

museum of surf

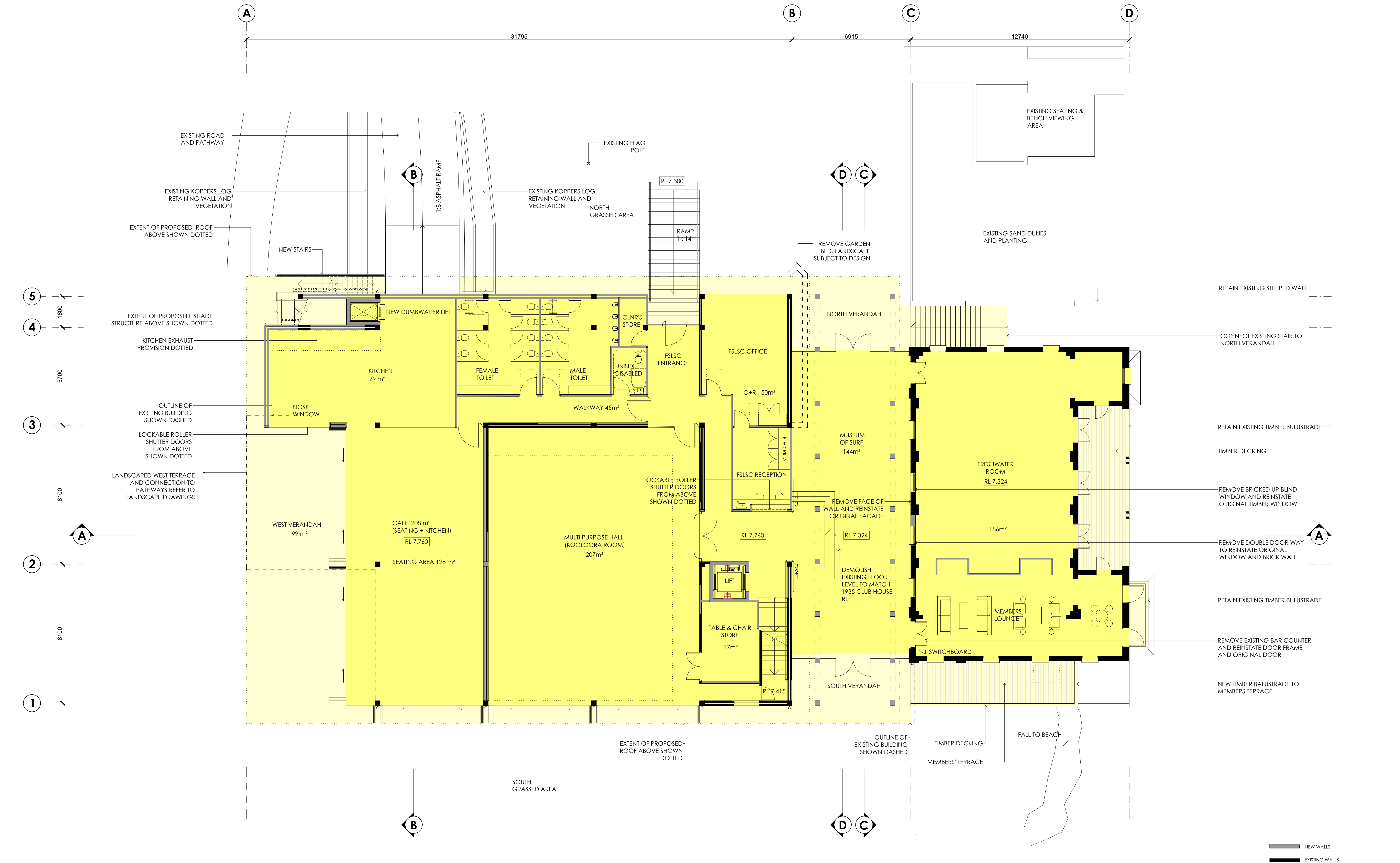
ALTERATIONS & ADDITIONS TO
FRESHWATER SLSC

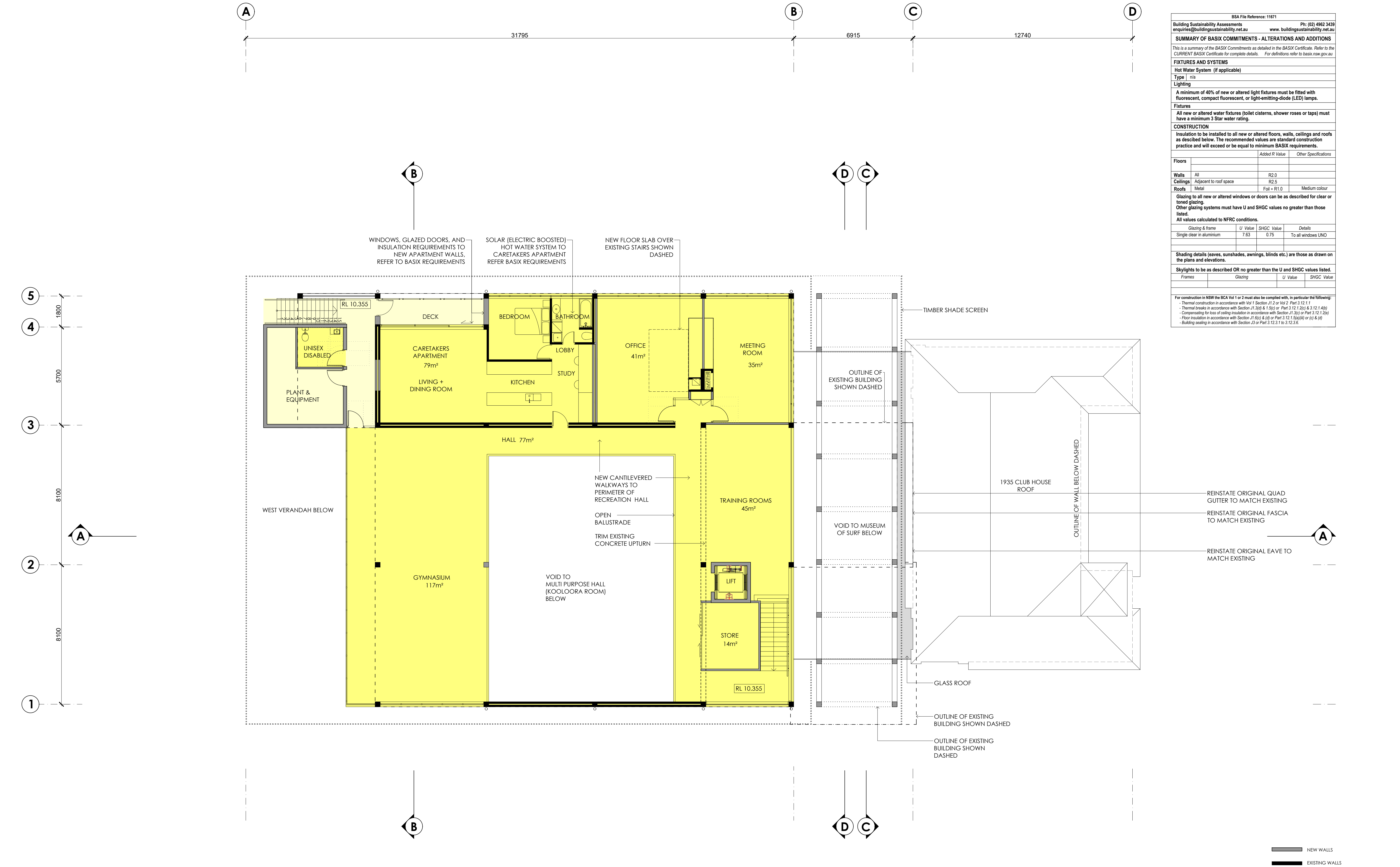
DA DRAWINGS



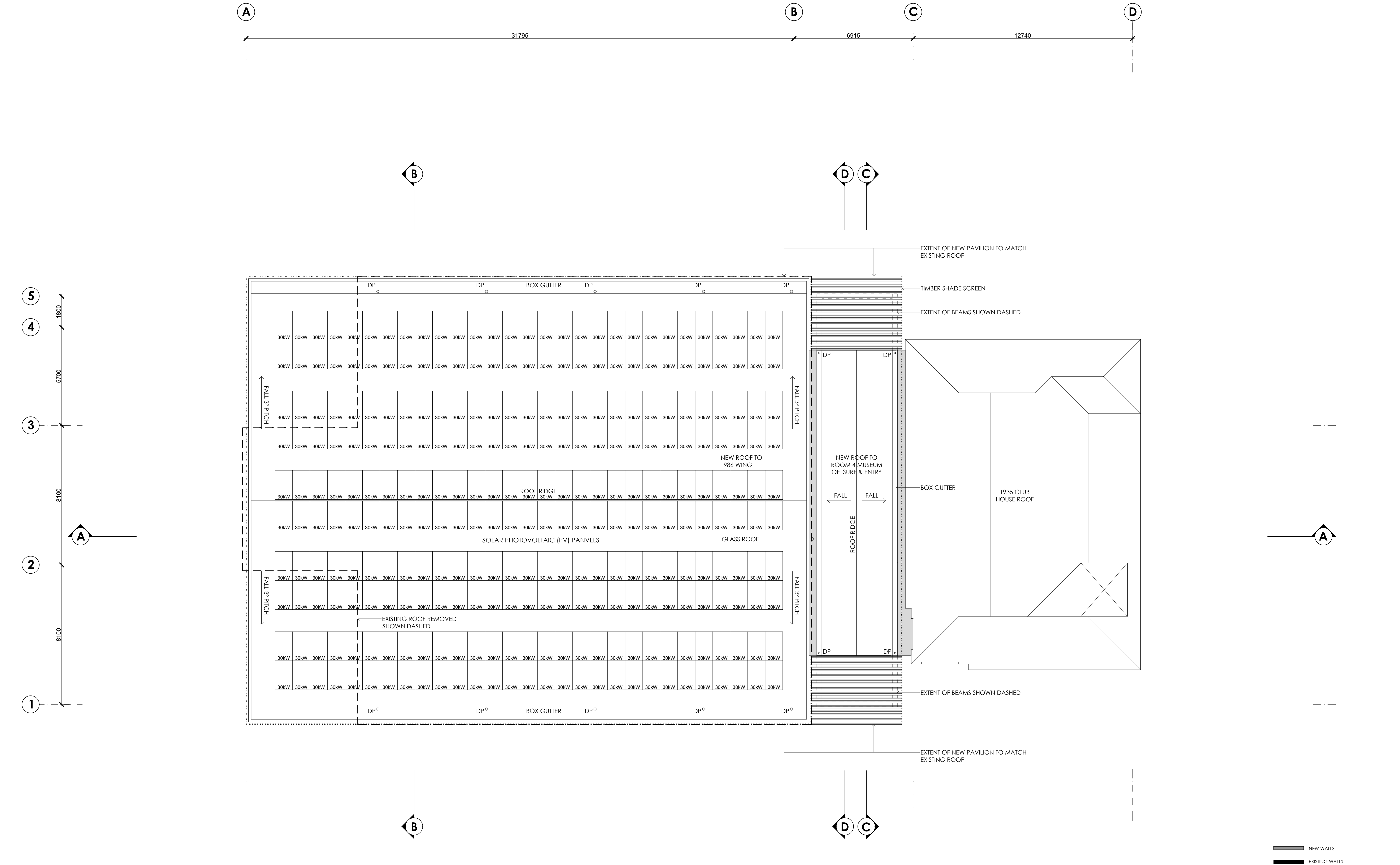
FOR FRESHWATER SLSC & NORTHERN BEACHES COUNCIL
50 KOOLLOORA AVENUE, FRESHWATER, NSW 2096
11_04 07 NOVEMBER 2024

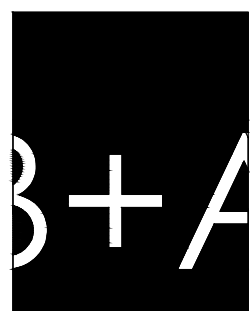
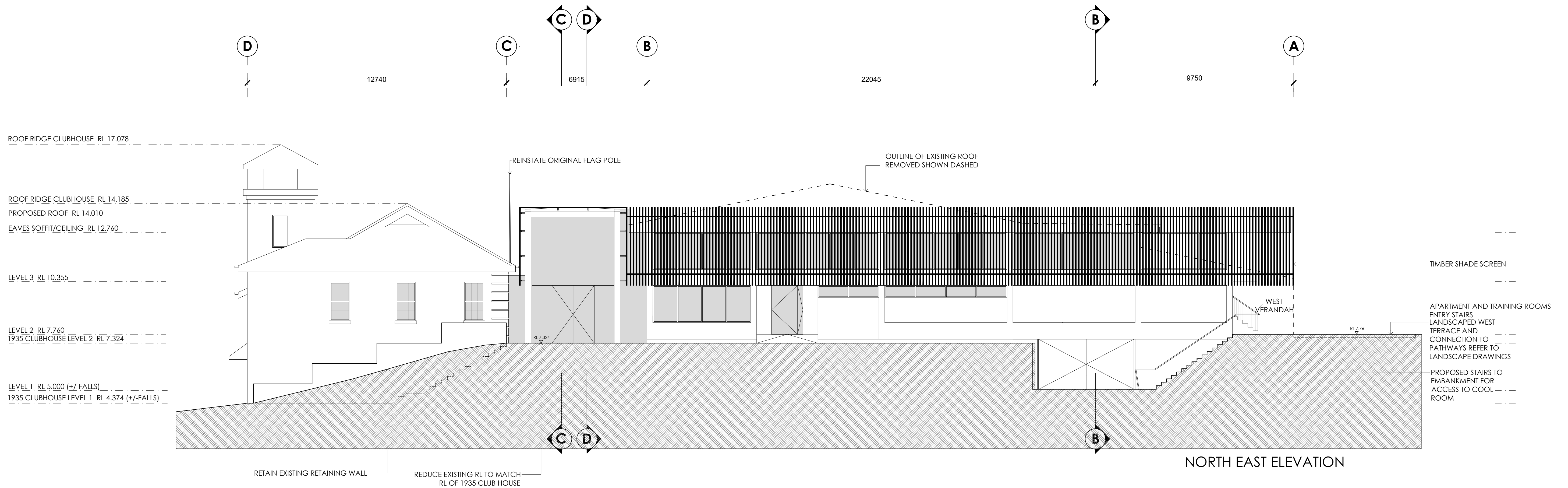
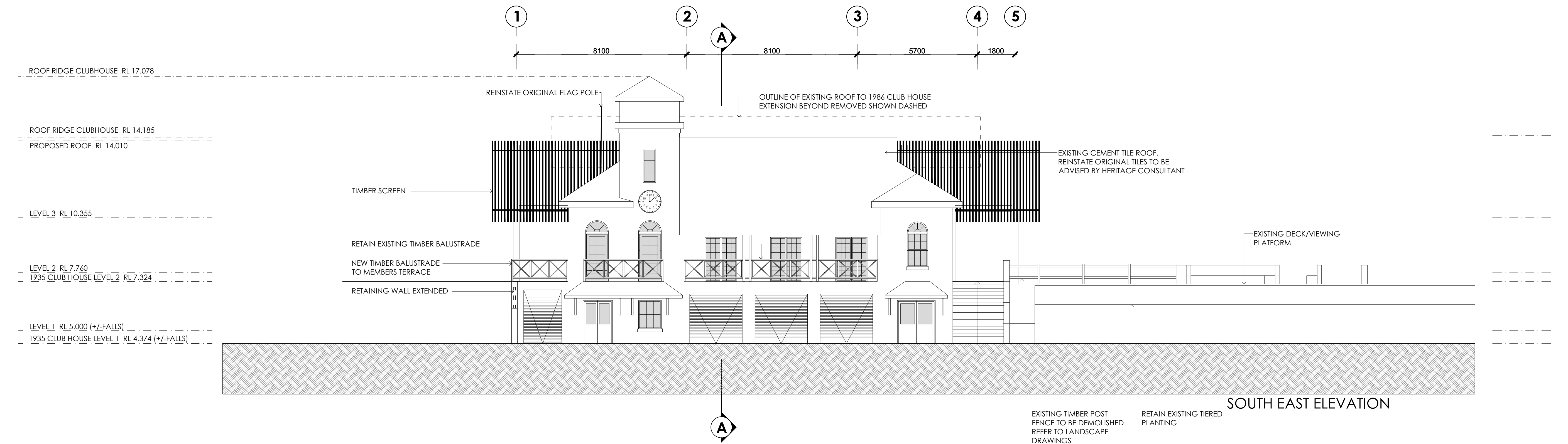
BONUS + ASSOCIATES





BSA File Reference: 11671		Ph: (02) 4962 3439	
Building Sustainability Assessments		enquiries@buildingsustainability.net.au	
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SUMMARY OF BASIX COMMITMENTS - ALTERATIONS AND ADDITIONS			
This is a summary of the BASIX Commitments as detailed in the BASIX Certificate. Refer to the CURRENT BASIX Certificate for complete details. For definitions refer to basix.nsw.gov.au			
FIXTURES AND SYSTEMS			
Hot Water System (if applicable)			
Type	n/a		
Lighting			
A minimum of 40% of new or altered light fixtures must be fitted with fluorescent, compact fluorescent, or light-emitting-diode (LED) lamps.			
Fixtures			
All new or altered water fixtures (toilet cisterns, shower roses or taps) must have a minimum 3 Star water rating.			
CONSTRUCTION			
Insulation to be installed to all new or altered floors, walls, ceilings and roofs as described below. The recommended values are standard construction practice and will exceed or be equal to minimum BASIX requirements.			
		Added R Value	Other Specifications
Floors			
Walls	All	R2.0	
Ceilings	Adjacent to roof space	R2.5	
Roofs	Metal	Foil + R1.0	Medium colour
Glazing to all new or altered windows or doors can be as described for clear or toned glazing.			
Other glazing systems must have U and SHGC values no greater than those listed.			
All values calculated to NFRC conditions.			
Glazing & frame	U Value	SHGC Value	Details
Single clear in aluminium	7.63	0.75	To all windows UNO
Shading details (eaves, sunshades, awnings, blinds etc.) are those as drawn on the plans and elevations.			
Skylights to be as described OR no greater than the U and SHGC values listed.			
Frames	Glazing	U Value	SHGC Value
For construction in NSW the BCA Vol 1 or 2 must also be complied with, in particular the following: - Thermal construction in accordance with Vol 1 Section J1.2 or Vol 2 Part 3.12.1.1 - Thermal breaks in accordance with Section J1.3(d) & 1.3(c) or Part 3.12.1.4(b) - Compensating for loss of ceiling insulation in accordance with Section J1.3(c) or Part 3.12.1.2(e) - Floor insulation in accordance with Section J1.6(c) & (d) or Part 3.12.1.3(a)(iii) or (c) & (d) - Building sealing in accordance with Section J2 or Part 3.12.1.1 to 3.12.1.6			





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JOB NO
1104
NOMINATED ARCHITECT
G BONUS
ARCH REG. 4034
DRAWN
CX/PF/SK

museum of surf
ALTERATIONS & ADDITIONS TO
FRESHWATER SLSC
FOR
FRESHWATER SLSC & NORTHERN BEACHES COUNCIL

1:100 @A1



REV	DATE	AMENDMENT
A	08.05.23	DA ISSUE
B	15.04.24	REVISED DA ISSUE
C	11.09.24	REVISED DA ISSUE
D	14.11.24	REVISED DA ISSUE

DRAWING TITLE
**SOUTH EAST AND
NORTH EAST ELEVATION**

DRAWING NO.
DA211
ISSUE
D

