



■ TO THE MIL
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JUDGES' COMMENTS

The project exhibits many green features that allow the comfort of the occupants to be considered in all seasons. The use of proper solar orientation, cross venting of living areas, rammed earth wall construction, high and low level openable windows and use of low-e glass are just a few of the features adopted in the house. The way they are incorporated in the building design and construction expresses a thorough knowledge and consideration for the environment. The designer and builder have also implemented these features whilst not compromising aesthetics, thus resulting in a practical, maintenance-free, and comfortable family home. ■



GREENSMART

ENERGY EFFICIENCY



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An existing house of double brick and steel windows was the starting point for the palette of this new home, with concrete floors and rammed earth walls adding to the rustic feel.

"A combination of all these earthy materials resulted in a house that harks back to all the early craftsmanship of yester-year, with a hi-tech finish that holds its own with any modern build," To The Mill director Liam Flood says. "When the original house was demolished we tried to use as much of the existing material as possible and so have as little waste as possible."

The original house structure was kept, with recycled bricks used to match the original ones and recycled floor boards were also used throughout. Existing joists from an old roof structure were reused for recycled wood benchtops and shelving in the bedrooms and pantry.

Large overhanging eaves protect the building from summer sun but also enable winter sun to enter the house and reduce the amount of energy that has to be used for both warming the house and lighting.

Indigenous planting in the garden means it is very low maintenance and minimal water is needed to keep the garden lush and vibrant. All rainwater is saved with two 5000-litre tanks buried in the front garden and used for toilets, washing machine and in the garden.

"We feel this house is one of the finest we have built." ■



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By choosing lightweight external cladding materials and creating a well-insulated and sealed building envelope – along with other sustainable building practices – this home fulfills the brief of the owners to create the most environmentally friendly home possible. They also wanted it to be accessible in the long term.

"We are trying to make all our projects more universal as for a house to be truly sustainable, it has to be used for as long as possible," Your Abode Design + Development director Darryn Parkinson says. "If a house can be used by its occupants for longer, less resources will be used."

Passive solar design is at the heart of the project with passive and active strategies used to reduce summer heat gain and increase winter solar gain. Thermal mass has been used in reverse brick-veneer walls and exposed concrete on the ground floor to improve performance.

The health of the occupants was also considered, with low or zero VOC products and materials used.

The house is entirely sufficient for potable water with rainwater stored for re-use in a 24,000 litre storage tank. ■

