

Nationwide House Energy Rating Scheme* Certificate

Certificate number: 0004871034

Certificate Date: 28 May 2020

★ Star rating: 6.5



Assessor details

Accreditation number: **VIC/BDAV/13/1524**
Name: **Manthee Chetty**
Organisation: **Home Design Services**
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Phone: **0478098780**
Declaration of interest: **None**
Software: **BERS Pro v4.4.0.0 (3.21)**
AAO: **BDAV**

Overview

Dwelling details

Street: **4 MORELLO TERRACE**
Suburb: **CADDENS**
State: **NSW** Postcode: **2747**
Type: **New Dwelling** NCC Class: **1A**
NatHERS climate zone: **28**
Lot/DP number: **356/1175094** Exposure: **Suburban**

Key construction and insulation materials

(see following pages for details)

Construction: **Fibro Cavity Panel on Battens**
Corrugated Iron
Suspended Concrete Slab
Insulation: **R2.0 wall insulation**
R4.0 ceiling insulation
No floor insulation
Glazing: **ALM-002-01 A Aluminium B SG Clear**

Net floor area (m²)

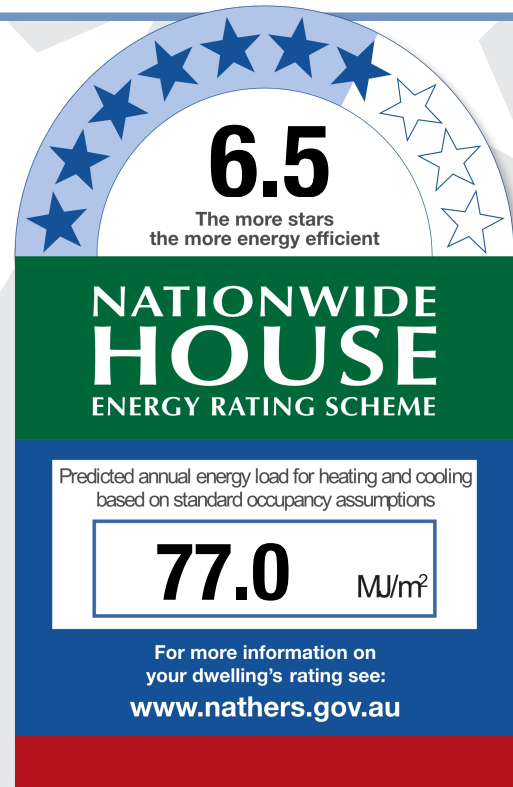
Conditioned: **161.0**
Unconditioned: **33.0**
Garage: **20.0**
TOTAL: **195.0**

Annual thermal performance loads (MJ/m²)

Heating: **53.2**
Cooling: **23.7**
TOTAL: **77.0**

Plan documents

Plan ref/date: **LOT 356- 4 MORELLO TERRACE**
Prepared by: **SJAD - Benchmark Building Certifiers**



Ceiling penetrations

(see following pages for details)

Sealed: **4**
Unsealed: **0**
TOTAL:** **4**

NOTE: This total is the maximum number of ceiling penetrations allowed to a ceiling (under a roof) for this certificate. **If this number is exceeded in construction then this certificate IS NOT VALID and a new certificate is required. Loss of ceiling insulation for the penetrations listed has been taken into account with the rating.

Principle daylight type: **Unknown**

Window selection - default windows only

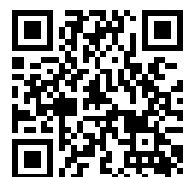
Note on allowable window values:
Only a 5% tolerance to the nominated SHGC window values shown on page 2 can be used with this rating.

Note: Only a +/- 5% SHGC tolerance is allowed with this rating.

NB: This tolerance ONLY applies to SHGC, the U-value can always be lower but not higher than the values stated on page 2.

If any of windows selected are outside the 5% tolerance then this certificate is no longer valid and the dwelling will need to be rerated to confirm compliance.

Scan to access this certificate online and confirm this is valid.



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Building features

Window type and performance value

Window ID	Window type	U-value	SHGC
ALM-002-01 A	ALM-002-01 A Aluminium B SG Clear	6.7	0.70
ALM-001-01 A	ALM-001-01 A Aluminium A SG Clear	6.7	0.57

Window schedule

Location	Window ID	Window no.	Height (mm)	Width (mm)	Orientation	Outdoor shade
Kitchen/meal/fa	ALM-002-01 A	n/a	2100	900	W	No Shading
Kitchen/meal/fa	ALM-002-01 A	n/a	900	1800	W	No Shading
Kitchen/meal/fa	ALM-002-01 A	n/a	900	1800	N	No Shading
Kitchen/meal/fa	ALM-002-01 A	n/a	2100	3600	N	No Shading
LAUNDRY	ALM-002-01 A	n/a	2100	900	W	No Shading
Garage	ALM-002-01 A	n/a	600	1600	W	No Shading
Bedroom 1	ALM-001-01 A	n/a	1800	1800	S	No Shading
Bedroom 2	ALM-001-01 A	n/a	900	2100	S	No Shading
TV ROOM	ALM-002-01 A	n/a	900	1800	W	No Shading
BATH	ALM-002-01 A	n/a	900	1600	W	No Shading
Bedroom 3	ALM-002-01 A	n/a	900	1800	W	No Shading
Bedroom 4	ALM-002-01 A	n/a	900	1800	W	No Shading

Roof window and skylight type and performance value

ID	Window type	U-value	SHGC
None Present			

Roof window and skylight schedule

Location	ID	Roof window/skylight no.	Area (m²)	Orientation	Outdoor shade	Indoor shade/diffuser
None Present						

External wall type

ID	Wall type	Insulation	Wall wrap or foil
EW-1	Fibro Cavity Panel on Battens	Reflective foil with bulk no gap R2	Yes
EW-2	Cavity Brick	No insulation	No
EW-3	Single Skin Brick	No insulation	No

External wall schedule

Location	ID	Width (mm)	Height (mm)	Orientation	Fixed Shade	Eaves (mm)
Kitchen/meal/fa	EW-1	1495	2550	S	No	1400
Kitchen/meal/fa	EW-1	6595	2550	W	No	750
Kitchen/meal/fa	EW-1	2100	2551	N	No	750
Kitchen/meal/fa	EW-1	5400	2550	N	No	3700
LAUNDRY	EW-1	495	2551	W	No	2150
LAUNDRY	EW-1	1595	2550	W	No	750
Garage	EW-2	595	2551	S	No	2600
Garage	EW-2	2900	2550	S	No	700

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Garage	EW-3	5700	2550	W	No	750
Garage	EW-3	650	2550	N	No	500
Garage	EW-3	750	2551	N	No	9450
Bedroom 1	EW-1	1095	2551	S	No	1400
Bedroom 1	EW-1	2800	2550	S	No	600
Bedroom 1	EW-1	2000	2550	W	No	600
Bedroom 2	EW-1	4150	2450	S	No	600
Bedroom 2	EW-1	2400	2450	W	No	750
Bedroom 2	EW-1	595	2451	W	No	1900
TV ROOM	EW-1	750	2451	S	No	3600
TV ROOM	EW-1	500	2450	S	No	600
TV ROOM	EW-1	3595	2450	W	No	650
BATH	EW-1	500	2450	S	No	4200
BATH	EW-1	2050	2450	W	No	150
BATH	EW-1	600	2450	N	No	7350
Bedroom 3	EW-1	3540	2450	W	No	750
Bedroom 4	EW-1	3045	2450	W	No	750
Bedroom 4	EW-1	5300	2450	N	No	750

Internal wall type

Wall type	Area (m²)	Insulation	Wall wrap or foil
IW-1 - Cavity wall, plasterboard on battens one side	154.0	No insulation	No
IW-2 - Shaft liner party wall with plaster	79.0	No Insulation both sides of Shaft liner	No

Floors

Location	Construction	Area (m²)	Sub floor ventilation	Added insulation	Covering
Kitchen/meal/fa	Suspended Concrete Slab 150mm	64.0	Enclosed	No Insulation	Ceramic Tiles 8mm
WC	Suspended Concrete Slab 150mm	1.6	Enclosed	No Insulation	Ceramic Tiles 8mm
LAUNDRY	Suspended Concrete Slab 150mm	6.7	Enclosed	No Insulation	Ceramic Tiles 8mm
Kitchen/meal/fa	Suspended Concrete Slab 150mm	3.6	Enclosed	No Insulation	Ceramic Tiles 8mm
ENSUITE	Suspended Concrete Slab 150mm	4.9	Enclosed	No Insulation	Ceramic Tiles 8mm
Garage	Suspended Concrete Slab 150mm	19.5	Enclosed	No Insulation	Bare
WIR	Suspended Concrete Slab 150mm	6.8	Enclosed	No Insulation	Carpet 10mm
Bedroom 1	Suspended Concrete Slab 150mm	15.5	Enclosed	No Insulation	Carpet 10mm
Bedroom 2/Kitchen/meal/fa	Timber Above Plasterboard 19mm	4.4		No Insulation	Carpet 10mm
Bedroom	Timber Above Plasterboard	7.8		No Insulation	Carpet 10mm

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Building features continued

2/Bedroom 1	19mm			
TV ROOM/Kitchen/meal/fa	Timber Above Plasterboard 19mm	16.7	No Insulation	Carpet 10mm
TV ROOM/WC	Timber Above Plasterboard 19mm	1.8	No Insulation	Carpet 10mm
TV ROOM/ENSUITE	Timber Above Plasterboard 19mm	5.3	No Insulation	Carpet 10mm
TV ROOM/WIR	Timber Above Plasterboard 19mm	7.2	No Insulation	Carpet 10mm
BATH/LAUNDRY	Timber Above Plasterboard 19mm	3.5	No Insulation	Ceramic Tiles 8mm
BATH/Kitchen/meal/fa	Timber Above Plasterboard 19mm	3.7	No Insulation	Ceramic Tiles 8mm
Bedroom 3/Kitchen/meal/fa	Timber Above Plasterboard 19mm	10.3	No Insulation	Carpet 10mm
Bedroom 4/Kitchen/meal/fa	Timber Above Plasterboard 19mm	15.9	No Insulation	Carpet 10mm

Ceiling type

Location	Construction	Added insulation	Roof space above
Kitchen/meal/fa	Plasterboard	Bulk Insulation R4	Yes
Kitchen/meal/fa	Timber Above Plasterboard	No Insulation	No
WC	Timber Above Plasterboard	No Insulation	No
LAUNDRY	Plasterboard	Bulk Insulation R4	Yes
LAUNDRY	Timber Above Plasterboard	No Insulation	No
Kitchen/meal/fa	Timber Above Plasterboard	No Insulation	No
ENSUITE	Timber Above Plasterboard	No Insulation	No
Garage	Plasterboard	Bulk Insulation R4	Yes
WIR	Timber Above Plasterboard	No Insulation	No
Bedroom 1	Plasterboard	Bulk Insulation R4	Yes
Bedroom 1	Timber Above Plasterboard	No Insulation	No
Bedroom 2	Plasterboard	Bulk Insulation R4	Yes
TV ROOM	Plasterboard	Bulk Insulation R4	Yes
BATH	Plasterboard	Bulk Insulation R4	Yes
Bedroom 3	Plasterboard	Bulk Insulation R4	Yes
Bedroom 4	Plasterboard	Bulk Insulation R4	Yes

Ceiling penetrations

Location	Number	Type	Diameter (mm)	Sealed/unsealed
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Building features continued

Kitchen/meal/fa	1	Exhaust Fans	300	Sealed
WC	1	Exhaust Fans	300	Sealed
ENSUITE	1	Exhaust Fans	300	Sealed
BATH	1	Exhaust Fans	300	Sealed

Ceiling fans

Location	Number	Diameter (mm)
None Present		

Roof type

Construction	Added insulation	Roof colour
Corrugated Iron	Bulk, Reflective Side Down, No Air Gap Above R1.3	Light

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Additional information

Explanatory notes

About this report

Residential energy ratings address the quality of the building fabric i.e. walls, windows, floors and roof/ceilings. Ratings do not cover the energy or water efficiency of appliances including heating and cooling, hot water, dishwashers, ovens, fridges, TVs etc. or solar panel or water tank requirements. The efficiency or specification of these items is generally covered by other regulations, standards or guidelines.

General Information

A NatHERS House Energy Rating is a comprehensive, dynamic computer modelling evaluation of the floorplans, elevations and specifications to predict an energy load of a home. Not all of us use our homes in the same way, so ratings are generated using standard assumptions. This means homes can be compared across the country.

The actual energy consumption of your home may vary significantly from the predicted energy load figures in the report depending on issues such as the size of your household and your personal preferences, e.g. in terms of heating or cooling.

While the figures are an indicative guide to energy use, they can be used as a reliable guide for comparative purposes between different house designs and for demonstrating that the design meets the required regulatory compliance.

Homes that are energy efficient use less energy, are warmer in winter, cooler in summer and cost less to run. The higher the star rating the more energy efficient.

This NatHERS House Energy Rating report was carefully prepared by your assessor on the basis of comprehensive modelling using standard procedures to rate your home using the underlying engine developed by the Australian Commonwealth Scientific and Industrial Research Organisation (CSIRO).

All information relating to energy loads presented in this report is based on a range of standard assumptions in order to allow for comparisons with reports prepared for other homes and to demonstrate minimum regulatory compliance.

The standard assumptions include figures for occupancy, indoor air temperature and are based on a unique climate file for your region.

Accredited Assessors

To ensure you get a high-quality, professional NatHERS House Energy Rating report, you should always use an accredited assessor, accredited assessors are members of a professional body called an Assessor Accrediting Organisation (AAO).

AAOs have specific quality assurance processes in place and continuing professional development requirements to maintain a high and consistent standard of assessments across the country. Non-accredited assessors do not have this level of quality assurance or any on-going training requirements.

If you have any questions or concerns about this report, please direct them to your assessor in the first instance.

If your assessor is unable to address your questions or concerns, please contact their AAO listed under 'assessor details'. You can also find a range of information about accredited assessors on the AAO websites.

Disclaimer

The energy values quoted are for comparison purposes only; they are not a prediction of actual energy use. This rating only applies to the floor plan, construction details, orientation and climate as submitted and included in the attached drawing set that bears a stamp with the same number as this certificate. Changes to any of these details could affect the rating.

Contact

For more information on the Nationwide House Energy Rating Scheme (NatHERS), visit www.nathers.gov.au

For more information on energy efficient design and insulation visit www.yourhome.gov.au