

| BASIX Project Commitments                       |                             |                        | BASIX Number: 1731339M                                                                                                                             |                                                                                                                                                 |                            |
|-------------------------------------------------|-----------------------------|------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------|
| Proposed:                                       | Class 2 Apartment Units     |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Address:                                        | 9 Marvell Street, Byron Bay |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Lot No / DP:                                    | 8/758207                    |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Water                                           |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Fixtures                                        |                             |                        | Specification                                                                                                                                      |                                                                                                                                                 |                            |
| Shower head rating                              |                             |                        | 3 star (> 6 but <= 7.5 L/min)                                                                                                                      |                                                                                                                                                 |                            |
| Toilet rating                                   |                             |                        | 4 star                                                                                                                                             |                                                                                                                                                 |                            |
| Kitchen taps rating                             |                             |                        | 5 star                                                                                                                                             |                                                                                                                                                 |                            |
| Bathroom taps rating                            |                             |                        | 5 star                                                                                                                                             |                                                                                                                                                 |                            |
| Washing machine                                 |                             |                        | 3 star                                                                                                                                             |                                                                                                                                                 |                            |
| Dishwasher                                      |                             |                        | 3 star                                                                                                                                             |                                                                                                                                                 |                            |
| Alternative water details                       |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Rainwater tank size                             |                             |                        | Central                                                                                                                                            | 20000L                                                                                                                                          |                            |
| Connected to:                                   |                             | Garden and lawn areas  | Common area                                                                                                                                        | Yes                                                                                                                                             |                            |
|                                                 |                             | All toilets            |                                                                                                                                                    | Yes                                                                                                                                             |                            |
|                                                 |                             | Laundry                |                                                                                                                                                    | No                                                                                                                                              |                            |
| Thermal Comfort                                 |                             |                        | Accreditation Number: HERA 10056                                                                                                                   |                                                                                                                                                 | NatHERS Number: 0008221920 |
| External walls                                  |                             |                        | Requirements                                                                                                                                       |                                                                                                                                                 |                            |
| Brick veneer                                    |                             |                        | All Units                                                                                                                                          | Medium colour R2.7                                                                                                                              | Bulk + Anti-glare foil     |
| Internal walls                                  |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Cavity wall, direct fix plasterboard            |                             |                        | All Units                                                                                                                                          | No insulation                                                                                                                                   |                            |
| Cavity wall, direct fix plasterboard            |                             |                        | Unit 8 around ensuite                                                                                                                              | R2.0 Bulk insulation                                                                                                                            |                            |
| Brick, plasterboard                             |                             |                        | All Units                                                                                                                                          | No insulation                                                                                                                                   |                            |
| Partition walls                                 |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Cavity brick, multi plaster layers              |                             |                        | No insulation                                                                                                                                      |                                                                                                                                                 |                            |
| Ceiling                                         |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| External ceiling -                              |                             | Concrete, plasterboard | Unit 5                                                                                                                                             | R4.0 Bulk insulation                                                                                                                            |                            |
|                                                 |                             | Concrete, plasterboard | Unit 6 and 7                                                                                                                                       | R4.0 Bulk insulation                                                                                                                            |                            |
|                                                 |                             | Concrete, plasterboard | Unit 8                                                                                                                                             | R6.0 Bulk insulation                                                                                                                            |                            |
| Internal ceiling -                              |                             | Plasterboard           | Units 1-4                                                                                                                                          | R2.0 Bulk insulation                                                                                                                            |                            |
| Roof                                            |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Waterproofing membrane                          |                             |                        | All Units                                                                                                                                          | Light Colour (solar absorptance <0.475)                                                                                                         |                            |
|                                                 |                             |                        |                                                                                                                                                    | No insulation                                                                                                                                   |                            |
| Floors                                          |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Concrete slab, unit below                       |                             |                        | R2.0 Bulk insulation                                                                                                                               |                                                                                                                                                 |                            |
| Suspended concrete slab                         |                             |                        | R2.0 Bulk insulation                                                                                                                               |                                                                                                                                                 |                            |
| Windows                                         |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Aluminium frame ALM-006-03                      |                             |                        | Double argon-fill low-e glazing with U-value 4.1 and SHGC 0.52 for Group B windows (double hung, fixed, louvres and sliding type windows/doors)    |                                                                                                                                                 |                            |
| Aluminium frame ALM-005-03                      |                             |                        | Double argon-fill low-e glazing with U-value 4.1 and SHGC 0.47 for Group A windows (awning, bifold, casement and tilt 'n' turn type windows/doors) |                                                                                                                                                 |                            |
| Aluminium frame ALM-006-04                      |                             |                        | Unit 8                                                                                                                                             | Double argon-fill low-e glazing with U-value 4.8 and SHGC 0.34 for Group B windows (double hung, fixed, louvres and sliding type windows/doors) |                            |
| Skylights                                       |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Double Glazed Skylight                          |                             |                        | Unit 7, Unit 8                                                                                                                                     |                                                                                                                                                 |                            |
| Ceiling Penetrations                            |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Downlight Covers                                |                             |                        | Approved fireproof downlight covers must be installed to all downlights in ceilings where insulation is installed.                                 |                                                                                                                                                 |                            |
| Lighting specification                          |                             |                        | Dwelling is rated without downlight                                                                                                                |                                                                                                                                                 |                            |
| Ceiling fans                                    |                             |                        | Ceiling fans of 1200mm must be installed in the rooms mentioned in the NatHERS report                                                              |                                                                                                                                                 |                            |
| Overshadowing details                           |                             |                        | Adjoining units calculated into model calculations                                                                                                 |                                                                                                                                                 |                            |
| Site                                            |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Orientation of nominal north elevation          |                             |                        | As shown on plans                                                                                                                                  |                                                                                                                                                 |                            |
| Energy                                          |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Hot water                                       |                             |                        | Specification                                                                                                                                      | Rating                                                                                                                                          |                            |
| Central system                                  |                             |                        | Electric heat pump - air                                                                                                                           | 2.5<COP <- 3.0                                                                                                                                  |                            |
| Ventilation                                     |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Bathroom exhaust                                |                             |                        | Individual fan, ducted to façade or roof                                                                                                           |                                                                                                                                                 |                            |
| Control switch                                  |                             |                        | Manual switch on/off                                                                                                                               |                                                                                                                                                 |                            |
| Kitchen exhaust                                 |                             |                        | Individual fan, ducted to façade or roof                                                                                                           |                                                                                                                                                 |                            |
| Control switch                                  |                             |                        | Manual switch on/off                                                                                                                               |                                                                                                                                                 |                            |
| Laundry                                         |                             |                        | Individual fan, ducted to façade or roof                                                                                                           |                                                                                                                                                 |                            |
| Control switch                                  |                             |                        | Manual switch on/off                                                                                                                               |                                                                                                                                                 |                            |
| Cooling                                         |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Individual systems - living areas               |                             |                        | 1-phase airconditioning                                                                                                                            | EER 3.0 - 3.5                                                                                                                                   |                            |
| Individual systems - bedroom areas              |                             |                        | 1-phase airconditioning                                                                                                                            | EER 3.0 - 3.5                                                                                                                                   |                            |
| Heating                                         |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Individual systems - living areas               |                             |                        | 1-phase airconditioning                                                                                                                            | EER 3.0 - 3.5                                                                                                                                   |                            |
| Individual systems - bedroom areas              |                             |                        | 1-phase airconditioning                                                                                                                            | EER 3.0 - 3.5                                                                                                                                   |                            |
| Pool                                            |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Volume                                          |                             |                        | 47.95kL                                                                                                                                            |                                                                                                                                                 |                            |
| Heating system                                  |                             |                        | No heating                                                                                                                                         |                                                                                                                                                 |                            |
| Pool cover                                      |                             |                        | No                                                                                                                                                 |                                                                                                                                                 |                            |
| Pool shaded                                     |                             |                        | No                                                                                                                                                 |                                                                                                                                                 |                            |
| Timer                                           |                             |                        | No                                                                                                                                                 |                                                                                                                                                 |                            |
| Spa                                             |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Volume                                          |                             |                        | -                                                                                                                                                  |                                                                                                                                                 |                            |
| Heating system                                  |                             |                        | No heating                                                                                                                                         |                                                                                                                                                 |                            |
| Spa cover                                       |                             |                        | No                                                                                                                                                 |                                                                                                                                                 |                            |
| Spa shaded                                      |                             |                        | No                                                                                                                                                 |                                                                                                                                                 |                            |
| Timer                                           |                             |                        | No                                                                                                                                                 |                                                                                                                                                 |                            |
| Lighting                                        |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Bedrooms and/or study                           |                             |                        | Light-emitting diode                                                                                                                               | Manual on/manual off                                                                                                                            |                            |
| Living and/or dining rooms                      |                             |                        | Light-emitting diode                                                                                                                               | Manual on/manual off                                                                                                                            |                            |
| Each kitchen                                    |                             |                        | Light-emitting diode                                                                                                                               | Manual on/manual off                                                                                                                            |                            |
| All bathrooms and toilets                       |                             |                        | Light-emitting diode                                                                                                                               | Manual on/manual off                                                                                                                            |                            |
| Carpark                                         |                             |                        | Light-emitting diode                                                                                                                               | Daylight sensors                                                                                                                                |                            |
| Switch rooms                                    |                             |                        | Light-emitting diode                                                                                                                               | Motion sensors                                                                                                                                  |                            |
| Garbage room                                    |                             |                        | Light-emitting diode                                                                                                                               | Motion sensors                                                                                                                                  |                            |
| Plant/Service room                              |                             |                        | Light-emitting diode                                                                                                                               | Motion sensors                                                                                                                                  |                            |
| Hallway/Lobby                                   |                             |                        | Light-emitting diode                                                                                                                               | Motion sensors                                                                                                                                  |                            |
| Rainwater tank room, Fire pump room and MSB     |                             |                        | Light-emitting diode                                                                                                                               | Manual on/manual off                                                                                                                            |                            |
| Appliances                                      |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Cooktop/oven                                    |                             |                        | Electric cooktop & electric oven                                                                                                                   |                                                                                                                                                 |                            |
| Ventilated fridge space                         |                             |                        | No                                                                                                                                                 |                                                                                                                                                 |                            |
| Private outdoor clothes drying line             |                             |                        | No                                                                                                                                                 |                                                                                                                                                 |                            |
| Private indoor or sheltered clothes drying line |                             |                        | Yes                                                                                                                                                |                                                                                                                                                 |                            |
| Zoned Air-conditioning                          |                             |                        | No                                                                                                                                                 |                                                                                                                                                 |                            |
| Alternative Energy                              |                             |                        |                                                                                                                                                    |                                                                                                                                                 |                            |
| Photovoltaic System                             |                             |                        | 20kW                                                                                                                                               |                                                                                                                                                 |                            |