

## PROJECT OF THE MONTH

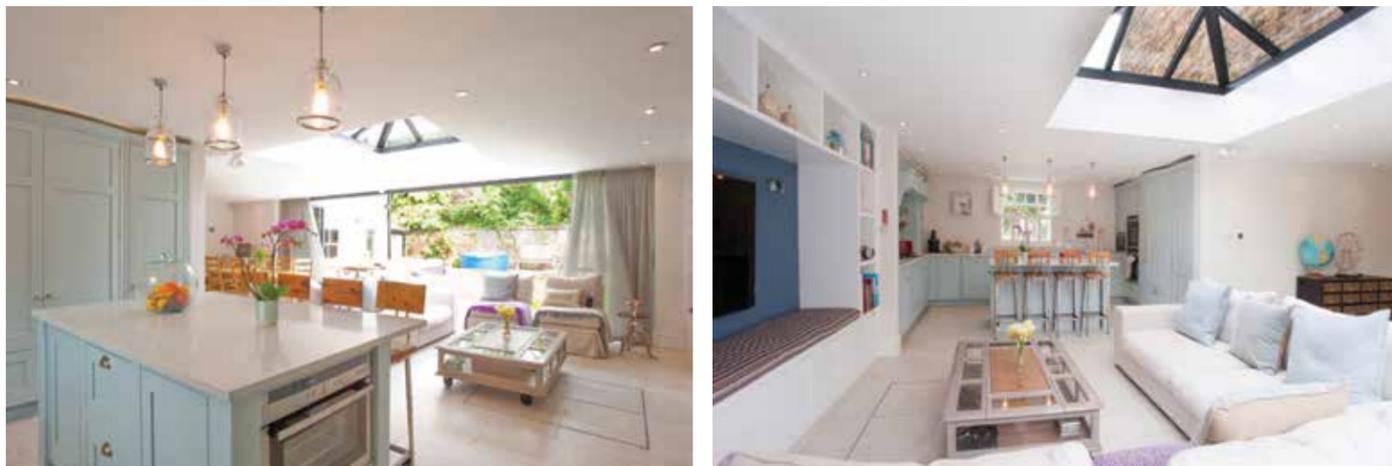
### That's a wrap by Build Team

Making use of their redundant side return has allowed this family to create a bright and spacious lounge, kitchen and dining room extension.

Build Team increased the usable living space in this semi-detached south London home by incorporating a 50m<sup>2</sup> wraparound. The design and build firm was also enlisted to transform the loft space into an extra bathroom.

The ground floor zone is now bathed in natural light thanks to the addition of a central roof lantern and a set of 7m-wide bifold doors, both of which feature low-maintenance, powder-coated aluminium profiles. The glazed opening leads out to a raised patio area and a compact private garden space.

Internally the new living area also features a cellar conversion. This is accessed by a spiral staircase visible only upon opening a trap door, which is operated via gas-lift struts.



For more information call 020 7495 6561 or visit [www.buildteam.com](http://www.buildteam.com)

## Zero carbon energy target scrapped

The government's decision to abandon the Zero Carbon Homes policy, introduced in 2006 to ensure all new builds generate as much energy as they use by 2016, has met opposition. "It is short-sighted, retrograde and damaging to the industry, which has invested heavily in delivering energy-efficient homes. We need more housing but there is no justification for building homes with a permanent legacy of high energy bills," says Julie Hirigoyen, chief executive at the UK Green Building Council.

## 1 in 5

local councils have already taken action in the quest to help more aspiring self builders realise their dreams, according to the National Custom and Self Build Association (NaCSBA). The organisation has found that many have already established a register of people keen on creating their own bespoke home. Its research concluded that the region with the least active councils is London.

## Brownfield site to host self builds

Plymouth Council has approved funding for two new bespoke housing projects on a site that was previously used as a youth centre. The £241,048 capital will cover the cost of providing local infrastructure and services for the plots. "Our aims are to help local people into the property market, to provide alternative housing choices in the city and for these self-build sites to act as a springboard to bring forward additional sites in the medium term," says Chris Penberthy from Plymouth Council.

## Cardiff University builds energy positive house

The Welsh School of Architecture has constructed an affordable zero carbon home in just 16 weeks. The faculty claims that at a cost of £1,000 per m<sup>2</sup>, the build is in line with the normal budget for social housing, which is usually between £800-£1,000 per m<sup>2</sup>. The new property features a host of eco solutions, including solar electric panels on its south-facing roof. "Using the latest technology, innovation and design, it is indeed possible to construct a zero carbon house at low cost and generate long-term benefits for both the economy and the environment," says Phil Jones, professor at Cardiff University. "The cost of our carbon-positive house makes it an affordable option for house builders and we hope that this can be replicated in other areas."

## industry news

### The perfect self build opportunity

Last month I took a trip to Kloeber's new showroom for a *Build It* reader day. It was a pleasure to meet a select group of self builders in such a wonderful environment; it's a lovely part of the country and the firm has created a spectacular space to promote its range of windows and doors.

My journey took me past the former Ministry of Defence (MoD) site at Graven Hill in Bicester and, not surprisingly, during the day I met a few couples keen to be involved with Cherwell District Council's inspired decision to open up this redundant space for prospective self builders. It still looks very much like a MoD site at present, but it's great to know that's about to change and that the dreams of thousands of self and custom builders will become a reality here in the near future.

Cherwell DC's plans will not be news for many of you, but for those of you that are just about to embark on building your own home, you may not be so familiar with the scheme. This project is the largest self and custom build opportunity available in the UK, which is very exciting.

For all of you looking for a location in the heart of England with access to just about everywhere, you won't find much better than the 187 hectare Graven Hill site. It has received outline planning permission for up to 1,900 new homes and will cover everything from affordable housing (which will take up 30% of the site) through to group and community self build, eco houses and bespoke detached family homes.

The first plots will be reserved for prospective self builders from October this year so if you have not already registered, visit [www.gravenhill.org.uk](http://www.gravenhill.org.uk) to sign up. The remaining land will be released at a rate of around 200 sites per year over a 10-year period so it will take a while to complete the whole scheme and the planned infrastructure to go with it.

It's certainly going to be a diverse and exciting site and although applications from local residents are set to take precedence, the opportunity is open to all. Some initial indications of plot prices are emerging and while a wide range of budgets will be catered for, you'll still have to demonstrate that you have sufficient funds or access to a mortgage suitable for your design. The plan is for the whole site to be covered by a Local Development Order. This means that provided your plans meet the approved design code and the Plot Passport criteria, which will outline key elements of an acceptable scheme, then there will be no need for a further planning application to approve 'reserved matters' as would normally be the case. I hope this comes to pass because it will make life much easier for both self builders and the planners. With any luck, we are looking at the future of self and custom building, and it's looking great!

## What's on?

**ARCHITECTURAL CERAMICS**  
7TH SEPT  
£110  
SUSSEX  
[www.wealddown.co.uk](http://www.wealddown.co.uk)

**DESIGN YOUR PERFECT KITCHEN**  
12TH SEPT  
FREE  
CAMBRIDGESHIRE  
[selfbuildacademy.co.uk](http://selfbuildacademy.co.uk)

**HISTORIC FINISHES**  
16TH SEPT  
£175  
HAMPTON COURT PALACE  
[spab.org.uk](http://spab.org.uk)

**OPEN HOUSE LONDON**  
19TH - 20TH SEPT  
FREE  
LONDON  
[openhouselondon.org.uk](http://openhouselondon.org.uk)

**CLADDING SHINGLES & BOARDING**  
3RD OCT  
£60  
POWYS, WALES  
[courses.cat.org.uk](http://courses.cat.org.uk)

**BUILDING WITH RAMMED EARTH**  
10TH - 11TH OCT  
£250  
BRIGHTON  
[brightonpermaculture.org.uk](http://brightonpermaculture.org.uk)

**SUMMER PROPAGATION**  
10TH SEPT  
£29  
ESSEX  
[rhs.org.uk](http://rhs.org.uk)

**SOLAR PV OFF-GRID**  
13TH SEPT  
£60  
POWYS, WALES  
[courses.cat.org.uk](http://courses.cat.org.uk)

**WALLPAPERING**  
18TH SEPT  
£149  
BREDBURY, STOCKPORT  
[thediyschool.co.uk](http://thediyschool.co.uk)

**LIGHTING MASTERCLASS**  
22ND SEPT  
£35  
LONDON  
[johncullenlighting.co.uk](http://johncullenlighting.co.uk)

**TIMBER EXPO**  
6TH - 8TH OCT  
FREE  
NEC, BIRMINGHAM  
[ukconstructionweek.com](http://ukconstructionweek.com)

**ASK AN ARCHITECT**  
31ST OCT  
FREE  
NSBRC, SWINDON  
[nsbrc.co.uk](http://nsbrc.co.uk)

## EVENT IN FOCUS

### THE BIG GREEN HOME SHOW

23RD - 25TH OCT  
FREE

The Big Green Home Show is the UK's must-attend event for anyone wishing to make their home more eco-friendly. With over 75 free seminars and experts on hand to answer your questions, you'll be sure to find the solutions to your project's needs.

[www.nsbrc.co.uk](http://www.nsbrc.co.uk)



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Follow Mike's blog online:  
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