



PHOTOS ALISON PAINE

VERDANT HAVEN

Elegant Setting for Congenial Family Living



It is the eternal quandary for “empty-nesters”: Do they stay in the family home, downsize to a more convenient and manageable residence for two, or opt for a completely new lifestyle – while still ensuring there is sufficient space for visits and holiday stays by a newly-arrived generation?

For one couple who contacted multi award-winning architect John Collière of Collière Architecture, the latter was emphatically the case. Unlike similar couples of their age who might aspire to a luxury waterfront South Perth apartment they owned for 15 memorable years, that phase of their own lives had ended.

“Their three daughters were now married, each with two or more grandchildren,” recalls John, “and this necessitated new accommodations better suited to their enjoyment of the growing family. So, back to the suburbs.”

Once the block was chosen and Collière Architecture won the design competition, an extensive and detailed brief of requirements ensued. “They basically wanted a modern, elegant, large and luxurious ‘pad’ for two on the ground level, with extensive indoor and outdoor living spaces to enjoy and share. The accommodation wing for the ‘kids’ had to be isolated and quite separate on the first floor.”

To resolve the brief, Collière Architecture proposed a “C-shape” site plan engaged around an existing large jacaranda tree. “Conscious of the loss of their previous stunning waterfront view, we sought to provide an alternate suite of engaging views via the built forms, terminating view lines on art focus points, the pool and that big beautiful tree.”

THE TEAM

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Phone: 9248 6399
www.pironebuilders.com.au

Phone: 9385 2858
email: john@CArch.com.a

COLLIÈRE ARCHITECTURE



The Tree House

“Conscious of the loss of their previous stunning waterfront view, we sought to provide an alternate suite of engaging views via the built forms”

Attractive Natural Focus for “Tree House”

This physical and semantic link to the tree’s shelter led to the grandchildren deriving a nickname for the home: the “Tree House”. The feature became an appealing pivot point for the overall design themes of the home, as it was refined through extensive detailing phases.

The family’s appreciation of the jacaranda centre-piece, and its many wonderful attributes, also generated creative ideas that infused their way into the home’s form, including variations in timber graining, differing textures, shadow effects and natural lighting sources. Collière worked closely with renowned joiners Fremantle Furniture Factory to achieve this vision. “Together, they ended up providing added physical and emotional comfort to the clients and their grand children, which was what this whole move was all about.”

According to John Collière, the modern and elegant sculptural “slipped” forms featured in the front elevation were essentially a reaction to large developer homes being located next to and opposite, with many first-floor windows facing towards the site and creating a privacy issue for the proposed first floor children’s wing.

The front elevation’s tall vertical form featuring active louvres provides two of the three first-floor bedrooms with the ability



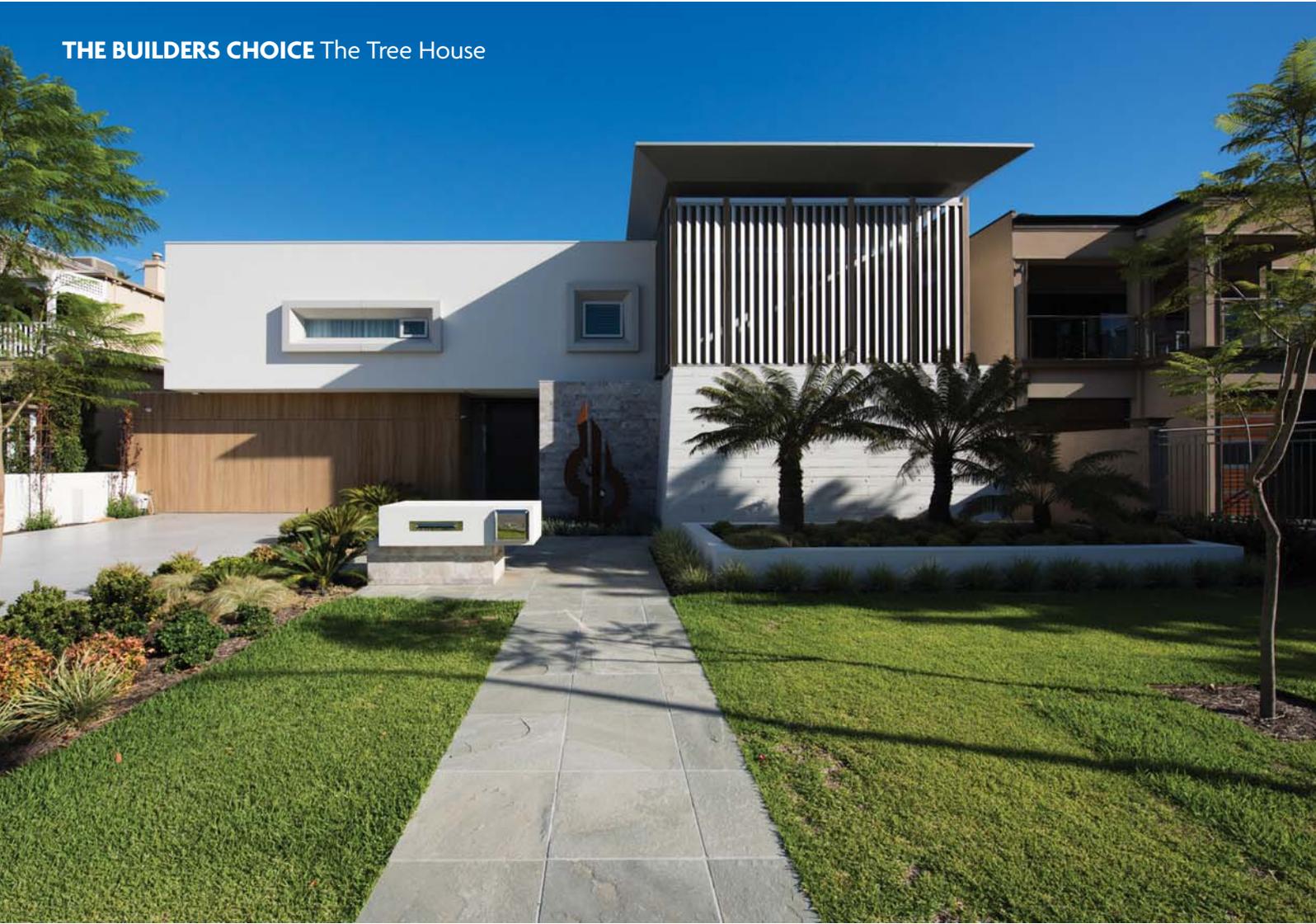
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to remotely control light, views and privacy. The third and largest guest suite has its back to the street, except for a long low-slit window that takes in a yacht club view to the east and its private terrace.

An elegant interplay of reconstituted timber, nickel silver aluminium, stone, white off form concrete and white walls encompasses the street-facing sculpture art focus, "to create a striking elevation which responds to and addresses the presence of the existing neighbours in a fresh, contemporary and hopefully timeless way".

Varying construction delivery methods were considered for the sophisticated home, says John, with the client eventually settling on a combination of invited tender with negotiation to award the contract. And the bottom line? "The clients reported that the home exceeded their high expectations, and they were extremely happy with the result."

Firm Commitment to Sustainability

The design provides a sophisticated array of passive and active environmental and shading systems, highlighted by insulated floor slabs, insulated external walls and ceilings, and extensive use of double-glazing. PV cells fuel the air-conditioning, floor heating, reverse osmosis and pool filtration systems.

The outdoor living spaces feature an active roof louvre set-up which provides a flexible light control system that accentuates shelter from the summer heat and facilitates the entry of winter sun into this space and the associated TV room and study areas.

Electric north-facing vertical sun screening was integrated into the support structure to add to sun and insect control.

Active external louvres were discretely coordinated into the soffit of the large 10-metre wide double-glazed window wall of the lounge and dining room to ensure that excess sun reflection and glare could be controlled at all times.



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Sophisticated Ambient Lighting... and Sculptural Steel Features

The many sculptural forms of the "Tree House" were envisaged from the home's design inception to be augmented and enhanced by striking night lighting

The lighting consultant was chosen and appointed to work closely with the architectural team to deliver the design concepts. A high degree of skill and care was applied at all times during the project, producing a sophisticated array of internal and external lighting solutions for the clients which has greatly enhanced the home's level of enjoyment and the community's engagement of the night-lit street elevation.

The front elevation, artwork and garden, entry lobby, pool and retained large tree lighting systems are some of the key highlights. As a result the house has two distinctive characteristics: during the day, modern, elegant and sophisticated; and at night it's a home of calm intrigue, oozing chill.

Steel work features extensively throughout the contemporary sculptural forms of the home.

The "Tree House" required low-pitched roofs, high ceilings and large column free spans to maximise the volumes available within

the council's allowable height restrictions. It was clear to the structural engineer, architect and builder that a full structural steel roof frame, steel roof cladding and column system provided maximum cost and design results.

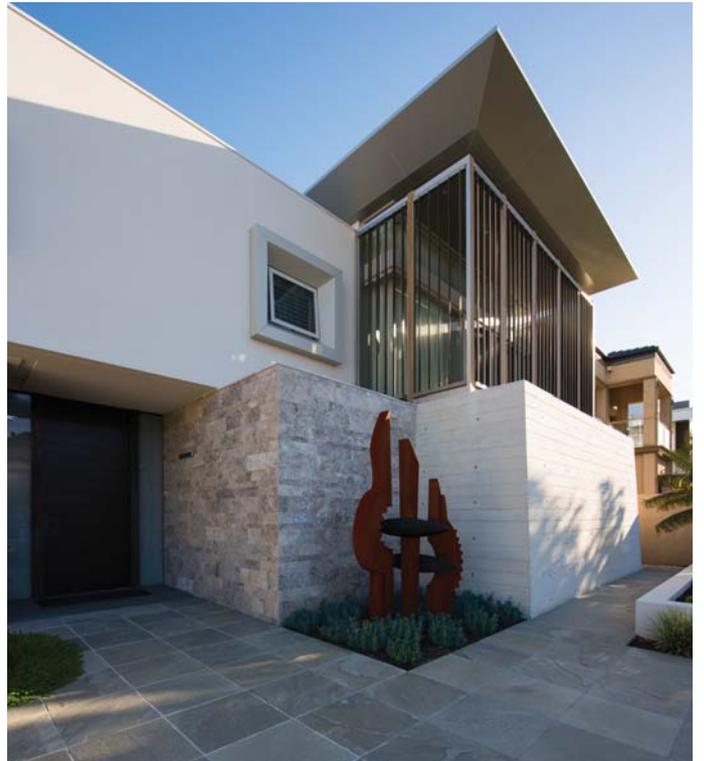
The resultant structural steel columns are featured throughout the design and left un-clad except for a "Millboard" cover inserted to enhance and conceal integrated down pipes coordinated within the columns.

"The many active louvred shading systems within the home required light and strong support systems, which steel provides," notes John. "Its value can be most clearly seen in the front elevation's highly detailed active vertical louvred bedroom screening and support system. Steelwork detailing continues inside to feature in the lift screen and axolotl sprayed hand rails."

Completed in 2016, the home was shortlisted in the new homes category of the 2017 Australian Institute of Architects National Architecture Awards. John Collière has also been honoured with many other awards from the Architecture, Building, Property Council, Concrete Institute, Urban Planning Institute and Heritage Council.



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“The family’s appreciation of the jacaranda centre-piece generated creative ideas that infused their way into the home’s form”

Close Liaison with the Owners

The project covered a gross area of 660 square metres, and the construction work was carried out by Pirone Builders. The home presented a particular challenge for them due its shape and also being built around the jacaranda tree, which had to be carefully nurtured during construction of the home, external areas and boundary walls.

Pirone Builders worked closely with the architects and structural engineers on the steelwork, and also liaised directly with the

owners to ensure that their needs and expectations were met in regards to both the finish and the appearance of the home.

The master builders at Pirone construct only a selection of luxury homes each year to ensure that each project is completed to the highest standards. The company is known for high quality construction and exceptional attention to detail.

A family business which has built a reputation based on quality, craftsmanship and pride in the finished product, Pirone Builders adopt “a hands on approach from the day the client decides to build to the day we hand over the keys. Excellence in construction techniques combined with a genuine commitment to produce both client and builder satisfaction in the finished product are our trademark.

“All products used in our constructions are of high quality and we only use sub-contractors who provide a high standard of workmanship. The majority of our sub-contractors have had a long-term relationship with our firm.”

Pirone Builders are members of both the Master Builders Association and the Housing Industry Association, and have won numerous housing excellence awards.

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275 Millpoint Road, South Perth WA 6151
P 08 9367 4211 F 08 9367 7696
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