



# Australian Capital Territory Gazette

**SPECIAL GAZETTE**

**No. S165, Friday 30 June 1995**

LAND (PLANNING AND ENVIRONMENT) ACT 1991

## NOTICE OF DETERMINATION OF ENERGY EFFICIENCY RATINGS

Pursuant to clause 2.6 of Part B1 (Residential Land Use Policies) of the Territory Plan I determine that the energy efficiency rating to be applied and the method of calculating the rating are as set out in clause 1 of the Schedule and the special circumstances where a 4 Star Rating need not be achieved are as set out in clause 2 of the Schedule. The determination is to take effect from the 1 July 1995

Dated this 29<sup>th</sup> day of June 1995

A handwritten signature in black ink, appearing to read 'Gary Humphries'.

Gary Humphries  
Minister for the Environment  
Land and Planning

## THE SCHEDULE

### 1. Prescribed Basis for Assessment

The prescribed basis of House Energy rating assessment is either:

- (a) the tabular based assessment, as described in the ACT House Energy Rating Scheme Guideline, ACTPA June 1995; or
- (b) the computer based simulation model identified by the National Building Energy Efficiency Coordinating Committee (NBEECC) as the National House Energy Rating Scheme (NatHERS) accreditation model.

### 2. Special Conditions

The special conditions under which the full attainment of the minimum House Energy rating requirement for new houses is not required comprise:

- (a) orientation or shape of block such as to preclude the optimum orientation of the house in respect to energy efficiency;
- (b) adverse slope of block or existing landscape such as to result in overshadowing;
- (c) slope, drainage or geo-technical constraints such as to preclude the adoption of 'slab on ground' type construction; or
- (d) lodgement of plans during the period 1 July to 31 December, providing that the application includes an assessment undertaken by an Accredited Assessor, and that the assessment demonstrates that the applicant has attempted to optimise the energy efficiency of the proposed dwelling.