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New LEED Platinum Portland Home Mixes Modern Design, Fossil Fuel Independence in Native Northwest Landscape

PORTLAND, June 17, 2009 – Constructive Form Architecture and Design LLC, an award-winning Portland architecture firm, today announced the completion of an innovative LEED Platinum residence in a southwest Portland neighborhood. This modern northwest regional design, built on the footprint of a previous structure, offers a strong environmental connection to the site, fossil fuel independence and inventive use of standard building parts and systems.

The project was part of the LEED for Homes Pilot Project Program, administered by Earth Advantage Institute, a non-profit green building resource organization that certified 11,000 sustainably built homes. Ierulli Construction Inc. of Tigard, Ore., built the residence.

The home is designed for indoor and outdoor living, with generous and balanced natural daylight interiors. The site slopes gently from east to west, has a grove of native Douglas Firs and enjoys excellent southern solar exposure. The new house footprint minimizes soil disturbance and reuses the existing driveway alignment, enabling preservation and restoration of the remnant native northwest landscape. The design arranges interior spaces and outdoor private areas to the east and south, away from the public street, emphasizing views back to the existing grove of trees and planned gardens on the property.

The house form allows for natural ventilation, and passive solar heating, supported by an in-floor hydronic heating system. The house has a metered solar electric system and is pre-plumbed for solar hot water. The first North American installation of a Daikin Altherma high-efficiency air-to-water heat pump provides for the hydronic heating and domestic hot water, and a heat recovery ventilation system captures waste heat for the fresh make-up air, maintaining high indoor air quality.

“This home design offers a unique example of how sustainable features can work with the landscape and reduce the footprint of the residence on the land,” said Randy Hansell/Sean Penrith, _____ at Earth Advantage Institute. “Constructive Form (Architecture & Design?) has been an instrumental player in our LEED for Homes pilot project – their innovative work provides long-term value to both the owners and to the neighborhood.”

The project is approximately 1820 square feet. The primary living space, with a bedroom and bath are located on one level to accommodate aging in place. Another bedroom and bathroom are located at a half level above. A separate one bedroom/ one bath space was built below the main level so it could be used as a future in-law or guest room. A southeast outdoor living space is protected by an extended roof and expands the seasonal living area. The sloped ceilings, corner windows, large glass area, operable clerestory, and interior door transoms enhance visual and qualitative connections to the site landscape and provide a more spacious feeling to the efficient home. The shallow depth of the house ensures balanced natural light to all rooms and the L-shaped form creates a generous south-facing outdoor court and provides a layered transition from outside to inside and public to private areas.

All rainwater is retained and infiltrated on site, excepting heavy storm events, contributing a small part in maintaining the health of the neighborhood's stream to support riparian habitat. Rainwater from the metal roof is directed into an above grade cistern and overflows into vegetated flow-through planters on the property. The access driveway was formed with a pervious concrete mix.

The construction system uses industry standard wood framing elements with advanced framing strategies. Use of continuous headers above windows and doors, and a two foot framing module, reduced the amount of wood used on the project and allowed for door and window openings to extend to the ceiling. At the exterior, a combination of cement fiber board, rough sawn cedar, metal siding /roofing and a rainscreen assembly are carefully detailed and constructed for the northwest climate. Fir trim / millwork and FSC certified eucalyptus flooring are used at the interior, complementing the clear finished fir windows. In keeping with the clients' wishes to have high indoor air quality, all interior finishes are non- or low VOC (volatile organic compounds).

About Constructive Form Architecture and Design LLC

Constructive Form Architecture and Design LLC, based in Portland OR, was founded in 2006. Brent Hinrichs, Simone Goldfeder and Kina Voelz have worked together on architecture and design projects over the last decade. Collectively they have design experience across the United States, in Europe, and with International competitions, including a wide range of use programs with private, public, and institutional clients. Common to all of their projects is an open and collaborative approach to the design process; with a critical interest in environmentally supportive practices, site relationships and spatial organization, construction detailing and materials, technical and system performance. They are committed to providing design services supportive of project needs, budgets, and requirements; and are fully engaged in crafting livable places responsive to the region and locale.

About Earth Advantage Institute

Earth Advantage Institute works with homeowners, homebuyers, builders, and developers to bring the most energy efficient, sustainable, and healthy homes to the market. The organization is an independent, nonprofit resource group that certifies homes and communities based on conformance to ENERGY STAR®, Earth Advantage®, or LEED® for Homes standards. Earth Advantage Institute also offers education classes and has a showroom at its national center in Portland, Oregon. Earth Advantage Institute has certified more than 11,000 new homes.