

1.1.3 Amendments

The Housing Code may be amended from time to time.

The 2002 edition of the Housing Code incorporates Amendments No.1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18 and 19.

TABLE 1.1 History of Housing Code Amendments

Amendment Number	Adoption Date
1	1 October 1996
2	13 July 1998
3	1 July 1999
4	17 January 2000
5	2 November 2000
6	1 July 2002
7	1 August 2002
8	22 August 2002
9	1 January 2003
10	1 July 2003
11	26 January 2004
12	1 May 2005
13	1 May 2006 (excluding F.8 which was adopted on 25 January 2007 for parts (3) and (4) of Schedule 18 and; D.11 and H.8.3 which were adopted on 1 July 2006)
14	1 May 2007
15	29 November 2007
16	1 May 2008
17	1 May 2009
18	1 May 2010 (excluding Appendix H which is to be adopted on 1 September 2010; and clauses F.8.1 (iv) and (v) which are to be advised)
19	14 October 2010 (excluding clauses F.8.1 (iv) and (v) which are to be advised)

1.1.4 Australian Standards

The Housing Code references those *Australian Standards* that determine the quality of a material. As far as possible, matters relating to construction are detailed within the Housing Code, but in some cases reference to the relevant *Australian Standard* is required where there are specific limitations in the Housing Code. Referenced *Australian Standards* are listed in **Schedule 14.2**.

The Housing Code does not preclude design entirely in accordance with those *Australian Standards* that are specifically related to housing, such as AS 2870 and AS 1684.

It must be noted that, generally, *Australian Standards* do not preclude the use of materials, components or methods of fixing other than those specified, provided it can be shown that these satisfy the performance requirements met by the materials and methods specified.

It is assumed that construction will be carried out by competent house builders, and where construction methods are not detailed within the Housing Code, that construction will be in accordance with the relevant *Australian Standards*.

1.1.5 Words with special meanings

The words printed in *Italics* have special meanings and are defined in **Schedule 14.1**.

Definitions and terminology used in the Housing Code are consistent with that used in the *BCA* and the Development Act and Regulations. Where the *BCA* defines a term that is also defined in Schedule 1 of the Development Regulations, to the extent of any inconsistency, the definition in the *BCA* will prevail.

Amdt 7
Aug 2002
Amdt 8
Aug 2002
Amdt 9
Jan 2003
Amdt 10
Jul 2003
Amdt 11
Jan 2004
Amdt 12
May 2005
Amdt 13
May 2006
Amdt 14
May 2007
Amdt 15
Nov 2007
Amdt 16
May 2008
Amdt 17
May 2009
Amdt 18
May 2010
Amdt 19
Oct 2010

Amdt 8
Aug 2002

Amdt 14
May 2007

Amdt 8
Aug 2002

Amdt 1
Oct 1996
Amdt 8
Aug 2002
Amdt 1
Oct 1996
Amdt 2
July 1998

1.1.6 Interpretation

The Housing Code is intended to be a clear, concise document that should not require legal interpretation. Compliance with the Housing Code will be accepted as compliance with the performance requirements of the *BCA*.

Amdt 2
July 1998
Amdt 14
May 2007

1.1.7 * * * *

This clause has been deliberately left blank.

Amdt 16
May 2008

1.1.8 Loads

(a) Class 1a and Class 10a buildings must be designed to withstand the combinations of loads that they are likely to experience. Such loads must be determined in accordance with the following codes:

- | | | |
|-------|---------------------|--------------------------|
| (i) | dead and live loads | AS/NZS 1170.1 |
| (ii) | wind loads | AS/NZS 1170.2 or AS 4055 |
| (iii) | earthquake loads | AS 1170.4 |

(b) Class 1a buildings subject to earthquake loads must be designed in accordance with –

- | | |
|------|---|
| (i) | AS 1170.4; or |
| (ii) | the Housing Code, where it has been determined in accordance with AS 1170.4 (1993) that the building has an earthquake design category of H1 (ductile or non-ductile structures) or H2 (ductile structures only). |

The provisions of the Housing Code must not be used where it has been determined in accordance with AS 1170.4 (1993) that the *site* has soft soil or that the building has an earthquake design category of H2 (non-ductile) or H3.

Amdt 7
Aug 2002
Amdt 9
Jan 2003
Amdt 16
May 2008
Amdt 17
May 2009
Amdt 18
May 2010

Amdt 3
July 1999
Amdt 14
May 2007
Amdt 16
May 2008
Amdt 17
May 2009
Amdt 18
May 2010

1.1.9 Maps

The Housing Code includes a range of guideline maps and mandatory maps to assist in applying the provisions of the Code -

(a) Design Wind Speed maps that delineate the design wind velocity (permissible stress) in wind speeds of 28 metres per second, 33 metres per second and 41 metres per second may be used to determine the design wind speed for a particular *site*.

The simplified wind classifications for non-cyclonic areas as described in AS 4055 may be used relative to the maximum allowable design gust wind speed. The classifications are N1 (28 m/s), N2 (33 m/s) or N3 (41 m/s).

The design wind speed maps are for guidance and are not intended to preclude an individual *site* assessment being undertaken in accordance with either AS/NZS 1170.2 or AS 4055 by a competent person.

Design Wind Speed maps are currently available for the following areas –

Adelaide Metropolitan Area	Naracoorte
Robe/Boatswain Point	Mount Gambier
Ceduna	Whyalla
Franklin Harbour	

(b) Corrosion Environment maps assist in defining the areas of coastline subject to breaking surf. Areas located within 1 km of the coastline and 10 km of breaking surf are subject to corrosion protection requirements. The Corrosion Environment maps are for guidance and are not intended to preclude an individual *site* assessment.

Amdt 8
Aug 2002
Amdt 18
May 2010
Amdt 9
Jan 2003
Amdt 10
Jul 2003

Amdt 9
Jan 2003
Amdt 17
May 2009

Amdt 3
July 1999
Amdt 5
Nov 2000
Amdt 10
Jul 2003
Amdt 14
May 2007
Amdt 17
May 2009

Amdt 13
May 2006
Amdt 14
May 2007
Amdt 16
May 2008
Amdt 18
May 2010
Amdt 19
Oct 2010

APPENDIX H – ENERGY EFFICIENCY

H.1 GENERAL

- (a) Class 1a buildings, including additions of one or more *habitable rooms*, and attached Class 10a buildings must –
- (i) comply with the requirements of Appendix H (**Sections H.3 to H.8**) or;
 - (ii) achieve a minimum 6-star house energy rating when assessed with house energy rating software that is compliant with the Australian Buildings Codes Board's (ABCB) Protocol for House Energy Rating Software and comply with:
 - (A) H.4.1, H.4.2, H.4.3, H.4.4(b), H4.4.4(d), H.4.6(b), H.4.7(a); and
 - (B) H.6; and
 - (C) H.8.2, H.8.3, H.8.4 and H.8.5
 of this Appendix for the relevant *climate zone* for the *site*; or
 - (iii) if the building is a transportable building, achieve a minimum 5-star house energy rating when assessed with house energy rating software that is compliant with the Australian Building Codes Board's (ABCB) Protocol for House Energy Rating Software and comply with:
 - (A) H.4.1, H.4.2, H.4.3, H.4.4(b), H4.4.4(d), H.4.6(b), H.4.7(a); and
 - (B) H.6; and
 - (C) H.8.2, H.8.3, H.8.4 and H.8.5
 of this Appendix for the relevant *climate zone* for the *site*.

Note: Heaters for swimming pools and spas fall outside the scope of the Housing Code but are still *required* to comply with the *BCA*.

- (b) For the purposes of Appendix H, a sunroom, glazed conservatory or the like is deemed to be a Class 10a building and must comply with **clause H.4.8**.

Note: Information about the current version of the ABCB's Protocol for House Energy Rating Software can be obtained from the ABCB's website at www.abcb.gov.au.

H.2 * * * *

This clause has been left deliberately blank.

H.3 CLIMATE ZONES

The *climate zone* for the site must be determined from **Table H.1** or the *climate zone* map.

Note: The *climate zone* map can be found at the conclusion of the Housing Code Appendices.

The map can also be viewed on the Department of Planning and Local Government, Building Policy web site at <http://www.planning.sa.gov.au/go/building/sustainability-and-efficiency/energy-efficient-housing>

Table H.1 Climate Zones for Council areas and selected towns

METROPOLITAN ADELAIDE			
Council area	Climate Zone	Council area	Climate Zone
Adelaide, City of	5	Onkaparinga, City of	5
Burnside, City of		Playford, City of	
Campbelltown, City of		Port Adelaide Enfield, City of	
Charles Sturt, City of		Prospect, City of	
Holdfast Bay, City of		Salisbury, City of	
Gawler, Town of		Tea Tree Gully, City of	
Marion, City of		Unley Corporation, City of	
Mitcham, City of		Walkerville, Town of	
Norwood, Payneham & St. Peters, City of		West Torrens, City of	

Amdt 10
July 2003

Amdt 11
Jan 2004
Amdt 17
May 2009

Amdt 10
July 2003

Amdt 10
July 2003
Amdt 11
Jan 2004
Amdt 14
May 2007

Table H.1 (Cont) Climate Zones for Council areas and selected towns

OUTER METROPOLITAN AND COUNTRY			
Council area	Climate Zone	Council area	Climate Zone
Adelaide Hills Council	5 & 6	Mallalla District Council	5
Birdwood	6	Mid Murray Council	5
Lobethal	6	Mount Barker D.C.	6
Rostrevor (part)	5	Mount Gambier City of	6
Stirling	6	Mount Remarkable D.C.	4 & 5
Teringie (part)	5	Melrose	5
Woodforde	5	Port Germein	4
Woodside	6	Wilmington	5
Alexandrina Council	6	Murray Bridge Rural City	6
Barossa Council	5 & 6	Naracoorte D.C.	6
Lyndoch	5	Northern Areas Council	5 & 6
Mt Pleasant	6	Jamestown	6
Nuriootpa	6	Laura	5
Tanunda	6	Spalding	6
Williamstown	6	Yacka	5
Barunga West DC	5	Orroroo / Carrieton D.C.	5
Berri Barmera Council	5	Peterborough D.C.	6
Ceduna D.C.	5	Port Augusta, City of	4
Clare and Gilbert Valleys	6	Port Lincoln, City of	5
Cleve D.C.	5	Port Pirie Regional Council	4
Coober Pedy D.C.	4	Renmark Paringa D.C.	5
Coorong D.C.	6	Robe D.C.	6
Copper Coast D.C.	5	Roxby Downs Council	4
Elliston D.C.	5	Southern Mallee D.C.	6
Flinders Ranges Council of	5	Streaky Bay D.C.	5
Franklin Harbour D.C.	5	Tatiara D.C.	6
Goyder Regional Council	5 & 6	Tumby Bay D.C.	5
Brownlow	5	Victor Harbor City	6
Bower	5	Wakefield Regional Council	5
Burra	6	Wattle Range Council	6
Eudunda	6	Whyalla, City of	4
Frankton	5	Yankalilla DC	6
Hallett	6	Yorke Peninsula D.C.	5
Grant D.C.	6	Unincorporated Areas¹	
Kangaroo Island Council	6	Andamooka	4
Karoonda East Murray D.C.	6	Blinman	5
Kimba D.C.	5	Innamincka	4
Kingston DC	6	Leigh Creek	5
Le Hunte D.C.	5	Maree	4
Light Regional Council	6	Penong	4
Lower Eyre Peninsula D.C.	5	Woomera	4
Loxton Waikerie D.C.	5	Yunta	5

Note:

¹Generally the *Climate Zone* for Unincorporated areas in the far North is Zone 4. Land at an altitude of greater than 300 m above the datum level within this area will be *Climate Zone* 5.