

Build & Renovate



Issue No: 17

www.buildandrenovate.ie

Price: €5.95



PETER FINN

CHILDREN'S HEALTH FOUNDATION

DONATE



Front Cover Image: Pete The Builder

Brett Joinery

Interview - Page 6

Hanlon Kitchens

Interview - Page 8

Ecocel

Interview - Page 16

Passive Housing

Interview - Page 18

RTS

Heating & Cooling Services Ltd

Interview - Page 20

Long Life Structures

Interview - Page 24

Not Just Granite

Interview - Page 32

Neptune Bathing

Interview - Page 32

Page 4 Interview With Pete The Builder

Page 12 Interview With Barry McCarron

Page 78 Interior Designer Nadine Savage



Switch from Oil to Flogas LPG and get a FREE Boiler*

flogas.ie/homeheat

*Terms & Conditions apply.



Who Makes it Happen...

Sales

Jason O Neill:
jason@buildandrenovate.ie

Shawn Barnes:
sales@buildandrenovate.ie

Heather Johnson:
sales@buildandrenovate.ie

Editing

Emer Kelly:
editor@buildandrenovate.ie

Joshua Cook:
editor@buildandrenovate.ie

Jose Romero:
editor@buildandrenovate.ie

Artwork

André Clarke:
design@buildandrenovate.ie

Kathy Summers:
design@buildandrenovate.ie

Erin Price:
design@buildandrenovate.ie

Letter from the Editor

Hello and a very warm welcome to the **final edition of Build & Renovate for 2022!** Can you believe it is that time of the year again, it genuinely feels like I've blinked and it is almost the end of the year and what a 12 months it was!

Most of our readers will most likely be thinking of having a feast to line our stomachs over the Festive period but believe me when I tell you that this edition is certainly a feast for the eyes, not to mention an issue that is bursting at the seams with content.

To begin with, we hear about **Peter Finn aka Pete the Builder** and his experience on the **RTÉ show 'Special Forces Ultimate Hell Week,'** where he was proud to support and fundraise for the Children's Health Foundation.

We feature the home of County Down based Interior Designer Nadine Savage. *"I would class our project as a mid-level renovation, with some fairly straightforward building work taking place along-side some standard modifications.*

We removed one internal wall to create an open Kitchen and Dining area, which allows so much more light to filter through the whole space and becomes a more social, family friendly room," she explained.

Karina Reid of Maka Design is a qualified Architect and Urban Urban Planner who has been working on large scale projects for more than 20 years. After moving to Ireland, Ms Reid fell in love with Interior Design projects and 3D visualisation.

"The clients are neighbours of my Mother in Law and the Mother of the woman who owns the house now was best friends with my Mother in Law for more than 50 years. They knew I was an

Architect and they asked me to work on the design for their home," said Karina Reid when discussing the Dublin project.

James Walsh of Low Energy Design discusses a high energy new build in Clonee.

"This was a new dwelling on an existing estate where the client purchased a plot with previous planning permission and wanted a more contemporary design that would meet the family needs both in space and comfort.

The dwelling is designed in an 'L,' shape to catch as much of the afternoon and evening sun to the court formed by the building and garden boundaries. The dwelling is laid out with distinct areas for the general family and for leisure and guest accommodation," he explained.

We feature interviews with President of the Interiors **Jackie Carton** and Chairperson of the Passive House Association of Ireland.

When it comes to interesting company profile interviews, we feature editorial pieces with **Green Home Energy, Brett Joinery, RTS Daikin and Long Life Structures.**

All that is left for me to say is we wish you the **Merriest Christmas and a wonderful 2023.**

Thank you for your support throughout the year and we cannot wait to come back in January with just as much exciting content as we have provided over the course of this year.

Many thanks and all the very best,

The Build & Renovate Crew X

I have to Sell the Design to them

*In conversation with James Walsh of
Low Energy Design - by Emer Kelly*

Images: Webpress

Low Energy Design has the knowledge and experience to guide you to positively invest in well-designed buildings to best practice standards through architectural and passive house consultancy services.

This company's philosophy is that your home is a reflection of you, your identity and your values. Owner and Senior Architect James Walsh works hard to get beneath the surface, to truly understand what it is you want to achieve.

What's important to you – lots of family space, entertaining, quiet spaces, or being green? It's important to decide these things before you begin.

Low Energy Design's skill set includes:

- **Architectural Design, Energy Retrofits**
- **Environmental Building Design**
- **Construction Detail Analysis**
- **Certified Passive House Designers.**

Their expertise include:

- **Sustainable Design**
- **Project Planning**
- **Construction**
- **Energy Efficient Design**
- **3D Modelling, Planning**
- **Project Management as well as Feasibility Studies.**

"I worked as Associate Director for OMS Architects until 2009 during the recession. I decided to set up my own practice as I developed an interest in Passive House design while studying for a Master's Degree in Advanced Environmental and Energy Studies at the Centre for Alternative Technology in Wales," said James Walsh.

"The benefits of the Passive House building method are that it is a more rigorous build, the quality is high. A building built to Passive House standards perform better in comparison to a standard building regulations compliant dwelling that isn't built to those standards and this has been proven in research."

"I always see the projects as a collaboration with the client. We both have a stake in the design as they have to live in the house, I don't. There is no point in me imposing something I want and they don't, I have to sell the design to them. The best projects that I have worked on are when the client has a strong input," enthused Mr Walsh.

As to the future of Low Energy Designs?

"I do a mixture of projects from extensions to new builds; a lot of it is retrofit work. I maintain the same standards and principles on all projects in terms of a high thermal performing 'fabric first' approach. I would like to be working on more Passive House projects and some small scale multi-unit developments," finished James Walsh.



The benefits of the Passive House building method are that it is a more rigorous build, the quality is high.

A building built to Passive House standards perform better in comparison to a standard building regulations compliant dwelling that isn't built to those standards and this has been proven in research.

The best projects that I have worked on are when the client has a strong input.



RIAI Registered Architect with over 30 Years of Experience

Photo: Paul Tierney

Award Winning Architecture Isover Awards 2019

Low Energy Design received the Designer Award for Excellence in Residential Renovation Category at the Isover Awards 2019 for work on retrofitting St. Bricin's Park to EnerPHit standard.



Passive House Design

Low Energy Design were Passive House Designers for the Award Winning St Bricin's Park EnerPHit project.



Architectural Design

Extensive experience in the residential sector for new build, extension and deep retrofit projects.



Thermal Bridge Modelling

NSAI Approved Thermal Modellers, qualified to assess bespoke construction fabric details under Part L of the Building Regulations.

BUILDINGS TO DELIGHT AND DELIVER

Our Mission, in partnership with our clients, is to develop inspirational, relaxing and enjoyable living spaces through architectural design that combines clean elegant lines with low-cost energy solutions. We design energy efficient homes, retrofits or extensions using passive house design principles that will reduce your energy needs.

info@lowenergydesign.ie | (086) 807-221-5 | www.lowenergydesign.ie
Castleknock, Dublin 15 Ireland |



Contact Us!

There is a variety in the spatial experience with interlinking double height volumes

James Walsh discusses a high energy new build in Clonee

Words: Emer Kelly

Images: Paul Tierney



Low Energy Design's mission in partnership with their clients is to develop inspirational, relaxing and enjoyable living spaces through architectural design that combines clean elegant lines with low energy design solutions and to work with clients' vision for their home, whether it is a new-build, conversion or extension.

Here, Owner of Low Energy Design and Architect James Walsh discusses a new build project in Clonee, County Meath which achieved an **A2 BER and NZEB** rating in advance of **NZEB implementation**.

I think the project was true to the original concept design and in my opinion responds to its site location and orientation more than just a standard estate dwelling.



“This was a new dwelling on an existing estate where the client purchased a plot with previous planning permission and wanted a more contemporary design that would meet the family needs both in space and comfort. The dwelling is designed in an ‘L,’ shape to catch as much of the afternoon and evening sun to the court formed by the building and garden boundaries. The dwelling is laid out with distinct areas for the general family and for leisure and guest accommodation,” explained James Walsh.

“The central area contains the circulation and is articulated by the use of a double height space to enhance the feeling of spaciousness and give glimpses of the garden beyond when entering the dwelling.”

In terms of how the building process went?

“A self build with a project manager on site was settled on. The timber frame company were excellent and very professional.

The project manager was unable to stay with the entire project and the client had to manage the final phase themselves.

This project took two years and nine months from initial appointment and sketch design to completion,” added Mr Walsh.

As to some of the technical aspects of the house alongside an A2 BER rating and NZEB rating in advance of its formal introduction?

“Airtightness - The mean q50 for this dwelling as tested was 0.89 m³ h m². 87% better than the building regulation requirement at the time of 7 m³ h m². Y Factor for thermal bridging of 0.04, 50% better than the Acceptable Construction Details default of 0.08.

Timber Frame was by LLS Structures with Cellulose insulation. A Mechanical Ventilation and Heat recovery system was installed.”

Upon reflection, is there anything that the homeowner (s) would do differently with their home or were/ are they completely happy with their decisions?

“The homeowner would increase the utility space and would consider a separate room for the heat pump and hot water cylinder, they were located in the utility,” he imparted.

In terms of James’ overall thoughts on the project?

“I think the project was true to the original concept design and in my opinion responds to its site location and orientation more than just a standard estate dwelling. The bespoke design also responds in more detail to the

client’s requirements and how the family wishes to use the dwelling and garden.

There are very strong links from the dwelling on the south and west to the garden and internally there is a variety in the spatial experience with interlinking double height volumes.”

When it comes to any advice he would like to offer to anyone who may be about to embark on a similar type of project?

“With a plot in an estate, the opportunity to have a dwelling designed to fit your needs is worth pursuing

It is very challenging trying to manage a self build without experience of the industry.

A more traditional main contractor with a single line of responsibility generally removes some of the stress that a self build can bring,” concluded James Walsh.



“

With a plot in an estate, the opportunity to have a dwelling designed to fit your needs is worth pursuing.

