

CASE STUDY

Curragh established a **new benchmark** in the provision of **housing purpose-built** for the mining industry.

Housing for the 21st Century

Since it commenced operations in 1983 Curragh has always been synonymous with quality housing for its employees. Curragh established a new benchmark in the provision of housing purpose-built for the mining industry, a standard which it has proudly maintained since those early years.

However, with an expanding workforce this year Curragh announced a new housing development for employees and their families in Blackwater. Construction commenced in March 2011 of 19 two-storey houses and 14 apartments. With quality family and single accommodation in scarce supply this housing project is a very welcome addition to the Blackwater community.

The design and construction was undertaken by Panorama Property Group Pty Ltd, a central Queensland property development and construction company. The housing project uses modular technology, with

individual modules constructed off-site and delivered to the location complete with fixtures and fittings.

This method of construction is highly sustainable; off-site constructions, or buildings constructed within a factory environment, have the potential to reduce waste by up to 30 per cent.

Significantly, further environmental benefits are realised through energy and water efficient construction, noise limitation and dramatically reduced vehicle movements during construction.

Climate responsive elements were incorporated into the building design, resulting in 6.1 Stars issued by Sustainability House. The high thermal energy efficiency rating significantly reduces the requirement for heating and cooling to maintain a comfortable environment. There has been an emphasis placed on functional floor plans and the use of space within each residence.



Large bedrooms, each supplied with individual ensuites, will cater to the unique accommodation requirements of mining communities.

Privacy will be maintained with screening and landscaping designed to complement the local climate while supporting an indoor/outdoor lifestyle.

Landscaping will be an important feature of the development, using plants native to the area such as Tuckeroo's. These quick-growing trees will feature throughout the development maintaining a cool outdoor space for most of the houses and the apartment grounds.

The project is being undertaken in a way that supports local businesses and jobs while ensuring the needs of the workers and their families are met.