FirstRate Report

ACT HOUSE ENERGY
RATING SCHEME
14 points 5.5 stars
30 OCT 2008
ALEX KWONG 01-0080
FirstRate Assessor

HOUSE
ENERGY RATING

YOUR HOUSE ENERGY RATING IS: ★★★★★☆ **5.5 STARS**
in Climate: 24

SCORE: 14 POINTS

Name:	Powderly	**Ref No:**	Unit 001
House Title:	Proposed Unit 1	**Date:**	30-10-2008
Address:	Block 13 Section 28		
	Narrabundah		2604
Reference:	C:\FIRSTRATE 4.0\NA 028 013 U 00 02 001		

This rating only applies to the floor plan, construction details, orientation and climate as submitted and included in the attached Rating Summary. Changes to any of these could affect the rating.

Appliance Ratings

Heating:

Cooling:

HotWater:

The appliance ratings above are based on information provided by the applicant and are included for information purposes only. They do not affect the House Energy Rating of the dwelling.

FirstRate Mode
Climate: 24

RATING SUMMARY for: **Proposed Unit 1, Block 13 Section 28, Narrabundah**

Assessor's Name: **Alex Kwong (01-0080)**
Net Conditioned Floor Area: **65.3 m²**

Feature						Points		
						Winter	Summer	Total
CEILING						5	0	5
Surface Area:	0	Insulation:	5					
WALL						7	-1	6
Surface Area:	0	Insulation:	6	Mass:	0			
FLOOR						18	-6	12
Surface Area:	21	Insulation:	-11	Mass:	2			
AIR LEAKAGE (Percentage of score shown for each element)						3	0	3
Fire Place	0 %	Vented Skylights	0 %					
Fixed Vents	0 %	Windows	37 %					
Exhaust Fans	0 %	Doors	24 %					
Down Lights	0 %	Gaps (around frames)	38 %					
DESIGN FEATURES						0	1	1
Cross Ventilation	1							
ROOF GLAZING						0	0	0
Winter Gain	0	Winter Loss	0					
WINDOWS						-25	-14	-38

Window Direction	Area		Point Scores			
	m2	%NCFA	Winter* Loss	Winter Gain	Summer Gain	Total
NE	9	13%	-34	17	-3	-19
SW	4	7%	-17	4	-1	-14
NW	10	15%	-34	39	-9	-5
Total	23	35%	-85	60	-14	-38

* Air movement over glazing can significantly increase winter heat losses. SEAV recommends heating/cooling duct outlets be positioned to avoid air movement across glass or use deflectors to direct air away from glass.

The contribution of heavyweight materials to the window score is 21 points

			Winter	Summer	Total
RATING	★★★★★☆	**SCORE**	8	-19	14*

*** includes 25 points from Area Adjustment**

Detailed House Data

House Details

ClientName	Powderly
HouseTitle	Proposed Unit 1
StreetAddress	Block 13 Section 28
Suburb	Narrabundah
Postcode	2604
AssessorName	Alex Kwong (01-0080)
FileCreated	30-10-2008

Climate Details

State	
Town	Canberra
Postcode	2600
Zone	24

Floor Details

ID	Construction	Sub Floor	Upper	Shared	Foil	Carpet	Ins RValue	Area
1	Suspended Slab	Enclosed	No	Yes	No	No	R0.0	70.0m²

Wall Details

ID	Construction	Shared	Ins RValue	Length	Height
1	Brick Veneer	No	R2.0	19.0m	3.0m
2	Brick Cavity	Yes	R0.0	16.0m	3.0m

Ceiling Details

ID	Construction	Shared	Foil	Ins RValue	Area
1	Flat - Framed	No	No	R4.0	70.0m²

Window Details

ID	Dir	Height	Width	Utility	Glass	Frame	Curtain	Blind	Fixed & Adj Eave	Fixed Eave	Head to Eave
1	NE	2.4m	0.6m	No	SG	ALSTD	HB	No	2.4m	2.4m	0.3m
2	NE	2.4m	3.0m	No	SG	ALSTD	HB	No	2.4m	2.4m	0.3m
3	NW	1.5m	2.7m	No	SG	ALSTD	HB	No	0.0m	0.0m	0.0m
4	NW	1.5m	1.0m	Yes	SG	ALSTD	HB	No	0.0m	0.0m	0.0m
5	NW	1.5m	2.7m	No	SG	ALSTD	HB	No	0.0m	0.0m	0.0m
6	SW	2.4m	1.8m	No	SG	ALSTD	HB	No	2.4m	2.4m	0.3m

Window Shading Details

ID	Dir	Height	Width	Obst Height	Obst Dist	Obst Width	Obst Offset	LShape Left Fin	LShape Left Off	LShape Right Fin	LShape Right Off

No shaded windows

Zoning Details

Is there Cross Flow Ventilation ?	Good

Air Leakage Details

Location	Suburban
Is there More than One Storey ?	No
Is the Entry open to the Living Area ?	Yes
Is the Entry Door Weather Stripped ?	Yes
Area of Heavyweight Mass	0m²
Area of Lightweight Mass	0m²

	Sealed	UnSealed
Chimneys	0	0

Vents	0	0
Fans	0	0
Downlights	0	0
Skylights	0	0
Utility Doors	0	1
External Doors	1	0

Unflued Gas Heaters	0
Percentage of Windows Sealed	0%
Windows - Average Gap	Small
External Doors - Average Gap	Small
Gaps & Cracks Sealed	No