



<https://images.app.goo.gl/SXoVPBCe9S26rCAMA>



<https://dimg.com/mogote-tiny-house-on-wheels-makes-no-spatial-compromise/>



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SEEDS FOR ECO COMMUNITIES
PRESENTS...

CHAPTER 1: MOBILE AND STATIONARY TINY HOMES

What are Tiny Homes?

Tiny homes are compact size homes that serve as a living space for usually one or two people, and if designed efficiently, can accommodate a full family. Tiny home living is a growing trend, viewed by some as an architectural or social movement that advocates simple and sustainable living. There is an increasing community of people who are interested in exploring a minimalistic lifestyle, especially in light of the pressures on the Earth from human activity. Tiny home living, simply put, is a low footprint lifestyle. Tiny homes usually have a living space of no more than a few hundred square feet and smaller, more compact versions, may be less than

a hundred! Tiny homes are typically smaller and lighter weight than conventional homes - some models are even built on a trailer with wheels, providing the flexibility to easily relocate. Tiny homes typically have all the necessities and rooms that a regular home has, only smaller in size and they are built with a close eye on how to maximize the use of each nook and cranny. In light of a changing climate and COVID-19, tiny home living is increasing in popularity among a number of age groups from youth to the older generations. There are even television shows focused on these types of homes, explaining how they are constructed and what it is like to live tiny. Down sizing to a smaller footprint is viewed



by some as one of the key tools in our tool box to help provide a sustainable balance in our growing world.

Costs and Benefits

Beyond providing all the basic functions of a home, tiny homes are portable, economical to maintain (if built right!), and let's not forget the time and energy saved in household chores in a smaller footprint.

One of the many reasons that people turn to tiny houses is the economic benefits. While some sell for the price of an average car, others can cost \$125,000 or more. Location, size and material choices are major factors in determining the value of tiny home properties.

Taxes can also be affected by downsizing to a smaller home. Property taxes are based on the assessed value of the home, which is often substantially lower when people switch from a regular sized house to a smaller footprint tiny home.

In general, many of the local and sustainable materials that can be sourced to support your tiny home build

are cheaper and provide a healthier environment than conventional building supplies.

Lifespan and Carbon Footprint

A tiny home built with sustainable materials suitable for the local climate can generally last for many years, even decades, with proper maintenance from the owners. Like all homes, tiny homes will require care and attention to detail to prolong their lifespan. If you are designing your own tiny home consider the maintenance involved in your choices including both potential time and cost commitments that will be required to support your selections. For example, the roof design could affect if and how snow might gather on your solar panels in colder winter months. Or, perhaps you might want to think about the type of composting toilet you select, as some may involve little or a bit more effort to maintain.

Compared to a standard home, tiny homes consume less energy

EXPLORING THE ECOLOGICAL FOOTPRINTS

OF TINY HOME DOWNSIZERS

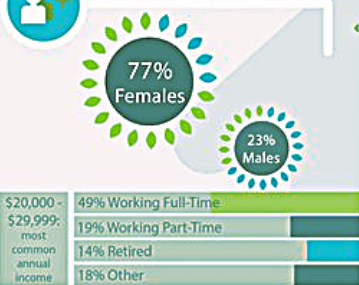
80 TINY HOME DOWNSIZERS volunteered to take an online survey to measure their previous ecological footprints in prior housing and their current ecological footprints in tiny homes. Here are their results!

PREVIOUS FOOTPRINT AVERAGE
7.01 gha*
IN PRIOR HOUSING

CURRENT FOOTPRINT AVERAGE
3.87 gha*
IN TINY HOME

AN AVERAGE REDUCTION
OF 3.14 GHA OR 45%

A LOOK AT THE STUDY PARTICIPANTS...



37%
average percentage of renewable energy sources in tiny homes (compared to 2% in previous homes)

2 years 10 months
average length of time spent living in tiny home at the time of this study



85% OF TINY HOMES considered to have "efficiency-centered design" or were "above average" in terms of energy efficiency



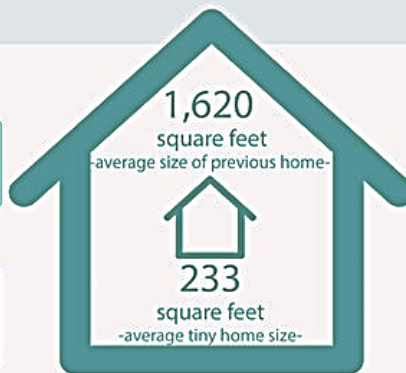
All 80 study participants experienced lower ecological footprints after downsizing to a tiny home. All five ecological footprint components values (housing, food, transportation, goods, and services) were reduced on average.

~366 MILLION ACRES WORTH OF RESOURCES could be saved if 10% of Americans lived in a tiny home



TOP REASONS TO DOWNSIZE

- Financial reasons
- Seeking a simpler life
- Environmental reasons
- Wanted mobility/ability to travel
- Seeking a drastic change in lifestyle



80% of tiny homes had running water
20% of tiny homes had no running water



- Decrease in meat consumption across all categories
- Increase in consumption of local, unpackaged, and self-produced food items



- Reduction of car, motorcycle, bus, and train traveling distances
- Reduction of airplane travel
- More efficient fuel economies of vehicles



- Approximately a 15% increase in recycling
- Most study participants said they generate "much less" trash than their neighbors



- Over 50% of study participants shared that their purchasing habits are "minimal" or "nonexistent" while living in their tiny home

GENERAL TRENDS

FOOD

TRANSPORTATION

RECYCLING

PURCHASING



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PRO-ENVIRONMENTAL BEHAVIORS

Nine interviews were conducted to create an inventory of 100+ behaviors that changed after downsizing to a tiny home. These are the most common behaviors



*gha = global hectare, equalling 10,000 square meters or 2,471 acres



based on the typical size of the living space and number of individuals in the home. Having a smaller footprint allows for tiny homes to more easily be made functional "off the power grid" than conventional homes. Using less utilities not only saves money but it also has a gentler impact on the environment.

With less materials used, comes less waste going into landfills. In fact, a tiny home can be constructed with about 1/4 of the building materials required for a regular home!

National and Local Building Approvals and Considerations

Ontario recently released guidance on buying and building tiny homes in the province, check out the resources provided for more information.

The appropriate size of a tiny home varies from municipality to municipality, depending on standards set out in zoning by-laws. Some municipalities have minimum size requirements, while others have maximum size requirements. For example,

some municipal by-laws require a tiny home to be 37 m² (400 ft²) or less. In all cases, a tiny home cannot be smaller than the minimum required size set out in Ontario's Building Code, which is 17.5 m² (188 m²). It is important to contact the local municipal planning and building departments early in the process to confirm the applicable permits and regulations, and to familiarize yourself with the zoning by-laws. Depending on your location you may need to think about lot size, set backs, access to emergency services, as well as other local rules. All of these guidelines fall under the Planning Act in Ontario.

Want to Learn More?

For a handy summary on the highlights of the Ontario Government's tiny home guidance, visit Seeds for Eco Communities resource library at: <https://seedsforecocommunities.org/home-design>.



Other useful resources on tiny home living in Ontario are provided here:

1) Ontario's new guide to "Build or Buy a Tiny Home", 2019 with Tiny Home Checklist:

https://files.ontario.ca/mmah_tiny_homes_en_20191129.pdf

2) Additional Information on Ontario's Building Code:

<https://www.ontario.ca/page/ontarios-building-code>

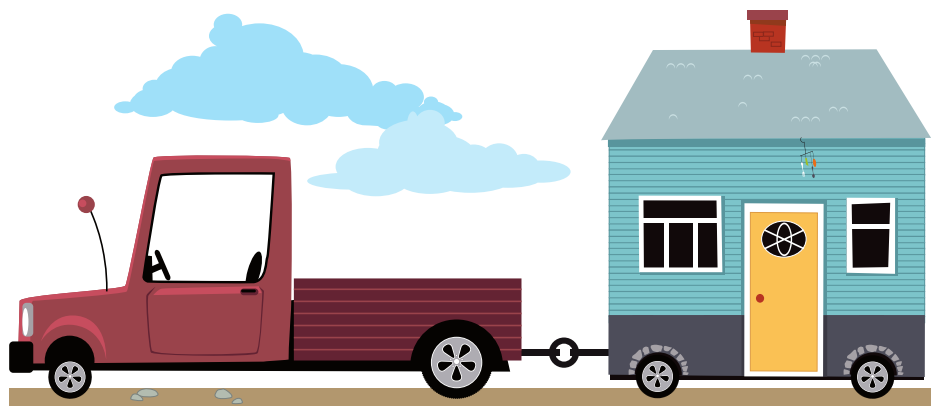
3) Ontario's Planning Act: <https://www.ontario.ca/laws/statute/90p13>

4) Citizens Guide To Land Use Planning:

<https://www.ontario.ca/document/citizens-guide-land-use-planning>

5) For more information on the qualifications of a provincially registered Building Code designer:

<https://www.quarts.mah.gov.on.ca/BCINSearchWeb/search.html>





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