



Blending in to stand out

BY JACK MCGINN

An intuitive build geared at minimising environmental intrusion implemented through the use of sustainable techniques has won Phil Kelleher Homes' Yallingup build the 2016 HIA GreenSmart Western Australian Home of the Year Award.

The single-storey three-bedroom, two-bathroom holiday escape on a five-acre block takes full advantage of its beautiful natural surrounds.

Designed to maximise exposure to the northern sun, the home is constructed in three pavilions, each of which can be closed off for heating, cooling and noise and suit the family holiday lifestyle.

Large double-glazed corner windows capture light and retain the heat of the environment to seamlessly blur the indoors and out, while a burnished concrete slab provides thermal mass in conjunction with Colorbond and rammed earth walls and extensive wall and ceiling insulation. The

use of these features means the home doesn't rely on air-conditioning for climate control.

The pavilions follow the natural contour of the land, and the exterior colours and materials blend unobtrusively with the area, blurring the barriers between the indoors and the natural surrounds.

Energy-efficient lighting and room zoning ensures the home is comfortable, stylish and low maintenance.

An 8.5-star energy rated build, the Yallingup home is Dunsborough-based Phil Kelleher Homes' second HIA GreenSmart Western Australian Home of the Year, having previously taken out the accolade in 2007.

Phil Kelleher has been building environmentally conscious homes for more than a decade, and told *New Homes* the work on this project went above and beyond the realms of what many other builders would undertake.

"We had a lot of grass trees and probably around 150 of them got relocated," he said.

"Most builders would probably just dig them up and take them to the tip, whereas we organised as a company to trim them back, escalate, dig them out, bag and on-



Images: Matt Moyes Design.

sell them so they got re-used.

"They're pretty unique little trees and quite expensive to buy, so they add a little wow factor.

"The house was actually designed around a few of them. There's a few strategically placed by the corner windows and some of them are probably three or four hundred years old."

The builder has created a dwelling that delivers practices which conserve energy and water resources. This is what our country needs.

The environmental features are complemented by the home's practicality as a rural getaway.

"It's a very low-maintenance house. It's a weekender so it's really easy for the clients to maintain," Mr Kelleher said.

"There's not much in the way of external painting to maintain, and the house is pretty durable with the burnished concrete – it's not like it's a highly polished finish they'd have to be really careful with.

"The five-acre block really means it's a bit of a getaway where the owners can escape the highly built-up areas in the city and come down and chill out on plenty of land."

Mr Kelleher said a second HIA GreenSmart Western Australian Home of the Year was the realisation of a goal set with his partner 10 years ago.

"She's done a few degrees in environmental science and is very much into the nature, bush and water side of the environment. And I'm good on the building side of it, so we complement each other," he said.

HIA GreenSmart Awards judge and SAB Building Solutions founder Sallyanne Bond said the builder wowed the judges with

the leadership and innovation shown at Yallingup.

"I think the building industry should be looking toward sustainable buildings as the future of construction," she said.

"The builder has created a dwelling that delivers practices which conserve energy and water resources. This is what our country needs."

"The home also sits lightly on the site, and the minimum intrusion to vegetation is environmentally responsible. It's responsible to waste disposal and resource efficient using recycled material.

"It is an exceptionally well done example."

Designed by Denise O'Connor at Shelter Designs, the Yallingup home was also 2016 HIA GreenSmart WA Custom Built Home of the Year, 2016 HIA GreenSmart WA Framed Home of the Year and was Highly Commended at the 2016 National HIA GreenSmart awards in the Custom Built Home category.

See the other 2016 HIA GreenSmart winners on page 18.

Standout GreenSmart features:

- 8.5-star energy efficiency
- Solar power PV roof collector system
- 130,000-litre water storage
- Quality insulation
- Electrical equipment selected on energy efficiency
- Wall construction, rammed earth, reverse brick veneer and rendered brick cavity mean climate responsive living
- Built for minimal disruption to natural surrounds
- Relocation of 150 grass trees in driveway and building area

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