



RENAISSANCE RISE TOWNHOUSES Mernda

by Livin Modular and Riddle Design Group

Industry Excellence Award WINNER

Excellence in Construction Innovation

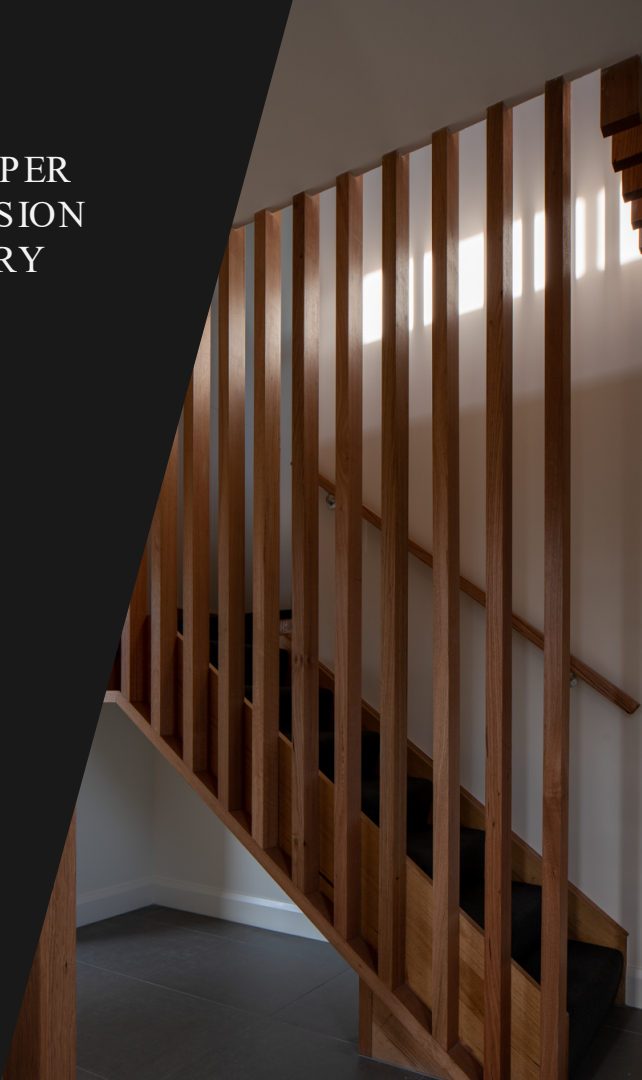
The Urban Developer's Awards for Industry Excellence recognises the best of urban development from across Australia and New Zealand.

In total, there are 24 awards across two streams: Industry Excellence Awards and Development of the Year Awards.

The Renaissance Townhouse project, collaborated driving Modular and Riddle Design Group, won the Excellence in Construction Innovation Award for 2019 ahead of the other finalists; Probuild, Mirvac, Hutchinson Builders and Onq. The award recognized innovative products, materials, systems or technologies within the building and / or construction sector.

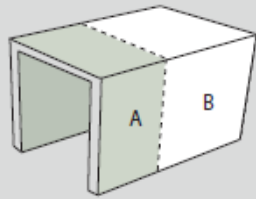


URBAN DEVELOPER SUBMISSION SUMMARY



The Victorian Housing Sector is threatened by ‘a substantial *undersupply of dwellings* entering the market in FY19/20 and FY20/21 years.’ Adoption of modular construction would aid the looming industry threat, yet statistics demonstrate *modular construction* currently only accounts for roughly 3% of the entire construction sector in Australia. Few Australian modular systems tick all the boxes in; *sustainability*, aesthetics, affordability, *speed* and versatility. The Urban Developer Judge Panel clearly agreed that the Renaissance Townhouse development was a clear example of how *clever design* and *innovation* in modular construction can in fact tick all boxes in meeting the markets needs with modular construction. Underpinning the project, is the Livin Modular patented precast modular system of creating fully integrated *seamless three-dimensional concrete housing modules*. The modules, which essentially have ‘5 panels in 1 pour’, are poured complete with window and door openings, and electrical and plumbing conduits inlaid to the walls during manufacture. Unlike a lot of prefabricated structures, the modules are *customizable and versatile*. Combined with a contemporary design, at completion, the townhouses are indistinguishable to a more traditional building method yet are able to deliver; high quality, low cost structures, with energy ratings in excess of *7 stars*; a construction build that is *faster* than a traditional building method; buildings that have superior acoustic and thermal mass properties; buildings that are *long lasting*, with low maintenance requirements; buildings that have superior fire properties with a completely *non-combustible structure*; buildings that can be recycled at the end of their life, and or transported to another location and reused. And finally, most importantly, affordable yet *aesthetically beautiful homes*.

Streamlined construction under factory conditions.

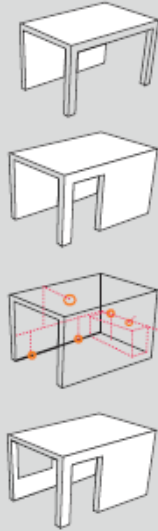


OFF
SITE

Two different sized pre-fabricated concrete modules for the basic building blocks for a project design.

Module A: 4980mm x 3480mm

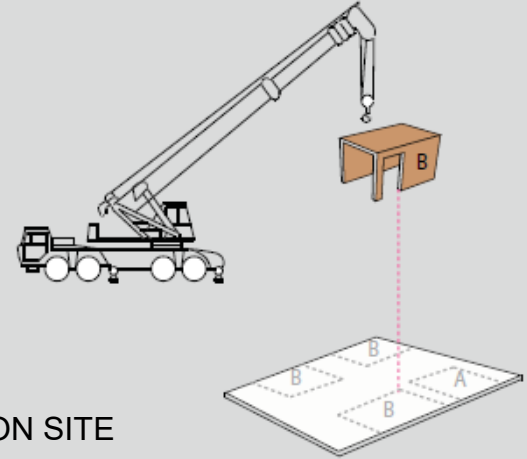
Module B: 6980mm x 3480mm



Each module is cast to include window & door openings.

Pre-installed servicing and electrical conduits can be installed within the thickness of the concrete walls ready for connection.

Kitchens and bathrooms can be measured and constructed prior to delivery to site, removing the complicated and labour intensive process of building and installing onsite.



ON SITE

Modules are then delivered to site and craned into position onto the pre-poured slab or piers.

livinmodular

CONSTRUCTION

AWARD WINNING
CONSTRUCTION INNOVATION
AND DESIGN



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CONSTRUCTION INNOVATION
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