Module X reconfigures the typology of traditional dwelling units by inviting residents to design their homes’ layout by mixing and combining modules to accommodate work, family needs and financial situations. Residents become pro-active makers of their own neighbourhood through collaborating together to develop and build resources. This complex brings adaptability for the working young, singles and elderly to size up or down within the co-op. By reclaiming the underutilized front and backyards, the single family lot is able to accommodate a commercial retail unit and a workshop to make the block more vibrant while generating revenue. The semi-private courtyard can be merged with the adjacent neighbour to provide a backdrop for chance encounters or planned activities.

This user-centric approach promotes flexibility, social interaction and walkability with increased density to foster social exchanges between neighbours and build a resilient community that grow together.
### Financial Analysis

<table>
<thead>
<tr>
<th>Income ($)</th>
<th>Housing + Transportation ($)</th>
</tr>
</thead>
<tbody>
<tr>
<td>7900</td>
<td>2700 (34%)</td>
</tr>
<tr>
<td>6200</td>
<td>2100 (33%)</td>
</tr>
<tr>
<td>5800</td>
<td>1950 (33%)</td>
</tr>
<tr>
<td>4600</td>
<td>1600 (35%)</td>
</tr>
<tr>
<td>4000</td>
<td>1400 (33%)</td>
</tr>
<tr>
<td>3100</td>
<td>1150 (37%)</td>
</tr>
<tr>
<td>2500</td>
<td>1050 (42%)</td>
</tr>
</tbody>
</table>

#### Co-op Income

- 11950

#### Co-op Expenses

- 8545 (mortgage)
- 1550 (operation/maintenance)
- 1340 (contingency fund)
- 515 (property taxes)

### Site Plan

- 1:4000

### Conceptual Diagram

- Traditional urban work style
- Live-work-shop in the community

### Program Diagram

- Residential
- Courtyard
- Workshop
- CRU
- Roof
- Ground
Module X allows for flexibility and adaptability within the residential units. Residents are able to select from a variety of lifestyle, essentials, rest, and flex spaces to create a combo of 4, 6 or 8 modular units.

**scenario 1**

As the kid is growing up, the couple decided to convert the gym room to a bedroom with study spaces.

**scenario 2**

During festivities where families and friends come and gather, the unit can be reconfigured to accommodate a large dining space by moving the living area by the bedroom. The gym’s murphy bed closet can be pulled out to accommodate relatives. If it’s a couple, they could have two murphy bed closets.
pottery / ceramic studio
back

section c'
1:150
module x

resilient

adaptable

thick

community