



Cohousing is about sustainability

"The movement back to community is the key to sustainability in the Western Culture, knowing our neighbours, feeling like we belong, being part of something that we care about and that cares about us - these are the elements of rebuilding the sustainability in the world around us"





Cohousing communities involve

- ▶ A participatory design process
- ▶ Community by design
- ▶ Collective management
- ▶ Consensus-based decision making
- ▶ Mix of shared and private spaces
- ▶ Shared values about sustainability





Features of a cohousing community

Your own home with...

- ▶ Shared spaces
- ▶ Shared facilities
- ▶ Shared activities
- ▶ **Shared intention**
- ▶ **But no shared economy**



Vision & Values



We are an inclusive inter-generational community group with strong ecological values and a sense of fun. We are creating the beautiful and functional new neighbourhood at K1 that is designed to promote social interaction and build strong and supportive community relationships.



COMMUNITY INCLUSION SUPPORT TOLERANCE RESPECT TRUST COLLABORATION CONSENSUS COOPERATION



North

Marmalade Lane

South

Common house

Shared garden

West

Gym & Workshop

Productive garden

The Common House



- ▶ Dining hall
- ▶ Lounge
- ▶ Playroom
- ▶ Kitchen

- ▶ Sitting room
- ▶ Large balcony
- ▶ Multi-purpose room

- ▶ 3 Guest bedrooms
- ▶ Guest bathroom

- ▶ Lift access
- ▶ Laundry
- ▶ Wood-burning stove

Unique Collaboration



The Development Team

Mole

“One of Britain’s top 10 architect provocateurs, who are shaking things up with bold, innovative designs.”

Sunday Times

“Ecological design encourages decisions that will mitigate harm to the environment and indicates a relationship between human occupation and the planet.

We take these issues as an incentive to embrace the natural world and make buildings that celebrate life: the cycle of the seasons, the warmth of the sun or the passage of time.”

Meredith Bowles | Mole Architects

The Development Team



“It’s about leaving behind something to be proud of”

Ken Forster | MD Trivselhus UK

Trivselhus, is one of the leading house builders in Sweden and has been supplying the UK for over 20 years. The partnership with Esh Homes in Northumberland won the “What House Sustainable Developer of the Year Award” in 2016.

SUSTAINABILITY

To be truly sustainable the use of raw materials and energy should be as efficient as possible. This includes the sourcing of raw materials, the manufacturing process and the finished product.

SUSTAINABILITY QUALITY INTEGRITY PARTNERSHIP

SÖDRA'S ETHICS ENSURE OUR CREDIBILITY

Policies based on the UN Global Compact and declaration of human rights.



Responsible
Forestry



Long term
profits



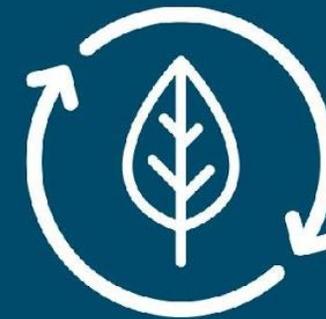
Effective forest
management



High returns



Balance
production
and the
environment



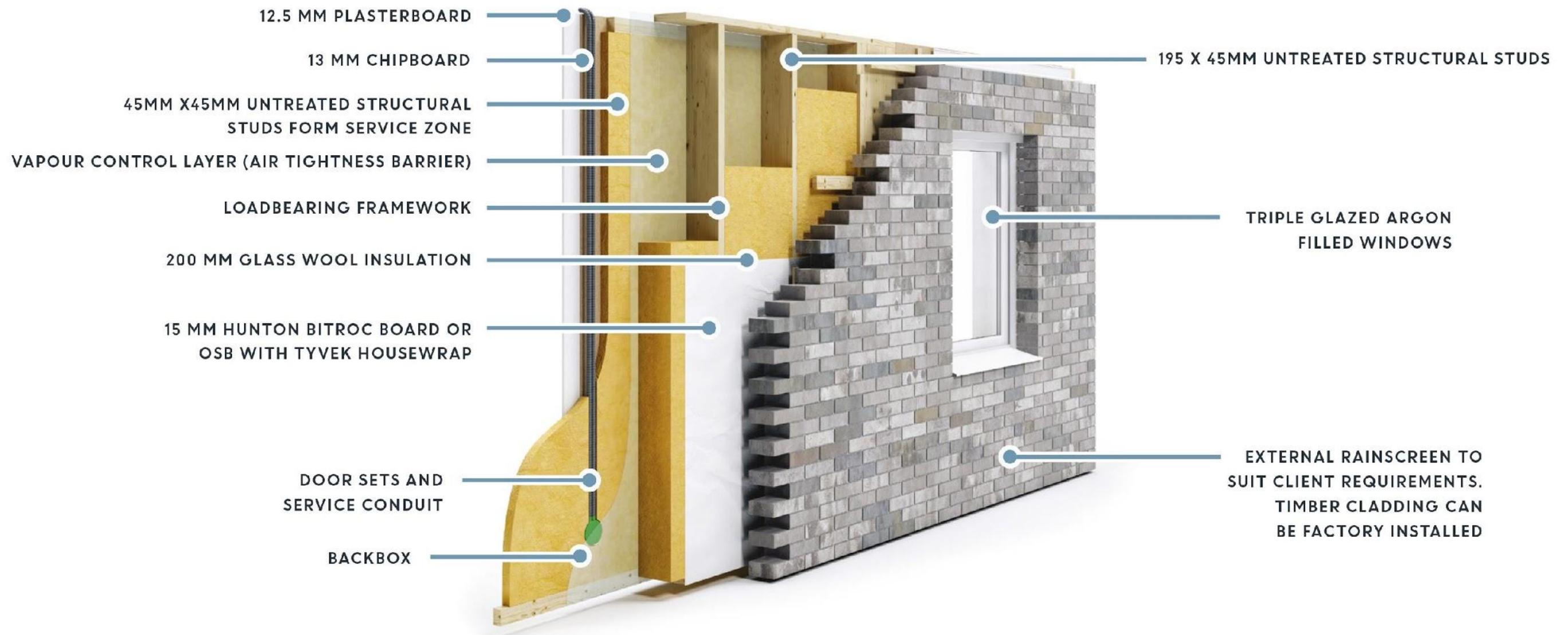
Consideration of
environmental
and social issues



Ethical
treatment of
employees

Fabric first

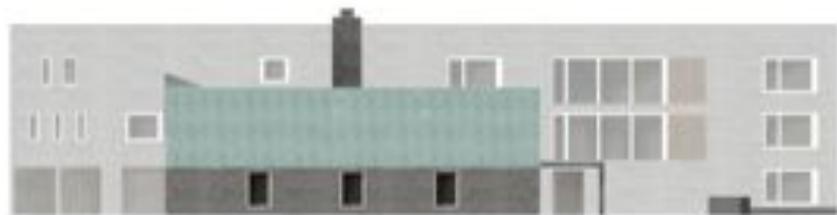
Trivselhus Climate Shield™ is a closed panel, ‘breathable’ wall with air tightness barrier fitted behind the service installation



The sweet spot -

70% of passive house standard

- ▶ Average annual space heating demand of less than 35kWh/m²/year (passive house 15kWh, 2010 bldg regs 80kWh)
- ▶ Space heating demand relatively small part of overall power need - add a typical 40kWH for the rest
- ▶ Typical UK energy bill: £1230, 2010 bldg regs £820, Trivselhus Climate Shield £595, passive house £495





Key Eco Features

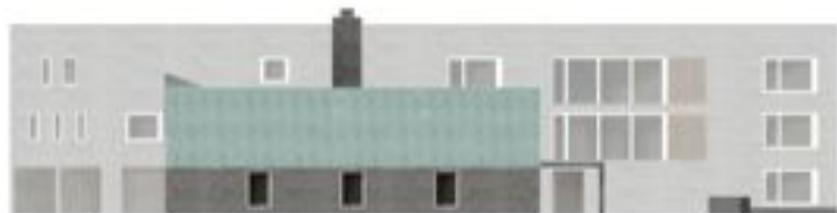
- ▶ Designed for solar gain
- ▶ Mechanical ventilation with heat recovery (MVHR)
- ▶ Air source heat pumps (no gas on site)
- ▶ Glazing for solar gain and low lighting requirements
- ▶ Low water use fittings
- ▶ Lifetime Homes standard where practicable
- ▶ Code for Sustainable Homes level 4

The case against gas on site

84% of homes already rely on gas for heat, gas provides almost 50% of electricity and 25% of CO₂ emissions.

In response to government plans for 30 new gas-fired power stations, John Gummer, Chair of CCC commented '*extensive use of unabated gas-fired capacity... in 2030 and beyond would be incompatible with meeting legislated carbon budgets*'

The IPCC identified gas as a possible transition fuel for less developed countries.



Exploration of the options

	Gas Boilers	All electric	Individual ASHPs	Ground source	Central ASHP
Capital cost	290,615	150,000	276,600	446,600	394,000
Maintenance pa	10,000	5,000	12,500	20,000	5,000
Fuel costs pa	24,000	48,240	12,000	8,500	10,520
Replacement cost	80,000	80,000	80,000	200,000	120,000
Totals	404,615	283,240	381,100	675,100	529,520

