Agenda

+ Housing – why modular?
+ About ilke
+ Production
+ Housetypes
+ Offsite award 2019
Housing – why modular?

- Additional housing
- Skills demand
- Speed of construction and certainty of delivery
- Engineered quality
- Cleaner, safer, quieter sites - reduced vehicle trips
- Reduced CO2 emissions - operational - embodied
- Build cost certainty
- Reduced running costs - tackling fuel poverty
- Lower maintenance costs
About ilke

+ Founded on a strong social purpose
+ New employment
+ Open transparent
+ Collaboration
+ End to end approach
+ Long term investment
Knaresborough, North Yorkshire

Size - 25,645 m² | Capacity - 2,000 homes / year
Plan

+ Running on 2 shifts Flaxby can produce 2,000 homes per year
+ At full capacity we will employ over 800 people
Our homes
Accredited and mortgageable

+ Mortgageable
+ Insurable
+ Durable
+ Fully accredited manufacturing process

In association with

buildoffsite  Lloyd's Register  BLP Insurance  RICS

CML  LABC  NHBC

Raising Standards. Protecting Homeowners
Construction

- Light gauge steel frame
- Highly insulated
- 12 Week call off
- 2 - 4 Homes per crane per day
- Ready to occupy in 7 - 10 days
Design

“the ilke system has a significant number of combinations to provide flexibility . . .

+ Common platforms for manufacturing consistency, quality and efficiency
+ Exterior options to suit the local vernacular
+ Internal configurations for different tenures
+ Client specification choices

. . . delivered to site finished inside and out”
Product Roadmap
<table>
<thead>
<tr>
<th>Name</th>
<th>Housetype Summary</th>
<th>Reference</th>
<th>NDSS</th>
<th>M4(2)</th>
<th>London SPG (2016)</th>
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Examples of customisation
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Product roadmap - 2020 Apartments
Home Group – Gateshead Innovation Village
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‘Gateshead Innovation Village is a live research project to test a range of modern methods of construction products, including modular houses, green and smart technology on one site.’
Home Group - Gateshead Innovation Village

+ 6 fully volumetric homes
+ Speed of construction
+ Pair installed in one day
+ Fossil fuel free
+ Electric heating | solar PV | air source
+ De skilling roles - additional capacity
Thank you