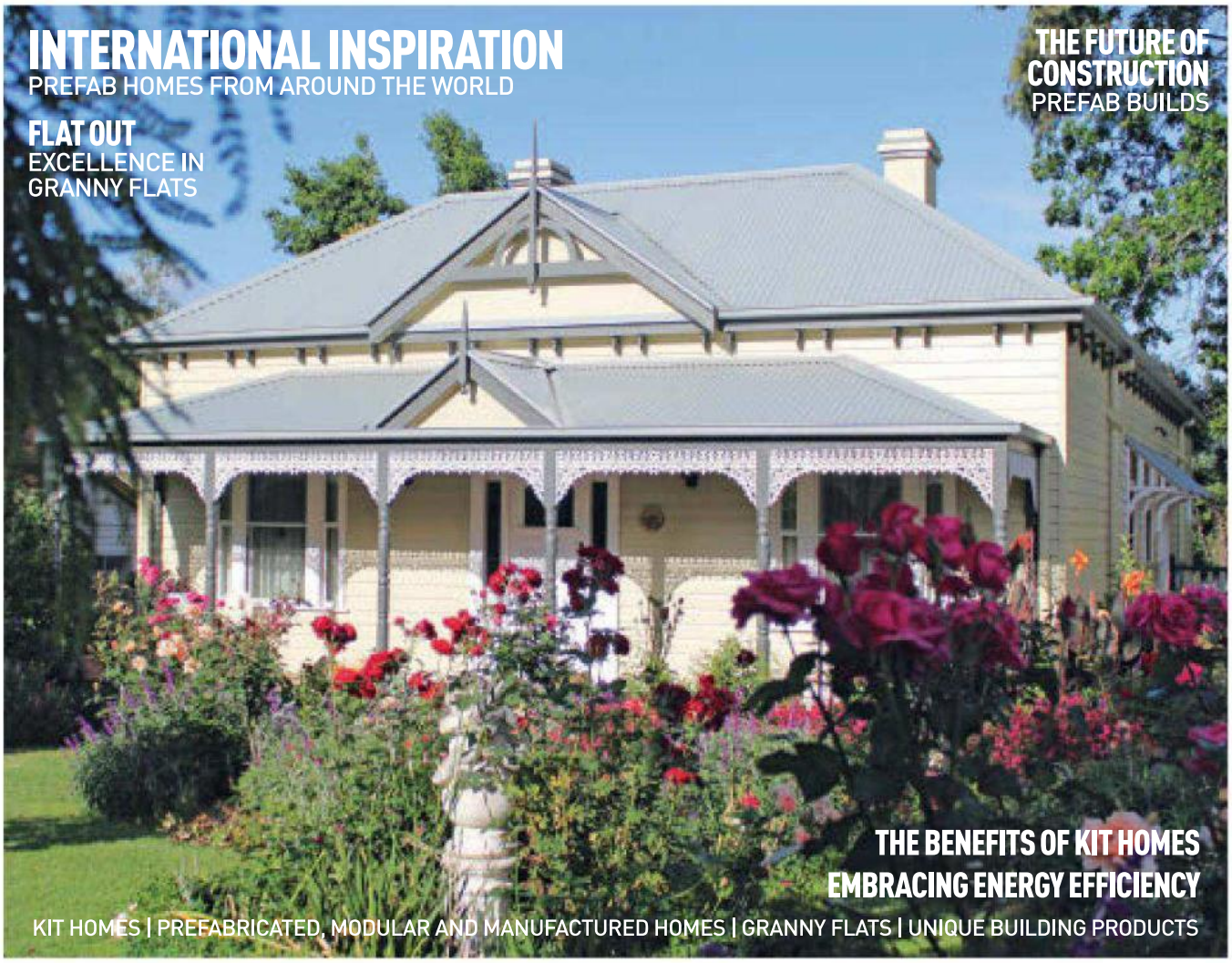
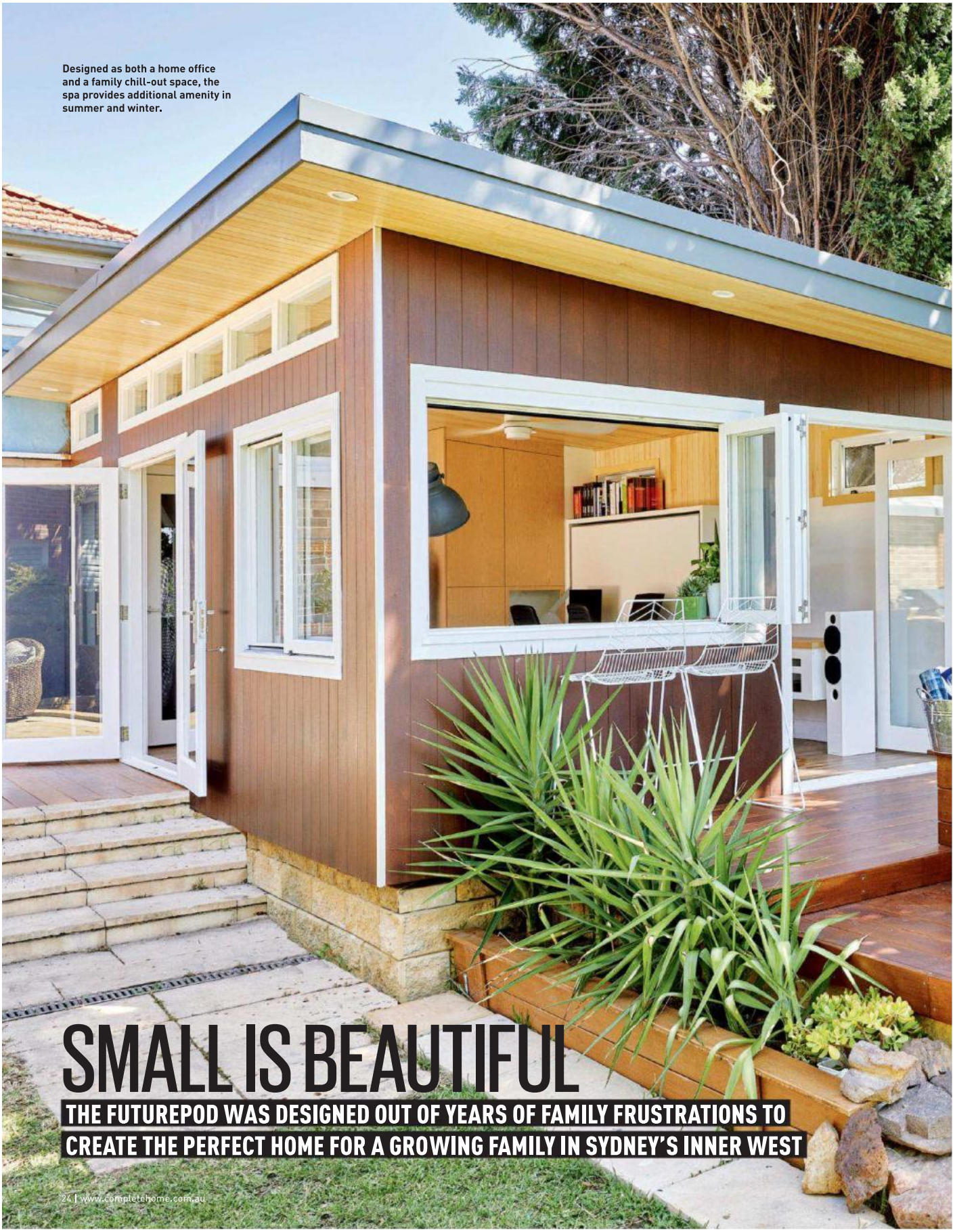
KIT AND MANUFACTURED HOMES YEARBOOK



UNIVERSAL MEDIACO
NO. 24 AUS $9.95* NZ $11.90 (incl. GST)
9 771323 219004 15
ISSN 1323 - 2193
CompleteHome.com.au



Designed as both a home office and a family chill-out space, the spa provides additional amenity in summer and winter.

SMALL IS BEAUTIFUL

THE FUTUREPOD WAS DESIGNED OUT OF YEARS OF FAMILY FRUSTRATIONS TO CREATE THE PERFECT HOME FOR A GROWING FAMILY IN SYDNEY'S INNER WEST

A sit-up bar and built-in spa create a resort-like feel.

Styling: Catherine Whitting and Kate St James
Words: Anne Isaachsen
Photography: Marian Riabic

Many options for this family's renovation needs were considered, such as the ever-popular instant upstairs addition and rear extension featuring a bedroom, rumpus and bathroom. However, the reality was that this would create a costly, inefficient-to-heat or –cool and often-unused space — particularly when the family wanted to all be together and when the teenagers were to eventually move out.

Most homes in Sydney's inner west are restricted by heritage or conservation council regulations, therefore an option was needed for an extension to this California bungalow that could not be seen from street view. The solution was The FuturePOD, a structure that's less than 20m^2 in size and that requires no council approval (conditions apply) but follows strict Building Code of Australia guidelines and employs eco-friendly design methods and materials.

The aim was to create a multipurpose, multifunctional, environmentally sustainable and passively designed space that could easily convert function and use without the need for alternate design or additional products; a space that changes in functionality with your future lifestyle needs. Good design principles pursue the "form follows function" rule. The FuturePOD was designed by the team at St James Whitting (SJW) eco interiors from the inside out using the same process IKEA's designers in Sweden employ — lay everything on the floor then design storage and furniture around it.

Employing the above principles, the first FuturePOD prototype was born — ConsultIN FuturePOD. This converts from a guest room with lounge area to an interactive two-person study and consulting lounge.

As interior designers, Kate St James and Catherine Whitting assessed the interior functionality and client needs first and then designed the architecture around that, together with Ian Cleland from SUCH Developments and project manager Oscar Issachsen.

The architectural concept of the FuturePOD was to create complete integration of the indoors and outdoors with a small footprint extension, which embraces the eastern concept of the *engawa*, also called an "*en* space", a typical element of traditional Japanese residential architecture. The extension is a strip of flooring, usually made of hardwood and surrounding the house, which represents a filter between the inside and the outside. An engawa allows the building to remain open in the rain or sun, without getting too wet or hot, and allows for flexible ventilation and sightlines. The FuturePOD is a multifunctional space where you can feel the wind pass you by, relax and be at one with the external gardens.

SJW used UBIQ Inex decking to create an engawa outside both French doors and surrounding the outdoor six-person spa to create this transitional space. UBIQ Inex is a revolutionary, low-carbon, high-strength, yet lightweight, cement-based composite decking board suitable for both residential and commercial applications. It has pencil-round edges in a long direction and its textured surface provides a superb finish for multiple coating applications, including water-based wood stain to deliver a remarkable timber decking appearance. Solid timber glass French doors and bifold windows create this transition between the interior and exterior.

Integration of materials with the existing house was essential. If your house has timber windows, customise these exactly to the FuturePOD. If it has aluminium, do the same. Look at the nearest internal flooring material and replicate this in the POD so that it seems visually connected to the house, although it is a separate build. The FuturePOD is not a granny flat, it has no amenities, but is located on-site very close to amenities — most California bungalow designs in Sydney's inner west have a rear laundry and toilet and these provide, through a breezeway, an ensuite experience for your guests.

Then there is the resort-lifestyle factor: a fully therapeutic Vortex Xenon six-person dual lounger, hydrotherapy massager and water feature spa was installed and integrated into the UBIQ Inex decking to provide a thermal retreat, nestled under the Canadian maple Lipstick tree.

Sustainability was the focus of the material selection and site-specific design. The FuturePOD was constructed on-site, capitalising on the orientation of the site and the respective benefits. Highlight windows and external shading provide opportunities for passive design. UBIQ, Resene paints, stainless-steel architectural hardware, Glosswood ceiling panels, Peronda wood-inspired rustic Foresta porcelain, bifold windows with inbuilt fly screens and GEM Windows' full-glass French doors that allow cross breezes provide a suite of sustainable solutions.

Knauf Insulation's Earthwool wall and ceiling

After a day's work, it's easy to relax on the comfy sofa from One World Collection and listen to music or catch the latest movie.

batts were used throughout the construction of the FuturePOD. They are made from highly resilient, inorganic glass fibres bonded by ECOSE technology, a revolutionary new binder based on rapidly renewable bio-based materials rather than non-renewable petroleum-based chemicals. Earthwool wall and ceiling batts provide a cost-effective thermal and acoustic barrier for energy-efficient construction. The batts' consistent quality, low-dust and clean-cutting resilient wool make installation fast. Earthwool wall and ceiling batts are odourless, rot proof, non-hygroscopic, do not sustain vermin and will not encourage the growth of fungi, mould or bacteria. They are free from CFCs, HCFCs and any other material with ozone-depletion potential and represent no known threat to the environment. Their manufacture has low impact on the environment and is classified as zero-ODP (ozone-depletion potential) and zero-GWP (global warming potential).

So often, ceilings are lined with plasterboard. The team at SJW wanted a ceiling with impact and stunning beauty and hence specified Glosswood Clear Ash satin UV 90mm standard lining boards. These boards have a natural timber look and satin finish. It is a beautifully pared-back colour that conjures organic, yet sophisticated, living. It works well in contemporary homes and traditional spaces. The boards created an L-shape design that runs along the ceiling from the outdoor eaves into the FuturePod and down the wall like a Japanese engawa that blurs the boundary from the internal to the external. LED lights play an important role in creating unity with the interior and exterior, enabling the interior ceiling and external eaves to float effortlessly on walls covered in SJW Snowy Egret low-VOC (volatile organic compound) paint, coloured by Resene.

The UBIQ Inex facade is painted in Resene Woodsman, creating a natural timber look. This is also a "CoolColour". In hot summer conditions, a Resene CoolColour will help keep the coating, substrate and surface cooler, which can help minimise heat transference inside. A secondary benefit is that the reduced stress on the coating and substrate will help to increase the expected lifetime compared to a standard version of the same colour. The facade features sustainable internal and external materials, which are durable and healthy to live with.

Intelligent furniture solutions were essential in maximising the functionality of the small, less-than-20m² interior. The curated and customised furniture selection had to be functional as well as beautiful, ergonomic and stylish.

The FuturePOD features a Dotto Italian-made wall bed, distributed by Interfar Custom Joinery, which increases living capacity without compromising the living space. The Dotto wall bed is innovative, safe, comfortable and

INTERIOR TIP

"Have nothing in your house that you do not know to be useful or believe to be beautiful" — William Morris, *Hopes and Fears for Art, 'The Beauty of Life'* (1882)

contemporary in design. It consists of a large working desk and a double- or queen-size bed. Without moving anything off the desk, you simply pull down on the gas-lift mechanism and enjoy a peaceful night's sleep on a fully innerspring mattress. The bed converts to a two-person desk in just 60 seconds, easily transforming the room with the pull of a lever, providing more space for relaxing, playing, sharing or working. The social benefit of the Dotto bed in the FuturePOD enables a family to instantly invite more friends home for dining or gathering with a spare bed for guests, or to organise a small office instantly for client meetings without hassle or inconvenience.

The consulting lounge area that doubles as a guest lounge features a Jayde three-seater sofa in Marble fabric from OneWorld Collection and a pair of Pebble tables from Satara that create instant monochromatic colour blocking when large and medium tables are combined. These create a sculptural composition, with organic, soft edges allowing for easy circulation in the interior. Sculptural furniture is a signature element of St James Whitting interior styling. Here, multifunctional furniture is also present; the natural wood Tribeca stool from OneWorld Collection can be moved next to the Dotto bed and function as a side table when sleeping quarters are in use. A consulting lounge needs a large monitor for clients to view and guests need to enjoy watching TV from different places. So, a full-motion 180-degree TV mount enables the perfect view from the Dotto double desk and from the consulting lounge and outdoor spa.

Kate and Catherine embraced a monochrome palette to complement the natural beauty of the construction materials for the interior design and styling of the FuturePOD. Timeless, elegantly toned hues that stand strong and withstand the whims of trends are used throughout. Original artwork was an essential component to the styling of the interior. All original artworks and soft furnishings were curated from the designers' own collections, Stones and InkedUP. Stones Relief frames the Jayde sofa. This is an original artwork by the dynamic duo featuring smooth scattered stones on the foreshore, randomly formed through tumbled waterways. Bold, organic and graphic, this contemporary design adds some monochrome magic to the FuturePOD.

Custom joinery is an essential component of architectural design as it allows for customisation and multiplicity of use. SJW engaged Zarrella Kitchens to manufacture the FuturePOD's "multi robe" — a built-in cabinet that converts from a stationary office storage device to a wardrobe with hanging space for two guests. The multi robe also conceals the computer tower, modem and printer while providing ventilation and airflow.

The material of choice for this was Australian-made Laminex Finished Designed timber veneer in Sandy Oak to create the optical illusion of the dynamic ash ceiling morphing into the joinery wall. A fold-down natural timber breakfast bar on stainless-steel boat hinges allows for a pop-up breakfast or afternoon tea, overlooking the north-facing garden through bifold windows. Paired with a couple of oak-framed and upholstered Scandi kitchen stools from Satara, this flexible joinery creates the lifestyle addition of an instant cafe/bar where one can have a drink and entertain friends, and beautifully dissects the solid wall, creating transitional integration with the garden.

SUSTAINBLE FAST-BUILD SOLUTION

Designed primarily for fast and efficient construction, the range of FuturePODs can be council exempt in NSW. See below for details (conditions apply). Although FuturePODs are designed to be fully portable, they are also carefully designed and engineered to meet the Building Code of Australia (BCA) construction requirements for exempt development in NSW.

There are also some property-specific standards that must be complied with.

The LiveIN-WorkIN room easily converts to a yoga studio for the owner's daily practice.

Some examples of these are:
• Floor cannot exceed 20m²
• Must be a 900mm setback from boundaries on residential-zoned land
• Structure can be no more than 3m above existing ground level
• There can be no more than two such developments per lot
• The structure must be located at least 1m from any registered easement

Some properties or applications require specific approvals and solutions. St James Whitting can custom design solutions to solve your extra space requirements, ranging from small projects, renovations, new homes and multi-residential developments, all with a focus on eco-friendly, sustainable design. The standards you must comply with for exempt development works are set out in the exempt development legislation for your state or territory. The full policy and list of standards for your state or territory can be viewed at legislation.nsw.gov.au

St James Whitting will customise the FuturePOD to your site, orientation and functional needs. There are five unique designs available to modify. Joinery, windows, interior and decorative materials are all customised to individual needs for your household's requirements. External colours and windows can be customised to client's needs also.

FUTUEPOD DESIGNS

• ConsultIN FuturePOD — A fully interactive two-person study and consulting lounge by day and accommodation for two with a smart TV, digital radio and surround-sound system, three-seater sofa and outdoor six-person spa by night.
• MeetIN FuturePOD — A fully interactive two-person study and group study/client meeting/workshop table for six clients/staff by day and accommodation for two with a smart TV, digital radio and surround-sound system, dining area and outdoor spa catering for six by night
• CreateIN FuturePOD — A fully interactive two-person study and open, customised art/craft/music workshop space by day and accommodation for two with a smart TV, digital radio and surround-sound system and outdoor spa catering for six by night.
• PlayIN FuturePOD — A fully interactive two-person study and open, customised, interactive play space with soft flooring and write-on magnetic walls by day and accommodation for two with a smart TV, digital radio and surround-sound system and outdoor spa catering for six by night.
• StayIN FuturePOD — Daytime three-seater sofa and dining area for four with night accommodation for two with a smart TV, digital radio and surround-sound system, dining table and outdoor six-person spa by night.

The FuturePOD embraces sustainable and eco-friendly interior and building design to ensure that projects are of the highest environmental quality, providing spaces that not only look good but are also healthy for their occupants, and good for our planet. All FuturePOD suppliers are selected for their material properties, design aesthetics and affordable price points.

The FuturePOD provides a sustainable, efficient and small footprint addition to the living and working needs of your home, without impacting on the structural build of your existing house. It is the perfect intergenerational and work-from-home solution for many households due to its flexible functionality and ability to cater for many different uses. The construction of a FuturePOD is fast and does not interfere with your existing home. It is the ultimate flexible solution to meet the needs of our ever-changing families.

PROJECT DETAILS

Design and interiors: stjameswhitting.com
Builder: NJO Building Services
Displays: Concord and Eden Gardens by appointment