, C804, C805, C806, C807, C808, C809, C810, C811, C812, C813, C814														

Alternative water source								
Dwelling no.	Alternative water supply systems	Size	Configuration	Landscape connection	Toilet connection (s)	Laundry connection	Pool top-up	Spa top-up
None	-	-	-	-	-	-	-	-

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

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

	Hot water	Bathroom ventilation system		Kitchen ventilation system		Laundry ventilation system	
Dwelling no.	Hot water system	Each bathroom	Operation control	Each kitchen	Operation control	Each laundry	Operation control
All dwellings	central hot water system 1	individual fan, ducted to façade or roof	interlocked to light	individual fan, ducted to façade or roof	interlocked to light	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
C001, C002, C003, C004, C005, C006, C201, C202, C203, C204	-	-	-	-	-	-	-	-	-	-	-	-

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
C205, C206, C207, C208, C209, C210, C211, C212, C213, C214, C301, C302, C303, C304, C305, C306, C307, C308, C309, C310, C311, C312, C313, C314, C401, C402, C403, C404, C405, C406, C407, C408, C409, C410, C411, C412, C413, C414, C501,	-	-	-	-	-	-	-	-	-	-	-	-

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
C502, C503, C504, C505, C506, C507, C508, C509, C510, C511, C512, C513, C514, C601, C602, C603, C604, C605, C606, C607, C608, C609, C610, C611, C612, C613, C614, C701, C702, C703, C704, C705, C706, C707, C708, C709, C710, C711, C712,												

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
C713, C714, C801, C802, C803, C804, C805, C806, C807, C808, C809, C810, C811, C812, C813, C814												

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	3.5 star (new rating)	yes	4 star	4 star	4 star	yes	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.			

(iii) Thermal Comfort	Show on DA plans	Show on CC/CDC plans & specs	Certifier check
(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/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
C001	67	30
C002	73	29
C003	78	28
C004	81	26
C005	85	26
C006	88	24
C201	73	18
C202	46	18

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
C203	37	19
C204	35	20
C206	37	22
C207	68	32
C208	66	24
C214	66	22
C301	49	20
C302	20	20
C303	14	22
C305	11	24
C307	36	43
C310	35	21
C313	36	22
C401	43	21
C402	16	20
C404	13	22
C407	28	44
C501	38	21
C502	14	20
C507	22	45
C511	36	24
C601	33	24
C602	14	21
C607	17	47
C701	29	26
C703	12	22
C706	18	24

Dwelling no.	Thermal loads	
	Area adjusted heating load (in mJ/m ² /yr)	Area adjusted cooling load (in mJ/m ² /yr)
C707	14	49
C714	41	25
C801	37	46
C802	27	32
C806	28	32
C807	24	70
C808	55	38
C814	43	40
C205, C312	32	21
C306, C606	17	24
C309, C311	35	22
C314, C614	43	25
C406, C506	17	23
C414, C514	44	25
C610, C612	36	20
C710, C712	37	20
C810, C812	49	28
C403, C503, C603	12	21
C803, C804, C805	23	31
C809, C811, C813	50	29
C405, C505, C605, C705	12	23
C209, C210, C211, C212, C213	59	19
C304, C504, C604, C702, C704	13	23
C308, C408, C508, C608, C708	45	27
C609, C613, C709, C711, C713	37	21
All other dwellings	36	21

(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	no common facility	no common facility	no common facility	no common laundry facility

Central systems	Size	Configuration	Connection (to allow for...)
Central water tank - rainwater or stormwater (No. 3)	1000	To collect run-off from at least: - 1321 square metres of roof area of buildings in the development - 129.7 square metres of impervious area in the development - 129.7 square metres of garden/lawn area in the development	- irrigation of 129.7 square metres of common landscaped area on the site - car washing in 0 car washing bays on the site

(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
Lift car (No. 3)	-	-	halogen	connected to lift call button	No
Switch room (No. 2)	ventilation supply only	thermostatically controlled	fluorescent	manual on / manual off	No
Garbage room (No. 2)	no mechanical ventilation	-	fluorescent	motion sensors	No
Plant or service room (No. 2)	ventilation supply only	thermostatically controlled	fluorescent	motion sensors	No
Ground floor lobby type (No. 3)	no mechanical ventilation	-	halogen	daylight sensor and motion sensor	No

Central energy systems	Type	Specification
Central hot water system (No. 2)	gas-fired boiler	Piping insulation (ringmain & supply risers): (a) Piping external to building: R0.45 (~20 mm); (b) Piping internal to building: R0.45 (~20 mm)
Lift (No. 3)	hydraulic	Number of levels (including basement): 8

6. 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	no common facility	no common facility	no common facility	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).