



Year of the Built Environment 2004

Demonstration Houses Program

Newsletter 2

Late August 2004

Vision

Increase the uptake of more sustainable housing practice among Queensland industry and consumers.

Sustainable housing is defined as designing, planning and building dwellings to make them more socially, environmentally and economically sustainable.

Welcome

This is the second newsletter in a series of regular updates on the Year of the Built Environment Demonstration Houses Program.

Year of the Built Environment – Demonstration Houses partners

The Year of the Built Environment – Demonstration Houses Program initiative draws on a partnership among stakeholders from public and private sectors across Queensland. This collaboration provides an opportunity to showcase, the advantages of more sustainable urban and built environments through the construction of demonstration houses via public display and promotion. Local councils have the opportunity to draw on the expertise of the organisations listed in the table below.

Partner	Role
Department of Housing & Department of Public Works	Coordination
Planning Institute of Australia	Consultation/Urban Planning
Urban Development Institute of Australia, Queensland	Development
Bendigo Bank	Finance
Royal Australian Institute of Architects, Queensland Chapter	Design
Queensland Master Builders Association	Construction
Australian Green Development Forum	Products and Suppliers
Environmental Protection Agency	Monitoring/Communication

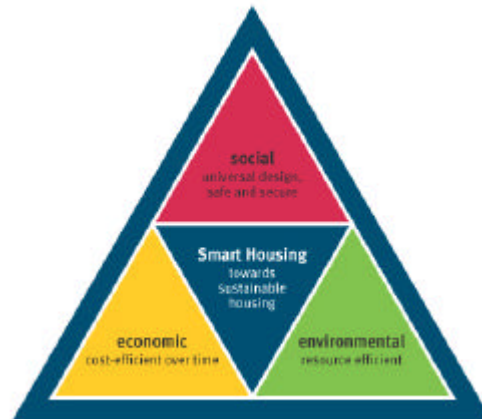
Smart Housing design objectives

As outlined in the Lines of Responsibility, any project under the Demonstration Houses Program will aim to optimise sustainable housing design. The Queensland Government, industry and the community have collectively developed a shared understanding of what constitutes more sustainable housing design. This understanding has been articulated through the Smart Housing initiative.

Smart Housing is good practice in residential design and construction. It advances more sustainable housing outcomes in terms of social, environmental and economic issues.

The Smart Housing Design Objectives describe the *functional* design principles that will allow houses to be more holistically sustainable. Smart Housing leaves the form and expression in the hands of the designer, thereby encouraging creativity in housing solutions.

For a project to receive recognition under the Demonstration Houses Program it will need to address each of the essential items outlined in the document.



A draft copy of the Smart Housing Design Objectives is attached for your reference. Any feedback and comments should be addressed to Mr Craig Ingram, Smart Housing Design Officer, via email: craig.ingram@housing.qld.gov.au or telephone: (07) 3225 2332.

Market feasibility questionnaire

The Sustainable Demonstration Houses Program Coordination Team is about to send out a market feasibility questionnaire to assist local councils with the task of developing their project briefs. The questionnaire will help compile background information to enable an analysis of the regions demographics, the regions current residential market demands and an understanding of the sites characteristics. It will also enable the Steering Committee to review completed briefs and provide recommendations to ensure compliance with sustainable housing outcomes in terms of social, environmental and economic issues.

Brahminy House

For a practical example of a local council display home initiative please see the attachment on Maroochy Shire Council's Brahminy House. Brahminy House was an energy efficient display home opened for public inspection in August 2001. It aimed to demonstrate to the community and the housing industry how easy it was to design a house for climatic conditions in accordance with Council's "Design for Climate Code". The house was also to be affordable, functional, contextual and comfortable to live in. Brahminy House was opened for public display for a two year period. When it closed in August 2003, nearly 4,000 visitors had passed through its doors.

For more information and some practical insights on Brahminy House, contact Doug McDougall at Maroochy Shire Council on (07) 5475 8501.

Local government communications guideline

The Sustainable Demonstration Houses Program Coordination Team is working on a communication strategy to assist in the flow of information on the Program. One of the proposed outcomes of this strategy will be a Local Government communications guideline for distribution to councils to assist in the promotion of the program's key and increase public awareness of sustainability and the built environment. The communications guideline will provide a range of communication tools and methods of delivery suitable for adaptation by individual councils.

A communication consultant will be engaged by the Environmental Protection Agency to develop the communications guidelines and associated tools.

It is planned the guideline documents will be available after November 2004.

Latest project snapshots

We are excited to report developments with the following councils.

- ***Emerald City Council*** – has selected a site. The Demonstration House Program Team will be visiting Emerald in early September.
- ***Fitzroy Shire Council*** – has selected a site and is ready to begin a market analysis.
- ***Gladstone City Council*** – has selected a site. The Demonstration House Program Team visited Gladstone in August.
- ***Livingstone Shire Council*** - in the process of doing a sub-division and allocating one of these sites to the project.
- ***Noosa Shire Council*** - has committed to the program and is currently evaluating several possible sites.

Photos of your site

We would love some photos of your site to put on our web page. If you would like to share any images please email contributions to, cathy.keys@projectservices.qld.gov.au.

Useful web links

Please see the following links for further information on sustainable housing:

- www.ybe2004.qld.gov.au
- www.smarthousing.qld.gov.au

Stay in touch

Your involvement is important to the success of this program and the ongoing development of sustainable housing throughout Queensland.

The Demonstration Houses Program Team depends on your feedback, comments and suggestions. We also welcome contributions to this newsletter. To contact a member of the Demonstration Houses Project Team -

email cathy.keys@projectservices.qld.gov.au, or phone on 322 77214 (Monday, Tuesday, Friday), email ross.mehrten@projectservices.qld.gov.au, or phone on 3227 7759, and email wayne.petrie@projectservices.qld.gov.au, or phone on 3224 4662.