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WINNERS PORTFOLIO

2015



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HALL OF FAME

The Best in American Living Awards program honors designers, builders, founders and members who have significantly influenced the residential design and construction field through their success in their professions. We would not be here, experiencing our lives in the way we do, if these individuals had not envisioned and executed the design improvements we have enjoyed over the last thirty plus years.

Congratulations to the 2015 Best in American Living Awards Hall of Fame Class, and thank you for your continued contributions to the residential building industry and design excellence.

HERB KOHLER | Kohler Co.

VICTOR MIRONTSCHUK | EDI International

JAMES SATTLER | Jim Sattler Custom Homes

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JUDGES



Denise Dersin

Editorial Director of Professional Builder, Custom Builder, and Products magazines and websites. Denise has been an award-winning writer and editor for more than 25 years, a decade of which was spent as Editor-in-Chief of Builder magazine and BuilderOnline.com.



Mary DeWalt, MIRM

President of Mary Dewalt Design Group, a national, award-winning model home merchandising firm based in Austin, Texas. She is recognized nationally as a leader in the field of model home merchandising and has served as Chair of the National Sales and Marketing Council and as President of the Institute of Residential Marketing.



Scott R. Sevon, CGP, GMB, CGR, CAPS, GMR

Managing Partner of MAW LLC, a renovation firm in Chicago. Scott has more than 30 years of experience in design/build custom homes, remodeling, and more. He was awarded the 2006 NAHB Graduate Master Builder of the Year and 2010 NAHB Graduate Master Remodeler of the Year.



Cindy Harvey, AIA

Principal of KEPHART community :: planning :: architecture in Denver, Colorado. She has nearly 20 years of experience in residential architecture and has created award-winning and innovative home designs across the country. Cindy regularly speaks on innovative design trends and her passion for designing compact, yet livable, spaces and urban infill communities.



Richard E. Smith

President and Business Manager of RJ Associates, Inc. Design/Build in Montana and the 2015 Chair of the NAHB Land Development Committee. RJ Associates has built a wide mix of residential homes and commercial buildings while also doing land development projects in Montana over the last 32 years.



Joseph V. Digrado, AIA, CAASH

Senior Associate and Residential Design Coordinator at Danielian Associates Architecture + Planning in California. Over the past 30 years, Joe has designed a variety of projects, ranging from high-density mixed use to sustainable custom single-family residences and has developed an expertise in the 50+ market over the last 10 years.



David O'Sullivan, AIA

Principal of O'Sullivan Architects in Massachusetts and Co-Chair of the NAHB Best in American Living Awards Subcommittee. O'Sullivan Architects work includes single-family and multi-family homes as well as commercial and historical preservation projects. David has more than 30 years of experience in both residential and commercial design.

Ron Derrick

HOME OF THE YEAR



Refined Desert Haven | Scottsdale, Ariz.

ARCHITECT/DESIGNER PHX Architecture, Scottsdale, Ariz.
BUILDER Luster Custom Homes, Scottsdale, Ariz.
INTERIOR DESIGNER Kim Scodro Interiors, LLC, Chicago
DEVELOPER Discovery Land Company, Scottsdale, Ariz.
LAND PLANNER City of Scottsdale, Scottsdale, Ariz.
INTERIOR MERCHANDISER Kim Scodro Interiors, LLC, Chicago
PHOTOGRAPHER Werner Segarra Photography



The owners, who split their time between Arizona and Illinois, were ready to plant firm roots in the Southwest. Drawn to Spanish-style homes often found in California, the owners—one of which is an interior designer—envisioned a house inspired by a classic foundation but with an updated neutral color palette, with layers of warmth and texture. With Scodro's vision, the team collaborated on the single-story, hacienda-style structure with sweeping vistas and a floor plan that encouraged family togetherness and outdoor living, an essential for the Scodros. An open floorplan was created that allowed for the living room, dining room, and kitchen to flow effortlessly into one central space overlooking the golf course. Long, adjacent hallways lead to the private quarters, while expansive glass doors open to connect the inside seamlessly to the alfresco spaces. The centerpiece is an infinity-edge pool that sits on the same plane as the patio and appears to drop into the desert on the other. When the water is still, it creates a beautiful mirror that reflects the sky.

For the interiors, Scodro selected a sea of pale blues and gray sand creams to create a soft and calming palette. A matte plaster finish on the interior walls provides a subtle depth to the soaring spaces, while textures of wood lend softness and warmth. Reclaimed barnwood shelving and alder ceiling beams mirror the textured white-oak floors and 18th-century Spanish doors. As her own client, Scodro was willing to take more risks, including installing pieces of faux hide in the coffered office ceiling—a detail that required almost 3,800 individual nailheads and three days of installation. The end result was a comfortable, inviting space that is open, airy, and gives nod to the landscape, allowing the family a chance to reconnect and retreat from the cold Chicago winters.



FROM THE JUDGES...

Serene, graceful, and elegant ...
well-defined but still open ... clean
lines ... scalloped arches done nicely.



REMODEL OF THE YEAR



Pine Creek Place | Fredericksburg, Texas

ARCHITECT/DESIGNER Laughlin Homes & Restoration, Inc., Fredericksburg, Texas
REMODELER Laughlin Homes & Restoration, Inc., Fredericksburg, Texas
LAND PLANNER Land-flo, Fredericksburg, Texas
PHOTOGRAPHER Blake Mistich



The design-build team created spaces fulfilling the family's need for a larger home, with emphasis on an open serene space. The challenge was to convert the cramped 1970s saltbox into an inviting place, suitable for entertaining, while respecting the original building form. Additions were designed to blend with, rather than overpower, the surrounding historic neighborhood. Simple in design, with solid details, the kitchen-living area has the feel of exterior space. Flooded with natural light, the veranda stairway includes a hand-wrought steel railing that stands strong against the backdrop of weathered oak. The stairwell is truly a work of art and a testament to the craftsmanship of the home.

Discarded one-by-one-inch weathered oak slats were reused for the interior pine wall siding, and a salvaged cast-iron grate was inlaid into the wooden stair landing and lit from

the underside, creating a beautiful pattern that is cast onto the wall at night. Solid bronze light fixtures imported from Egypt cast light that warms the stairwell space. The dining room incorporates two antique tornado sirens that were converted to function as lighting over the dining room table. The master suite, at the top of the veranda stairway, features a large walk-in closet, elegant bath, and sleeping area with a balcony that overlooks the spa and pool. Functioning interior casement windows, complete with turn-of-the-century hardware, and a custom-built door allow the master suite to open up onto the interior balcony for an open airy feel when desired. Teenage daughters have their own living area and bedroom suites within the reconfigured shell of the original home. An outdoor fireplace and deep porches expand the living space into the backyard which features an outdoor kitchen and poolscape.

FROM THE JUDGES...

Love the simplicity, it's really creative and unique but fits the character—it reads farmhouse, really old and traditional. The streetscape is amazing, all the finishes are gorgeous, and it has all kinds of cool recycled stuff like the extraordinary wood wall and iron railing. It took a lot of work to put this together.

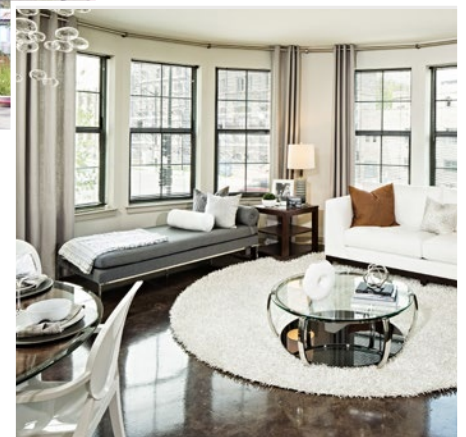


MULTIFAMILY COMMUNITY OF THE YEAR



Monroe Street Market | Washington

ARCHITECT/DESIGNER KTGy Group, Inc., Tysons, Va.
BUILDER Bozzuto Construction Company, Greenbelt, Md.
INTERIOR DESIGNER RD Jones and Associates, Chevy Chase, Md.
DEVELOPER The Bozzuto Group, Greenbelt, Md.
LAND PLANNER Torti Gallas, Silver Spring, Md.
PHOTOGRAPHER The Bozzuto Group



This transformative use of The Catholic University of America's South Campus fulfills a market need, creates unique student and family housing, and provides much-needed retail to the area. A connection to the arts in all its forms encourages artists and art enthusiasts to share culture by providing studio space where artists can make, show, and sell their wares. The project showcases a commitment to building a better community by including three housing

options in varying price ranges, facilitating public transit and pedestrian-friendly atmospheres, and adding a community arts center that is available to rent for a small fee. Unsurpassed attention to detail in design and materials selection adds to the character, personality, and theme. Monroe Street Market advances the multifamily industry's potential through creativity and a focus on authenticity, spurring renewed interest in quality and unique projects.



FROM THE JUDGES...

The mix of building styles really generates a sense of community, and we like how they handled the separate buildings. It's contextual with the surroundings and fits the texture.

COMMUNITY OF THE YEAR



The Pinehills | Plymouth, Mass.

ARCHITECT/DESIGNER Various
BUILDER Various
INTERIOR DESIGNER Various
DEVELOPER Pinehills, LLC, Plymouth, Mass.
LAND PLANNER Pinehills, LLC, Plymouth, Mass.
PHOTOGRAPHER Various



The Pinehills is one of the nation's most celebrated examples of thoughtful community planning and design. Underlying it all is a commitment to quality and environmental stewardship that acknowledges what a gift it is to live in the world's third largest pine ecosystem. By holding true to the village's original vision—a robust sense of community, active open space, and intimate neighborhoods—The Pinehills just keeps getting better. This mixed-use community is densely designed, while still preserving significant open space. The

community includes 1.3 million square feet of mixed-use commercial space and 3,065 homes on only 30 percent of the land, preserving over 2,200 acres of open space. Eleven builders build homes ranging from condominiums and apartments, to custom and cottages. Demand for walkable places is not isolated to urban settings—at The Pinehills, eight neighborhoods and 750-plus residences are within walking distance of the Village Green.



FROM THE JUDGES...

It creates a total community that respects the topography and environment with a quintessential New England feel. "It's the whole package."



BEST IN REGION

PACIFIC

Cassis

Irvine, Calif.

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.
BUILDER Toll Brothers, Orange, Calif.
INTERIOR DESIGNER CDC Designs, Costa Mesa, Calif.
DEVELOPER The Irvine Company, Irvine, Calif.
PHOTOGRAPHER Chris Mayer Photography

Appealing to a buyer segment interested in a statement, this extraordinary home offers a one-of-a-kind lifestyle and unparalleled luxury throughout, with all the excitement, understated elegance, and detail demanded by a very affluent, very discriminating buyer. Features that appeal to this select demographic include well-articulated, classical exterior architecture with rich materials and well-planned, well-executed design details. Statement spaces such as the great room open to outdoor areas that are brought to life by water features; a covered retreat surrounded by water; and a master-suite luxury indoors and out, with a private deck.



MOUNTAIN

Mountain Villa

Provo, Utah

ARCHITECT/DESIGNER Upwall Design, Salt Lake City
BUILDER Magleby Construction, Lindon, Utah
INTERIOR DESIGNER Roxbury Studio, Salt Lake City
DEVELOPER Magleby Construction, Lindon, Utah

One's breath is taken away by the view after emerging from the half-mile private road that is cut through the mountain hillside. Sitting in its own mountain meadow stands Mountain Majesty. The home is surrounded by views on every side, and large, custom-built windows that withstand the cold mountain winds bring the views from outside within. Round is a design element that is beautiful and challenging at the same time. From a rounded staircase and balcony, round walls, round ceilings, rounded pocket doors, round shower enclosures, to a raised round formal dining, the theme continues throughout the entire home.

The master bedroom is accessed by a hallway bridge with windows on either side and a stream below running from one large pond to another. The climbing tower is incorporated into the home to accentuate the exterior appeal. The sports level includes basketball, racquetball, a climbing wall, a golf simulator, and a home theater. The pool sits aside nature, ponds, and streams as if it were a natural part of the mountain. Even the many garages complement rather than detract from the theme and beauty of the home's design. Every design element is meticulously thought out and created, leading to a once-in-a-lifetime masterpiece.



PACIFIC NORTHWEST

Gallery House

Seattle

ARCHITECT/DESIGNER DeForest Architects, Seattle
 BUILDER Joseph McKinstry Construction, Seattle
 INTERIOR DESIGNER Jan Holbrook, Seattle
 PHOTOGRAPHER Benjamin Benschneider

A couple with grown kids were downsizing from a larger suburban home and desired a cozy, in-town retreat that would connect with the Puget Sound and Olympic Mountain views and highlight their wonderful collection of Northwest art. The architect designed a light-filled “vertical gallery” that provides separation between public and private areas, while creating numerous places to encounter art in unexpected ways. The centerpiece is a translucent glass and steel stair that glows from below and channels natural light from above. A few steps down from the entry, the bedroom level features water and mountains views and a small deck. The bedrooms are buffered from more public areas by alcoves for art display. The master bathroom has an elegantly simple layout, and refined details create a spa-like atmosphere. To the west, the living and dining rooms open to an expansive terrace with views of Puget Sound and the Olympic Mountains. To the east is a screened outdoor sitting area that provides shade and privacy when desired.



SOUTH ATLANTIC

Lotus on Orange

Sarasota, Fla.

ARCHITECT/DESIGNER Leader Design Studio, Sarasota, Fla.
 BUILDER Josh Wynne Construction, Sarasota, Fla.
 INTERIOR DESIGNER SAWA Design, Sarasota, Fla.
 PHOTOGRAPHER Gamma Photography

This project was designed with consideration of the clients' love of European Modern styling in mind, as well as their love of the warmth of California-style modern homes. The large expanses of carefully placed glass allow for natural daylighting throughout the home, while large sliders and casement glass allow for passive ventilation through the home. The views are centralized to the natural flower pond in the front court as well as the pool and outdoor living areas to the rear. Cypress wood detailing, terrazzo tiles, and bamboo panels counterbalance the smooth white walls of the home's interior, which serves to provide bouncing light and a framework for viewing the outdoor spaces.

The Florida-friendly landscape was carefully considered to provide the necessary screening in an infill lot such as this, while being sensitive to the single-story scale of the home and the adjacent neighbors. There are three courtyards, which form the critical adjuncts between the vertical architecture and the landscape architecture. The entry court welcomes one from the street frontage with a koi and lotus pond. The rear court is the heart of the home. The “L” shaped design lives around and is open to this pool court with outdoor fireplace and kitchen area. The last courtyard is the most private, flanked by the master suite and accessible only through the master bath.

MIDWEST

Hub Madison

Madison, Wis.

ARCHITECT/DESIGNER Antunovich Associates and Myefski Architects, Evanston, Ill.
BUILDER J.H. Findorff & Son, Madison, Wis.
INTERIOR DESIGNER Studio K Creative, Chicago
DEVELOPER Core Spaces, Chicago
LAND PLANNER Vandewalle & Associates, Madison, Wis.
PHOTOGRAPHER Modern Depiction

In the heart of downtown Madison, near the State Capital building and adjacent to the University of Wisconsin campus, Hub Madison offers an unmatched living experience. This 960-bed, mixed-use residence tower includes prized amenities above a vibrant street-level commercial atmosphere. The ground-floor lobby, detailed like a boutique hotel, welcomes student residents with a custom UW badger portrait painted on a wood-plank wall. The lobby's expansive bi-fold windows open to transfer the energy along State Street's retail corridor into the Hub Madison. Hub Madison's amenities embody the work hard, play hard philosophy. Overlooking State Street, a rooftop infinity-edge pool is surrounded by cabanas and hot tubs. An interior courtyard features a sand volleyball court, a seasonal ice rink, and an outdoor lounge that is equipped with cabanas, hanging daybeds, and stadium seating around a 20-foot LED screen. Indoor amenities at Hub Madison meet the bar for high-end design and cater to resident's individual lifestyles. A luxurious spa and fitness center are appointed with contemporary but age-appropriate touches. Residents unwind in the music practice/performance space, in a game-filled lounge, and in plush stadium seats in the media room. Private study rooms, video-conferencing spaces, and dedicated quiet and scholarly floors ensure residents' myriad needs are met.



NORTH ATLANTIC

Oxford Mills

Philadelphia

ARCHITECT/DESIGNER BartonPartners, Norristown, Pa.
REMODELER BartonPartners, Norristown, Pa.
INTERIOR DESIGNER BartonPartners, Norristown, Pa.
DEVELOPER D3 Real Estate Development, Inc., Huntingdon Valley, Pa.
LAND PLANNER Cornerstone Consulting, Landsdale, Pa.
INTERIOR MERCHANDISER D3 Real Estate Development, Inc., Huntingdon Valley, Pa.
PHOTOGRAPHER Imagic Photography

The mission of the project was to create a vibrant, synergistic, education-based community of teacher housing and nonprofits. Two dilapidated warehouses were converted into 114 market-rate quality apartments that are offered to educators at discounted rates. The project includes 35,000 square feet of commercial space for over 10 different nonprofit organizations, offering small office spaces for local start-ups. A wide variety of units were designed, including studios with grand historic windows; one-bedrooms with lofts between exposed trusses; and comfortable two-bedrooms with great views—all with exposed, beautifully restored timber framing and brick.





SOUTH CENTRAL

Pine Creek Place

Fredericksburg, Texas

ARCHITECT/DESIGNER Laughlin Homes & Restoration, Inc.,
Fredericksburg, Texas
REMODELER Laughlin Homes & Restoration, Inc.,
Fredericksburg, Texas
LAND PLANNER Land-flo, Fredericksburg, Texas
PHOTOGRAPHER Blake Mistich

Simple in design, with solid details, the kitchen-living area has the feel of exterior space. Flooded with natural light, the veranda stairway includes hand-wrought steel railing that stands strong against the backdrop of weathered oak. The stairwell is truly a work of art and a testament to the craftsmanship of the home. Discarded one-by-one-inch weathered oak slats were used for the interior pine wall siding. A salvaged cast-iron grate was inlaid into the wooden stair landing and lit from the underside to cast a beautiful pattern onto the wall at night. Solid bronze light fixtures imported from Egypt cast light that warms the stairwell space. The dining room incorporates two antique tornado sirens that were converted to function as lighting over the dining room table. The master suite, at the top of the veranda stairway, features a large walk-in closet, elegant bath, and sleeping area with balcony overlooking the spa and pool. Functioning interior casement windows, complete with turn-of-the-century hardware, and a custom-built door allow the master suite to open up onto the interior balcony for an open airy feel. Teenage daughters have their own living area and bedroom suites within the reconfigured shell of the original home. An outdoor fireplace and deep porches expand the living space into the backyard with an outdoor kitchen and pool.



MIDDLE ATLANTIC

Magnolia Pavilion

Pinehurst, N.C.

ARCHITECT/DESIGNER Tony F. Miller, Charlotte, N.C.
REMODELER Edward Tennant, Charlotte, N.C.
INTERIOR DESIGNER Johnsy White Interior Design, Pinehurst, N.C.
PHOTOGRAPHER Tim Buchman

The previous swimming pool was replaced with one that had the exact depth and dimensions to accommodate water volleyball, a sunbathing pool ledge, a spa, and diving, simultaneously with a two-story water slide entry and without a safety conflict. The architect coordinated with a dozen specialty consultants and 3D-modeled all dimensions of the pool, pavilion, and slide to work together with the most picturesque sightlines available within the space from the existing house to the beloved magnolia tree. Heavy timber braces and beams were modeled to resemble the blossom petals and leaves of the adjacent magnolia tree. The new pool with its own guest entry is designed for a variety of pool activities, with mood-changing lighting and sound effects.

SINGLE-FAMILY—PRODUCTION

Detached Home up to 2000 sq. ft., Built for Sale

PLATINUM

Vermillion at Escena , Plan 1

Palm Springs, Calif.

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.

BUILDER Beazer Homes, Brea, Calif.

INTERIOR DESIGNER Triomphe Design, Costa Mesa, Calif.

PHOTOGRAPHER AG Photography

Palm Springs' home buyers value the unique architectural character of their desert oasis and demanded that a new home community honor the town's design heritage. These homes interpret the Mid-century Modern vernacular in a way that adapts to a production environment, while staying true to those must-have design details. The geometric lines of the house are regular and rigorous, with the gabled roof common to modern ranch-style houses. Sliding-glass doors and other expansive panes of glass allow light to enter rooms from multiple angles, and rooms have multiple outdoor views, or multiple access points, encouraging an appreciation of healthy living.



GOLD

Gradient at The Meadows

Castle Rock, Colo.

ARCHITECT/DESIGNER KGA Studio Architects, Louisville, Colo.

BUILDER Ryland Homes, Greenwood Village, Colo.

INTERIOR DESIGNER TRIO Environments, Denver

LAND PLANNER PCS Group Inc., Denver

PHOTOGRAPHER Eric Lucero



SILVER

Solterra—Signature 1

Lakewood, Colo.

ARCHITECT/DESIGNER DTJ Design, Boulder, Colo.

BUILDER Brookfield Residential, Centennial, Colo.

INTERIOR DESIGNER Linda Beutner Interior Design, Denver

DEVELOPER Brookfield Residential, Centennial, Colo.

INTERIOR MERCHANDISER Linda Beutner Interior Design, Denver

PHOTOGRAPHER Ron Ruscio Photography



SILVER

The Chorley Cottage

Eagle, Idaho

ARCHITECT/DESIGNER Clark & Co Homes, Meridian, Idaho

BUILDER Clark & Co Homes, Meridian, Idaho

INTERIOR DESIGNER Clark & Co Homes, Meridian, Idaho

DEVELOPER DMB Development, Boise, Idaho

PHOTOGRAPHER Doug Petersen Photography



Detached Home 2001 – 2500 sq. ft., Built for Sale

PLATINUM

Apex at Civita, Plan One

San Diego

ARCHITECT/DESIGNER Woodley Architectural Group, Littleton, Colo.
 BUILDER Ryland Homes, Irvine, Calif.
 INTERIOR DESIGNER Rooms Interiors, Corona del Mar, Calif.
 DEVELOPER Sudberry Properties, San Diego
 INTERIOR MERCHANDISER Rooms Interiors, Corona del Mar, Calif.
 PHOTOGRAPHER Aron Photography

Today's land values require fresh ideas to attract buyers desiring single-family homes. This community provides a density of 14.8 dwelling units per acre including driveways and rear yards, while providing over 2,000 square feet of indoor living space. This home showcases the unique challenges of high-density detached product but also illustrates the compelling nature of innovative design solutions. Inside, three levels of living explode on entry into a dramatic three-story space framed by a private outdoor living area. The home's exterior reflects the regional architecture of San Diego, inspired by Irving Gill's brand of Modern Spanish.



GOLD

Vermillion at Escena, Plan 3

Palm Springs, Calif.

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.
 BUILDER Beazer Homes, Brea, Calif.
 INTERIOR DESIGNER Triomphe Design, Costa Mesa, Calif.
 PHOTOGRAPHER AG Photography



SILVER

Casabella Plan Three

San Diego

ARCHITECT/DESIGNER Bassenian | Lagoni Architects, Newport Beach, Calif.
 BUILDER Pardee Homes, San Diego
 DEVELOPER Pardee Homes, San Diego
 LAND PLANNER Latitude 33, San Diego
 INTERIOR MERCHANDISER CDC Designs, Costa Mesa, Calif.
 PHOTOGRAPHER Chris Mayer Photography



Detached Home 2501 – 3000 sq. ft., Built for Sale

PLATINUM

Garden House at Rose Lane—Plan 6 Larkspur, Calif.

ARCHITECT/DESIGNER Dahlin Group Architecture Planning, Pleasanton, Calif.
 BUILDER The New Home Company, Aliso Viejo, Calif.
 INTERIOR DESIGNER Meridian Interiors, Irvine, Calif.
 DEVELOPER The New Home Company, Aliso Viejo, Calif.
 LAND PLANNER Dahlin Group Architecture Planning, Pleasanton, Calif.
 PHOTOGRAPHER Christopher Mayer Photography



FROM THE JUDGES...

Fabulous plan, great courtyard, they made all spaces active and engaged. Love the interior, nice use of materials and roomy for California. CA, unexpected. The flexibility of the downstairs bedroom offers multiple use options, and the absorption feature in the driveway is interesting.

These homes are the market-rate portion of an 85-unit integrated community that includes age-restricted luxury flats as well as cottages. To bridge the gap between builder-friendly construction and custom-level expectations, a mix of single-story and two-story homes designed on small lots were mixed with larger homes on larger lots to create a custom-like community. Courtyard living is what this home is all about—a formal living room and the dining room create wonderful entertaining opportunities by opening up to a central courtyard. The traditional Craftsman elevation incorporates stained cedar shingles and detailed woodwork with stone accents.



GOLD

Eleanor Bluffton, S.C.

ARCHITECT/DESIGNER Visbeen Architects, Inc. Grand Rapids, Mich.
 BUILDER Brian Osbourne, Hilton Head, S.C.
 INTERIOR DESIGNER Libby Boyden Interiors, Savannah, Ga.
 PHOTOGRAPHER Wayne C. Moore

SILVER



The Cypress Summerville, S.C.

ARCHITECT/DESIGNER 505 Design Group, Charlotte, N.C.
 BUILDER Saussy Burbank, Mt. Pleasant, S.C.
 INTERIOR DESIGNER West Elm, Charlotte, N.C.
 DEVELOPER West Rock Communities, Summerville, S.C.
 LAND PLANNER West Rock Communities, Summerville, S.C.
 INTERIOR MERCHANDISER West Elm, Charlotte, N.C.
 PHOTOGRAPHER Social Design House

Detached Home 3001 – 3500 sq. ft., Built for Sale

PLATINUM

Torrey at Beacon Park—Plan 1 Irvine, Calif.

ARCHITECT/DESIGNER SDK Atelier, Irvine, Calif.
 BUILDER Standard Pacific Homes, Irvine, Calif.
 INTERIOR DESIGNER Ver Designs, Costa Mesa, Calif.
 DEVELOPER FivePoint Communities, Aliso Viejo, Calif.
 LAND PLANNER FivePoint Communities, Aliso Viejo, Calif.
 INTERIOR MERCHANDISER Ver Designs, Costa Mesa, Calif.
 PHOTOGRAPHER AG Photography Inc.

Nestled in a new master-planned community, this home enjoys a sense of place, framed by half-century old trees and the architect's selection of timeless style found in American Heritage Cottage architecture.

Borrowing from tradition, the entire two-story wing and double-tiered entry porch are designed in stone, stepping forward to the street to welcome one home. The luxurious Great Room and open plan are the centerpiece of the home. The open stair and wrap-around second floor gallery are experienced by everyone as they transition to the bonus room and bedrooms.



GOLD

Truewind Huntington Beach, Calif.

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.
 BUILDER TRI Pointe Homes, Irvine, Calif.
 INTERIOR DESIGNER CDC Designs, Costa Mesa, Calif.
 PHOTOGRAPHER Applied Photography



SILVER

Williamsburg Bluffton, S.C.

ARCHITECT/DESIGNER Visbeen Architects, Inc., Grand Rapids, Mich.
 BUILDER Custom Classics, Charleston, S.C.
 INTERIOR DESIGNER Custom Classics, Charleston, S.C.
 PHOTOGRAPHER Wayne C. Moore



SILVER

Verana Plan Two San Diego

ARCHITECT/DESIGNER Bassenian | Lagoni Architects, Newport Beach, Calif.
 BUILDER Pardee Homes, San Diego
 DEVELOPER Pardee Homes, San Diego
 LAND PLANNER Latitude 33, San Diego
 INTERIOR MERCHANDISER Yoli Landrum Interior Design, Inc., El Segundo, Calif.
 PHOTOGRAPHER Chris Mayer Photography



Detached Home 3501 – 4000 sq. ft., Built for Sale

PLATINUM

Torrey at Beacon Park— Plan 3

Irvine, Calif.

ARCHITECT/DESIGNER SDK Atelier, Irvine, Calif.
 BUILDER Standard Pacific Homes, Irvine, Calif.
 INTERIOR DESIGNER Ver Designs, Costa Mesa, Calif.
 DEVELOPER FivePoint Communities, Aliso Viejo, Calif.
 LAND PLANNER FivePoint Communities, Aliso Viejo, Calif.
 INTERIOR MERCHANDISER Ver Designs, Costa Mesa, Calif.
 PHOTOGRAPHER AG Photography Inc.

The St. Augustine vernacular offers the opportunity to be more playful with rooves, eaves, wood accents, and shutter designs. The color palate offers new opportunities too, with soft hues differing from current color expressions. Entering under a covered porch and stacked second-floor balcony, one opens the front door to the classic foyer and corner stair gallery washed in natural light. A transition soffit from the foyer forms a passage to the multigenerational stand-alone suite, separate but still close to the holiday-sized dining room, great room, and command-center bistro kitchen. Moving up the two-story stair gallery, natural light from three sides and a flanking bonus room suggest a much larger home.



SILVER

Crawford at Greenwood—Plan 3

Tustin, Calif.

ARCHITECT/DESIGNER William Hezmalhalch Architects, Inc., Santa Ana, Calif.
 BUILDER Standard Pacific Homes, Santa Ana, Calif.
 INTERIOR DESIGNER CDC Designs, Santa Ana, Calif.
 DEVELOPER Standard Pacific Homes, Santa Ana, Calif.
 LAND PLANNER William Hezmalhalch Architects, Inc., Santa Ana, Calif.
 PHOTOGRAPHER Anthony Gomez

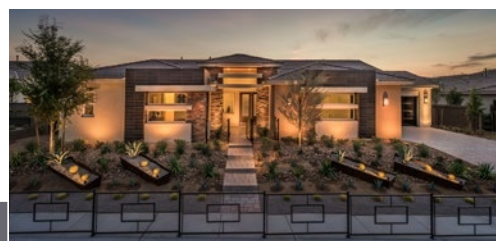


GOLD

Bluffs at Bella Vista

Porter Ranch, Calif.

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.
 BUILDER Toll Brothers, Orange, Calif.
 INTERIOR DESIGNER CDC Designs, Costa Mesa, Calif.
 PHOTOGRAPHER Chris Mayer Photography



SILVER

Plan 3—Brookshire Estates

Las Vegas

ARCHITECT/DESIGNER Edinger Architectural Corporation, Solana Beach, Calif.
 BUILDER William Lyon Homes, Inc., Las Vegas
 INTERIOR DESIGNER Savannah Design Group, LLC, Escondido, Calif.
 DEVELOPER William Lyon Homes, Inc., Las Vegas
 LAND PLANNER William Lyon Homes, Inc., Las Vegas
 INTERIOR MERCHANDISER Savannah Design Group, LLC, Escondido, Calif.
 PHOTOGRAPHER Vance Fox Photography



Detached Home Over 4001 sq. ft., Home Built for Sale

PLATINUM

Cassis

Irvine, Calif.

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.
 BUILDER Toll Brothers, Orange, Calif.
 INTERIOR DESIGNER CDC Designs, Costa Mesa, Calif.
 DEVELOPER The Irvine Company, Irvine, Calif.
 PHOTOGRAPHER Chris Mayer Photography

See full description on page 10.



GOLD

Avalon

Irvine, Calif.

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.
 BUILDER Toll Brothers, Orange, Calif.
 INTERIOR DESIGNER CDC Designs, Costa Mesa, Calif.
 DEVELOPER The Irvine Company, Irvine, Calif.
 PHOTOGRAPHER Chris Mayer Photography



SILVER

Santa Monica

Irvine, Calif.

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.
 BUILDER Toll Brothers, Orange, Calif.
 INTERIOR DESIGNER CDC Designs, Costa Mesa, Calif.
 DEVELOPER The Irvine Company, Irvine, Calif.
 PHOTOGRAPHER Chris Mayer Photography



SILVER

Avignon—Plan 2

Brea, Calif.

ARCHITECT/DESIGNER William Hezmalhalch Architects,
 Santa Ana, Calif.
 BUILDER Standard Pacific Homes, Irvine, Calif.
 INTERIOR DESIGNER Pacific Dimensions, Inc., El Segundo, Calif.
 DEVELOPER Standard Pacific Homes, Irvine, Calif.
 PHOTOGRAPHER AG Photography



Attached Homes/Townhouses, Built for Sale

PLATINUM

The Grand Monarch

Dana Point, Calif.

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.
BUILDER William Lyon Homes, Irvine, Calif.
INTERIOR DESIGNER Meridian Interiors, Irvine, Calif.
PHOTOGRAPHER Eric Figge Photography

A one-of-a-kind location that hugs the shores of Monarch Beach requires a community that makes the amenity—the view—accessible to all residents. Plans in this stunning triplex building forever raise the bar on townhome living. At first glance, the eye sees an Italianate mansion befitting such an amazing site. Once inside, a luxury townhome environment is revealed. Units include private exterior living spaces, luxuriously appointed interiors with all spaces orienting to the outdoors, and individual elevators for easy movement between floors.



FROM THE JUDGES...

It's the outdoors coming in, especially with the fireplace. A triplex that looks like a large single-family home, it features a well-done plan and is well-decorated. Beautiful job, nice photography.



GOLD

SL 70 Plan 4

Silver Lake, Calif.

ARCHITECT/DESIGNER JZMK Partners, Costa Mesa, Calif.
BUILDER Trumark Homes, Newport Beach, Calif.
INTERIOR DESIGNER CDC Designs, Costa Mesa, Calif.
DEVELOPER Trumark Homes, Newport Beach, Calif.
LAND PLANNER Cathcart & Associates, Calif.
PHOTOGRAPHER Christopher Meyer

SINGLE FAMILY—CUSTOM

One-of-a-Kind Custom or Spec Home up to 2,500 sq. ft.

PLATINUM

Plum Island Residence

Plum Island, Mass.

ARCHITECT/DESIGNER CBT Architects, Boston

BUILDER Murphy Construction, Newburyport, Mass.

PHOTOGRAPHER Trent Bell

This modest residence is located on a small lot directly on the ocean. The form of the house reflects its views, being very open on the east and west but primarily opaque on the north and south due to the privacy needs from abutting residences. A small lookout tower atop the house provides 360-degree views of the island and acts as a natural ventilator for the home, pulling up and exhausting warm air from the spaces below. The house is built several feet above grade on pylons to allow windblown sand to move freely over the land and under the house, creating shielding dunes.



GOLD

Brass Residence

Averill Park, N.Y.

ARCHITECT/DESIGNER Scott Townsend, Troy, N.Y.

LAND PLANNER Craig Church, Broadalbin, N.Y.

PHOTOGRAPHER Randall Perry

SILVER

Peach Street

Fredericksburg, Texas

ARCHITECT/DESIGNER Craig McMahon Architects, San Antonio

BUILDER Half Inch of Water Studios, New Braunfels, Texas

DEVELOPER Half Inch of Water Studios, New Braunfels, Texas

PHOTOGRAPHER Dror Baldinger



One-of-a-Kind Custom or Spec Home 2,501 – 3,500 sq. ft.



PLATINUM

Gallery House
Seattle

ARCHITECT/DESIGNER DeForest Architects, Seattle
BUILDER Joseph McKinstry Construction, Seattle
INTERIOR DESIGNER Jan Holbrook, Seattle
PHOTOGRAPHER Benjamin Benschneider

See full description on page 11.

GOLD

Pritchard-Hardin Residence
Black Mountain, N.C.

ARCHITECT/DESIGNER John Petri, Asheville, N.C.
BUILDER Living Stone Construction, Black Mountain, N.C.
INTERIOR DESIGNER ID.ology Interior Design, Asheville, N.C.
PHOTOGRAPHER Ray Mata, Blue Ridge Pictures



SILVER



Loma Linda One
Sarasota, Fla.

ARCHITECT/DESIGNER Mark Sultana, Sarasota, Fla.
BUILDER Ampersand Construction LLC, Sarasota, Fla.
PHOTOGRAPHER Detlev Von Kessel

One-of-a-Kind Custom or Spec Home 3,501 – 4,500 sq. ft.

PLATINUM

Lotus on Orange

Sarasota, Fla.

ARCHITECT/DESIGNER Leader Design Studio, Sarasota, Fla.
 BUILDER Josh Wynne Construction, Sarasota, Fla.
 INTERIOR DESIGNER SAWA Design, Sarasota, Fla.
 PHOTOGRAPHER Gamma Photography

See full description on page 11.



FROM THE JUDGES...

Very nice and really well done. It has a creative, exciting elevation, very “3D” for a low-profile house. Love the koi pond, the serene elegance, the kitchen by the pool, the wood accents—beautiful finishes and details. The windows and lighting help break up the horizontals.



GOLD

Reinterpreted Mid-Century Modern

Boca Raton, Fla.

ARCHITECT/DESIGNER Affiniti Architects, Boca Raton, Fla.
 BUILDER National Custom, Boca Raton, Fla.
 INTERIOR DESIGNER Marc-Michaels Interior Design, Inc., Winter Park, Fla.
 PHOTOGRAPHER IBI Designs, Inc.

SILVER



Ship in the Sky

Spicewood, Texas

ARCHITECT/DESIGNER Jenkins Custom Homes, Austin, Texas
 BUILDER Jenkins Custom Homes, Austin, Texas
 INTERIOR DESIGNER Jenkins Custom Homes, Austin, Texas
 DEVELOPER The Reserve at Lake Travis, Spicewood, Texas
 PHOTOGRAPHER Tre Dunham

One-of-a-Kind Custom or Spec Home 4,501 – 6,000 sq. ft.

PLATINUM

282 Peerless Drive, Breckenridge

Breckenridge, Colo.

ARCHITECT/DESIGNER BHH Partners, Breckenridge, Colo.
BUILDER Pinnacle Mountain Homes, Breckenridge, Colo.
INTERIOR DESIGNER Pinnacle Mountain Homes, Breckenridge, Colo.
LAND PLANNER BHH Partners, Breckenridge, Colo.
PHOTOGRAPHER Darren Edwards

This home is a true ski-in/ski-out residence. The exterior features a combination of reclaimed barn wood siding, wire-brushed cedar, and dry stack stone—a rustic yet contemporary feel. The outdoor hot tub is integrated into the landscape, while both decks take advantage of panoramic ski views. The interior design holds an abundance of great features, including a grand front porch with rope lights and quartzite flagstone flooring continuing into the entry. The kitchen features a butler's pantry, Wolf range with pop-up downdraft, and leathered granite countertops. Expansive picture windows and vaulted ceilings and hand-picked finishes and fixtures create a comfortable, clean-lined space for the homeowner's mountain retreat.



PLATINUM

Refined Desert Haven

Scottsdale, Ariz.

ARCHITECT/DESIGNER PHX Architecture, Scottsdale, Ariz.
BUILDER Luster Custom Homes, Scottsdale, Ariz.
INTERIOR DESIGNER Kim Scodro Interiors, LLC, Chicago
DEVELOPER Discovery Land Company, Scottsdale, Ariz.
LAND PLANNER City of Scottsdale, Scottsdale, Ariz.
INTERIOR MERCHANDISER Kim Scodro Interiors, LLC, Chicago
PHOTOGRAPHER Werner Segarra Photography

Drawn to Spanish-style homes in California, the clients envisioned a house inspired by a classic foundation, but with an updated neutral color palette with layers of warmth and texture. The design team collaborated on the single-story, hacienda-style structure with sweeping vistas and a floor plan that encourages family togetherness and outdoor living. An open floor plan was created that allowed for the living room, dining room, and kitchen to flow effortlessly into one central space overlooking the golf course. Long, adjacent hallways lead to the private quarters, while expansive glass doors open to connect the inside seamlessly to the alfresco spaces.



SILVER

Stubbs Bay Residence

Orono, Minn.

ARCHITECT/DESIGNER Alexander Design Group, Wayzata, Minn.
BUILDER Stonewood, LLC, Wayzata, Minn.
INTERIOR DESIGNER Martha O'Hara Interiors, Minneapolis
LAND PLANNER Yardscapes, Inc, Bloomington, Minn.
INTERIOR MERCHANDISER Martha O'Hara Interiors, Minneapolis
PHOTOGRAPHER Spacecrafting



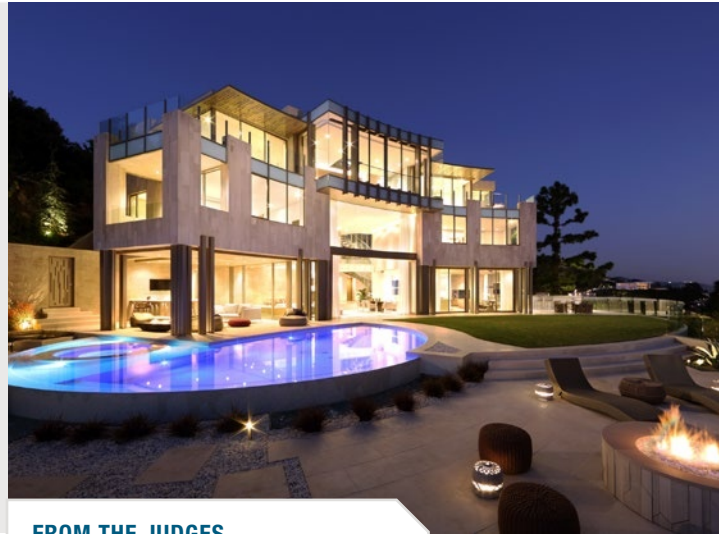
One-of-a-Kind Custom or Spec Home 6,001 – 8,000 sq. ft.

PLATINUM

Collingwood Residence Los Angeles

ARCHITECT/DESIGNER Landry Design Group, Inc., Los Angeles
 BUILDER Finton Construction, Arcadia, Calif.
 INTERIOR DESIGNER Franco Vecchio, Los Angeles
 PHOTOGRAPHER Erhard Pfeiffer

Secluded above the Sunset Strip, with unrivaled vistas of Los Angeles and the Pacific, this alluring, contemporary home is organized along a curved spine, to take advantage of panoramic views from the Griffith Observatory, past downtown, and all the way to the Getty Center. This home offers many opportunities for enjoying the California lifestyle year-round.



FROM THE JUDGES...

Someone really had to think outside the box to do this. It's the epitome of Hollywood! The curves are neat, it's wild and crazy good.

GOLD

European Lake Retreat Salem, S.C.

ARCHITECT/DESIGNER Wright Design, Greenville, S.C.
 BUILDER The Berry Group, LLC, Six Mile, S.C.
 INTERIOR DESIGNER Postcard from Paris, Greenville, S.C.



SILVER

Summit Vista Scottsdale, Ariz.

ARCHITECT/DESIGNER Calvis Wyant Design Group, Scottsdale, Ariz.
 BUILDER Calvis Wyant Luxury Homes, Scottsdale, Ariz.
 INTERIOR DESIGNER DeCesare Design Group, Mesa, Ariz.
 INTERIOR MERCHANDISER Lissa Lee Hickman, Inc., Scottsdale, Ariz.
 PHOTOGRAPHER Werner Segarra Photography



One-of-a-Kind Custom or Spec Home Over 8,000 sq. ft.

PLATINUM

Memorial Moroccan

Houston

ARCHITECT/DESIGNER Luis Jauregui, Austin, Texas
BUILDER Luis Jauregui, Austin, Texas
PHOTOGRAPHER Piston Design

Memorial Moroccan is home to a young family with three children under the age of six. At 13,620 heated square feet, this home with decidedly Moorish influences is characterized by a heavy mix of rubbed stone, an antique brick exterior with carved stone trim, and a barrel-clay tile roof. A uniquely organic lagoon wonderland creates a dynamic focal point at the center of this two-acre property in the heart of Houston.



PLATINUM

Mountain Villa

Provo, Utah

ARCHITECT/DESIGNER Upwall Design, Salt Lake City
BUILDER Magleby Construction, Lindon, Utah
INTERIOR DESIGNER Roxbury Studio, Salt Lake City
DEVELOPER Magleby Construction, Lindon, Utah

See full description on page 10.

GOLD

Washington Road Residence

Rochester Hills, Mich.

ARCHITECT/DESIGNER Martini Samartino Design Group, Troy, Mich.
BUILDER Cranbrook Custom Homes, Shelby Township, Mich.
INTERIOR DESIGNER Eleni Interiors, Oakland, Mich.
PHOTOGRAPHER Beth Singer Photography



SILVER

Thompson Residence

Greenwood Village, Colo.

ARCHITECT/DESIGNER KGA Studio Architects, Louisville, Colo.
INTERIOR DESIGNER Cindy McCoy Design LLC, Englewood, Colo.
PHOTOGRAPHER Ron Ruscio Photography



SINGLE FAMILY—SPECIALTY

Green-Built Home

PLATINUM

Lotus on Orange

Sarasota, Fla.

ARCHITECT/DESIGNER Leader Design Studio, Sarasota, Fla.
BUILDER Josh Wynne Construction, Sarasota, Fla.
INTERIOR DESIGNER SAWA Design, Sarasota, Fla.
PHOTOGRAPHER Gamma Photography

See full description on page 11.



GOLD

Siesta Key Residence

Sarasota, Fla.

ARCHITECT/DESIGNER Inbar Architect, Sarasota, Fla.
BUILDER Michael K. Walker and Associates, Inc.,
Sarasota, Fla.
INTERIOR DESIGNER Dale Blumberg, Rye, N.Y.
PHOTOGRAPHER Greg Wilson



SILVER

Emerald Star

Seattle

ARCHITECT/DESIGNER Caron Architecture, Seattle
BUILDER Dwell Development, Seattle
INTERIOR DESIGNER Dwell Development, Seattle
DEVELOPER Dwell Development, Seattle
LAND PLANNER Dwell Development, Seattle
INTERIOR MERCHANDISER Dwell Development, Seattle
PHOTOGRAPHER Tucker English



Senior Housing, Single-Family

PLATINUM

Trilogy at Vistancia

Peoria, Ariz.

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.
BUILDER Shea Homes Trilogy, Scottsdale, Ariz.
INTERIOR DESIGNER Design Lines, Del Mar, Calif.
PHOTOGRAPHER Mark Boisclair Photography

Contrasting shapes, straight lines, simple forms, and clean roof lines on the exterior, and inviting, embracing curves in the entry and beyond capture buyers of this single-story home in a fast-selling active adult community. Features include large open-living areas, intimate spaces, and covered and open outdoor living spaces that repeat the contrasting shapes and provide multiple options for entertaining and relaxation.



MULTIFAMILY

Development up to 5 Stories, Built for Sale

PLATINUM

Ambassador Gardens—Parcel 9 Pasadena, Calif.

ARCHITECT/DESIGNER William Hezmalhalch Architects, Inc., Santa Ana, Calif.
BUILDER City Ventures, Santa Ana, Calif.
INTERIOR DESIGNER CDC, Costa Mesa, Calif.
DEVELOPER City Ventures, Santa Ana, Calif.
LAND PLANNER William Hezmalhalch Architects, Santa Ana, Calif.
PHOTOGRAPHER Eric Figge

Sitting on the crest of a hill overlooking a vast former estate's Great Lawn, and inspired by the Santa Barbara Courthouse, this project has been designed to take advantage of its unique setting and grand elevation. Historic gates, fountains, and a stream that winds past the broad new terraces have been preserved. The 21 luxurious homes feature ten-foot or greater ceilings, expansive kitchens, great rooms that open to broad terraces, and grand master suites. Basement parking provides private garages for every home, and four elevators are configured so that each serve a maximum of two homes per floor.

FROM THE JUDGES...

The interior is gorgeous, with beautiful finishes, ceiling and interior details, with very directed view; and the master bath is a beautiful space . . . It's density but doesn't feel like it.



SILVER

Meridian Newport Beach Newport Beach, Calif.

ARCHITECT/DESIGNER MVE + Partners, Irvine, Calif.
BUILDER Bernards, Irvine, Calif.
INTERIOR DESIGNER Meridian Interiors, Irvine, Calif.
DEVELOPER The New Home Company, Aliso Viejo, Calif.
PHOTOGRAPHER Eric Figge



SILVER

Terraces at Rose Lane Larkspur, Calif.

ARCHITECT/DESIGNER Dahlin Group Architecture Planning, Pleasanton, Calif.
BUILDER The New Home Company, Aliso Viejo, Calif.
INTERIOR DESIGNER Meridian Interiors, Irvine, Calif.
DEVELOPER The New Home Company, Aliso Viejo, Calif.
LAND PLANNER Dahlin Group Architecture Planning, Pleasanton, Calif.
PHOTOGRAPHER Christopher Mayer Photography



Development up to 4 Stories, For Rent

PLATINUM

Vantage Las Vegas

Henderson, Nev.

ARCHITECT/DESIGNER Design Cell, Las Vegas
 BUILDER Martin Harris Construction, Las Vegas
 INTERIOR DESIGNER Faulkner Design Group, Dallas
 DEVELOPER Tilton Development, Scottsdale, Ariz.
 INTERIOR MERCHANDISER Faulkner Design Group, Dallas
 PHOTOGRAPHER Darius Kuzmikas

Vantage has a very striking presence against the backdrop of the Las Vegas Strip. It is uniquely one of the only loft projects in the area whose site plan and building orientation were intended to capitalize on the views of the Las Vegas Strip. Undulating cubes painted various colors help to define the units and add interest to the exterior. Lush green landscaping located throughout the community also contributes to its curb appeal. Social spaces are infused with sophisticated finishes and modern décor for the comfort of residents, and floor plans vary from one bedroom to three bedrooms, and one-level to three-level units.



GOLD

The Hyde

Arlington, Va.

ARCHITECT/DESIGNER Cunningham | Quill Architects, Washington
 BUILDER Eichberg Construction, Gaithersburg, Md.
 INTERIOR DESIGNER CRC Companies LLC, Arlington, Va.
 DEVELOPER CRC Companies LLC, Arlington, Va.
 INTERIOR MERCHANDISER CRC Companies LLC, Arlington, Va.
 PHOTOGRAPHER Ron Blunt



SILVER

Elan East

Austin, Texas

ARCHITECT/DESIGNER Meeks + Partners, Houston
 BUILDER Greystar, Houston
 INTERIOR DESIGNER Michael Hsu Office of Architecture,
 Austin, Texas
 DEVELOPER Greystar, Austin, Texas
 PHOTOGRAPHER Jud Haggard



SILVER

Avalon Baker Ranch

Lake Forest, Calif.

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.
 BUILDER AvalonBay Communities, Newport Beach, Calif.
 INTERIOR DESIGNER Blackband Design, Irvine, Calif.
 PHOTOGRAPHER Clark Dugger Photography

Development 5 Stories & Over, For Rent

PLATINUM

Bakery Living I

Pittsburgh

ARCHITECT/DESIGNER Strada, Pittsburgh
 BUILDER PJ Dick, Pittsburgh
 INTERIOR DESIGNER Strada, Pittsburgh
 DEVELOPER Walnut Capital, Pittsburgh
 PHOTOGRAPHER Dennis Marsico

Bakery Living is the first phase of a new mixed-use district that nurtures a culture of social interaction, set on the site of a shuttered public school. Among the studio, one-bedroom, and two-bedroom units, the average size is 700 square feet. Plentiful amenities include an open courtyard, indoor/outdoor swimming pool, grill terrace, bar, and game room, forming an extended living area. Shared spaces total over 9,000 square feet and provide opportunities for neighbors to interact and entertain.



GOLD

Mosso

San Francisco

ARCHITECT/DESIGNER Architecture International, Ltd., Mill Valley, Calif.
 BUILDER Webcor Builders, San Francisco
 INTERIOR DESIGNER Architecture International, Ltd., Mill Valley, Calif.
 DEVELOPER Essex Property Trust, Palo Alto, Calif.
 LAND PLANNER BKF Engineers, Redwood City, Calif.
 PHOTOGRAPHER RMA Architectural Photography; Michael Kern; Eric Sahlin Photography

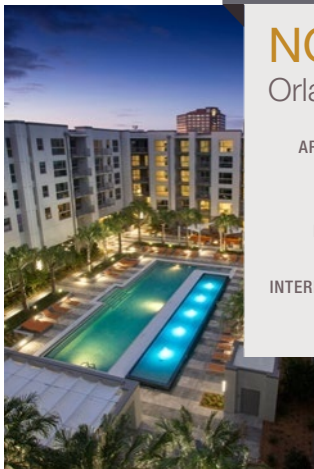


SILVER

NORA Apartments

Orlando

ARCHITECT/DESIGNER Baker Barrios Architects, Orlando
 BUILDER PCL Construction Services, Inc., Orlando
 INTERIOR DESIGNER Baker Barrios Architects, Orlando
 DEVELOPER GDC Properties, LLC, Hawthorne, N.Y.
 INTERIOR MERCHANDISER Peggy Leung, New York
 PHOTOGRAPHER Thomas Hurst

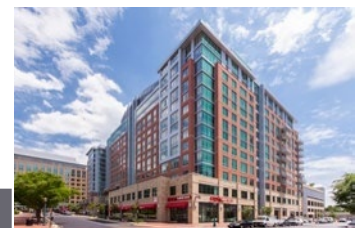


SILVER

The Avant at Reston Town Center

Reston, Va.

ARCHITECT/DESIGNER Lessard Design, Vienna, Va.
 INTERIOR DESIGNER Hartman Design Group,
 DEVELOPER Boston Properties, Washington
 PHOTOGRAPHER Tom Holdsworth; Jeffrey Sauers; Ron Solomon



Adaptive Reuse, Multifamily

PLATINUM

The Melrose

Nashville, Tenn.

ARCHITECT/DESIGNER Humphreys & Partners Architects, L.P., Dallas
 BUILDER The Parkes Companies, Inc., Franklin, Tenn.
 INTERIOR DESIGNER EOA Architects, Nashville, Tenn.
 DEVELOPER Fulcher Investment Prop. & The Parkes Companies, Nashville, Tenn. & Franklin, Tenn.
 LAND PLANNER Humphreys & Partners Architects, L.P., Dallas
 PHOTOGRAPHER Ron Jackson

The Melrose Theatre building and retail shopping center was originally built in 1940. As much of the building as possible was saved, including the marble, canopies, and brick bulkhead below the window units. The Sinema restaurant worked to preserve the movie theme of the old lobby space, leaving the mirrors on the walls and ceiling. Inside the amenity area, the space was opened up to display a large, two-story open area, highlighting the bow trusses supporting a curved roof. Architectural elements were added around the demonstration kitchen and as well as a theater/performance space that resembles a film reel.



FROM THE JUDGES...

Great job redoing an old theater and retail strip . . . interiors have fun materials. . . it's very clever.

GOLD

Ames Shovel Works Apartments

North Easton, Mass.

ARCHITECT/DESIGNER Prellwitz Chilinski Associates, Cambridge, Mass.
 BUILDER Keith Construction, Canton, Mass.
 INTERIOR DESIGNER Beacon Concepts LLC, Boston
 DEVELOPER Beacon Communities, Boston
 LAND PLANNER Halvorson Design Partnership, Boston
 INTERIOR MERCHANDISER Beacon Residential Management Limited Partnership, Boston
 PHOTOGRAPHER John Horner



SILVER

DelRay Tower

Alexandria, Va.

ARCHITECT/DESIGNER Lessard Design, Vienna, Va.
 BUILDER UDR, Inc., Addison, Texas
 PHOTOGRAPHER Ed Lacasse



Student Housing

PLATINUM

Hub Madison

Madison, Wis.

ARCHITECT/DESIGNER Antunovich Associates, Chicago and Myefski Architects, Evanston, Ill.
 BUILDER J.H. Findorff & Son, Madison, Wis.
 INTERIOR DESIGNER Studio K Creative, Chicago
 DEVELOPER Core Spaces, Chicago
 LAND PLANNER Vandewalle & Associates, Madison, Wis.
 PHOTOGRAPHER Modern Depiction

See full description on page 12.

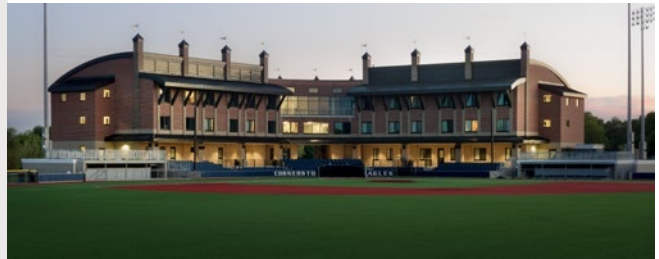


GOLD

Cornerstone University Baseball Stadium

Grand Rapids, Mich.

ARCHITECT/DESIGNER Visbeen Architects, Inc, Grand Rapids, Mich.
 BUILDER Christman Company, Grand Rapids, Mich.
 DEVELOPER Cornerstone University, Grand Rapids, Mich.
 PHOTOGRAPHER Green Frog Photo



SILVER



319 Bragg

Auburn, Ala.

ARCHITECT/DESIGNER Humphreys & Partners Architects, L.P., Dallas
 BUILDER Barrett Development Group, Athens, Ga.
 INTERIOR DESIGNER Barrett Development Group, Athens, Ga.
 DEVELOPER Barrett Development Group, Athens, Ga.
 LAND PLANNER Humphreys & Partners Architects, L.P., Dallas
 PHOTOGRAPHER Ron Jackson

Senior Housing, Multifamily

GOLD



Balfour at Riverfront Park

Denver

ARCHITECT/DESIGNER Klipp Architects, Denver
 BUILDER JE Dunn Construction, Denver
 INTERIOR DESIGNER Susan Juroe, Kirsten Brundage and Bridgette Aliberti, Denver
 DEVELOPER Balfour Senior Care, LLC, Louisville, Colo.
 LAND PLANNER 68West, Denver
 INTERIOR MERCHANDISER Bray Whaler Inc, Centennial, Colo.
 PHOTOGRAPHER Kimberly Gavin

Affordable, Multifamily

GOLD

Cold Springs Crossing

Blaine County, Idaho

ARCHITECT/DESIGNER Michael Doty Associates, Architects, Ketchum, Idaho
 BUILDER Kearns, McGinnis & Vandenberg, Inc., Ketchum, Idaho
 DEVELOPER CK Enterprises LLC, Mill Valley, Calif.
 LAND PLANNER Michael Doty Associates, Architects, Ketchum, Idaho
 PHOTOGRAPHER Kevin Syms, Tim Brown and Michael Doty



GOLD

CityView @ Van Ness

Fresno, Calif.

ARCHITECT/DESIGNER Mogavero Notestine Associates, Sacramento, Calif.
 BUILDER Ashwood Construction, Fresno, Calif.
 INTERIOR DESIGNER Lorenz and Associates, Fresno, Calif.
 DEVELOPER Fresno Housing Authority, Fresno, Calif.
 LAND PLANNER Comprehensive Planning Associates, Inc, Fresno, Calif.
 PHOTOGRAPHER Paul Mullins



SILVER

Creston Avenue Residence

Bronx, N.Y.

ARCHITECT/DESIGNER Magnusson Architecture and Planning, PC, New York
 BUILDER Sisca Northeast, Armonk, N.Y.
 DEVELOPER Volunteers of America-Greater N.Y., New York
 PHOTOGRAPHER Ari Burling Photography



International, Multifamily

SILVER

Deveraux Heights

Regina, Saskatchewan

ARCHITECT/DESIGNER Alton Tangedal Architects, Regina, Saskatchewan
 BUILDER Guerdon Modular Buildings, Boise, Idaho
 DEVELOPER Deveraux Developments, Regina, Saskatchewan
 LAND PLANNER Deveraux Developments, Regina, Saskatchewan
 PHOTOGRAPHER Deveraux Developments



COMMUNITY

Single-Family Community, Under 100 Units

PLATINUM

New Rainier Vista

Seattle

ARCHITECT/DESIGNER JW Architects, Seattle
BUILDER Dwell Development, Seattle
INTERIOR DESIGNER Dwell Development, Seattle
DEVELOPER Dwell Development, Seattle
LAND PLANNER Dwell Development, Seattle
PHOTOGRAPHER Tucker English



Rainier Vista is a 42-home, sustainable micro-community in Seattle's Columbia City neighborhood. All 42 homes in the community are designed for zero-energy living and are 5-Star Built Green certified. Each home in the Columbia City community features solar-ready rooftop configurations, advanced framing, high-impact insulation, triple-glazed windows, and heat-recovery ventilation systems to accommodate net-zero energy usage. The community also includes two cork homes and Seattle's first speculative Passive House—a rigorous construction method centered on creating an airtight building envelope to reduce heating and cooling needs, for ultra-low energy usage.

Single-Family Community, 100 Units & Over



PLATINUM

Beacon Park at Great Park Neighborhoods

Irvine, Calif.

ARCHITECT/DESIGNER Various
BUILDER Various
DEVELOPER FivePoint, Aliso Viejo, Calif.
LAND PLANNER Hunsaker & Associates, Irvine, Calif.
PHOTOGRAPHER Damian Tsutsumida

This is the second of seven neighborhoods being developed on the site of a decommissioned naval air base, and the first to connect directly with the 1,347-acre Orange County Great Park. Classic architecture, a pedestrian focus, and abundant open space and amenities create the quintessential California community. Homes by ten premier builders are primarily detached, interspersed with condominiums, townhomes, and luxury flats that facilitate a multigenerational population. Cul-de-sacs, roundabouts, and short, narrow, interior streets reduce vehicular speeds and volumes. Preserved trees create shaded outdoor rooms, and tree-lined parkways invite residents to walk, explore, and get acquainted.

GOLD



Waterset by Newland Communities

Apollo Beach, Fla.

ARCHITECT/DESIGNER Looney Ricks Kiss, Memphis, Tenn. and Heidt Design, Tampa, Fla.
BUILDER CRS Building Corporation, Tampa, Fla.
INTERIOR DESIGNER Looney Ricks Kiss, Memphis, Tenn.
DEVELOPER Newland Communities, Tampa, Fla.
LAND PLANNER EDSA, Orlando
PHOTOGRAPHER Grey Street Studios

SILVER

Marbella Collection at Hidden Canyon

Irvine, Calif.

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.
BUILDER Toll Brothers, Orange, Calif.
INTERIOR DESIGNER CDC Designs, Costa Mesa, Calif.
DEVELOPER The Irvine Company, Irvine, Calif.
PHOTOGRAPHER Chris Mayer Photography



Community Facility

PLATINUM

Liseter Clubhouse

Newtown Square, Pa.

ARCHITECT/DESIGNER BartonPartners, Norristown, Pa.
 BUILDER Harkins Builders, Media, Pa.
 INTERIOR DESIGNER MaryCook Associates, Chicago
 DEVELOPER Toll Brothers, Inc., Horsham, Pa.
 LAND PLANNER ESE Consultants, Horsham, Pa.
 PHOTOGRAPHER Taylor Photo



This vibrant community center acts as both a casual place to gather and a formal event space. Previously an old horse barn, the design recaptures the historic sense of the building while adding modern amenities and providing a visually powerful focal point for the development. The architect has created not only a community facility but also a welcoming landscape composed of English-style gardens and patio area, which is used for hosting of events while also offering a quiet space.



GOLD

Beacon Park at Great Park Neighborhoods

Irvine, Calif.

DEVELOPER FivePoint, Aliso Viejo, Calif.
 LAND PLANNER Hunsaker & Associates, Irvine, Calif.
 PHOTOGRAPHER Damian Tsutsumida

SILVER

Miromar Lakes Beach & Golf Club

Miromar Lakes, Fla.

ARCHITECT/DESIGNER Humphrey Rosal Architects; Naples, Fla.
 BUILDER Compass Construction, Cape Coral, Fla.,
 BCBE Construction; Naples, Fla., and
 Gates McVey Construction, Naples, Fla.
 INTERIOR DESIGNER Juan Montoya Design; New York
 DEVELOPER Miromar Development; Estero, Fla.
 LAND PLANNER Taft Bradshaw; Boca Raton, Fla.
 PHOTOGRAPHER Various



PLATINUM

The Shed at Midtown

Adams County, Colo.

ARCHITECT/DESIGNER DTJ Design, Inc., Boulder, Colo.
 BUILDER Waner Construction, Highlands Ranch, Colo.
 INTERIOR DESIGNER Duet Design Group, Denver
 DEVELOPER Brookfield Residential, LLC, Denver
 LAND PLANNER Norris Design, Denver
 PHOTOGRAPHER Ron Ruscio Photography

The Client requested that this project reference the industrial legacy of the former brownfield site and portray a gritty character. The Shed serves as an iconic landmark to welcome people to the neighborhood. Part of an urban streetscene for the community, the building utilizes steel, precast concrete, and brick as its primary building materials, and bright colors on the stucco and steel provide a fresh twist. The repetitive storefront bays on the street side transition to roll-up garage doors, which open to the community garden.



Community Partnership

JUDGES' DISCRETIONARY AWARD

Barry Farm Recreation Center Washington

ARCHITECT/DESIGNER Torti Gallas Urban, Inc., Washington
 BUILDER The Whiting-Turner Contracting Company, Greenbelt, Md.
 DEVELOPER DPR, Washington
 PHOTOGRAPHER Brian Tomaino



The Barry Farm neighborhood was the first African-American homeownership community in the District, initially bringing hope and opportunity to its residents. After decades of neglect, however, Barry Farms became one of the most underserved neighborhoods in the city. In 2015, the city reversed this downward trajectory and opened a new recreation facility to provide needed amenities to residents as part of the New Communities Initiative. The Recreation Center has become a beacon for hope and continued neighborhood revitalization. The Recreation Center provides a gymnasium with stadium seating, a multipurpose room, fitness center, indoor pool, outdoor basketball courts, multipurpose athletic field, and playground. The building features a green roof, solar shading, and water reduction strategies.

Suburban Mixed Community

PLATINUM

The Pinehills Plymouth, Mass.

ARCHITECT/DESIGNER Various
 BUILDER Various
 INTERIOR DESIGNER Various
 DEVELOPER Pinehills, LLC, Plymouth, Mass.
 LAND PLANNER Pinehills, LLC, Plymouth, Mass.
 PHOTOGRAPHER Various



See full description on page 8.

SILVER

The Isles of Collier Preserve Naples, Fla.

ARCHITECT/DESIGNER Minto Communities, Naples, Fla.
 BUILDER Minto Communities, Tampa, Fla.
 DEVELOPER Minto Communities, Tampa, Fla.
 LAND PLANNER Phil Graham Landscape Architecture, St. Petersburg, Fla.



GOLD

Miromar Lakes Beach & Golf Club Miromar Lakes, Fla.

ARCHITECT/DESIGNER Humphrey Rosal Architects; Naples, Fla.
 BUILDER Compass Construction, Cape Coral, Fla., BCBE Construction; Naples, Fla., and Gates McVey Construction, Naples, Fla.
 INTERIOR DESIGNER Juan Montoya Design; New York
 DEVELOPER Miromar Development; Estero, Fla.
 LAND PLANNER Taft Bradshaw; Boca Raton, Fla.
 PHOTOGRAPHER Various



Urban Mixed Community

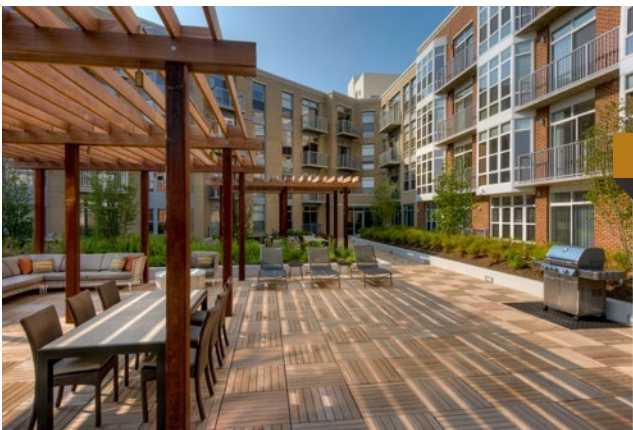
PLATINUM

Monroe Street Market

Washington

ARCHITECT/DESIGNER KTGy Group, Inc., Tysons, Va.
 BUILDER Bozzuto Construction Company, Greenbelt, Md.
 INTERIOR DESIGNER RD Jones and Associates, Chevy Chase, Md.
 DEVELOPER The Bozzuto Group, Greenbelt, Md.
 LAND PLANNER Torti Gallas, Silver Spring, Md.
 PHOTOGRAPHER The Bozzuto Group

See full description on page 6.



GOLD

Cathedral Commons

Washington

ARCHITECT/DESIGNER JCA Architects, Reston, Va.
 BUILDER Bozzuto Construction Company, Greenbelt, Md.
 INTERIOR DESIGNER Hartman Design Group, Rockville, Md.
 DEVELOPER The Bozzuto Group, Greenbelt, Md.
 LAND PLANNER JCA Architects, Reston, Va.
 PHOTOGRAPHER The Bozzuto Group

SILVER

Halstead Square

Fairfax, Va.

ARCHITECT/DESIGNER SKI Architecture, Bethesda, Md. and DSF Interiors Division, and Fairfax, Va.
 BUILDER John Moriarty & Associates, Winchester, Mass.
 INTERIOR DESIGNER DSF Interiors Division, Fairfax, Va.
 DEVELOPER The DSF Group, Waltham, Mass.
 LAND PLANNER Urban Ltd., Annandale, Va.
 PHOTOGRAPHER Eric Taylor



Infill Community

PLATINUM

Avondale Square

East Lansing, Mich.

ARCHITECT/DESIGNER The Evans Group, Orlando
 BUILDER Mayberry Homes, East Lansing, Mich.
 DEVELOPER Mayberry Homes, East Lansing, Mich.
 PHOTOGRAPHER Lindsey Coffelt

This small, quaint, family-friendly neighborhood consists of 26 single-family detached homes with two pocket parks. It is located in a prime location, within walking distance of schools, parks, amenities, and downtown. No cookie-cutter neighborhood here, each home has a distinct elevation and complementary color palette. Buyers are returning to their roots, falling in love with the neighborhood first and then the home. With full-grown trees, sidewalks, parks, and playgrounds, this truly could be Mayberry. The homes are a classic style, complete with front porches and lane-oriented garages.



GOLD

Jefferson Square

Los Angeles

ARCHITECT/DESIGNER William Hezmalhalch Architects, Inc., Santa Ana, Calif.
 BUILDER Thomas Safran & Associates, Los Angeles
 INTERIOR DESIGNER Wendy Weiner Interior Design, Westlake Villages, Calif.
 DEVELOPER Thomas Safran & Associates, Los Angeles
 PHOTOGRAPHER AG Photography



Active Adult Community



PLATINUM

Trilogy at Vistancia

Peoria, Ariz.

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.
 BUILDER Shea Homes Trilogy, Scottsdale, Ariz.
 INTERIOR DESIGNER Design Lines, Del Mar, Calif.
 PHOTOGRAPHER Mark Boisclair Photography

Offering a contemporary look that blends with the surrounding environment, this community has a clean desert aesthetic and offers indoor/outdoor living environments that are perfect for the climate and the active lifestyle of residents. Highlights include roof forms that echo mountain formations; natural materials and a color palette inspired by nature; and floor plans that offer variety in size and living options.

GOLD

Athertyn at Haverford Reserve

Haverford, Pa.

ARCHITECT/DESIGNER Minno & Wasko Architects & Planners, Lambertville, N.J.
 BUILDER Warfel Construction, East Petersburg, Pa.
 DEVELOPER Athertyn LP, Malvern, Pa.
 LAND PLANNER Glackin Thomas Panzack, Inc., Paoli, Pa.
 PHOTOGRAPHER Don Pearse Photographers, Inc



Builders Give Back

JUDGES' DISCRETIONARY AWARD

Los Castanos de Choloma

Choloma, Honduras

ARCHITECT/DESIGNER Education Model Towns, Key Biscayne, Fla.
 BUILDER Education Model Towns, Key Biscayne, Fla.
 DEVELOPER Education Model Towns, Key Biscayne, Fla.
 LAND PLANNER Education Model Towns, Key Biscayne, Fla.
 PHOTOGRAPHER Michael Svodboda

Los Castanos de Choloma is a first-of-its-kind housing development, providing unmatched affordability and homeownership opportunities to Honduran families living in poverty and extreme poverty. The target market and virtually all of Los Castanos current residents earn \$350 – \$1,000 per month. Thanks to inexpensive, long-term financing, vertically integrated construction, and innovative design features, the working poor in Honduras can now achieve the dream of homeownership.

Los Castanos boasts public and semi-private recreational areas, youth development programs, a first-of-its-kind police community training center, the first and only bilingual public school in Honduras, and affordable, small-scale commercial space for entrepreneurs. Unique design elements include an innovative dry-stacked block-building technique, which utilizes compression rods to deliver a durable product that is comparatively less expensive than using mortared joints, and pavers strung together in large mats that can be placed into streets with cranes, reducing costs and accelerating delivery schedules. Within individual homes, sink-topped toilets conserve water by using freshwater from hand washing as greywater for flushing.



International Community

SILVER

Caixin

Chongqing, International

ARCHITECT/DESIGNER Bassenian | Lagoni, Newport Beach, Calif.
 DEVELOPER Chongqing Caixinyulin, Chongqing, China



INTERIOR DESIGN

Kitchen

PLATINUM

Waterfront Contempo

Palm Beach Gardens, Fla.

ARCHITECT/DESIGNER Smith and Moore Architects, West Palm Beach, Fla.

BUILDER Couture Lifestyle Homes, Jupiter, Fla.

INTERIOR DESIGNER Wetherlys Interiors, Palm Beach Gardens, Fla.

DEVELOPER Couture Lifestyle Homes, Jupiter, Fla.

INTERIOR MERCHANDISER Wetherlys Interiors, Palm Beach Gardens, Fla.

PHOTOGRAPHER Andy Frame Photography

The kitchen in this home is modern and clean-lined, with elegance coexisting with functionality. The use of exotic materials, flawless finishes, and perfectly appointed details provide a level of refinement desired by discerning homeowners. The design concept was to have cabinetry in warm wood tones balanced with pale gray neutrals to enhance the light and airy feel of this open kitchen, creating balance and calmness. The custom-designed wood ceiling detail centered over the kitchen island and casual dining area defines the space of the large kitchen in this open-plan home, while leading the eye to the feature cooktop wall with a graduating blend of black, gray and white mosaic tiles.



GOLD

Palm Beach Kitchen

Palm Beach, Fla.

ARCHITECT/DESIGNER Carlos Martin Architects, Inc., Margate, Fla.

BUILDER Mark Timothy, Inc. Luxury Homes, Boca Raton, Fla.

INTERIOR DESIGNER Marc-Michaels Interior Design, Inc., Winter Park, Fla.

PHOTOGRAPHER Dean Matthews



SILVER

Nivens Residence

Granbury, Texas

ARCHITECT/DESIGNER Grand Home Designs, Fort Worth, Texas

BUILDER Couto Homes, Granbury, Texas

INTERIOR DESIGNER Danny Lee 7 Designs, Fort Worth, Texas

PHOTOGRAPHER Matrix Tours



SILVER

Refreshingly Chic

Holland, Mich.

ARCHITECT/DESIGNER Benchmark Wood & Design Studios, Holland, Mich.

BUILDER Mike Schaap Builders, Holland, Mich.

INTERIOR DESIGNER Benchmark Design Studio, Holland, Mich.

INTERIOR MERCHANDISER Benchmark Design Studio, Holland, Mich.

PHOTOGRAPHER Kate Bruinsma



Bath

PLATINUM

Marbella at Hidden Canyon Santa Monica

Irvine, Calif.

ARCHITECT/DESIGNER Bassenian | Lagoni Architects, Newport Beach, Calif.

BUILDER Toll Brothers, Orange, Calif.

INTERIOR DESIGNER CDC Designs, Costa Mesa, Calif.

PHOTOGRAPHER Christopher Mayer

The “wow” factor was created in this high-styled master bath using a backlit, solid-quartz shower wall as the centerpiece. From there, honed marble tiles with mosaic detail were applied as flooring and carried onto the walls, to lay the canvas for high-end luxury finishes and fixtures. Vanities were custom-designed, with waterfall countertops and floating drawers that create a display shelf for robes, towels, and spa accessories. A trio of specialty lighting pendants and wall sconces add romantic lighting to the space.



Specialty Room/Project

PLATINUM



Backyard Resort

Pleasant Valley, N.Y.

ARCHITECT/DESIGNER Daniel Contelmo, Poughkeepsie, N.Y.

BUILDER Hudson Valley Interior & Exterior, Germantown, N.Y.

PHOTOGRAPHER Daniel Contelmo Jr.

This was an existing 100-year-old barn that was repurposed, with additions to the rear that doubled the size of the original. The second-floor addition was created for the main entertaining space. Skirt roofs were designed around the main roof to create a matching pitch to the original and to give the appearance of a large dormer over the main room. Much of the wood used for finishes was reclaimed, and old beams were removed and reinstalled. Old beams and posts were installed at structural locations and connected with large, diagonal bracing.

GOLD

Rookwood Baron Room

Grand Rapids, Mich.

ARCHITECT/DESIGNER Visbeen Architects, Inc., Grand Rapids, Mich.

BUILDER Joel Peterson Homes, Grand Rapids, Mich.

INTERIOR DESIGNER Francesca Owings, Grand Rapids, Mich.

PHOTOGRAPHER William Hebert & Ashley Avila



SILVER

Refined Elegance

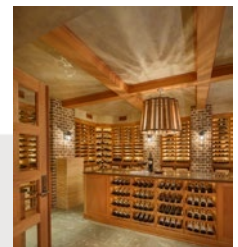
Memphis, Tenn.

ARCHITECT/DESIGNER Shapiro & Company Architects, Inc., Memphis, Tenn.

BUILDER Benchmark Wood Studio, Holland, Mich. and Revel Custom Wine Cellars, East Lansing, Mich.

INTERIOR DESIGNER Ray & Baudoin Interior Design, Memphis, Tenn.

PHOTOGRAPHER Trey Clark Photography



Outdoor Room

PLATINUM

Memorial Moroccan Pool/Terrace Houston

ARCHITECT/DESIGNER Jauregui Architecture Interiors Construction, Austin, Texas
 BUILDER Jauregui Architecture Interiors Construction, Austin, Texas
 PHOTOGRAPHER Piston Design

The area for this pool was constrained by a hacienda-style main residence, generous, gated motor court, connecting breezeway to the guest house, and generous backyard for the kids play area. The poolscape was designed to abut each of the expansive rear terraces of the home, creating a diving area behind the game room terrace and a shallow beach off the main terrace. Stepping stones divide the shallow area from the deeper ones and connect with the covered pavilion, which frames the poolscape and further draws the eye.



GOLD

Marbella at Hidden Canyon—Santa Monica Irvine, Calif.

ARCHITECT/DESIGNER LandCreative Inc., Costa Mesa, Calif.
 BUILDER Toll Brothers, Orange, Calif.
 INTERIOR DESIGNER CDC Designs, Costa Mesa, Calif.
 PHOTOGRAPHER Christopher Mayer



SILVER

Ship in the Sky Outdoor Living Spicewood, Texas

ARCHITECT/DESIGNER Jenkins Custom Homes, Austin, Texas
 BUILDER Jenkins Custom Homes, Austin, Texas
 INTERIOR DESIGNER Jenkins Custom Homes, Austin, Texas
 DEVELOPER The Reserve at Lake Travis, Spicewood, Texas
 PHOTOGRAPHER Tre Dunham



REMODELING

Entire Home up to \$250,000 per Unit

SILVER



Argyle San Antonio

ARCHITECT/DESIGNER Craig McMahon Architects, San Antonio
REMODELER Reasonable Remodelers, San Antonio
INTERIOR DESIGNER Kate Kingman Interiors, San Antonio
DEVELOPER Madison Marceau, San Antonio
PHOTOGRAPHER Dror Baldinger

Entire Home \$250,001 & Over per Unit

PLATINUM

Pine Creek Place Fredericksburg, Texas

ARCHITECT/DESIGNER Laughlin Homes & Restoration, Inc., Fredericksburg, Texas
REMODELER Laughlin Homes & Restoration, Inc., Fredericksburg, Texas
LAND PLANNER Land-flo, Fredericksburg, Texas
PHOTOGRAPHER Blake Mistich

See full description on page 4.



GOLD

Crystal Bay Remodel Wayzata, Minn.

ARCHITECT/DESIGNER Alexander Design Group, Wayzata, Minn.
REMODELER Stonewood, LLC, Wayzata, Minn.
INTERIOR DESIGNER Studio M, Plymouth, Minn.
LAND PLANNER Yardscapes, Inc, Bloomington, Minn.
INTERIOR MERCHANDISER Studio M, Plymouth, Minn.
PHOTOGRAPHER Spacecrafting



SILVER



Lamont Alamo Heights, Texas

ARCHITECT/DESIGNER Craig McMahon Architects, San Antonio
REMODELER Craig McMahon, San Antonio
INTERIOR DESIGNER Molly McMahon, San Antonio
DEVELOPER Craig McMahon, San Antonio
LAND PLANNER Rialto Studio, San Antonio
PHOTOGRAPHER Dror Baldinger

Kitchen up to \$75,000 per Unit

GOLD

Puzder

Falls Church, Va.

ARCHITECT/DESIGNER Sonny Nazemian, Fairfax, Va.

REMODELER Sonny Nazemian, Fairfax, Va.

PHOTOGRAPHER Greg Hadley



Kitchen \$75,001 & Over per Unit

SILVER

Authentic Charm

Grand Rapids, Mich.

ARCHITECT/DESIGNER Benchmark Design Studio, Holland, Mich.

REMODELER Mike Schaap Builders, Holland, Mich.

INTERIOR DESIGNER Benchmark Design Studio, Holland, Mich.

INTERIOR MERCHANDISER Benchmark Design Studio, Holland, Mich.

PHOTOGRAPHER Chuck Heiney



Aging in Place

SILVER

Queen Anne Universal Design

Seattle

ARCHITECT/DESIGNER Albee Interior Design, Bothell, Wash.

REMODELER Irons Brothers Construction, Inc., Shoreline, Wash.

PHOTOGRAPHER Tom Redner



Bath \$35,001 & Over per Unit

SILVER

Febo

Chantilly, Va.

ARCHITECT/DESIGNER Sonny Nazemian, Fairfax, Va.

REMODELER Sonny Nazemian, Fairfax, Va.

PHOTOGRAPHER Gregg Hadley



Specialty Project

PLATINUM

Carriage House

Dutchess County, N.Y.

ARCHITECT/DESIGNER Daniel Contelmo Architects,
Poughkeepsie, N.Y.REMODELER Home Enrichment Company, Hopewell
Junction, N.Y.

PHOTOGRAPHER Chris Kendall

This new timber-frame carriage house was designed to evoke the feeling of a 150-year-old barn. The design of the carriage house suggests that it has evolved with changing times and the growing needs of its owners. The stone walls were inspired by historic buildings on the Franklin D. Roosevelt Estate in Hyde Park, New York. Three different types of stones were blended to make up each wall. The entire floor is laid with brick, complementing and warming the wood interior. The structure of the carriage house was completed with a timber frame and fastened using only oak pegs. The exterior walls were conventionally framed, and the roof was done with SIP panels, ventilation systems, and cedar shingles.



PLATINUM

Magnolia Pavilion

Pinehurst, N.C.

ARCHITECT/DESIGNER Miller Architecture, Charlotte, N.C.

REMODELER Edward Tennant, Charlotte, N.C.

INTERIOR DESIGNER Johnsy White Interior Design, Pinehurst, N.C.

PHOTOGRAPHER Tim Buchman

See full description on page 13.



SILVER

Wisteria Cottage

La Jolla, Calif.

ARCHITECT/DESIGNER IS Architecture, La Jolla, Calif.

REMODELER Hill Construction Company, San Diego

PHOTOGRAPHERS La Jolla Historical Society, Larny Mack
and Darren Bradley

Historic Preservation/Restoration



PLATINUM

Oxford Mills

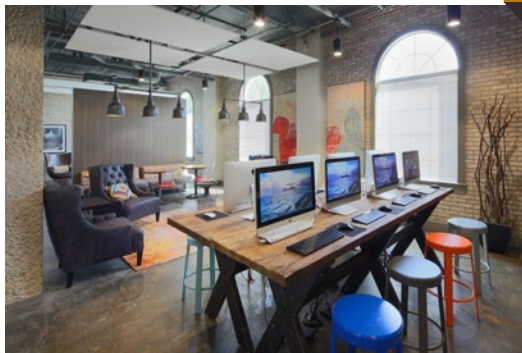
Philadelphia

ARCHITECT/DESIGNER BartonPartners, Norristown, Pa.
 REMODELER BartonPartners, Norristown, Pa.
 INTERIOR DESIGNER BartonPartners, Norristown, Pa.
 DEVELOPER D3 Real Estate Development, Inc., Huntingdon Valley, Pa.
 LAND PLANNER Cornerstone Consulting, Landsdale, Pa.
 INTERIOR MERCHANDISER D3 Real Estate Development, Inc., Huntingdon Valley, Pa.
 PHOTOGRAPHER Imagic Photography

See full description on page 12.

FROM THE JUDGES...

An old, dilapidated warehouse renovation with a neat design and use of materials...it integrates units into the building well. A great preservation of historic character and keeping it exposed, and we love the teacher aspect.



GOLD

The Varsity on Charles

Baltimore

ARCHITECT/DESIGNER Grant Architects, Baltimore
 REMODELER Clark Builders Group, Arlington, Va.
 INTERIOR DESIGNER Freedom Design, Dallas
 DEVELOPER Potomac Holdings, LLC, Bethesda, Md.
 LAND PLANNER CMR Engineering, Baltimore
 INTERIOR MERCHANDISER Freedom Furniture, Dallas
 PHOTOGRAPHER Jim Kirby

Addition, Indoor or Outdoor \$100,001 & Over per Unit

PLATINUM

Magnolia Pavilion

Pinehurst, N.C.

ARCHITECT/DESIGNER Miller Architecture, Charlotte, N.C.
 REMODELER Edward Tennent, Charlotte, N.C.
 INTERIOR DESIGNER Johnseye White Interior Design, Pinehurst, N.C.
 PHOTOGRAPHER Tim Buchman

See full description on page 13.



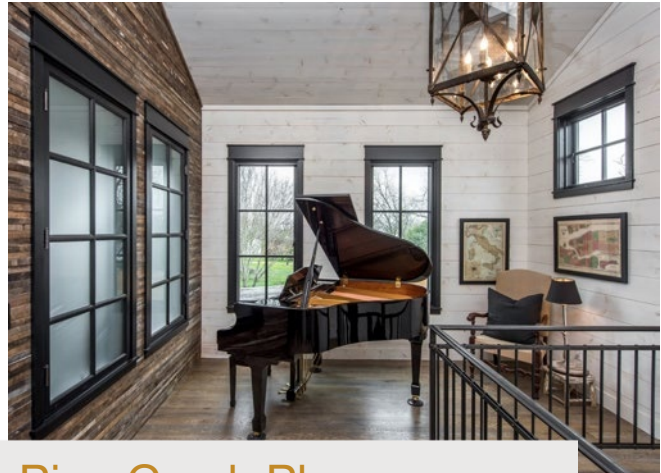
Design Detail



PLATINUM

FROM THE JUDGES...

Creative use of scrap materials in a great feature wall; beautiful iron work; and a lot of great detail



Veranda at Pine Creek Place

Fredericksburg, Texas

ARCHITECT Laughlin Homes & Restoration, Inc., Fredericksburg, Texas
 BUILDER Laughlin Homes & Restoration, Inc., Fredericksburg, Texas
 LAND PLANNER Land-flo, Fredericksburg, Texas
 PHOTOGRAPHER Blake Mistich

The veranda at Pine Creek Place is truly a work of art and a testament to the craftsmanship of the artist that constructed it. Simple in design, with solid details, the veranda has the feel of an exterior space. Flooded with natural light, hand-wrought steel stands strong against the backdrop of weathered oak, the 1-inch-by-1-inch slats were discarded scrap material used in acclimating the interior pine wall siding. Cast iron and hand-wrought steel was designed and forged by a local blacksmith into a beautiful and functional railing. Solid bronze light fixtures imported from Egypt cast light that warms the space.

GOLD



Via Lugano

Winter Park, Fla.

ARCHITECT Phil Kean Design Group, Winter Park, Fla.
 BUILDER Phil Kean Design Group, Winter Park, Fla.
 PHOTOGRAPHER Stephen Allen Photography

This image shows a spacious, modern interior with a high, vaulted ceiling and large windows overlooking a mountain landscape. The room features dark wood paneling, a curved staircase, and contemporary furniture including a sofa and armchairs. A large, multi-bulb pendant light hangs from the ceiling.

Mountain Villa—Library

Provo, Utah

Round is a design element that is beautiful and challenging at the same time. From a rounded stair case and balcony, round walls, round ceilings, rounded pocket doors, round shower enclosures, to a raised round formal dining, the theme continues throughout the entire home. The library extends three full stories. Large custom windows add a comforting natural feel. Even the many garages complement rather than detract from the theme and beauty of the home's design. Every design element is meticulously thought out and created, leading to a once-in-a-lifetime masterpiece.

TRENDS



Barn Doors



Board & Batten Inside & Out



Copper Bathtubs



Indoor-Outdoor Convergence



Intimate Outdoor Spaces



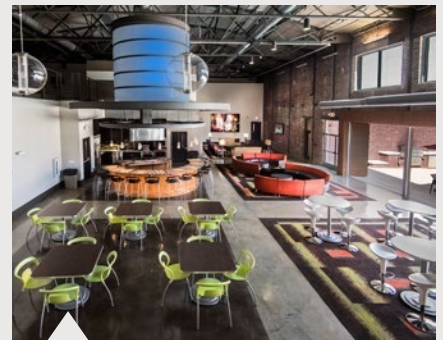
Intricate Stairways



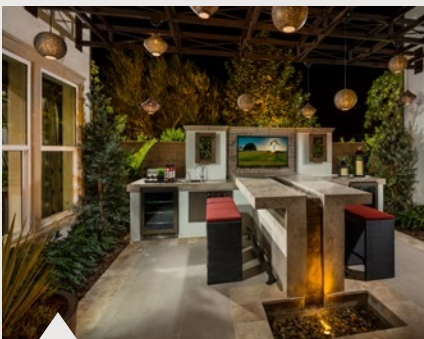
Low-Impact Design



Mid-Century Modern Detailing



Modern Industrial Accents



Troughs & Spouts



Waterfall Islands



White with Exotic or Repurposed Wood Accents

