

Nationwide House Energy Rating Scheme* Certificate

Certificate number: 0004602132-01

Certificate Date: 18 Feb 2020

★ Star rating: 6.4



Assessor details

Accreditation

number: **VIC/BDAV/19/1894**

Name: **Ailin Zhang**

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Declaration of interest: **None**

Software: **BERS Pro v4.4.0.0 (3.21)**

AAO: **BDAV**

Overview

Dwelling details

Street: **Unit CN5225, Fairwater Boulevard**

Suburb: **Blacktown**

State: **NSW**

Postcode: **2148**

Type: **New Dwelling**

NCC Class: **1A**

NatHERS

climate zone: **28**

Lot/DP

number: **52/1247392**

Exposure: **Suburban**

Key construction and insulation materials

(see following pages for details)

Construction: **Brick Veneer**

Corrugated Iron

Waffle pod slab 300 mm

Insulation:

R2.0 wall insulation

No ceiling insulation

No floor insulation

Glazing:

ALM-001-01 A Aluminium A SG Clear

Net floor area (m²)

Conditioned: **102.0**

Unconditioned: **26.0**

Garage: **20.0**

TOTAL: **128.0**

Annual thermal performance loads (MJ/m²)

Heating: **43.9**

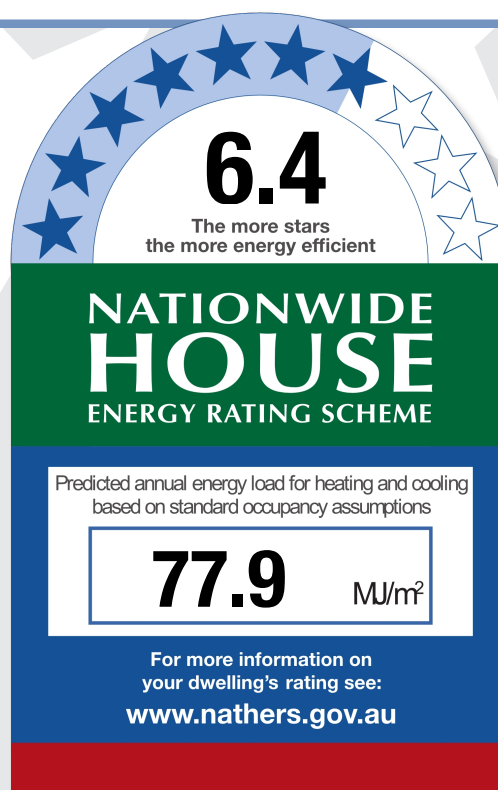
Cooling: **34.0**

TOTAL: **77.9**

Plan documents

Plan ref/date: **5.01-5.27**

Prepared by: **Frasers**



Ceiling penetrations

(see following pages for details)

Sealed: **30**

Unsealed: **0**

TOTAL:** **30**

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 downlight type: **LED**

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If any of windows selected are outside the 5% tolerance then this certificate is no longer valid and the dwelling will need to be rerated to confirm compliance.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/Living	ALM-002-01 A	n/a	2400	3610	N	No Shading
Kitchen/Living	ALM-001-01 A	n/a	2100	730	E	No Shading
Kitchen/Living	ALM-001-01 A	n/a	2100	730	E	No Shading
Principal suite	ALM-001-01 A	n/a	1200	1210	N	No Shading
loft	ALM-002-01 A	n/a	1540	730	S	No Shading
ens	ALM-001-01 A	n/a	1200	730	E	No Shading
Bedroom 2	ALM-002-01 A	n/a	2175	2770	S	No Shading
Bedroom 3	ALM-001-01 A	n/a	1200	1570	E	No Shading
bath	ALM-001-01 A	n/a	1200	1210	N	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 (m ²)	Orientation	Outdoor shade	Indoor shade/diffuser
None Present						

External wall type

ID	Wall type	Insulation	Wall wrap or foil
EW-1	Brick Veneer	Bulk Insulation R2	No
EW-2	Fibro Cavity Panel on Battens	Bulk Insulation R2	No

External wall schedule

Location	ID	Width (mm)	Height (mm)	Orientation	Fixed Shade	Eaves (mm)
Kitchen/Living	EW-1	5200	2730	N	No	2500
Kitchen/Living	EW-1	8795	2730	E	No	100
Kitchen/Living	EW-1	1595	2730	S	No	200
Kitchen/Living	EW-1	1400	2730	W	No	200
Garage	EW-1	5595	2730	E	No	100
Garage	EW-1	3600	2730	S	No	1000
Garage	EW-1	4000	2730	W	No	200
Principal suite	EW-1	3495	2445	E	No	275
Principal suite	EW-2	2995	2445	N	No	700
loft	EW-1	1600	2445	S	No	200
ens	EW-1	1590	2445	E	No	250
Bedroom 2	EW-1	3995	2445	E	No	225

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Bedroom 2	EW-1	3600	2445	S	No	1200
Bedroom 2	EW-1	3995	2445	W	No	200
Bedroom 3	EW-1	3890	2445	E	No	250
wir	EW-1	1390	2445	E	No	225
bath	EW-2	2195	2445	N	No	700
bath	EW-1	1400	2445	W	No	200

Internal wall type

Wall type	Area (m ²)	Insulation	Wall wrap or foil
IW-1 - Cavity wall, plasterboard on battens one side	14.0	Bulk Insulation, No Air Gap R2	No
IW-2 - Shaft liner party wall with plaster	47.0	No Insulation	No
IW-3 - Cavity wall, plasterboard on battens one side	11.0	No insulation	No
IW-4 - Cavity wall, direct fix plasterboard, single gap	62.0	No insulation	No

Floors

Location	Construction	Area (m ²)	Sub floor ventilation	Added insulation	Covering
Kitchen/Living	Waffle pod slab 300 mm 100mm	45.9	None	Waffle Pod 300mm	Ceramic Tiles 8mm
Garage	Waffle pod slab 300 mm 100mm	19.9	None	Waffle Pod 300mm	Bare
Principal suite/Kitchen/Living	Timber Above Plasterboard 20mm	10.9		No Insulation	Carpet 10mm
loft/Kitchen/Living	Timber Above Plasterboard 20mm	13.5		No Insulation	Carpet 10mm
loft/Garage	Timber Above Plasterboard 20mm	2.4		Bulk Insulation R2	Carpet 10mm
loft/pdr	Timber Above Plasterboard 20mm	1.9		No Insulation	Carpet 10mm
ens/Kitchen/Living	Timber Above Plasterboard 20mm	3.4		No Insulation	Ceramic Tiles 8mm
ens/Garage	Timber Above Plasterboard 20mm	0.5		Bulk Insulation R2	Ceramic Tiles 8mm
Bedroom 2/Garage	Timber Above Plasterboard 20mm	14.2		Bulk Insulation R2	Carpet 10mm
pdr	Waffle pod slab 300 mm 100mm	1.8	None	Waffle Pod 300mm	Ceramic Tiles 8mm
Bedroom 3/Kitchen/Living	Timber Above Plasterboard 20mm	10.5		No Insulation	Carpet 10mm
wir/Garage	Timber Above Plasterboard 100mm	2.6		Bulk Insulation R2	Carpet 10mm
bath/Kitchen/Living	Timber Above Plasterboard 100mm	6.4		No Insulation	Ceramic Tiles 8mm

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Building features continued

Ceiling type

Location	Construction	Added insulation	Roof space above
Kitchen/Living	Timber Above Plasterboard	No Insulation	No
Garage	Timber Above Plasterboard	Bulk Insulation R2	No
Principal suite	Plasterboard	Bulk Insulation R4	Yes
loft	Plasterboard	Bulk Insulation R4	Yes
ens	Plasterboard	Bulk Insulation R4	Yes
Bedroom 2	Plasterboard	Bulk Insulation R4	Yes
pdr	Timber Above Plasterboard	No Insulation	No
Bedroom 3	Plasterboard	Bulk Insulation R4	Yes
wir	Plasterboard	Bulk Insulation R4	Yes
bath	Plasterboard	Bulk Insulation R4	Yes

Ceiling penetrations

Location	Number	Type	Diameter (mm)	Sealed/unsealed
Kitchen/Living	10	Downlights - LED	150	Sealed
Kitchen/Living	1	Exhaust Fans	300	Sealed
Principal suite	2	Downlights - LED	150	Sealed
loft	4	Downlights - LED	150	Sealed
ens	2	Downlights - LED	150	Sealed
ens	1	Exhaust Fans	300	Sealed
Bedroom 2	4	Downlights - LED	150	Sealed
pdr	1	Exhaust Fans	300	Sealed
Bedroom 3	2	Downlights - LED	150	Sealed
bath	2	Downlights - LED	150	Sealed
bath	1	Exhaust Fans	300	Sealed

Ceiling fans

Location	Number	Diameter (mm)
None Present		

Roof type

Construction	Added insulation	Roof colour
Corrugated Iron	Foil, Gap Above, Reflective Side Down, Anti-glare Up	Medium

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Building features continued

Corrugated Iron

Foil, Gap Above, Light
Reflective Side
Down, Anti-glare
Up

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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