

Project Title: Residential Development, Former School lodge Sites, Aberdeen
Client: Tenants First Housing Co-Operative / Aberdeen City Council
Project Value: £500,000
Project Status: Construction works complete May 2010



Two sites, former Janitor lodge houses within the ground of Primary Schools, were identified by Aberdeen City Council to provide new accessible housing for affordable rent. TFHC were partner to ACC in delivering the new developments with brief to be innovative in construction techniques and improve thermal performance of the houses to reduce client energy costs.

Each site has been developed with 2 semi-detached houses for specific disabled tenants, meeting Super-E standards. Super -E homes are energy-efficient, healthy, comfortable, affordable and environmentally friendly. The house is designed as a whole with all elements considered to achieve high performance of insulation and air tightness to reduce energy losses through the fabric of the building. Heating systems are designed to recover waste heat from bathrooms and kitchen, redistributing fresh inlet air throughout the house.

The house designs are flexible for accessible use incorporating ground floor bedroom and adjacent sanitary facilities allowing for specific client adaptations in the future. The open plan nature and double height spaces within the house encourage family interaction. Houses have large elements of south facing glazing to maximise passive heat gain and natural day lighting.

The houses were completed and occupied in May 2010. Future Super-E system developments are currently being considered.

