

## Oaksey House Construction Gallery



Bourne House Stables 2007



Oaksey House 2009



Following the acquisition of Bourne House Stables, famously described in the Racing Post as a carbuncle on the face of Lambourn, planning consent was finally granted for Oaksey House on 14th May 2007.

On November 6th Lord Oaksey then performed the ceremonial task of turning the first sod with a silver spade presented by Rob Speirs contract manager for builder Leadbitter.

Once construction began it was not all plain sailing. The archaeological survey uncovered a number of ancient artefacts which although will form part of a future display once construction is complete, did hold up proceedings. In addition Japanese knotweed was subsequently discovered requiring seemingly endless clearance under strict vehicle disinfecting procedures.



Lord Oaksey cutting the first sod with Trustees



Lady Oaksey and Trustee Pam Deal examining exposed artefacts and Lord Oaksey (pictured right) with project team members



Single and double dwellings centred around the Duchess of Westminster Garden



Managers House named Fred Winter House

The building is naturally ventilated, heated by under floor pipes and fired by a wood pellet boiler (contributing a 30% reduction in carbon dioxide emissions).

It has a rainwater harvesting system, solar hot water, automatic daylight dimming lighting, light pipes and even bat houses.

It features specially designed building fabric, stringent insulation standards, sustainably sourced timber and recycled aggregates such as glass pellets and waste plastics, even brown plastic coffee cups!

Landscaping on the Duchess's Garden (named after a donation from the estate of the late Duchess of Westminster) is scheduled to finish by mid to late December and looks very exciting.



Landscaping around dwellings and the Duchess of Westminster Garden under construction



Oaksey House front and rear views nearing completion