



C-BOURNE
S T R U C T U R E S
WESTERN CANADA LTD.

Distributors of Sustainable Work Force Housing

52 Person Dormitory (ISOPOD™ Flat Packed)



www.cbournecanada.com

C-Bourne Structures are distributors of **ISOPOD**, a 100% Canadian owned brand of modular structures, suited for both industrial and residential applications.

Together, we are able to implement a strategy of change to the marketplace by, simplifying the amount of building materials needed and eliminating waste to reverse the destructive trend threatening the world.

All of our module structures are purpose built and designed to address occupant health and comfort, energy efficiency, resource conservation, reduced environmental impact and affordability.

By using innovative construction methods such as eliminating the need for drywall, all of our module structures are extremely durable, require low maintenance and have a long life expectancy.

As quoted by authors William McDonough & Michael Braungart of the book "Cradle to Cradle" *"The best way to reduce any environmental impact is not to recycle more, but to produce and dispose of less."*

Regards,



Grant Powell
Executive Partner

C-Bourne Structures Western Canada Ltd.

Office: 604.608.6905
Facsimile: 604.677.6682
Email: grant@cbourne.ca

Flat Pack Dormitory Complex (perfect for shipping sensitive destinations)

- A typical two level 52 person complex consists of 96 Flat Pack 20' x 8 x 9'6" modules.
- 52 Bedrooms, 16 private bathrooms, 4 Laundry/ Storage Rooms, 2 Storage Rooms, 2 Boot Rooms, 6 interior stairwells, 2 -160' Arctic Corridor
- Since this complex is completely module there are many configurations we can produce on client demand

Modules

20'x8'x9'6" (160 sqft.) weighing approximately 1,905kg (4200 lbs.)



3-5 hours to assemble



loading ship

Product Features

1. All COR-Ten steel construction with no drywall allows for low maintenance
2. We only use top quality branded fixtures, appliances and hardware
3. 160 sqft. virtually sound proof bedrooms with Flat Panel with built in DVD come standard
4. Bedroom come complete with Love Seat and Arm Chair
5. Interior walls: are steel finished with ceramic paint insulating
6. Furniture: All-steel constructed furniture is maintenance free, hygienic, and virtually indestructible
7. Bed: Sealed mattress is resistant to bed bugs, is comfortable, long wearing and hygienic
8. PVC double glazed two way tilt windows with built-in roller blinds which double as secondary emergency exit
9. PVC virtually indestructible faux hard wood floors throughout each unit come standard
10. Zero Clearance heating optional air conditioning
11. LED lighting, on demand water heat, water saving showerheads and optional incinerator toilets
12. Fire rated hallways include panic hardware on exit doors and heating system
13. R35+ insulation for energy saving benefits or as needed

Product Benefits

1. **Durability:** CORT-EN Steel exterior construction, powder coated interior walls and fire-rated PVC flooring show minimal wear and tear for ease of consecutive tenancies.
2. **Compliancy:** Built to meet or exceed CSA, UL, CL and ISO standards
3. **Structural:** ISO rated to 650,000 lbs. Hurricane proof to 175 miles per hour and up to 8 on the Richter Scale for earthquakes
4. **Resistance:** Fire, mold and (all bugs) proof
5. **Privacy:** Soundproofed and fire proofed walls and doors allow privacy and piece of mind.
6. **Privacy:** Lockable private bathroom to bedroom ratio can be augmented to needs
7. **Shipping:** Can reach hard to get places by truck, rail, sea or air with ease
8. **Handling:** Cost effective to move by forklift, hiab, or crane
9. **Assembly:** Set up time is 12-15 man hours per 20'x8' x9'6" module
10. **Site Setting:** 20-30 minutes per module, without other framework needed. Set onto any flat solid surface (asphalt, concrete crushed gravel, rig mats, etc.) or point or band foundations
11. **Product Longevity:** modules are virtually indestructible therefore reusable and environmentally responsible
12. **Environmental:** No drywall & water saving appliances gallons of water are saved per day
13. **Economic Life Expectancy:** All our housing (offices, rec. halls, kitchens etc.) are (rated at 49 years+)
14. **Foot Print:** Stackable up to three high on site location, internationally up to 4 high
15. **Resale Value:** Extremely high due to product durability
16. **Maintenance:** All steel construction allows for ease of cleaning and maintenance
17. **Storability:** Disassembled modules can be stored 6 to 1 (foot print ratio)



Other Products Durability & Disposal



Two Level 52 - Person Dormitory

Front View



Side View



** Free company branding and choice of module color included

Floor Plans

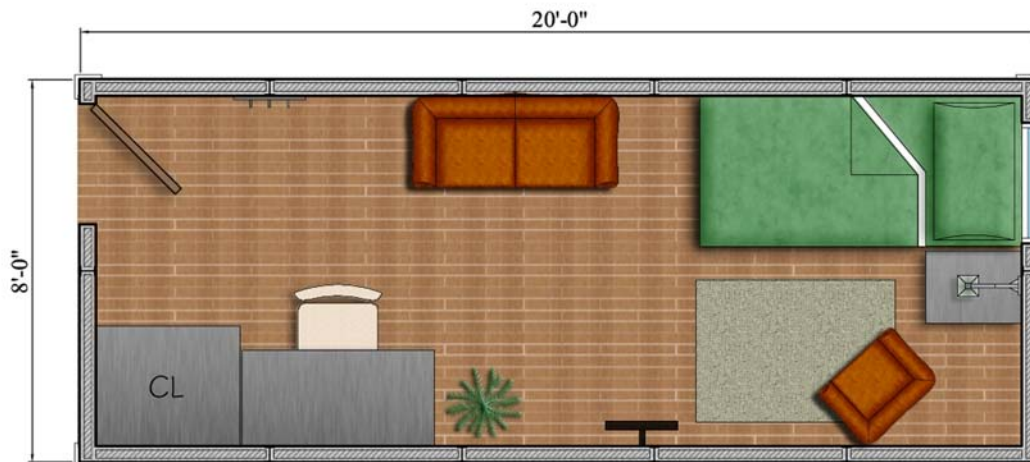
Typical 52 Person “Flat Pack” Dormitory Complex consists of two levels of 48 modules

Each Level includes:

26 modules	One Bedroom
4 modules	Two Private Bathroom / One Closet
2 module	Laundry/Storage
1 module	Storage
1 module	Boot Room
8 modules	Arctic Corridors
6 modules	Interior Stairwell

**As mentioned earlier since everything is modular we can add or delete any modules upon request

One Bedroom Floor Plan



20' x 8' Bedroom includes:

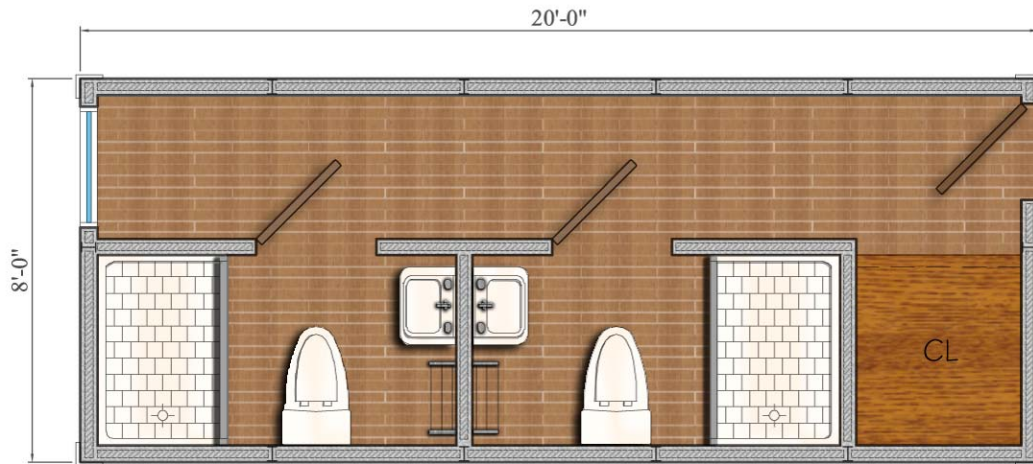
- ✓ fire rated entrance doors
- ✓ LED lighting, one over head and one over the bed
- ✓ Love Seat and Arm Chair come standard
- ✓ telephone, cable and internet connections
- ✓ two AC power receptacles
- ✓ Zero Clearance heating
- ✓ steel and enamel walls
- ✓ brushed stainless steel with PVC accent bed(s) complete with two wire drawers
- ✓ sealed mattress(s)
- ✓ brushed steel hanging closet(s) with PVC accents
- ✓ brushed steel desk(s) complete with a chair
- ✓ wall hooks for coveralls
- ✓ 15" Flat Panel TV with Built in DVD player

Options:

- ✓ Flat Panel to include Windows PC, wireless keyboard and mouse integrated for web browsing
- ✓ Reverse air conditioning

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Two Private Bathroom / One Closet Floor Plan



Two 8' x 4' Bathrooms include:

- ✓ private shower, sink, mirror and toilet
- ✓ on demand hot water heating
- ✓ lockable doors

One 4' x 4' Supply Room includes:

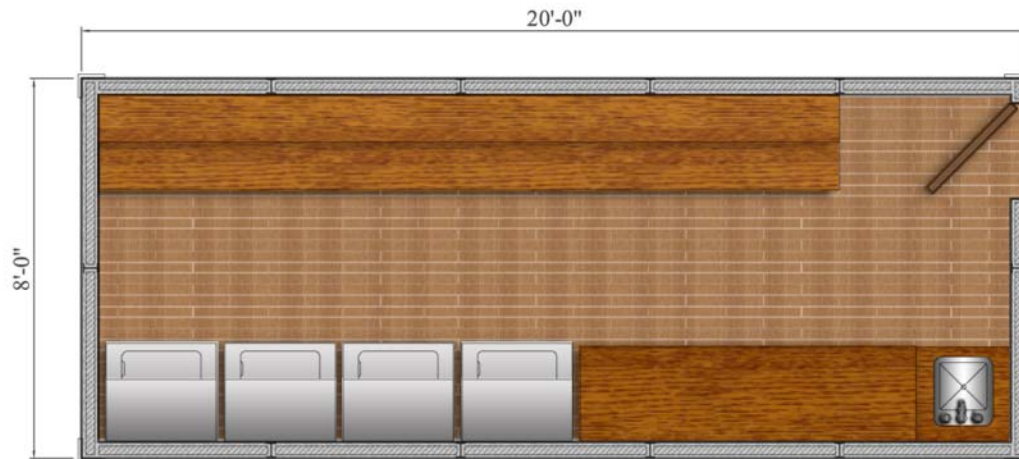
- ✓ cupboards / shelves
- **optional Incinerator toilets

Boot Room Floor Plan

One 17'6" x 8' nook includes:

- ✓ boot shelves
- ✓ bench
- ✓ coat hooks

Laundry / Storage Floor Plan



20'x 8' includes:

- ✓ four stackable washers/dryers **optional five
- ✓ mop sink
- ✓ cupboards / counters

Storage Room Floor Plan

One 8' x 17'6" Storage Room includes:

- ✓ mop sink
- ✓ cupboards
- ✓ shelving

Entire Floor Plan

Complex consists of two levels of forty eight (48) 20'x 8'x 9'6" modules (7,680 sqft.)

Each Level includes:

- 26 modules **One Bedrooms**
- 4 modules **Two Private Bathrooms/ One Closet**
- 2 modules **Laundry/Storage**
- 1 module **Storage**
- 1 module **Boot Room**
- 8 modules **Arctic Corridors**
- 6 modules **Interior Stairwells**





standard size bedroom with optional second bed and wardrobe



Four units assembled to make a 20' x 32' room



Dubai Work Camp





Afghanistan Sub Camp for US military



Qcon Temporary Office Complex Jubal



Disaster Relief China; modules were later dismantled and used as schools in the region



Truck loaded for Dubai work camp delivery

Kitchens

Built to specifications needed per request



Sound Proof Power Plants

We have the rights to sell newly manufactured generators. Such as (Cummins, Deutz, Cat, Perkins etc.) and our own brand for substantially less than elsewhere.

We provide:

- diesel, propane, methane, natural gas and bio fuels generators
- 4 KW to 4 Gigawatt
- full global warranty generators, not grey market
- and match the right power plant to the module configuration chosen
- the right sound proof housing units to specifications required



External Water / Fuel Tanks

Built to specifications needed per request



Financing

Leasing options available on request

Contact

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Executive Partner

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