



green dream home

November 2009 – Issue Two

## An Update on 1858 Ironwood Terrace, Sun Rivers Golf Resort Development

### In This Month's Issue:

#### CMHC's Involvement in this Year's Project



"The Green Dream Home will be one of the most eco-friendly homes in Canada, inspiring future housing projects across the country," said Lance Jakubec, Senior Research Consultant for Canada Mortgage and Housing Corporation. The Green Dream Home will be the first EQUILIBRIUM™ home built in British Columbia. While every one of the 15 EQUILIBRIUM™ projects features distinctive innovations in design and technology, the partnership between the Canadian Home Builders' Association Central Interior (CHBA CI) and Thompson Rivers University is truly unique.

"The Green Dream Home is providing hands-on experience for the next generation of builders to create the next generation of housing," noted Lance. "The entire housing industry benefits from this partnership and CMHC is thrilled to be part of such an exciting project".

#### Why LOGIX Insulated Concrete Forms?

[LOGIX Insulated Concrete Forms XRV](#) (extra R-value) panels were chosen for The Green Dream Home Net Zero Energy project because of its unique customized high R-value, a true monolithic R-44, and the requirement for air-tight exterior walls to achieve an EnerGuide rating of 88 and higher (the goal is to have an EnerGuide rating of 100 for the completed house).

LOGIX ICF or Insulated Concrete Forms are hollow

EPS (expanded polystyrene) foam blocks used as a forming system for the steel reinforced concrete, which then stay in-place acting as the insulation and the vapour barrier for the exterior walls. LOGIX customized 8" thick EPS (expanded polystyrene) panels were used on the exterior side and their regular 2.75" thick EPS panels were used on the interior side to maximum the thermal mass of the 8" thick concrete core. Thermal mass is the ability of the concrete wall to store and release heat, which then provides "inertia" against temperature fluctuations and provides passive heating. All of the left over scraps from this project are being returned back to the manufacturing plant for recycling.

More information on LOGIX can be found at the local Kamloops Home Hardware Building Centre or at [www.logixicf.com](http://www.logixicf.com)

#### The Build Status – Where are we now?



Hank Bangma, Instructor of the Thompson Rivers University (TRU) Trades and Technology Residential Construction Carpentry Program, and his class of 15 students have completed standing up the trusses and are beginning to sheet the roof. The window's and doors have arrived and will be installed within the next two weeks taking us to lock-up.

During the beginning parts of December, our sub trades and apprentice students (plumbing, electrical) will be working on the house to run the piping, wiring and heating/cooling equipment and install the roof shingles. Never a dull moment at the house.

Currently the committee is trying to find the best way to place the stanchions and flashings on the roof for the photovoltaic solar panels to rest on later. The exterior finishes and colors are in the process of being selected.

For an up-to-date picture of the home be sure to visit the Green Dream Home website at [www.greendreamhome.ca](http://www.greendreamhome.ca).

**Be sure to join us for our Special Speaker Series dinner meeting on January 26<sup>th</sup>, featuring CBC Editorialist Rex Murphy, where the complete time lapse video of the exterior of the house to lock up will be revealed.**

**For more information and to purchase your tickets to this event [click here to be redirected](#) or call 250-828-1844.**

The Green Dream Home e-newsletter is published once monthly by the Canadian Home Builders' Association Central Interior – if you have received this email in error or wish to unsubscribe to this newsletter please email [eghouse@chbaci.ca](mailto:eghouse@chbaci.ca) with unsubscribe in the subject line.