

1 When I bought my property, I cleared the obvious areas and tidied things up to get a
2 good look at the lay of the land.

3 I also wanted to see how the Wind patterns were on the site (wind breaks, where it
4 comes from etc) Also being up north, wanted to see where snow drifting is and what
5 happens with the spring thaw and all the melt water.

6 Luckily, doing so prevented me from making a BIG OOPSIE ! The 1st spot I considered
7 putting my place would have exposed it to a lot of wind and very little shelter from
8 the North Side of the property, so the 2nd spot I considered turned out to be the right
9 one as I get the breezes but no hard winds thanks to tree shelter and in a spot with
10 great drainage and nice & dry. It also helped me to set my driveway in such a way,
11 that there are no drifts across it to have to plow through and fight in winter storms.

12 Far too many people get a piece of land and decide to IMPOSE themselves on it and to
13 "force" things to work. Quite often that results in poor positioning or less than
14 optimal positioning and other problems.

15 EXAMPLE CASE: Fellow own teh road bough a Perfect property - I mean Gorgeous location
excellent views & site lines High Dry land and even a pond. They wanted solar and
other things too... BUT imposed on the land without thought... House is BADLY Angled
and runs North South as opposed to East-West and effectively bugged the roof
potential so 15K in Ground Mount to compensate for "dumb". They built a High Ranch
house but NEVER Insulated the Concrete Basement walls above the frost line - Now a Big
Heat Sink ! Imagine having 3' of frozen concrete surrounding the perimeter of the
house "DUH" - FacePalm and he wonders why they have to get 3 deliveries of 600Litres
of LPG every winter !. BUT it get's better, they also put the house into a Shallow
which collects water EVERY SPRING and take a guess what happens to his
basement..... derp ! They have now been in the house for 4 years AND they don't
like it because of the issues....

10 Had they put the house 50' from it's current spot and changed the orientation they
11 would have gotten the solar on the roof, kept the wonderful views (which are really
12 beautiful too) but "they had to impose & force nature".

13 Work WITH the property and it's natural flow of things. Many simple little things can
14 really make a difference for a home, it's comfort and the operational demands on it
15 (costs to heat/cool etc).

16 My place, case in point. It can reach 40C/104F outside and it never goes above 27C/80F
in house and I do NOT own an AC unit. Winter Time, my heating runs no more than 3
hours within a 24 hour period to keep the house at 25C/77F even when it is -30C/-22F
outside. And that is without the woodstove going.