



A recent Energy Star seminar conducted by Victor Fiume, general manager of Durham Homes and past president of the Ontario Home Builders' Association.



The 1,523-square-foot Watfield model at Kingsway Forest by Durham Homes.

## SITE STORY: SPRING PREVIEW

# How to build a better Energy Star home

**S**tart with a liberal helping of Energy Star criteria, sprinkle in a wealth of progressive home-building experience, add a passion for building a quality product and top off with strong desire to protect what is important to our society. Mix together, and you have a better Energy Star home – one that will benefit the environment while providing the astute homeowners with a healthy, comfortable home that starts saving them money from day one.

Not all Energy Star homes are created equal. The program has gone through three versions, each with increasingly higher standards. Durham Homes exceeds the highest Energy Star standards.

It is important to understand that Energy Star is not only about higher amounts of insulation; it is about combining different components of technology and construction methods to produce a more energy-efficient home. All of the technology is tried and true – your home is not a laboratory.

One of the areas that differentiates Durham Homes is that every one of their homes is tested and certified by an independent Energy Star consultant. That means that not only does your home look good on paper, it works well in reality.

The key component of making your home energy efficient is to ensure that the conditioned air is kept within the home as much as possible and then to control the exchange of air from the outside. Durham Homes' ability to know how tightly sealed a home is allows them to properly size your furnace and air conditioner. This may sound very basic, but you would be amazed at how many houses have oversized, inefficient furnaces. To homeowners that means wasted fuel and inconsistent heating and cooling. To the rest of the world it means needlessly destroying more of our environment.

In order to ensure a constant flow of fresh air, all Durham homes have a Heat Recovery Ventilator

(HRV), which exhausts the polluted, stale interior air and replaces it with air that is warmed by the energy of the outgoing air. The result is a condensation-free, healthy and more comfortable home. Also, the amount of airborne contaminants and the possibility of mould growth are both greatly reduced.

The Durham Homes sales staff are very knowledgeable about all of the other key components of their Energy Star homes, such as low-E argon-filled windows, dual-stage furnace burners, DC furnace motors, fully studded, full-height basement wall insulation and dedicated return-air systems. And Durham Homes hasn't neglected all of the other features that are important to today's new-home buyer: wide-open spaces, great kitchen and bathroom designs, top-quality finishes inside and out, basements designed to easily accommodate your finishing touches. These are energy-efficient, healthy, comfortable, well-designed and finished homes.

Visit the sales office and see for yourself. Let the sales staff answer your all of your questions but one: why isn't *every* home an Energy Star home? That is one we are all wondering.

–Durham Homes

### FAST FACTS

**Location:** Oshawa

**Builder:** Durham Homes

**Prices:** Starting at \$256,900

**Features:** Energy Star, gas fire-place, main floor laundry room, ensuite soaking tub, rough-in for 3-piece bath in basement, perimeter basement walls framed and insulated to full height R20, on-demand hot-water system.

**To see for yourself:** Visit the sales centre and model home at 591 Oxbow Crescent or click on [www.kingswayforest.ca](http://www.kingswayforest.ca).