

# Affordable Excellence

The latest in our VISION House® series of show homes takes a big picture approach to sustainability, including walkability and access to transit.

VISION  
HOUSE®  
TUCSON



**B**UILT BY VETERAN builder John Wesley Miller, *Armory Park del Sol* sits on the edge of the historic Armory Park neighborhood in Tucson, Arizona. With close to 100 single-family homes, this community boasts large sidewalks and wide streets, and is within walking distance of local schools, restaurants and entertainment.

Miller's last available empty lot in the development has been chosen as the location of Green Builder Media's latest VISION House® project, a single-story home with total lot size under 4,000 sq. ft.

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# What Makes It Green?

A 12" insulated slab provides thermal mass that will help this carefully detailed home achieve optimal energy performance .



## Solar PV

Solar panels feed in to a Conext Inverter Solar Solutions from Schneider Electric.

<http://tinyurl.com/c7rtzz8>



## Quiet Ventilation

Advanced fans from Panasonic remove excess moisture. Units operate using super-durable and quiet DC Motors.

<http://tinyurl.com/d4vocf>

## Energy Management

An automated Wiser Home Management System from Schneider Electric saves energy. The system includes color-coded thermostat, Web application and smartphone.

<http://tinyurl.com/7po6xca>

## Varied Insulation Methods

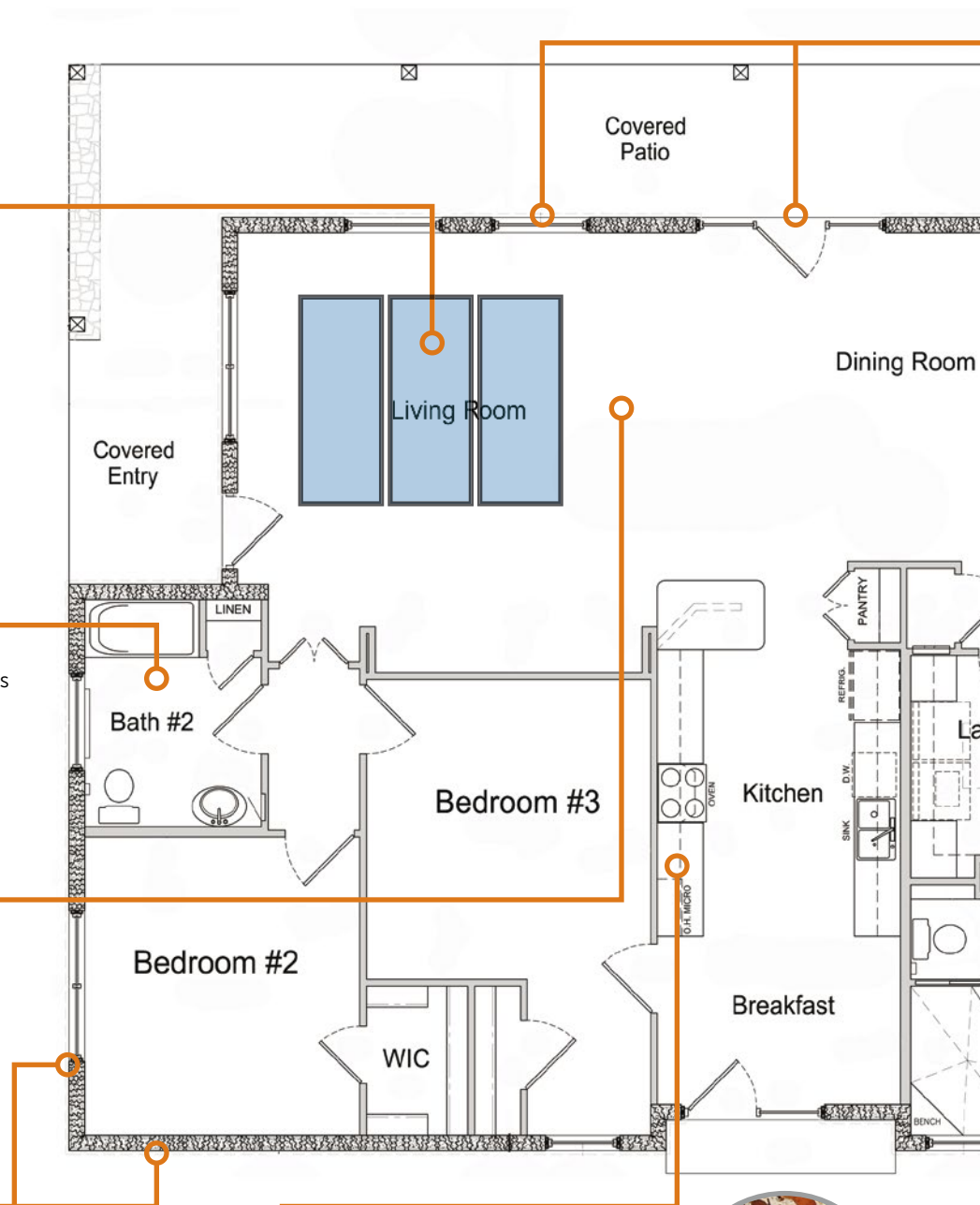
The concrete walls will be faced with foam panels, providing superior R-values. Blown-in fiberglass from Johns Manville will provide an R-50 attic space.

[www.jm.com](http://www.jm.com)

## Low-Impact Tops

Countertops from Vetrazzo are 85% recycled glass mixed with a petroleum-free portland cement binder.

[www.vetrazzo.com](http://www.vetrazzo.com)



**High Performance Windows & Doors**

MI EnergyCore doors and windows with low-E glass and AirCell frame technology boost the energy performance of the shell.

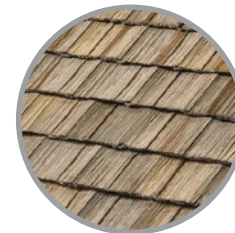
<http://www.miwd.com>



**Electric Car Charger**

EVlink Charging Solutions electric car charging station from Schneider Electric is ready for an electric or hybrid auto.

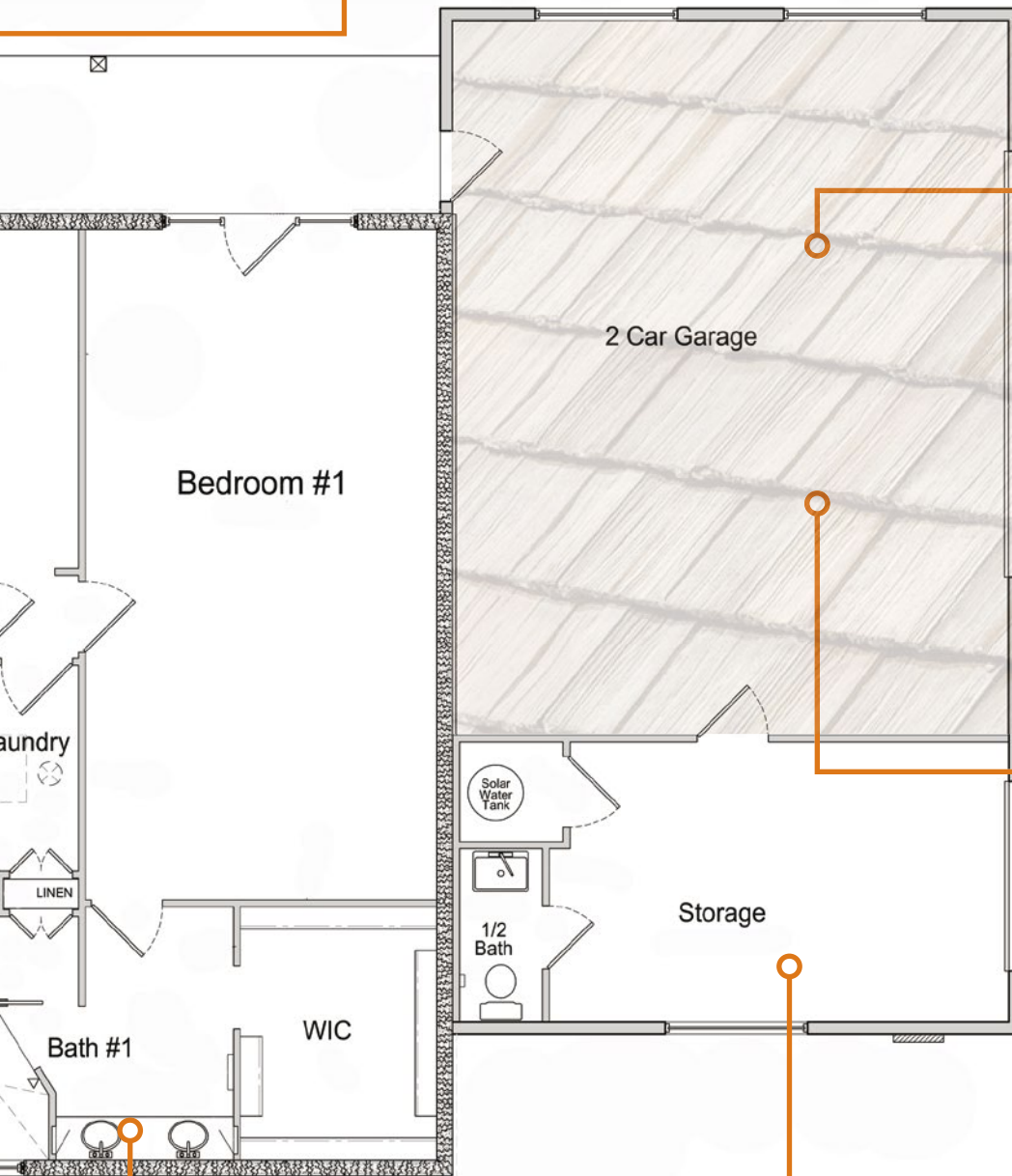
<http://tinyurl.com/7msd4tn>



**Durable Roofing**

Cement-based roof tiles from Boral should last for 50 years or more. At the same time, they promise to reduce heat gain in attic areas, saving energy on cooling.

[www.boral.com](http://www.boral.com)



**Extreme Faucetry**

Fixtures and faucets from Kohler reduce water flow to a minimum. The Sensate Touchless Kitchen Faucet is shown.

[www.kohler.com](http://www.kohler.com)



**Recycled Tile**

Ceramic floors throughout the home from Crossville contain 15% to 50% pre-consumer waste—recycled material that won't end up in landfills.

[www.crossvilleinc.com](http://www.crossvilleinc.com)



#### Groundbreaking Day

Our project team and friends, from left to right: Sara Gutterman, CEO, GBM; Ron Jones, president, GBM; Michael Katz, president, Armory Park del Sol HOA; John Wesley Miller, builder; Mayor Jonathan Rothschild; Congressman Ron Barber

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The 2,267-sq.-ft. [conditioned space] demonstration home will be aiming to hit the preliminary HERS rating of -17, designed for Universal Accessibility with wide sidewalks, 3' doors and roll-in showers.

The recent groundbreaking (or "house raising") event on March 25 is proof of how important this project is to the city of Tucson. VISION House<sup>®</sup> Tucson is set to become the first home rated under the newly implemented Net-Zero Energy Standard. Both Mayor Jonathan Rothschild and Congressman Ron Barber were in attendance.

"Words have a lot of meaning, and we talked about vision here today, and the very title, 'VISION House,' says what we are trying to do," explained Congressman Barber. "It's really not hard to understand why Green Builder Media would choose John [Wesley Miller] to build this new demonstration home. VISION House [Tucson] is going to be doing something that we don't talk a lot about in this country—which is that the biggest way that we can free ourselves from our reliance on fossil fuels is by increasing energy efficiency."

Homeowners in the Armory Park del Sol neighborhood also came out to show their support of the project. The average yearly utility bill for a home in APdS is \$300, although many homes fall way below that average. **GB**

For more information visit [www.greenbuildermag.com/VISION-HOUSE/VISION-House-Tucson](http://www.greenbuildermag.com/VISION-HOUSE/VISION-House-Tucson)

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**Congressman Ron Barber**

#### PROJECT SPECIFICATIONS

**House:** 2,266.76 sq. ft.

**Garage/Storage:** 1,044.33 sq. ft.

**Patio:** 494.52 sq. ft.

**Driveway Access:** 72.29 sq. ft.

**Total Lot Coverage:** 3,383.38 sq. ft.