

## Affordable Sustainable housing

## THE ROAD TO CARBON ZERO

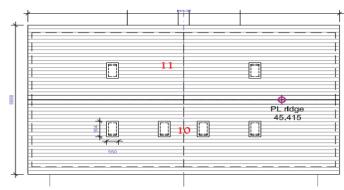




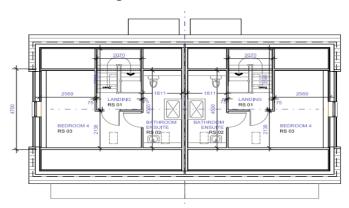


Janets corner Castletown Wrens first Passive co-housing project with Isle of Man Government.

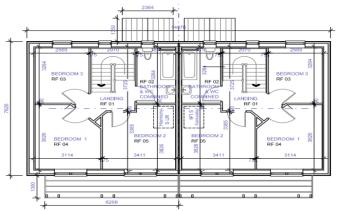




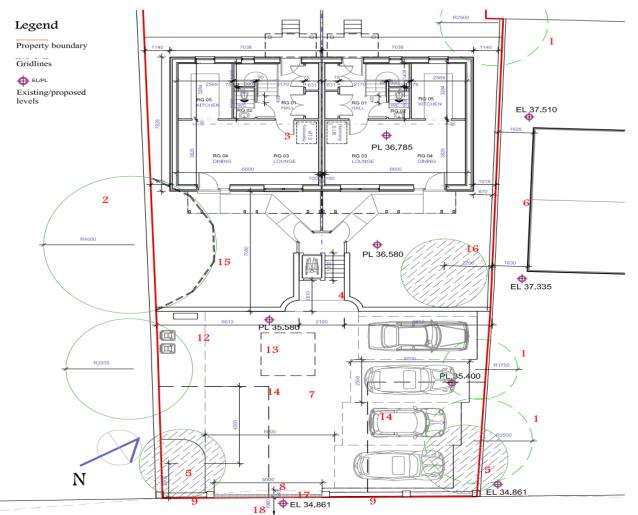
D050/P04 Proposed Roof Plan. Scale 1:100



D050/P03 Proposed 2nd Floor Plan. Scale 1:100



D050/P02 Proposed First Floor Plan. Scale 1:100



## D050/P01 Proposed Ground Floor Extension. Scale 1.100

## Notes

(01) Existing sycamore trees to be felled as indicated by dashed

(02) Existing Common Lime to be retained. See additional design statement and lanscaping notes.

(03) 2 number dwellings as semi-detached unit.

(04) Stairs & external mobile platform to provide access to elevated 010/P02. grassed garden terrace and dwellings.

(05) New treeplanting, 2 no. Obelisk Birch. See additional design statement and lanscaping notes.

(06) Existing White Lodge dwelling adjacent. No change to existing finish, colour; charcoal grey. Clear glass, triple glazed. 900 mm retaining wall at boundary condition.

(07) New parking bays for 4 number vehicles. Trafficked areas to be Stratos (replica tile), colour; charcoal grey, surfaced with permeable gravel as outlined on drawing 3045/090. (12) 2 number refuse bin area & electric meter cupboards.

indicated in the above detail. See also additional design statement and lanscaping notes.

(08) New highway entrance, location in principle as previous planning approval 15/01013/B with enhanced visibility splays. For detail of visibility splay extent see proposed block plan, DWG

(09) 1.0m high rendered wall affronting boundary. Height to avoid

any restriction of visibility sightlines shown on DWG 010/P02. (10) Rooflights. Velux style, reference CK 06. Standard anodised

(11) Pressed metal tile, Decramastic roof tile, reference, Decra

Areas adjacent to new trees to be planted as item 5 to be protected as (13) Dashed line to indicate approximate position of building

(14) Provisional extent of Abweb tree root protection grid. See detail CR 3045/090. Final position and depth of grid to be confirmed following testing of soil shear strength following construction. See also additional design statement and lanscaping notes.

(15) Temporary fencing to be positioned at extent of tree canopy following tree pruning as outlined in additional design statement and lanscaping notes.

(16) New Japanese maple tree.

(17) In addition to highly permeable gravel see item 7, driveway to incorporate a stainless steel continuous filter drain across the driveway entrance.

(18) Combine dimensions for visibility display setback = 2.4m. See Dwg 010/P01

A 02.09.18 Landscaping & highway access and parking arrangement notes to D050/P01 altered. Items 2, 5 & 7+ new items ref 13, 14, 15, 16 & 17

dimensions only. Do not scale from the drawing Copyright. Property of cre8 architecture. No

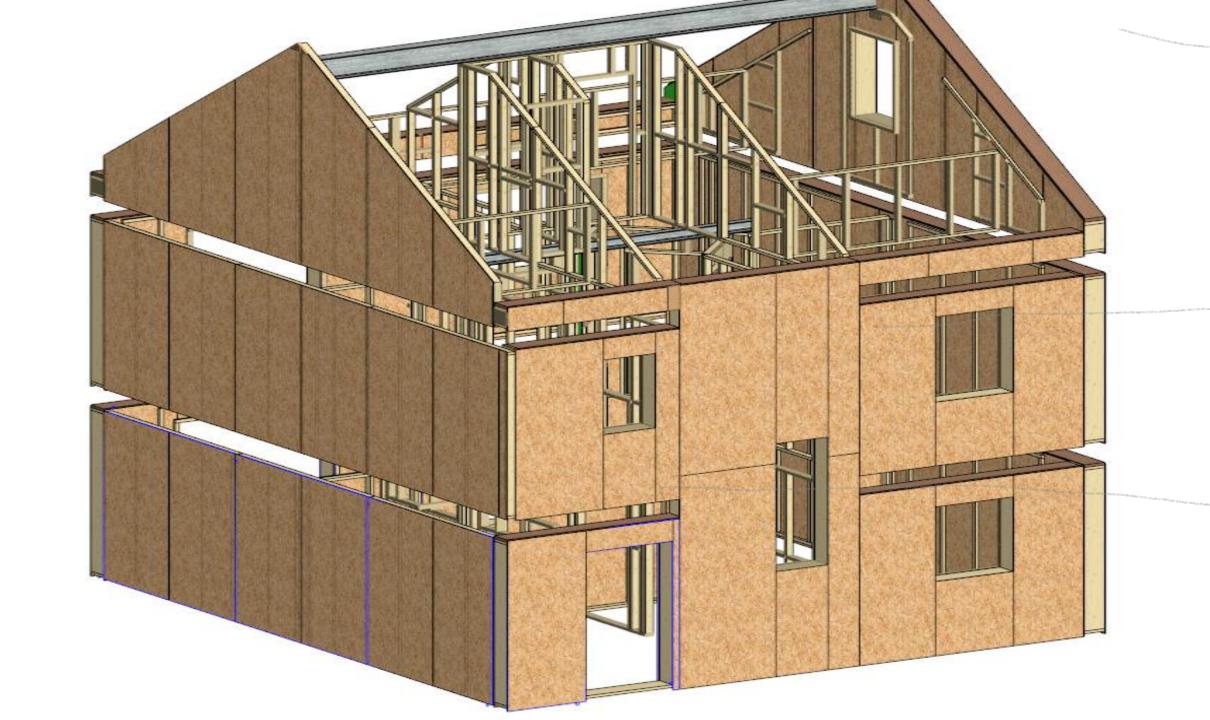
cre8 architecture •iom Architects ory St. Castictown, IOM. IA Tel/Fax 01624 823341 www.cre8-iom.com cre8-iom@manx.net Mr J Sheppard Wren Sustainable Ltd Eco Houses Clarecourt Gardens. Victoria Road, Douglas, IM3 2AG. Proposed Plans. Chk SRC SRC e 1.50 @A2 Date 12.05.18 CR3045

A 1

C 050



The speed and simplicity of the Scotframe Val-u-Therm system explored in three dimensions







The Isoquick foundation system a ground breaking revolution in construction









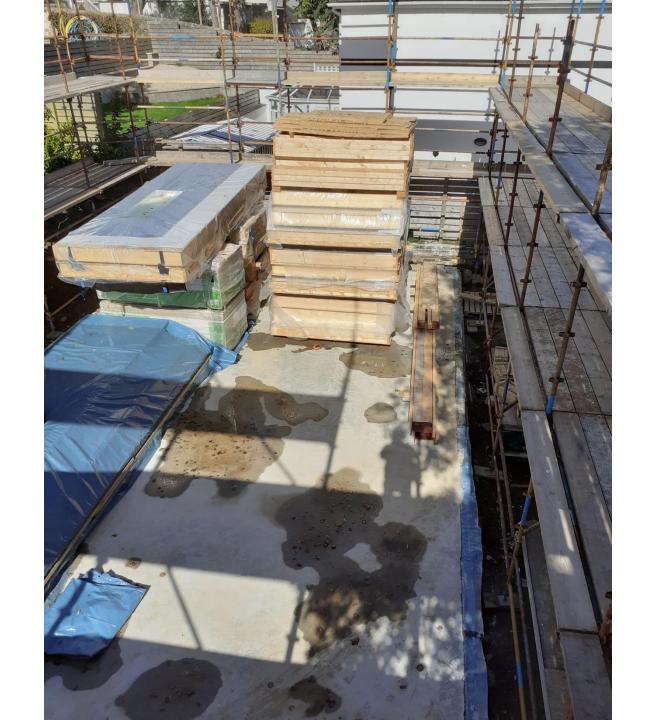








Large factory made modules allow assembly to be completed in days.





























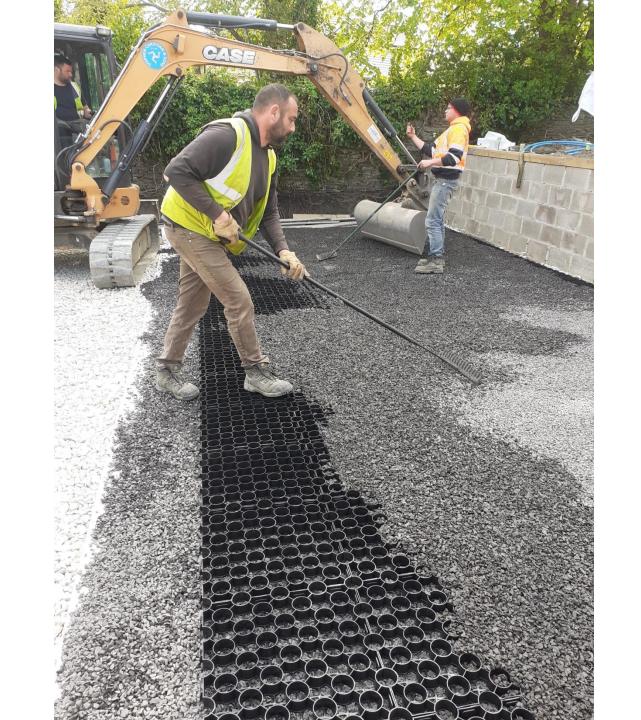
Three phase supply to each unit optimizes potential to achieve Carbon Zero.





No rain that falls onsite enters the sewers. It isall retained on site







All stone used in the TRP system and permeable paving was sourced on Island





Each unit cost £144,000 just £4k more than IOM developers budget for similar sized unit at volume.





Hans and Etc-Bygg win UIA 2030 award for pair of modular apartment blocks.





