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Attention: Pedzi Mawande

Dear Pedzi,

Re: 64 and 50 Macquarie Street, Teneriffe QLD 4005 - Water Proofing BCA Compliance Advice

This letter has been prepared as an overview of the current circumstances relating to the requirements for waterproofing of residential units within an apartment complex.

Below clarifies the minimum requirement for waterproofing within a Class 2 residential sole occupancy unit.

Building Codes of Australia (BCA) Clause F1.7 requires **wet areas** to be water resistant or waterproofed and comply with AS3740 – Interpretation of Internal Wet Areas.

The BCA defines a **wet area** as an area within a building supplied with water from a water system which includes bathrooms, showers, laundries and sanitary compartments and excludes kitchens, bar areas, kitchenettes of domestic food and beverage preparation area.

Therefore from a minimum deemed to satisfy provision only the bathrooms, showers laundries and sanitary compartments must be waterproofed. There is no requirements from a BCA to provide waterproofing throughout the habitable areas of a residential apartment.

Please do not hesitate to contact me should you require anything further.

Regards,

A handwritten signature in black ink that reads "James Culwick".

James Culwick
Senior Building Surveyor
McKenzie Group Consulting (QLD) Pty Ltd
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