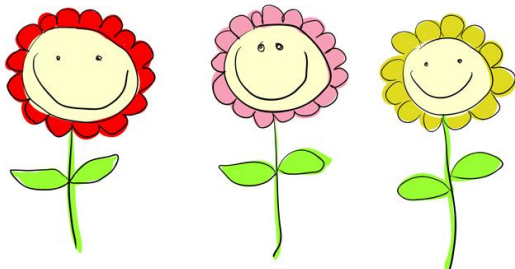
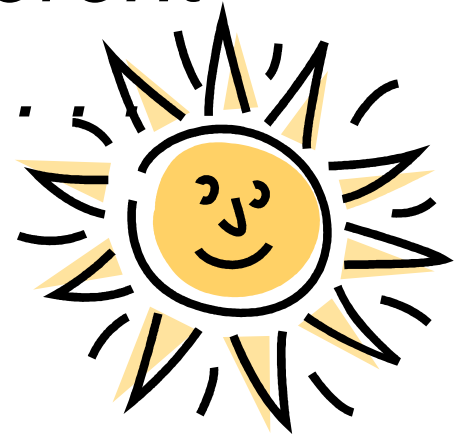




# Green Construction Practices

# *Green Building means different things to different people . . .*

- energy efficiency
- alternative power
- water efficiency
- landscaping
- recycled / recycling
- reduction of waste



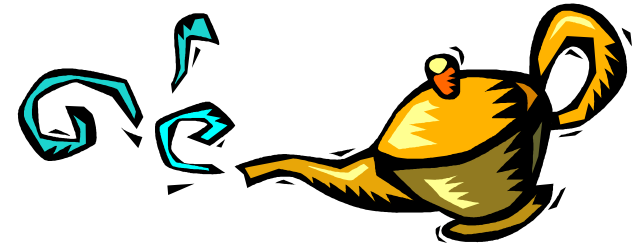
Green Building is anything that can be done to limit a building's burden on the planet.





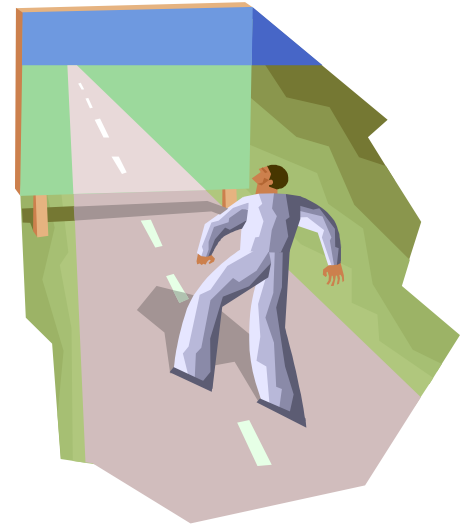
# Ideal Scenario

- Solar orientation
  - Lighting
  - Shading
- Alternative power
- Net-zero energy
- Xeriscaping
- All materials
  - recycled/re-used/recyclable



# REALITY

- Pre-existing conditions
- Deed/lot/neighborhood restrictions
- Pre-conceived standards
- Cost
  - Payback period
  - Affordability





# Current Green Practices

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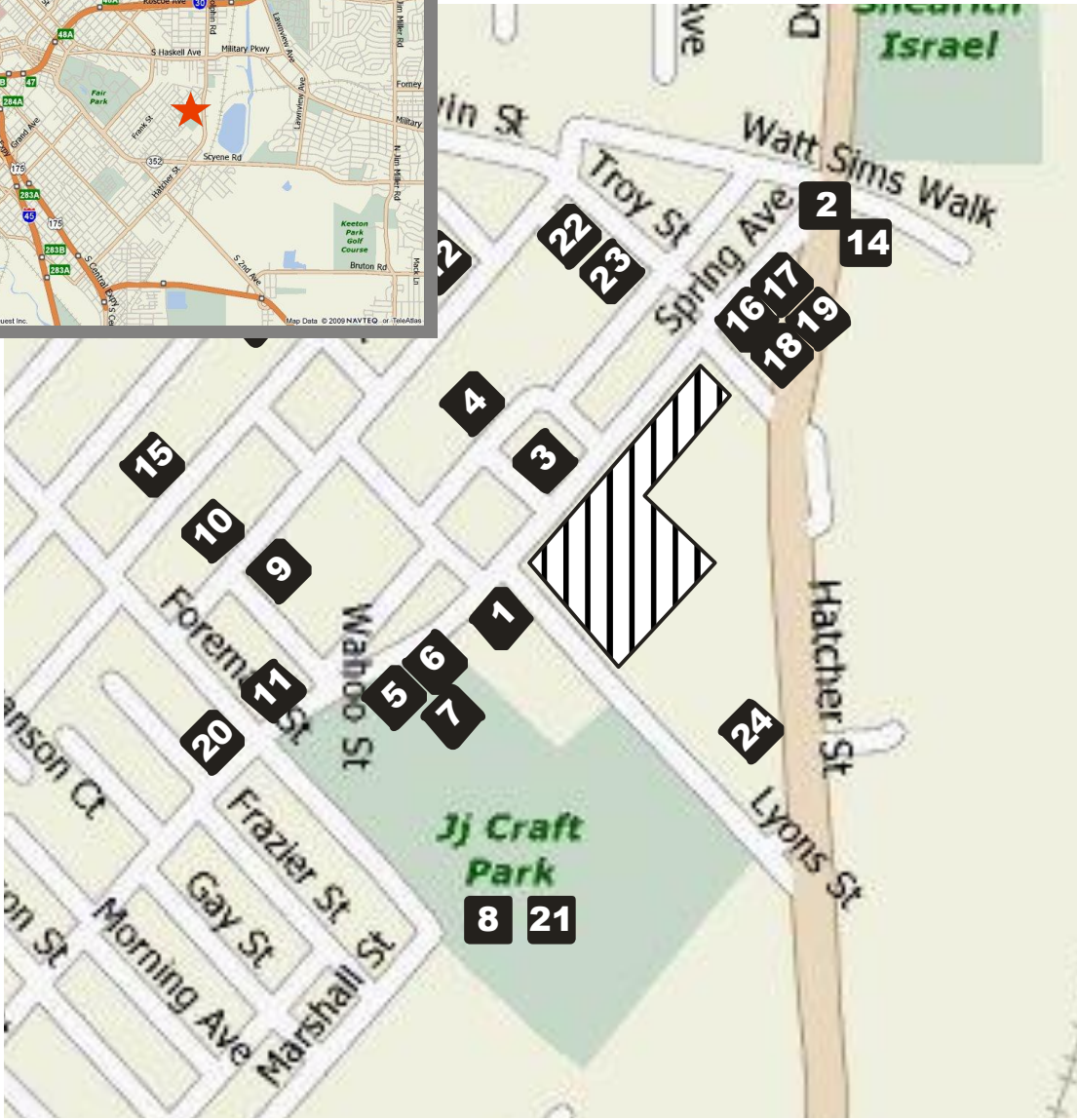
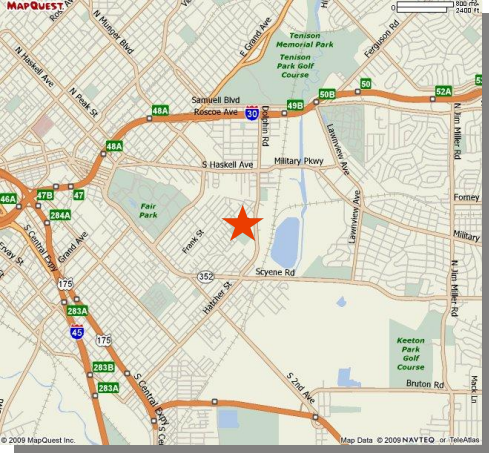
- Design
- Site selection
  - infrastructure
  - community resources
- Methods = efficiency
  - wall panelization
  - framing methods
  - waste reduction/recycling
- Materials =longevity
  - 25-year roofing
  - HardiePlank siding
  - finger-jointed lumber
  - Green-Seal flooring
  - Low VOC paint
- Homeowner education
  - walk-throughs
  - classes



# Current Green (cont.)

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- Energy
  - radiant barrier decking
  - attic ventilation
  - water heater location
    - insulated lines
  - CFLs
  - Energy Star
    - effective insulation
    - high-performance windows
    - tight construction and ducts
    - efficient heating/cooling equipment
    - efficient products
      - Appliances



# Frazier Courts Neighborhood

- new development
  - economy of scale
  - new plan
- infill location
  - existing infrastructure
  - community resources
- high density
- EPA funding

# Frazier Courts specific

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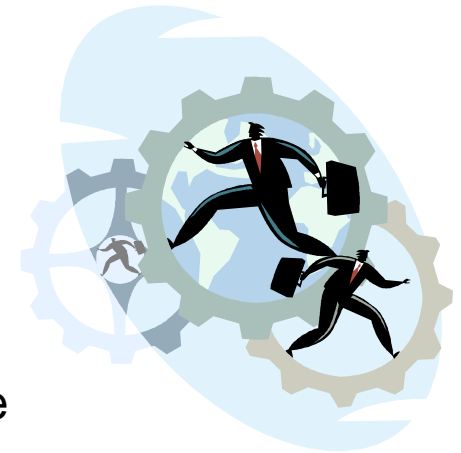
- wall framing @ 24" o.c. (9')
- sprayed foam insulation
  - walls
  - roof deck (no radiant barrier/roof venting)
- low-flow water fixtures
- drought-tolerant plantings
- CO detector
- exhaust range hood to exterior
- fresh air intake
- environmentally friendly refrigerant
- increased performance testing of HVAC
- owner's manual
  - home features
  - FAQs
  - maintenance

# future Green

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- alternative energies
  - solar
  - wind
  - geothermal
  - hydrogen producing bio-diesel perpetual motion reactor
- alternative construction
  - modular
    - enhanced panelization
  - SIPs
  - ICFs
  - steel framing
  - earthships
  - straw bale
  - rammed earth
- multi-family
- recycling / waste reduction / re-use



one piece of wood,  
one roll of tape,



. . . one house at a time