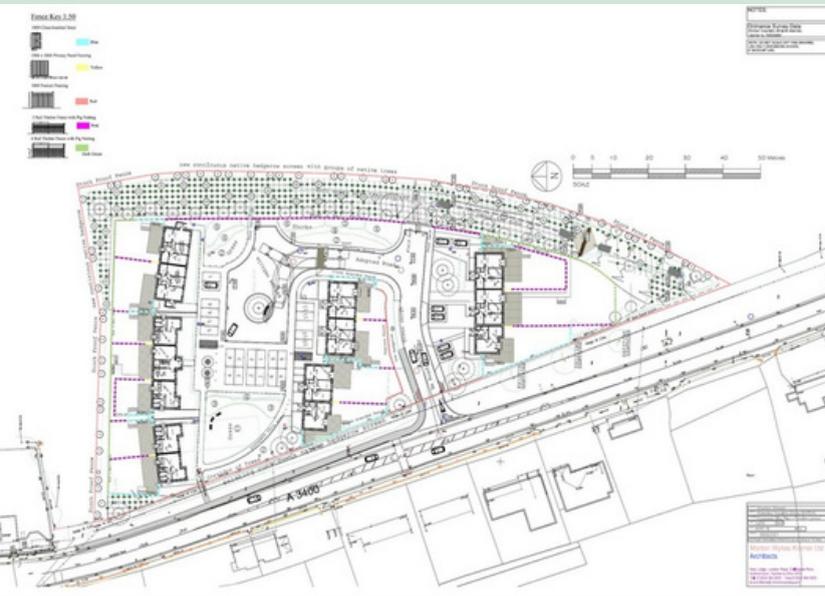


# Wootton Waven, Warwickshire

## Affordable, Passivhaus homes for local people



**14**  
homes

**£3,221,000**  
total cost

**7 years**  
from housing needs  
survey to completion

## The scheme

### Types and tenure of homes:

#### Affordable rent:

x4 two-bed houses  
x7 two-bed bungalows  
x1 three-bed house

#### Shared ownership:

x2 two-bed houses

### Land:

Green belt with high/medium sensitivity to housing development

## Financial

**£2,411,000**  
WRHA

**£460,000**  
Stratford-on-Avon  
District Council

**£350,000**  
Homes England

## Partners

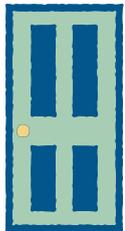
- WRCC:** rural housing enabling
- Waterloo Housing:** development agent
- Bouygues:** construction contractor
- Morton Wykes Kramer:** architect
- Stratford-on-Avon District Council:** strategy, planning and funding
- Wootton Waven Parish Council**
- Homes England:** grant funding
- Cocreate:** Passivhaus assessors
- Aecom:** employers agents

# Development timeline



## Low energy, future-proofed homes

These Passivhaus homes reduce Co2 and tackle fuel poverty by helping to keep energy bills low:



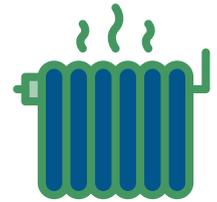
**Fabric first:** enhanced build fabric, triple glazed windows and doors with improved insulation properties, will significantly reduce requirement for space heating.



**Ecological zones** to promote wildlife and biodiversity.



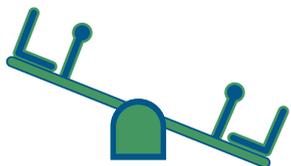
**Buffer zone:** 12 metre wide planted native tree buffer zone, acts as an eco soakaway for surface water and mitigates visual impact on the surrounding area.



**Low carbon air source heat pump** technology for affordable heating and hot water.



**70% less space heating costs:** through high levels of insulation, air tightness and orientation to maximise solar gain.



**Community play / exercise equipment**

**Community woodland belt**



## Adding to the community



**Road improvements and traffic calming**



**Allotment development**

### Contact us:

Warwickshire Rural Housing Association  
enquiries@midlandsrural.org.uk  
0300 1234 009  
www.warwickshirerha.org.uk

