



ALWOOD

It has it all

“ Intrapac receives Environmental Certification for its Alwood Project ”



# Alwood is the first development in the Werribee catchment to achieve the Urban Development Institute of Australia's EnviroDevelopment certification.

EnviroDevelopment is a scientifically-based branding system that allows purchasers to recognise and select more environmentally sustainable developments and lifestyles. EnviroDevelopment recognises excellence in the areas of water, energy, ecosystems, community, materials and waste.

Alwood has achieved 5 out of the 6 elements and is now certified in water, materials, waste, energy and ecosystems.



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ECOSYSTEMS

**Ecosystems:** The development will aim to protect and enhance existing native ecosystems and encourages natural systems and native biodiversity and rehabilitates degraded sites.



WATER

**Water:** The development aims to reduce its potable water use through water efficient mechanisms and source substitution, as well as end user education initiatives. This includes using drought tolerant plants that don't require irrigation and recycled water delivered to each property. Intrapac have provided a list of drought tolerant plants to assist homeowners in choosing appropriate plants requiring minimal maintenance.



MATERIALS

**Materials:** The project where possible will re-use and recycle materials on site. Removed trees have been mulched and will be used on site for landscaping. Low emission paints, sealers and adhesives have been recommended for use by builders which promotes products that are more environmental friendly.



ENERGY

**Energy:** This considers reduction of greenhouse gases through energy efficient appliances, fixtures and fittings, passive design features and behaviour change. Intrapac have designed the estate which allows more than 80% of homes to have a favourable orientation with northern facing backyards.



WASTE

**Waste:** Construction Initiatives have been implemented to encourage and enforce waste management procedures and practices which reduce the amount of waste that is disposed of to landfill and facilitates recycling.

Intrapac specialize in creating inspiring environments - place where people want to spend time, work and live. Intrapac's design guidelines address best practice sustainability measures such as orientation of homes and private open space, plant species, solar and hot water, waste management initiatives and passive solar design outcomes. These elements ultimately benefit the home owner economically through water and power savings, but also create wider environmental benefits.

Intrapac's project Somerfield, in Keysborough, has also achieved EnviroDevelopment certification in three elements; ecosystems, water and community. These accreditations reflect the high standard of sustainability being implemented across Intrapac's projects.

For further information please contact Andy at the Alwood Land Sales Office on 1300 305 903.

**INTRAPAC**  
PROPERTY