

# ‘New Residential Building Standard’

(released by the Building Commission Victoria, March 2009)

## and Hoobler Stone

The aim of the new building standard is to improve the ability of buildings to withstand a bushfire attack. The chart below (Table 1) outlines how the baseline data, which is defined as a Bushfire Attack Level (BAL), determines the type of construction required.

(From: A guide to building in Victoria after the bushfires, Building Commission Victoria)

The information in Table 2 outlines the requirement for external walls to be built to the standard in each BAL. Currently, Hoobler Stone complies directly with the requirements of BAL-LOW to BAL-40. To comply with BAL-FZ Hoobler Stone is applied onto masonry that is a minimum of 90mm thick.

Only 10 per cent of all building permits issued would fall into the higher BAL categories.

(From: A guide to building in Victoria after the bushfires, Building Commission Victoria)

**TABLE 1**

Bushfire Attack Level (BAL)	Description of predicted bushfire attack and levels of exposure
BAL – LOW	There is insufficient risk to warrant specific construction requirements
BAL – 12.5	Ember attack
BAL – 19	Increasing levels of ember attack and burning debris ignited by windborne embers together with increasing heat flux between 12.5 and 19 kWm <sup>2</sup>
BAL – 29	Increasing levels of ember attack and burning debris ignited by windborne embers together with increasing heat flux between 19 and 29 kWm <sup>2</sup>
BAL – 40	Increasing levels of ember attack and burning debris ignited by windborne embers together with increasing heat flux with the increased likelihood of exposure to flames
BAL - FZ	Direct exposure to flames from fire front in addition to heat flux and ember attack

**TABLE 2**

Bushfire Attack Level (BAL)	Requirements for External Walls to build to the standard in each BAL
BAL – LOW	No special construction requirements
BAL – 12.5	As for BAL – 19
BAL – 19	External walls – Parts less than 400mm above ground or decks etc to be of <b>non-combustible material, 6mm fibre cement clad</b> or bushfire resistant / naturally fire resistant timber
BAL – 29	<b>Non-combustible material</b> (masonry, brick veneer, mud brick, <b>aerated concrete, concrete</b> ), timber framed, steel framed walls sarked on the outside and <b>clad with 6mm fibre cement sheeting</b> or steel sheeting or bushfire resistant timber
BAL – 40	<b>Non-combustible material</b> (masonry, brick veneer, mud brick, <b>aerated concrete, concrete</b> ), or timber framed or steel framed walls sarked on the outside and <b>clad with 9mm fibre cement sheeting</b> or steel sheeting or be tested for bushfire resistance to AS 1530.8.1
BAL - FZ	<b>Non-combustible material</b> (masonry, brick veneer, mud brick, <b>aerated concrete, concrete</b> ) with <b>minimum thickness of 90mm</b> or an FLL of -/30/30 when tested from outside or be tested for bushfire resistance to AS 1530.8.2

**Please note:** The information in Table 1 is a summary of the construction requirements in the new standard and not intended as a design guide. You should consult the standard for the full technical details.

The information in Tables 1 and 2 is quoted directly from ‘A guide to building in Victoria after the bushfires’, Building Commission Victoria.

**Disclaimer:**

Hoobler Stone accepts no responsibility for works undertaken without consulting the responsible authorities and obtaining all required permits. It is suggested that you contact the Building Commission Advice Line on 1300 360 320 or website [www.buildingcommission.com.au](http://www.buildingcommission.com.au) and your Local Council. This information is intended as a guide only.