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Don Ruthroff, AIA

Pleasanton, Calif.

2018 BALA Subcommittee and Judging Chair

As principal and leader of DAHLIN's neighborhood residential sector, Don has more than 25 years of experience in architecture. With training in both structural engineering and architecture, Don's work benefits from his well-rounded breadth of expertise, and his clients include public and private home builders as well as landowners and developers. A distinguished industry leader, he is frequently invited to speak at industry conferences on the latest design trends and to judge industry awards programs.



Susan Bady

Chicago, Ill.

Susan is an award-winning journalist who has been writing about the housing industry for more than 30 years. She is currently senior editor of Professional Builder and Custom Builder magazines, where she has written about everything from affordable housing to high-end, one-of-a-kind custom homes and all types of development, including mixed-use, multifamily and infill. Susan enjoys sharing her unique perspective on residential design with readers and getting to know the most talented, forward-thinking individuals in the business today.



Ken Brinkman

Chicago, Ill.

Determined to invent a design-build system that was better than others, Ken founded Environs in 1991. Since its founding, Environs has sold more than 170 custom homes in Chicago's most celebrated neighborhoods, winning multiple awards and becoming Chicago's premier residential design-build firm. The company's success is largely due to three factors: vertical integration of skills, personal values included in the company's mission and long-term relationships with clients. Ken continues to guide Environs and lead the industry, but in his spare time, he enjoys spending time with his family and feeding his need for speed by participating in amateur motorsports.



Dawn Duhamel, CSP

Denver, Colo.

Dawn is the director of sales and marketing for Possibilities for Design, one of the country's most recognized home builder and developer-centric interior design firms, and she previously held roles at Standard Pacific Homes, John Laing Homes and Pulte Homes. Dawn is a nationally-known speaker, has chaired Denver's MAME awards and was honored with the Denver SMC's prestigious "Person of the Year" award. Her deep understanding of the home building industry, experience selling and marketing to consumers and her love for well-designed spaces combine to give her a unique perspective on design.



Allison King

Pittsboro, N.C.

Allison serves as the co-founder and president of Clarity Design-Build. Prior to that, she was the division president for Garman Homes. In that role, she was responsible for the day-to-day operations of the company, new plan design and staging and merchandising of all model homes. Her career in new construction began in 2004, when she obtained her North Carolina real estate license. Over the past 14 years, her experience has grown through sales, administration, construction, project management and finally design, reflecting her urge to learn as much as she can about an industry she loves.



Brad Simons

Lincoln, Utah

Brad began his career in the home-building industry working with his father while in high school and now serves as vice president and CFO of Magleby Construction. He has also been a licensed real estate broker for 25 years. He earned his undergraduate degree from the University of Utah and his MBA from Westminster College. Brad is past president of the Utah Valley HBA and Utah County Habitat for Humanity and currently serves as a member of NAHB's Board of Directors. He was awarded the Silver Beaver for his work with the Boy Scouts of America and is married to Shawn; they have four kids and a grandson.



Bob Stone, RLA, ASLA

Orange County, Calif.

Bob is co-owner of NUVIS, a professional landscape architectural firm celebrating 47 years of creating responsible and memorable design solutions for outdoor spaces. With a degree in landscape architecture from California State Polytechnic University, Pomona, Bob's broad design background includes international work, commercial developments, residential design, education campuses, streetscapes and recreation spaces. He has won numerous building industry awards.



Bill Warwick, AIA

Philadelphia, Pa.

A principal of BartonPartners, Bill's 25 years at the firm have been focused on multifamily development, planned communities, active adult, traditional neighborhood development and urban infill. He serves on the NAHB 55+ Housing Council and, for the last several years, has been a judge for NAHB's Best in American Living Awards, Pillars of the Industry Awards and Best of 55+ Housing Awards. Bill was recently inducted to the Carpenters Company of Philadelphia, the oldest existing craft guild in North America. Bill is also an active Chester/Delaware County HBA Member.

HALL OF FAME

The Best in American Living™ Awards Hall of Fame program honors individuals and firms who have been housing industry thought leaders and 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 30 plus years.

Congratulations to the 2018 Best in American Living Awards Hall of Fame Inductees, and thank you for your continued contributions to design excellence in the residential building industry.



Jillian Pritchard Cooke

Jillian Pritchard Cooke is the founder of Wellness Within Your Walls, which aims to connect the global family with healthy eco-sensitive products that result in beautiful, sustainable, non-toxic environments. Cooke is also the founder of interior design firm DES-SYN which was established in 1991 and primarily services the residential building industry. She opened BEE in Atlanta, GA in 2010, a unique retail boutique promoting fashion and home furnishing products that meet the GOTS, WWYW, SFC, and Cradle to Cradle standards. Cooke has more than 30 years of experience with design projects in New York, Philadelphia, Boston Los Angeles, London, and Atlanta.



Arthur C. Danielian, FAIA

Over the 55-plus years of his career, Art Danielian has truly made his mark on the field of residential architecture. Not only has he achieved exemplary accomplishments within the profession, he has a demonstrated history of giving back to the homebuilding industry and providing mentoring to the next generation of architectural students and industry professionals. Danielian pioneered innovative residential housing concepts such as the wide and shallow lot configurations, combo/condos, and various improvements of the 'z-lots,' all of which had a substantial and positive impact on community character in master planned communities throughout Orange County and beyond. He was one of the first architects to embrace a market-driven design model, working with each of his builder clients and market researchers to truly identify their market profiles—creating homes with tremendous absorption rates that were well loved by their buyers.



Mike Kephart

Mike Kephart is the founder of Kephart Architects, a firm focused on the design of residential communities. In 2008, Kephart retired from the practice he had led since 1973. The concept of "housing for later life" consumed his attention after retirement, both for his own needs and the growing demographic of people who enjoy years beyond age 50. He co-authored a book about the phenomenon, called 'Building for Boomers.' Kephart also continued his passion for housing by founding Sidekick Homes. 'Sidekicks' are accessory dwelling units that can be placed on single-family lots adjacent to existing homes or as new construction.

TRENDS



Black window frames at all price points
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Ceiling as the fifth wall of design
Michigan Avenue Penthouse | page 64



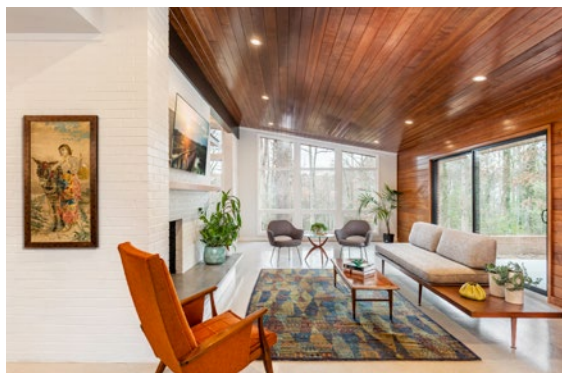
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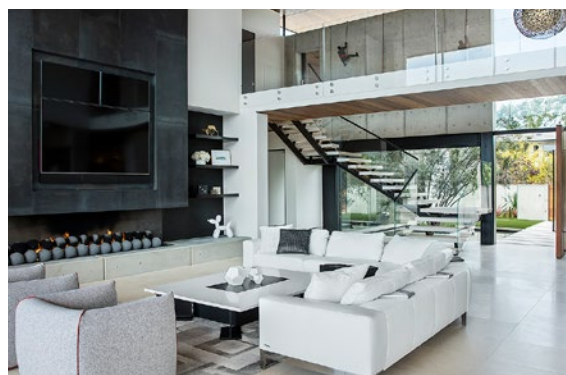
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Stairs as a focal piece

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Texture on texture

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HOME OF THE YEAR

Outside In

Paradise Valley, Ariz.

Architect/Designer | Drewett Works

Builder | BedBrock Developers LLC

Interior Designer | Ownby Design

📷 WERNER SEGARRA

Positioned near the base of iconic Camelback Mountain, Outside In is a modernist home celebrating the love of outdoor living Arizonans crave. The design inspiration was honoring early territorial architecture while applying modernist design principles.

Dressed with undulating negra cantera stone, the massing elements of Outside In bring an artistic stature to the project's design hierarchy. This home boasts a never-seen-before feature: a re-entrant pocketing door, which unveils virtually the entire home's living space to the exterior pool and view terrace. A timeless chocolate-and-white palette makes this home both elegant and refined. Oriented south, the spectacular interior natural light illuminates what promises to become another timeless piece of architecture for the Paradise Valley landscape.





FROM THE JUDGES

“This home is a great example of desert contemporary and uses textural materials reminiscent of the local landscape in all the right places, bringing the outside in and offering a seamless transition from inside to out. It has really clean lines, is beautiful and thoughtfully consistent, and overall is very well thought out.”



COMMUNITY OF THE YEAR



Bayside

Selbyville, Del.

Developer | Carl M. Freeman Companies

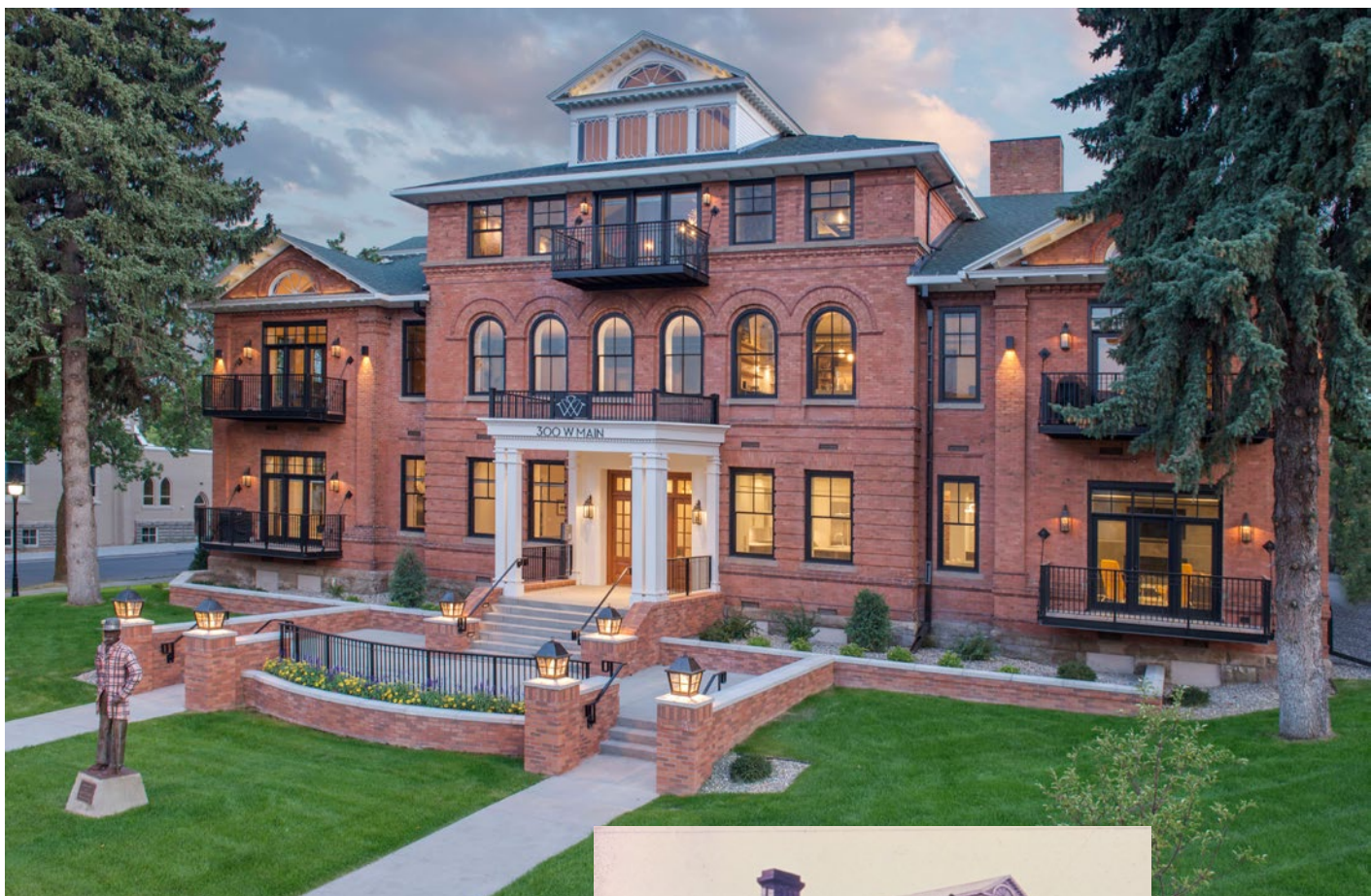
Land Planner | Parker Rodriguez

📷 PAMELA AQUILANI

Bayside is thoughtfully designed to enhance the land's beauty, while providing plentiful amenities and residential choices. A Jack Nicklaus Signature Course, miles of trails and conservation area maintain abundant open space. Bayside offers unique amenities, including community pools/fitness/tennis, kayaking, paddle boarding, stocked ponds, a dog park, poolside bars, life enrichment classes, kids' programming, community events and an integrated retail and entertainment venue. The Bayside app and active online presence keep the community informed and engaged.



MULTIFAMILY COMMUNITY OF THE YEAR



The Willson Residences

Bozeman, Mont.

Architect/Designer | Comma-Q Architecture
Builder, Developer, and Interior Designer | Bridger Builders

📷 WHITNEY KAMMAN ARCHITECTURAL PHOTOGRAPHY

The Willson Residences are an outstanding example of adaptive reuse, converting the original Gallatin County High School building into 16 luxury condominiums. Abandoned for 10 years, this stately brick building was in danger of being demolished due to the building's dangerous degree of decay. Adding to the challenge would be the necessity to radically restructure the building to meet current seismic standards for this active region.

Recognizing the urgency of preserving and enhancing this landmark, a team of professionals began the task of selective demolition, structural strengthening, and

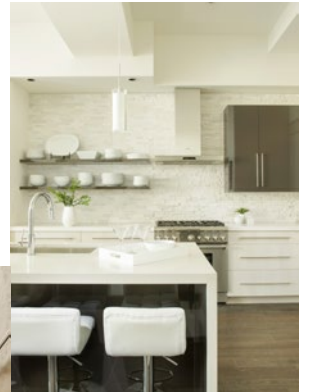


mitigation of hazardous materials. This revealed striking architectural details that had been hidden for years.

Each unit within the Willson Residences is unique and is designed to highlight the character of these historic details while capturing the essence of contemporary urban loft living in downtown Bozeman, complete with underground parking. Modern design features include expansive windows, private balconies, alcohol-burning fireplaces, high-end kitchen appliances and cabinetry.

FROM THE JUDGES

“This impressive renovation is so well-executed, from the lovely symmetry to the juxtaposition of the frieze and hanging orbs. Judges loved how the bays were added, noting that this is a great way to create a residential character while respecting the original structure. The detailing is wonderful, and modern finishes have been well-integrated.”



REMODEL OF THE YEAR

Laidley Cottage

San Francisco, Calif.

Architect/Designer | Red Dot Studio

Builder | MT Development

Landscape Architect/Designer | Flora Grubb Gardens

Marketing Firm | Wagner Creative Group

📷 JOHN LEE

Like much of San Francisco's housing stock, the Laidley Street Cottage was becoming out of date. Built to last 100 years, the home was at the end of its useful life, with all building systems needing upgrading. Originally, the home was a rear yard cottage. In the redesign, additional square footage was modest, and the design team focused on right-sizing the property to the site while adding new building systems, seismic retrofitting and daylight design.

The cottage now has a friendly, window-filled façade, but the fence and gate structure provide privacy to the occupants on the living level. The living space extends generously to the front yard. The master bedroom has a private rear garden, and the guest bedroom has a balcony, providing yet more indoor/outdoor connections. Outdoor space and fresh air become part of the daily living area of the home. The Laidley Street Cottage's attainable scale and outdoor oasis help foster a livable city for the next 100 years.





FROM THE JUDGES

“The stair, particularly the stair turn and skylights, is lovely. Judges loved the shower off the garden, and overall, found this project very beautiful.”



Colorado Custom: Modern Classic

Greenwood Village, Colo.

Architect/Designer | KD Project Design LLC and JM Kitchen and Bath

Builder | Malibu Remodeling

Interior Designer and Merchandiser | Possibilities for Design

 MG PHOTOGRAPHY

A custom home built in 1978, this open floor plan was designed in line with homes of that era: expansive living and dining rooms and kitchens that offered plenty of cabinetry, but minimal interactivity. The goal of this remodel was twofold: modernize the overall design and create connectivity to outdoor living. By reducing the size of the dining room and relocating the laundry room, the kitchen is enlarged to include an oversized island that not only increases work space, but also accommodates seating with the use of breathtaking book-matched Macaubas. Black painted cabinets and brushed gold hardware were used to visually define cooking and serving areas, while glazed grey cabinets and white walls transformed the kitchen into a crisp, bright culinary delight.

Continuing the classic color combination, an oversized black-framed sliding glass door was added, leading directly to an outdoor living space. All other kitchen trim was painted white to, again, visually direct the eye to the contrasting door and the beautifully landscaped yard, bringing the outside in, even when the door is closed. Lighting is showcased as five staggered crystal pendants, combined with an ebony drum shade in the nook, completing the contrast that is the hallmark of this remodel.





FROM THE JUDGES

“This is a big change that managed to stay within the original footprint of the house. It’s dramatic and very well done, and judges loved the use of contrasting colors with the burnished accents, as well as the use of color to define the different work zones.”





PLATINUM

Best in Region—Central

Development 8 Stories & Over, For Rent

Two Light

Kansas City, Mo.

Architect/Designer | Hord Coplan Macht

Builder | JE Dunn

Developer | The Cordish Companies

Interior Designer | RD Jones

ALISTAIR TUTTON

FROM THE JUDGES

“Judges thought this project is amazing, chic, clean and crisp. They loved the units, liked the surprisingly gracious kitchen with access to outdoor space that’s unusual in a rental, and thought the project team did something cool with every detail, such as the ceiling in the units.”

The design team was tasked with creating a modern tower that would signal the revival of the downtown district, yet also honor the city’s history. Located in the exciting Power and Light Entertainment District, Two Light was designed to engage the neighborhood and contribute to the energy happening on the streets below.

To achieve this, the main amenity level was placed above a seven-story garage, creating commanding views of the district and city. At 12,000 square feet, this floor features a series of unfolding indoor and outdoor spaces that seamlessly blend together. A south-facing indoor spa and pool, two-story exterior lanai with wrapping wet deck and infinity pool and cantilevered seating are just some of the unique features.

An existing historic mural on the site was repurposed on the exterior façade. For the exterior, a modern glass window wall engages a terra cotta rain screen, which reinterprets the historic limestone façades of downtown. Active ground-level retail, lobby and office space contribute to the district’s energy, while clever building signage and graphics mark its important location as a gateway to the city center.



PLATINUM

★ Best in Region—Middle Atlantic

One-of-a-Kind Custom or Spec Home 5,001–6,000 sq. ft.

Mid-Century Modern Custom Residence

Wilmington, N.C.

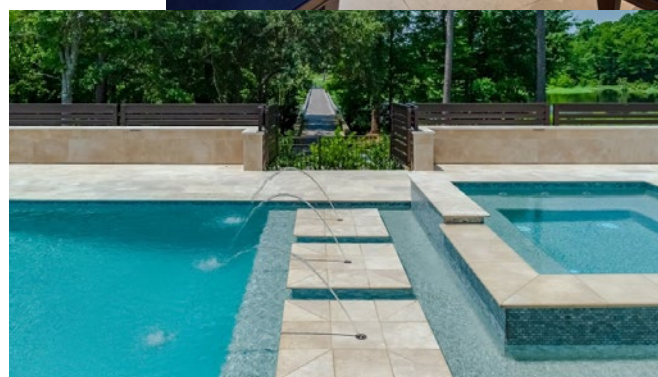
Architect/Designer | Phil Kean Design Group and Tongue & Groove LLC
Builder, Developer, and Interior Designer and Merchandiser | Tongue & Groove LLC
Land Planner | Patrick C. Bristow Land Surveying, PC
Landscape Architect/Designer | Classic Landscapes

📷 JOSHUA CURRY PHOTOGRAPHY AND RICK RICOZZI PHOTOGRAPHY

The vision of this Floridian-inspired home was to be simple, yet luxurious, with the spa-like environment of a five-star hotel. Surrounded by lush landscaping from the lake, forestry and golf course, this home exterior embraces natural elements through the use of stacked stone, water features and planters. A reflective ambiance carries indoors with a less-is-more approach, encouraging coolness and quality over quantity.

Warm, stained wood featured on the fireplace mantel, beams, niches, stairwell and live-edge kitchen island complement the light-colored walls, stacked stone, sleek large flooring tiles and modern fixtures, creating the perfect balance of nature and luxury. Notice pops of color, especially deep blues in the furnishings and fabrics, that reflect the coastal environment. Custom niches and shelves were built to display the clients' artwork throughout.

The home considers every aspect of the clients' lifestyle, both how it feels and how it functions, especially considering their frequent entertaining. With indoor/outdoor living in mind, the design incorporates ample natural sunlight and keeps all parties connected through a folding door unit to the lanai and a double functioning wet bar between the kitchen and summer kitchen.



FROM THE JUDGES

“The lighting is extraordinary, and the detailing in every room is exquisite. Judges loved the floor plan and the seamless connection between indoors and outdoors.”



PLATINUM

★ Best in Region—Midwest

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

Chicago Residence

Chicago, Ill.

Architect/Designer, Builder, and Developer | Environs Development

SCOTT SHIGLEY

The clients were intent on creating a large city home for their newborn twins. Their program requirements included a strong view orientation of the outdoor spaces and multiple interior spaces with enough functional separation for the work-at-home parents, children and caregivers.

The front façade presents a formal face toward the urban setting, while the rear of the home opens onto cascading outdoor spaces. This sense of formal and openness is reflected by the first-floor interior core, which delineates the front, public spaces from the family-oriented back portion of the home, yet the core is open enough to offer an overall flow between the spaces.

The client was especially taken with contemporary European cabinetry from Poliform, so the design team incorporated numerous millwork elements throughout the home, including a three-story, open-sided bookcase adjacent to the stairwell. This feature links the spaces and floor levels for a strong sense of connective harmony.

FROM THE JUDGES

“The absolutely amazing outdoor urban space knocks this home out of the park, and detailing and creative architecture throughout the home—such as the bookshelf used as a divide between the stairwell and sitting area—are exceptional.”





PLATINUM

★ Multifamily Community of the Year

★ Best in Region—Mountain

Adaptive Reuse, Multifamily

The Willson Residences

Bozeman, Mont.

Architect/Designer | Comma-Q Architecture

Builder, Developer, and Interior Designer | Bridger Builders

📷 WHITNEY KAMMAN ARCHITECTURAL PHOTOGRAPHY

See the full description and additional images for this project, the 2018 Multifamily Community of the Year, on page 10.



PLATINUM

★ Best in Region—North Atlantic

Historic Preservation/Restoration

Alden Park

Philadelphia, Pa.

Architect/Designer | BartonPartners**Builder** | Briarwood Construction**Developer** | L3C Capital

MARC HARARY

Alden Park is a residential apartment community listed on the National Register of Historic Places. The six 10- to 13-story brick buildings, constructed in the 1920s, sit adjacent to Philadelphia's Wissahickon Valley Park, adding to the existing luxurious amenities of the community. Purchased in 2015, historic tax credits were obtained to assist in the careful and historically accurate exterior restoration of all the buildings.

The dilapidated state of much of the brick and cast stone proved particularly challenging and had to be rebuilt in many locations. The 7,500+ original windows were embedded into the masonry and needed to be carefully cut out and replaced with custom, historically detailed thermal windows; nearly all windows were replaced while the units were occupied.

Within the 760 units, the architects strategically modified the compartmentalized original designs to create a more modern, open feel, along with updated contemporary finishes. While updating original amenities, such as the indoor pool, fitness center and common areas, a new outdoor pool and dog park were incorporated into the historic site. This renovation also vastly improved handicapped accessibility throughout the hilly site and within all buildings.



FROM THE JUDGES

“The restoration of the original detailing is magic—you don’t even see half of the work that went into it.”



PLATINUM

★ Best in Region—Pacific

One-of-a-Kind Custom or Spec Home 2,001–3,000 sq. ft.

Lagoon House

Stinson Beach, Calif.

Architect/Designer and Interior Designer | CCS Architecture
Builder | Allen Construction

📷 PAUL DYER

Marin County coastal codes require houses in this zone to be notably elevated above sea level, which results in houses being quite high in relation to Stinson Lagoon and ocean. This creates a situation in which the buildings have two sides: northward, where decks and steps cascade down to the water, and a south side, which is more level and expansive with exposure to the southern sun.

With this dual orientation, the main spaces of the house open up for maximum indoor/outdoor living. Stinson has spectacular natural light, so this dual orientation also captures as much light and fresh air as possible.

The form of the house is essentially a courtyard, with the higher roof cantilevering over the courtyard entry to create an iconic portal to the house as seen from the road. The exterior is sided with clear-heart western red cedar. The flat portion of the roof has photovoltaic solar panels, which generate all electrical needs, resulting in nearly a net-zero energy house.

FROM THE JUDGES

“There is nothing not to love about this home. It’s simple and edited, from the amazing giant plate glass to the façade, and the physical and visual connection to the water—how the home reaches into the bay—produced a resounding, ‘Yes, please!’”





FROM THE JUDGES

“Both restrained and refined, this home has a great combination of materials and colors. It feels warm, yet open, is tasteful and unique, and overall came together really well.”

PLATINUM

★ Best in Region—Pacific Northwest

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

Mercer Island Custom

Mercer Island, Wash.

Architect/Designer | McCullough Architects
Builder, Developer, Interior Designer, and Land Planner | JayMarc Homes
Interior Merchandiser | Charlie Henderson
Landscape Architect/Designer | Art by Nature

📷 PATRICK BARTA

This home was custom-built to provide a space where the family can host large gatherings and have relatives stay for long periods of time. It is an entertainer's paradise, designed around expansive views of Seattle. A folding glass wall unveils more than 1,000 square feet of deck space that features partially covered lounging, a casual dining table and an additional lounging area with large side-mounted umbrellas and a sliding window in front of the kitchen sink that can be converted into a bar top.

The lavish kitchen exudes rich design elements, including a quartz waterfall island that comfortably seats eight, automatic upper cabinets, floating shelves with up lighting for a stately bar display and a scullery, perfect for special events. Upstairs, the master suite sits on the west wing, providing beautiful views of sunrises and sunsets. The en suite bath features a water closet with etched privacy glass, a freestanding tub with modern chandelier and a king-sized, walk-in shower.

The lower level is dedicated to entertainment and showcases a unique mix of wood and metal materials. It is not only an exciting space for the kids, but for the adults, too, with a walk-in wine cellar featuring clear, acrylic wine racks.



PLATINUM

★ Best in Region—South Atlantic

Entire Home, \$250,001 – \$750,000

Mid-Century Modern Remodel

*Greenville, S.C.***Architect/Designer** | Tindall Architecture Workshop**Builder** | CarsonSpeer Builders**Interior Designer** | In Site Designs

INSPIRO 8 STUDIOS

Restoring this 1956 mid-century modern home to its former glory included major repairs to the structural foundation, waterproofing, replacing the basement slab and roofing. New cypress siding was milled to match the original wood species, width and thickness. Vertical grain old-growth fir ceilings from the original structure were reclaimed, planed and refinished. New fir was then custom milled to seamlessly match the original material where needed.

A custom epoxy blend was developed to match the period look of terrazzo, including the development of a technique to install epoxy flooring over wood framing. The entry door, an in-counter blender, decorative fluted glass panels, light fixtures and other original items were reclaimed and reconditioned for reuse.

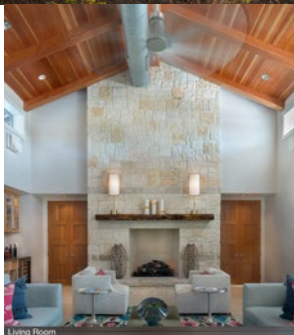
New flat-panel cabinetry was installed with handmade backsplash tiles from Portland, Ore. The team installed a new concrete hearth and floating mantel, new electrical, HVAC, plumbing and new clad windows, matching the original in size, functionality and profile. Foot-wide oak flooring was milled to match and blend with the original bedroom hardwoods.

Every effort was made to blend all the comforts, features and efficiencies of a modern home (spray foam insulation and tankless water heaters) with the mid-century modern beauty and style.



FROM THE JUDGES

“This is mid-century modern done exquisitely. The home is true to its theme and roots, tells a story and is appropriate for the site. It is welcoming and really makes you want to be in the spaces.”



PLATINUM

Best in Region—South Central

One-of-a-kind Custom or Spec Home 4,001–5,000 sq. ft.

Piebald Ranch

George West, Texas

Architect/Designer | Craig McMahon Architects Inc.

Builder | Johnny Canavan Custom Homes

Developer | Owner

Interior Designer | Studio E

Landscape Architect/Designer | Rialto Studio

 CRAIG MCMAHON, AIA

Located just south of San Antonio, this ranch retreat is designed for family and friends to enjoy the year-round beauty of the Texas Hill Country. Guests are greeted with a covered parking barn clad in semi-transparent rusting metal, reminiscent of historical Texas cattle pens.

The home engages the outdoors with covered porches on all sides. The entry connects the guest to the main courtyard, a Texas-styled oasis with a pool and ample seating areas to enjoy the outdoor offerings, including a firepit and outdoor grill/kitchen area for entertaining.

Inside the main lodge is an open kitchen, dining and living area and great room with tall wood ceilings. The great room embraces the indoor/outdoor connection with pocketing sliding door systems. The main lodge includes the family master bedroom suite, office and bunk room for children. The guest wing offers visitors their own private hotel-like accommodations.

FROM THE JUDGES

“For the local vernacular, this home has new elements that are interesting. Judges appreciated that the project team took the time to put detail on the underside of the outdoor roofs, seen from inside the home and from the outdoor spaces, and the home features excellent outdoor elements. The use of stone makes the home feel like it’s one with its site.”



PLATINUM

Detached Home up to 2,000 sq. ft., Built for Sale

Modern at Tribella

Santa Ana, Calif.

Architect/Designer | Bassenian Lagoni

Builder | Trumark Homes

Interior Designer | CDC Designs

Land Planner | Cathcart Associates

CHRIS MAYER PHOTOGRAPHY



Narrow lots and lack of outdoor space put more need and emphasis on common outdoor areas. With the close proximity of neighbors, privacy was an issue, so window openings were concentrated at the front and rear of the home. Reciprocal use easements were used to borrow side yards from neighbors to create one usable side yard per home.

With the large number of three-story row houses, the team faced the challenge of creating a livable community without becoming repetitious. A variety of styles and colors were used to help break up the street scenes.

Floor plan successes included zones by floor to allow for communal and private spaces, full side-to-side rooms to maximize space and grouped windows that create privacy and maximize natural light throughout the home.

PLATINUM

Detached Home 2,001–2,500 sq. ft., Built for Sale

Wexley

Grand Rapids, Mich.

Architect/Designer | Visbeen Architects Inc.

Builder | J. Peterson Homes

Interior Designer | Vision Interiors by Visbeen

ASHLEY AVILA PHOTOGRAPHY

The owners desired a contemporary, urban infill home inspired by the iconic Graystone homes of Chicago. A monolithic block wall in three shades of gray is broken up by metal accents and a glass-wrapped stair tower. Smaller openings are strategically placed to provide desirable vistas, while avoiding direct alignment with adjacent neighbors.

The biggest opportunity was to create an efficient, yet compact, two-story with endless amenities. Overall, the home's compact design functions with the efficiency of a Swiss Army knife. The main level is completely open from the living room on through to the kitchen and dining areas. A retractable-screened porch is accessible from the kitchen, providing a much-desired private outdoor living space. The back of the home boasts a full dining room, coffee and wine bar, lockers, pantry and pet space.



The upper level is accessed by way of the light-filled, glass-wrapped stair and features a full laundry, office and secondary bedroom. Also included is a sitting room preceding the master bedroom, which can be closed off for privacy as an extension of the master suite or left open for shared use. The master features a fantastic view, extensive storage and spa-style bath.



PLATINUM

Detached Home 2,501–3,000 sq. ft., Built for Sale

Residences of Laule'a

Kamuela, Hawaii

Architect/Designer and Land Planner | Kahiau

Design Group LLC

Builder | Maryl Construction

Developer and Marketing | Luxus Group

Interior Designer and Merchandiser | Luxus Living

Landscape Architect/Designer | Umemoto Cassandra Design Corporation

HANS KLETT

The project team wanted to take full advantage of the majestic Mauna Lani golf course, the stunning Pacific Ocean and indoor/outdoor living. The detached home was designed to provide a premium single-level floor plan on a portion of the lot that not only has the best views but would be too tight for the attached unit product. The goal was to provide the privacy of a single-family home with the community of a multifamily development.

From the landscaped courtyard, multi-paneled sliding glass doors on both sides of the great room provide a view of the pool, golf course and the ocean beyond. Being able to open up the front and



back of the great room not only incorporates the outdoor living space, but also lets the trade winds efficiently cool the home.

The indoor/outdoor concept continues throughout the home, particularly in the master bedroom, with sliding glass panels that open to the lanai, and the master bathroom, where large windows open to a lushly landscaped outdoor shower garden.



PLATINUM

Detached Home 3,001–3,500 sq. ft., Built for Sale

Beacon

Beaumont, Calif.

Architect/Designer | Bassenian Lagoni

Builder and Developer | Pardee Homes

Interior Merchandiser | Ambrosia Interior Design

Land Planner | Michael Baker International

Landscape Architect/Designer | C2 Collaborative

Marketing | Greenhaus

CHRIS MAYER

The development objective was straightforward: to create luxury, single-story living that clearly surpasses all offerings in California's Riverside/San Bernardino counties. Maximizing the rare opportunity of generous lots, Plan One's hospitable arrival courtyard heralds the delightful indoor/outdoor connectivity within.

Upon entry is discovery of the atrium court: a unique, internalized outdoor space that anchors, defines and amplifies the whole. Compelling as a single element, the atrium also generates fluid engagement with all key points of Plan One's expansive interior.

A beamed vault dramatizes the open great room, dining area and kitchen. Expansive window walls and openings further activate fluid, light-filled connectivity to the arrival courtyard, atrium and patios. Natural light from the plan's core enhances vestibule progression to the owner's suite, where sumptuous design promotes custom character. A separate wing on the plan's opposite side showcases the builder's optional multigenerational suite, which provides independent quarters for diverse households.





PLATINUM

Detached Home 3,501–4,000 sq. ft., Built for Sale

The Tidewater

Eagle, Idaho

Architect/Designer, Builder, and Interior Designer and Merchandiser | Clark & Co. Homes

📷 DOUG PETERSEN PHOTOGRAPHY

The Tidewater by Clark & Co. Homes challenges traditional thinking about everyday living. Step



outside the back door to walks on the beach and panoramic views of Idaho sunsets over the water. Escape to the spa-like master suite with private sitting room and walk-through shower. Test out a new recipe in the gourmet kitchen and entertain friends and family in the two-story great room and media loft.



PLATINUM

Detached Home 4,001–4,500 sq. ft., Built for Sale

Axis—Wall

Henderson, Nev.

Architect/Designer | Bassenian Lagoni

Builder | Pardee Homes

Interior Designer | Bobby Berk Interior Design

📷 AG PHOTOGRAPHY

Geometric forms create a vibrant street presence, and the stone wall element becomes the organizing spine of the home from the front, through the home, and into the rear outdoor living spaces. Forms, details and colors create an ever-changing palette on the exterior, depending on the sun and shadows. The entry draws the eye through the home to the views beyond. Strong design elements—the oversized kitchen island and the three-dimensional material and shape of the fireplace—draw inspiration from the forms. Outdoor living spaces mimic the shapes and forms to create a seamless living experience.





PLATINUM

Detached Home Over 5,000 sq. ft., Built for Sale

Rolling Hills Product C, Plan 3

Rolling Hills Estates, Calif.

Architect/Designer and Land Planner | Robert Hidey Architects

Builder and Developer | Chadmar Group

Interior Designer | OBJEKtdesigns

Landscape Architect/Designer | Hart Howerton

📷 DAMIAN TSUTSUMIDA

This community sits atop the breathtaking Palos Verde Peninsula with expansive views of the broad Los Angeles Basin and the Pacific Ocean. A fresh take on contemporary ranch, these homes were inspired by the original ranch-style houses of the 50s and 60s.



Vehicular access is hidden from the front elevation through a large autocourt that divides the first floor of the plan. A lock-off guest suite, including kitchenette, is accessed through the breezeway.

The large kitchen boasts chilled wine storage with a built-in refrigerator, back kitchen and pantry. The great room is filled with light throughout the

day, with opportunities for light and ventilation on three sides and access to the outdoor spaces.

To take advantage of the expansive views, the master bedroom has been placed at the rear of the home with the best exposure. A second-floor bonus room at the top of the stairs provides convenient access for entertainment and relaxation.



PLATINUM

Attached Homes/Townhouses, Built for Sale

Promontory at Civita

San Diego, Calif.

Architect/Designer | Woodley Architectural Group

Builder | The New Home Company

Interior Designer and Merchandiser | Studio Mosaic Interior Design

Landscape Architect/Designer | C2 Collaborative

Marketing | PS & M Communication Arts

📷 ERIC FIGGE PHOTOGRAPHY

Positioned at the apex of a master planned community, the narrow, 6.2-acre site is carefully organized to achieve 21.4 dwelling units per acre. Two distinct product types are designed to maximize the site's vistas, affording every unit views and outdoor living directly looking onto Mission Valley below. A U-shaped garden court product frames the northern portion of the site and focuses its views on the open space between the fourplex flat/townhouse product that defines the site's southern edge.

The garden courts are accessed from a shared motor court at the rear, while the building forms steps with balconies at the second and third floors to take in the view. The fourplex building provides a flat on the first floor, topped with townhomes that carefully overlap at the second and third floors while intentionally orienting each unit to take full advantage of the view. The thoughtful combination of flats and townhouse units resonates with a variety of lifestyles, which has already resulted in sales success, despite a high price point.



GOLD

Detached Home up to 2,000 sq. ft., Built for Sale

Trilogy at Monarch Dunes

Nipomo, Calif.

Architect/Designer | Bassenian Lagoni**Builder** | Shea Homes**Interior Designer** | Design Lines

CAMERA CHRS MAYER PHOTOGRAPHY



GOLD

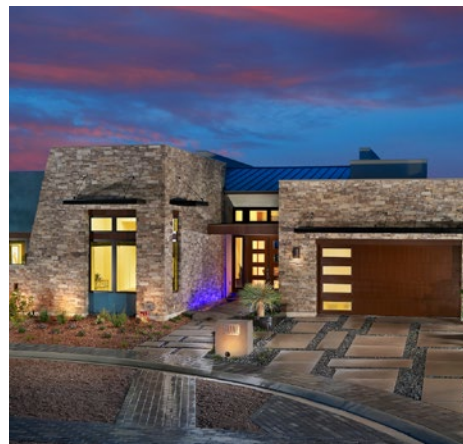
Detached Home 2,501–3,000 sq. ft., Built for Sale

Casavia—Plan 3

San Diego, Calif.

Architect/Designer | Bassenian Lagoni**Builder** | Pardee Homes**Interior Designer** | Studio V Interior Design

CAMERA CHRIS MAYER PHOTOGRAPHY



GOLD

Detached Home 3,001–3,500 sq. ft., Built for Sale

Axis—Frame

Henderson, Nev.

Architect/Designer | Bassenian Lagoni**Builder** | Pardee Homes**Interior Designer** | Yolanda Landrum Interior Design

CAMERA AG PHOTOGRAPHY



GOLD

Detached Home 3,001–3,500 sq. ft., Built for Sale

Nova Ridge—Plan 1

Las Vegas, Nev.

Architect/Designer | Bassenian Lagoni**Builder** | Pardee Homes**Interior Designer** | Yolanda Landrum Interior Design

CAMERA AG PHOTOGRAPHY



GOLD

Detached Home 3,501–4,000 sq. ft., Built for Sale

Axis—Sky X

Henderson, Nev.

Architect/Designer | Bassenian Lagoni**Builder** | Pardee Homes**Interior Designer** | Yolanda Landrum Interior Design

CAMERA AG PHOTOGRAPHY



GOLD

Detached Home 4,001–4,500 sq. ft., Built for Sale

Artesana—Plan 1

San Diego, Calif.

Architect/Designer | Bassenian Lagoni**Builder** | Pardee Homes**Interior Designer** | Ami Samuel Interiors

CAMERA ERIC FIGGE PHOTOGRAPHY



GOLD

Detached Home 4,501–5,000 sq. ft., Built for Sale

Alara at Altair—Ariel Elite

Irvine, Calif.

Architect/Designer | Bassenian Lagoni**Builder** | Toll Brothers**Interior Designer** | CDC Designs**Landscape Architect/Designer** | LandCreative

CHRIS MAYER PHOTOGRAPHY



GOLD

Detached Home 4,501–5,000 sq. ft., Built for Sale

Alta Vista at Orchard Hills—Lucindo

Irvine, Calif.

Architect/Designer | Bassenian Lagoni**Builder** | Toll Brothers**Interior Designer** | CDC Designs**Landscape Architect/Designer** | LandCreative

CHRIS MAYER PHOTOGRAPHY



GOLD

Detached Home Over 5,000 sq. ft., Built for Sale

Rolling Hills Product C, Plan 2

Rolling Hills Estates, Calif.

Architect/Designer and Land Planner | Robert Hidey Architects**Builder and Developer** | Chadmar Group**Interior Designer** | OBJEKT designs**Landscape Architect/Designer** | Hart Howerton

DAMIAN TSUTSUMIDA



GOLD

Attached Homes/Townhouses, Built for Sale

Perch

Dublin, Calif.

Architect/Designer | KTG Architecture + Planning**Builder and Developer** | Trumark Homes

CHRISTOPHER MAYER AND RUSSELL ABRAHAM



GOLD

55+, Single-Family

Trilogy at Monarch Dunes—Dolcetto

Nipomo, Calif.

Architect/Designer | Bassenian Lagoni**Builder** | Shea Homes**Interior Designer** | Design Lines

CHRIS MAYER PHOTOGRAPHY



SILVER

Detached Home up to 2,000 sq. ft., Built for Sale

The Durham

Meridian, Idaho

Architect/Designer, Builder, Developer, Interior Designer, and Landscape Architect/Designer | Berkeley Building Co.**Interior Merchandiser** | Jac's Home Staging**Land Planner** | Schultz Development**Marketing Firm** | John L. Scott Real Estate

BLU FISH PHOTOGRAPHY



SILVER

Detached Home 2,001–2,500 sq. ft., Built for Sale

Adagio at Cadence Park—Plan 1

Irvine, Calif.

Architect/Designer | SDK Atelier
Builder and Marketing | Lennar Homes
Developer | FivePoint Communities
Interior Designer and Merchandiser | Ambrosia
Land Planner | Hunsaker & Associates
Landscape Architect/Designer | SMP Environmental Design

📷 ERIC FIGGE AND JEFFREY ARON



SILVER

Detached Home 2,001–2,500 sq. ft., Built for Sale

Eastwood

Carefree, Ariz.

Architect/Designer | Bassenian Lagoni
Builder | Keystone Homes
Interior Designer | Aldrete Design

📷 INCKX PHOTOGRAPHY



SILVER

Detached Home 2,501–3,000 sq. ft., Built for Sale

Modern Farmhouse with Historic Barn

Lake Oswego, Ore.

Architect/Designer, Builder, Developer, Interior Designer and Merchandiser, Land Planner, and Marketing | Renaissance Homes
Landscape Architect/Designer | All Oregon Landscaping

📷 DIANA SELL PHOTOGRAPHY



SILVER

Detached Home 3,001–3,500 sq. ft., Built for Sale

The Retreat at Panacea Stapleton

Denver, Colo.

Architect/Designer | DTJ DESIGN Inc.
Builder and Developer | Thrive Home Builders
Interior Designer | Atmospheres by Kris

📷 MOSS PHOTOGRAPHY AND VIRTUANCE PHOTOGRAPHY



SILVER

Detached Home 3,501–4,000 sq. ft., Built for Sale

Rolling Hills Product A, Plan 2

Rolling Hills Estates, Calif.

Architect/Designer and Land Planner | Robert Hidey Architects
Builder and Developer | Chadmar Group
Interior Designer | OBJEKTdesigns
Landscape Architect/Designer | Hart Howerton

📷 TSUTSUMIDA PICTURES INC.



SILVER

Detached Home 4,501–5,000 sq. ft., Built for Sale

The Sycamore Plan A

Phoenix, Ariz.

Architect/Designer | Drewett Works
Builder | Sonora West Development
Developer | EW Investment Funding
Interior Designer | Homes by 1962

📷 ALEXANDER VERTIKOFF



SILVER

Detached Home Over 5,000 sq. ft., Built for Sale

Alta Vista at Orchard Hills—Oceano

*Irvine, Calif.***Architect/Designer** | Bassenian Lagoni**Builder** | Toll Brothers**Interior Designer** | CDC Designs**Landscape Architect/Designer** | LandCreative

CHRIS MAYER PHOTOGRAPHY



SILVER

Detached Home Over 5,000 sq. ft., Built for Sale

Northwest Idea House

*Bellevue, Wash.***Architect/Designer** | Medici Architects**Builder, Developer, Interior Designer, Land Planner, and Marketing** | JayMarc Homes**Interior Merchandiser** | Rosichelli Design**Landscape Architect/Designer** | Art by Nature

HD ESTATES



SILVER

Attached Homes/Townhouses, Built for Sale

Azure at Esencia

*Rancho Mission Viejo, Calif.***Architect/Designer** | Bassenian Lagoni**Builder** | The New Home Company**Developer** | Rancho Mission Viejo**Interior Designer** | Studio Mosaic

ERIC FIGGE PHOTOGRAPHY

PLATINUM

★ Best in Region—Pacific

One-of-a-Kind Custom or Spec Home 2,001–3,000 sq. ft.

Lagoon House

Stinson Beach, Calif.

Architect/Designer and Interior Designer | CCS Architecture

Builder | Allen Construction

📷 PAUL DYER

See the full description and additional images for this project on page 21.



PLATINUM

One-of-a-Kind Custom or Spec Home 3,001–4,000 sq. ft.

Cascade Modern

Grand Rapids, Mich.

Architect/Designer | J. Visser Design

Builder | New Urban Home Builders LLC

Interior Designer | Rock Kauffman Design

Landscape Architect/Designer | Rooks Landscaping

📷 GS STUDIOS

The goal was to showcase how excellence in design and craftsmanship are possible when an architect, builder and interior designer are given freedom to collaborate with few restrictions. This architectural home functions as the builder's family residence, as a design and technology demonstration space for clients and as a venue for professional gatherings.

A design challenge was to make the home's three modular sections feel larger from the inside than they look from the outside. It was met by defining interior spaces throughout the home with an interplay of coziness and spaciousness via juxtaposed 8- and 16-foot ceilings and opening the home to its wooded setting through liberal use of large, double-hung windows.

Though modern, the home is warmed with Douglas fir trim, wood floors and eclectic, high-gloss, wood-grained laminate in the kitchen. Key features include home automation and a design motif carried in from the exterior siding to similarly sided interior accent walls, a custom stair railing and a hidden soundproofing door in the basement.



PLATINUM

★ Home of the Year

One-of-a-Kind Custom or Spec Home 4,001–5,000 sq. ft.

Outside In

Paradise Valley, Ariz.

Architect/Designer | Drewett Works

Builder | BedBrock Developers LLC

Interior Designer | Ownby Design

📷 WERNER SEGARRA

See the full description and additional images for this project, the 2018 Home of the Year, on page 6.



PLATINUM

★ Best in Region—South Central

One-of-a-Kind Custom or Spec Home 4,001–5,000 sq. ft.

Piebald Ranch

George West, Texas

Architect/Designer | Craig McMahon Architects Inc.

Builder | Johnny Canavan Custom Homes

Developer | Owner

Interior Designer | Studio E

Landscape Architect/Designer | Rialto Studio

📷 CRAIG MCMAHON, AIA

See the full description and additional images for this project on page 24.



PLATINUM

★ Best in Region—Middle Atlantic

One-of-a-Kind Custom or Spec Home 5,001–6,000 sq. ft.

Mid-Century Modern Custom Residence

Wilmington, N.C.

Architect/Designer | Phil Kean Design Group and Tongue & Groove LLC

Builder, Developer, and Interior Designer and Merchandiser | Tongue & Groove LLC

Land Planner | Patrick C. Bristow Land Surveying, PC

Landscape Architect/Designer | Classic Landscapes

📷 JOSHUA CURRY PHOTOGRAPHY AND
RICK RICOZZI PHOTOGRAPHY

See the full description and additional images for this project on page 17.



PLATINUM

★ Best in Region—Midwest

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

Chicago Residence

Chicago, Ill.

Architect/Designer, Builder, and Developer |
Environs Development

📷 SCOTT SHIGLEY

See the full description and additional images for this project on page 18.





PLATINUM

★ Best in Region—Pacific Northwest

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

Mercer Island Custom

Mercer Island, Wash.

Architect/Designer | McCullough Architects
Builder, Developer, Interior Designer, and Land Planner | JayMarc Homes
Interior Merchandiser | Charlie Henderson
Landscape Architect/Designer | Art by Nature

📷 PATRICK BARTA

See the full description and additional images for this project on page 22.

PLATINUM

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

Camden

Corona Del Mar, Calif.

Architect/Designer | Brandon Architects
Builder and Developer | Spinnaker Development
Interior Designer | Details A Design Firm
Landscape Architect/Designer | Dale Waldo Landscape Architecture

📷 DAVID TOSTI AND RYAN GARVIN

Camden is a newly completed, custom single-family residence in the Cameo Shores neighborhood of Corona Del Mar. Due to strict height regulations in the area, this home is one level with a daylight basement. Camden sits on an irregularly shaped corner lot, which helped create the inspiration for the home's layout. The spaces of the home are laid out in a 'C' formation around the outdoor entertainment spaces and views, which are centrally located.

The entry and pool align with the Newport Beach harbor entrance and sunset views. On the lower level, exposed concrete walls frame the wine room and lounge that sit directly below the pool above, which tie into the concrete podium. A large skylight was integrated into the bottom of the pool to help illuminate the lounge below. This is a six-bedroom home with approximately 10,000 square feet of living space.





GOLD

One-of-a-Kind Custom or Spec Home 2,001–3,000 sq. ft.

A Splendid Idea (House)!

Narragansett, R.I.

Architect/Designer | Union Studio Architecture & Community Design**Builder and Marketing** | Sweenor Builders Inc.**Interior Designer** | Graceke Design**Landscape Architect/Designer** | Landscape Creations

NAT REA



GOLD

One-of-a-Kind Custom or Spec Home 2,001–3,000 sq. ft.

SundayHaus

Fredericksburg, Texas

Architect/Designer | Craig McMahon Architects Inc.**Builder and Developer** | Cavan McMahon**Landscape Architect/Designer** | Landflo

CRAIG MCMAHON, AIA



GOLD

One-of-a-Kind Custom or Spec Home 3,001–4,000 sq. ft.

Thornapple Modern Prairie

Grand Rapids, Mich.

Architect/Designer | 42 North - Architecture + Design**Builder** | BDR Custom Homes**Interior Designer** | Christine DiMaria Design**Landscape Architect/Designer** | Twin Lakes Nursery

CHUCK HEINEY PHOTOGRAPHY (INTERIOR) AND BRIAN KELLY PHOTOGRAPHY (EXTERIOR)



GOLD

One-of-a-Kind Custom or Spec Home 5,001–6,000 sq. ft.

Contemporary Loft

West Palm Beach, Fla.

Architect/Designer | Affiniti Architects**Builder and Developer** | Courchene Development**Interior Designer** | Jill H. Crompton with Hepworth Designs**Landscape Architect/Designer** | Majestic Views Landscape Architects

ED BUTERA, IBI DESIGNS STUDIO



GOLD

One-of-a-Kind Custom or Spec Home 5,001–6,000 sq. ft.

Gardens of Isleworth Lot 19

Windermere, Fla.

Architect/Designer | Origins Residential Design**Builder** | Jones Clayton Construction**Interior Designer** | Marc-Michaels Interior Design**Landscape Architect/Designer** | Mills Design Group

HIGH RES MEDIA



GOLD

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

Greystone Point

Boerne, Texas

Architect/Designer | Craig McMahon Architects Inc.**Builder** | Johnny Canavan Custom Homes**Interior Designer** | Kathleen DiPaolo**Landscape Architect/Designer** | Ten Eyck

DROR BALDINGER, FAIA



GOLD

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

Mountain Majesty, Pilegaard Home

Tahoe, Calif.

Architect/Designer and Interior Designer | Donald Joseph Inc.

Builder | NSM Construction

Landscape Architect/Designer | Peak Landscape Inc.

📷 VANCE FOX



GOLD

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

Pescador

Newport Beach, Calif.

Architect/Designer | Brandon Architects

Builder | RDM General Contractor

Developer | D'ZN Engineering and Core Structure Inc.

Interior Designer | Ultra MOD Design Concepts

Landscape Architect/Designer | MDZA Landscape Architecture

📷 MANOLO LANGIS



GOLD

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

Mediterranean Villa

Paradise Valley, Ariz.

Architect/Designer | Calvis Wyant Design Group

Builder | Calvis Wyant Luxury Homes

Interior Designer | Lissa Lee Hickman, LHL Inc.

Landscape Architect/Designer | Refined Gardens

📷 WERNER SEGARRA PHOTOGRAPHY



SILVER

One-of-a-Kind Custom or Spec Home 2,001–3,000 sq. ft.

Urban Modern Luxury

Chicago, Ill.

Architect/Designer, Builder, Developer, and Interior Designer | NEWLOOK Development

📷 NEWLOOK DEVELOPMENT



SILVER

One-of-a-Kind Custom or Spec Home 3,001–4,000 sq. ft.

Ramble Mountain Modern

Asheville, N.C.

Architect/Designer | The Architectural Practice

Builder | BlueStone Construction LLC

Interior Designer | Summerlin Graham

Landscape Architect/Designer | Cloos Landscape Architecture

📷 DWELLING CREATIVE



SILVER

One-of-a-Kind Custom or Spec Home 4,001–5,000 sq. ft.

Larkspur

Corona Del Mar, Calif.

Architect/Designer | Brandon Architects

Builder | Patterson Custom Homes

Interior Designer | Lindye Galloway

📷 CHAD MELLON



SILVER

One-of-a-Kind Custom or Spec Home 4,001–5,000 sq. ft.

Sackett Contemporary

*Houston, Texas***Architect/Designer** | George Allen Cole**Builder** | On Point Custom Homes

ON POINT CUSTOM HOMES



SILVER

One-of-a-Kind Custom or Spec Home 5,001–6,000 sq. ft.

Mountain Shore Residence

*Six Mile, S.C.***Architect/Designer** | Tindall Architecture Group**Builder** | The Berry Group**Interior Designer** | ID Studio Interiors

INSPIRO 8 STUDIOS



SILVER

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

Pinehaven Memorial Modern

*Houston, Texas***Architect/Designer** | George Allen Cole**Builder** | On Point Custom Homes**Interior Designer** | High Fashion Home

ON POINT CUSTOM HOMES

PLATINUM

★ Wow!

Development 4–7 Stories, Built for Sale

Park Lane Ala Moana

Honolulu, Hawaii

Architect/Designer | Solomon Cordwell Buenz

Builder | Albert C. Kobayashi Inc.

Developer | AMX Partners LLC

Interior Designer | ODADA

Landscape Architect/Designer | VITA Planning & Landscape Architecture

📷 NIC LEHOUX



Enjoying a prime location with unparalleled ocean views, Park Lane Ala Moana is a 1.5 million square foot, 217-unit condominium development in Honolulu, Hawaii. The eight-story, eight-building development is conceived as a low-rise community of single-family homes that capture the spirit of traditional Hawaiian living by placing a strong focus on the indoor/outdoor lifestyle, as each residence is organized around an ocean-facing lanai. Two levels of parking are concealed below the main residential floors, creating topography on the site and allowing the buildings to gently terrace down toward the ocean around a series of lush, landscaped courtyards.

The project is experienced as a series of smaller clusters organized around the courtyards, and all are connected by the lush, art-filled Park Lane. The project radiates from a central open-air lobby, which faces a terraced, landscaped vista; its edge is carefully designed to blend with the park, offering a connection to the land and ultimately the ocean beyond.

FROM THE JUDGES

“The judges were ready to move to this Hawaiian multifamily project. It addresses the vernacular in a very clean, not-fussy way and incorporates an attention to detail in unexpected places, such as the siding. Judges especially liked that the balcony roofs are wood-clad in every unit—earning this project the Wow! award—and the small private pools and landscaping are very well done.”



PLATINUM

Development up to 3 Stories, Built for Sale

Abbey Road

Sherborn, Mass.

Architect/Designer, Interior Designer, and Land Planner | Andrew Consigli, AIA

Builder | Rubicon Builders

Developer | Civico Development and Fenix Partners

Interior Merchandiser | Boston Modern Staging + Design

Landscape Architect/Designer | Wesley Wirth

Marketing Firm | Berkshire Hathaway

📷 CHARLIE ABRAHAMS AND BILL BURKE

Abbey Road is a community of 18 individually crafted homes for active adults in the quintessential New England town of Sherborn, Mass. The homes are grouped around a common center green to promote a close-knit sense of community and neighborliness. Abbey Road homes feature open layouts, first-floor master suites, private elevators and front and rear porches with views of the common gardens and surrounding wooded areas. Each home is Energy Star rated and LEED for Homes certified.



The architecture of Abbey Road is inspired by the Arts and Crafts movement of the early 20th century, which revived traditional artistic craftsmanship and was inspired by nature, incorporating themes of simplicity, honesty and function. The site and existing buildings, rich in history, informed the architecture of the newly constructed homes. The Dowse Memorial Building, built in 1914, originally housed

Sherborn's library. The house sitting beside the Dowse Library, originally named the Coolidge House, is a remarkable example of Edwardian architecture, reminiscent of the work of English architect Sir Edwin Luytens. The library has been restored and repurposed into a single-family home. The Coolidge House was demolished due to structural reasons and a replica was built as a two-family home.



PLATINUM

Development up to 3 Stories, For Rent

Domain Memorial

Houston, Texas

Architect/Designer | Steinberg Dickey Collaborative LLP

Builder | Rampart Construction

Developer | City Street Residential Partners

Interior Designer | Kathy Andrews Interiors

Land Planner and Landscape Architect/Designer | Mesa Design Group

📷 BRUCE GLASS

The developer wanted a community that stood apart from its neighboring cookie-cutter, garden-style apartments. The design team took that challenge by designing a Mediterranean inspired project with streets and alleys featuring one- to three-bedroom townhomes with front and back garages that allows for a high-density, luxury-styled property.

A major design challenge for the project team was dealing with an electrical easement that split the property in half and carried heavy OSHA requirements. The site was laid out to



accommodate the easements but without losing the cohesive community feel. The shining jewel of the project is the 12,000 square foot club that features leasing offices, fitness areas, a catering kitchen, business center and outdoor bar area. One of the most beautiful features are the windows overlooking the resort-style pool from each level.

PLATINUM

Development 4–7 Stories, For Rent

Ten at Clarendon

Arlington, Va.

Architect/Designer | Bonstra | Haresign Architects
Builder | CBG Building Company LLC
Developer | CRC Companies LLC
Interior Designer | Hirsch Bedner Associates
Landscape Architect/Designer | Landscape Architecture Bureau

HOACHLANDER DAVIS PHOTOGRAPHY

Ten at Clarendon is a 143-unit, LEED Platinum, luxury apartment community offering one-, two-, three- and four-bedroom units, live/work units and dedicated retail and office space. The Ten's design objectives included stick framing the project's four residential floors to maximize its value, while its façade emulates a high-end, concrete-framed structure. The Ten's rhythm successfully transitions between adjacent single-family housing and high-rise commercial zones. Five distinct, yet cohesive, sections mitigate the façade's length—which exceeds a football field—via mechanical



penthouse screening and large sections of curtain wall glazing. Buried power lines, widened sidewalks, bike racks and the creation of two routes to the Clarendon Metro station positively impact the pedestrian streetscape.

Forward-thinking technology features, such as keyless apartment entry, Nest thermostats, a video intercom system and an electronic package delivery system, help its young professional target

demographic live with ease. Innovative amenities, such as an in-lobby market, rooftop deck, fitness center, bike workshop, outdoor patio, dog wash, customizable elfa closets and an organic garden, bring daily needs under one roof. An innovative lending library allows residents to rent low-use or large home goods on an as-needed basis. Ten at Clarendon commands 20 percent higher rent than comparable apartment communities.

PLATINUM

★ Best in Region—Central

Development 8 Stories & Over, For Rent

Two Light

Kansas City, Mo.

Architect/Designer | Hord Coplan Macht
Builder | JE Dunn
Developer | The Cordish Companies
Interior Designer | RD Jones

ALISTAIR TUTTON

See the full description and additional images for this project on page 16.





PLATINUM

★ **Multifamily Community of the Year**

★ **Best in Region—Mountain**

Adaptive Reuse, Multifamily

The Willson Residences

Bozeman, Mont.

Architect/Designer | Comma-Q Architecture
Builder, Developer, and Interior Designer | Bridger Builders

📷 WHITNEY KAMMAN ARCHITECTURAL PHOTOGRAPHY

See the full description and additional images for this project, the 2018 Multifamily Community of the Year, on page 10.

PLATINUM

55+, Multifamily

Canvas at Valley Forge

King of Prussia, Pa.

Architect/Designer Land Planner | KTG Architecture + Planning

Builder and Developer | Bozzuto

Interior Designer | ForrestPerkins

📷 RAY CAVICCHIO

The goal of the project was to deliver a new concept for the 55+ demographic that gives residents freedom to enjoy the things they love most and explore new and exciting hobbies and adventures. This is not resort-style living; instead, architecture, design, programming and services are focused around an approach of simplified living that strives to streamline and declutter the lives of residents.

The adjacent King of Prussia Town Center supplies entertainment and amenities to residents, providing the means to a vibrant, active lifestyle without the financial burden of traditional senior living. Four stories of for-rent apartments above a steel podium, separated by a three-hour



rated horizontal assembly, introduce a clean and modern design. Apartment homes offer thoughtfully designed layouts affording residents as much or as little square footage as they desire.



Open floor plans, designed with flexibility in mind, provide soaring six-foot windows, designer lighting throughout and terraces, balconies and decks to bring the outdoors in. On-site amenities include a conference room, tech bar, library, game room, multimedia lounge, private dining room, on-site guest suite for family and friends, a demo kitchen and bar, fitness center, workshop studio, heated pool and Jacuzzi, bocce court, outdoor kitchens and dining, dog park, pet spa and a community garden.



GOLD

Development up to 3 Stories, Built for Sale

Alta47

Baltimore, Md.

Architect/Designer | Lessard Design**Builder** | Bozzuto

📷 HOMEVISIT



GOLD

Development 4–7 Stories, Built for Sale

Eisenhower Square

Alexandria, Va.

Architect/Designer | KTG Architecture + Planning and Hord Coplan Macht**Builder and Developer** | Toll Brothers

📷 RON BLUNT



GOLD

Development 4–7 Stories, For Rent

Camden North End

Phoenix, Ariz.

Architect/Designer | Todd & Associates**Builder and Developer** | Camden Living**Interior Designer and Merchandiser** | Faulkner Design Group

📷 PANAVIZ



GOLD

Development 4–7 Stories, For Rent

G12

Los Angeles, Calif.

Architect/Designer | TCA Architects**Builder** | Bernards**Developer** | The Wolff Company**Interior Designer** | Leo A Daly

📷 S&N PHOTOGRAPHY



GOLD

Development 8 Stories & Over, For Rent

Solitair

Miami, Fla.

Architect/Designer and Interior Designer | Stantec**Builder** | Balfour Beatty**Developer** | ZOM Living

📷 HARVEY SMITH PHOTOGRAPHY



GOLD

Adaptive Reuse, Multifamily

The Citizens

Columbus, Ohio

Architect/Designer | KEPHART community :: planning :: architecture**Builder** | Duffy Homes**Developer** | Edwards Communities**Interior Designer** | Studio 4D

📷 STEVE HINDS INC.



GOLD

55+, Multifamily

Abbey Road

Sherborn, Mass.

Architect/Designer, Interior Designer, and Land Planner | Andrew P. Consigli, AIA

Builder | Rubicon Builders

Developer | Civico Development and Fenix Partners

Interior Merchandiser | Boston Modern Staging

Landscape Architect/Designer | Wesley Wirth

Marketing Firm | Berkshire Hathaway

📷 CHARLIE ABRAHAMS AND BILL BURKE



GOLD

Student Housing

Arcadia on the River

Milledgeville, Ga.

Architect/Designer and Land Planner | Miller Architecture

Builder | Riversbend Construction

Developer | Sanctuary Companies Inc.

Interior Designer | Studio 21 Interiors

Landscape Architect/Designer | Land Design Services LLC

Marketing Firm | Fource Communications

📷 TIM BUCHMAN PHOTOGRAPHY



GOLD

Student Housing

Arizona State University, Tooker House

Tempe, Ariz.

Architect/Designer | Solomon Cordwell Buenz

Builder | Okland Construction

Developer | American Campus Communities

Interior Designer | Sixthriver

Landscape Architect/Designer | TRUEFORM landscape architecture studio

📷 TIMMERMAN PHOTOGRAPHY INC.



GOLD

Student Housing

Middlebury College Student Residences

Middlebury, Vt.

Architect/Designer and Interior Designer | Union Studio Architecture & Community Design

Builder | Naylor & Breen Builders Inc.

Landscape Architect/Designer | Wagner Hodgson Landscape Architecture

📷 NAT REA PHOTOGRAPHY



SILVER

Development 4–7 Stories, Built for Sale

The Residences at Canalside

Fairport, N.Y.

Architect/Designer | KEPHART community :: planning :: architecture

Builder, Developer, Interior Designer, and Marketing Firm | Riedman Companies

Interior Merchandiser | Bev Dyminski

Land Planner and Landscape Architect/Designer | BME Associates

📷 R3D PHOTOGRAPHY



SILVER

Development 4–7 Stories, For Rent

Chestnut Square

West Chester, Pa.

Architect/Designer | Bernardon

Builder | Bozzuto Construction

Developer | CornerstoneTracy

Interior Designer and Merchandiser | Gacek Design Group

Marketing Firm | W. Bradford Clason & Associates

📷 DON PEARSE PHOTOGRAPHERS



SILVER

Development 8 Stories & Over, For Rent

The Apollo

*Washington, D.C.***Architect/Designer** | SK+I Architectural Design Group**Builder** | John Moriarty & Associates of Virginia**Developer** | Insight Property Group**Interior Designer** | Edit Lab @ Streetsense**Landscape Architect/Designer** | Landscape Architecture Bureau**Marketing Firm** | Design Army

MAX ZHANG



SILVER

Adaptive Reuse, Multifamily

Parcels at Crosstown

*Memphis, Tenn.***Architect/Designer** | Looney Ricks Kiss, DIALOG, and Spatial Affairs Bureau**Builder** | Grinder Taber Grinder Inc.**Developer** | Crosstown LLC**Interior Designer** | Looney Ricks Kiss and Amelia Carkuff**Landscape Architect/Designer** | Hood Design Studio**Marketing Firm** | Loaded For Bear

MCGINN PHOTOGRAPHY



GOLD

Affordable, Multifamily

Bartlett Commons, The Cannery

Davis, Calif.

Architect/Designer | Mogavero Architects
Builder and Developer | CFY Development
Landscape Architect/Designer | Siegfried Engineering

ED ASMUS



GOLD

Affordable, Multifamily

Luminaira at Parasol Park

Irvine, Calif.

Architect/Designer | KTG Architecture + Planning
Builder | Portrait Construction Inc.
Developer | FivePoint & Related California
Interior Designer | Mannigan Design

TSUTSUMIDA PICTURES



GOLD

Affordable, Multifamily

Renaissance Square

San Juan, Puerto Rico

Architect/Designer and Interior Designer | Álvarez-Díaz & Villalón
Builder | F&R Construction Group
Developer | McCormack Baron Salazar

MCCORMACK BARON SALAZAR



SILVER

Affordable, Single-Family

The Regal

Irmo, S.C.

Architect/Designer and Builder | Great Southern Homes
Interior Designer | Christy Monteith

NATE HUGHES



SILVER

Affordable, Multifamily

Housing Hope— Twin Lakes Landing

Marysville, Wash.

Architect/Designer | Designs Northwest Architects and HKP Architects
Builder | Synergy Construction
Developer | Housing Hope
Interior Designer | HKP Architects
Landscape Architect/Designer | MIG|SvR

MIKE PENNEY, HKP ARCHITECTS, AND FRANK ZARA



PLATINUM

★ Best in Region—South Atlantic

Entire Home, \$250,001 – \$750,000

Mid-Century Modern Remodel

Greenville, S.C.

Architect/Designer | Tindall Architecture Workshop

Builder | CarsonSpeer Builders

Interior Designer | In Site Designs

INSPIRO 8 STUDIOS

See the full description and additional images for this project on page 23.



PLATINUM

Entire Home, \$250,001 – \$750,000

Prairie Mountain Renovation

Llano, Texas

Architect/Designer and Builder | Laughlin Homes & Restoration Inc.

BLAKE MISTICH

The challenge was to convert a dark and dysfunctional 1950s ranch-style home into an inviting space suitable for entertaining and showcasing the couple's Asian and culinary background. Staying within the overall budget of only \$130 per foot required that the project was



tightly managed. Interior walls were removed and ceiling heights were raised by 8 feet. Clerestory windows were added to the central core of the home, the kitchen and adjacent passageways, flooding the spaces with natural light.

The double-sided stone fireplace adds warmth and natural mass. Garage doors were replaced with expansive glass units in the newly created sunken living room. Openings were created in living and master bedroom walls to take advantage of the Hill Country views. Reasonably priced aluminum

windows and doors were detailed to resemble expensive steel counterparts, giving a modern prairie style impression.

Antique decking and framing lumber were salvaged during the raising of the roof and repurposed as ceiling cladding. This not only saved money, but also adds striking accents against the subtle white walls. Antique hand-carved screens were repurposed as the entry for the master suite. These materials provide warmth and texture to the contemporary feel of the renovated space.


PLATINUM

Entire Home, Over \$750,000

Cherry Hills Village Remodel

Cherry Hills Village, Colo.

Architect/Designer | KGA Studio Architects, PC

Builder | Bond General Contractors Inc.

Interior Designer | Jeffrey Alan Marks

DAVID PATTERSON

It didn't come as a surprise when this small project to fix just a couple of things turned into a transformative whole-house remodel. The original home was poorly built, lacking in design detail and plagued with outdated interiors and a chopped-up floor plan. The goal was to create a quality home with authentic design details. To achieve this, the team updated the exterior elevation with authentic detailing, including removing/reworking existing overhangs, replacing clipped hip roof forms with gables and a new slate roof. Windows were significantly enlarged to take advantage of views and natural light and replaced with a custom window package from Italy.

The main staircase was moved to give views when entering the house. The main living spaces were opened up by removing a column and raising ceiling heights and soffits. A luxury master suite was created with a private deck and his-and-hers baths and walk-in closets, using an existing bedroom to create space for her closet. A carriage house was added with a four-car garage to give the clients additional space to house their car collection; a one-bedroom apartment was added above the garage.

PLATINUM

★ Remodel of the Year

Entire Home, Over \$750,000

Laidley Cottage

San Francisco, Calif.

Architect/Designer | Red Dot Studio

Builder | MT Development

Landscape Architect/Designer | Flora Grubb Gardens

Marketing Firm | Wagner Creative Group

JOHN LEE

See the full description and additional images for this project, the 2018 Remodel of the Year, on page 12.





PLATINUM

★ Best in Region—North Atlantic

Historic Preservation/Restoration

Alden Park

Philadelphia, Pa.

Architect/Designer | BartonPartners

Builder | Briarwood Construction

Developer | L3C Capital

📷 MARC HARARY

See the full description and additional images for this project on page 20.



PLATINUM

Kitchen, up to \$50,000

Casa de Vistas

San Clemente, Calif.

Architect/Designer and Builder | Creative Building Corporation

Interior Designer | Jane Shorma

📷 DON ROUSSEAU

This home is perched on a bluff overlooking the Pacific Ocean, with unprecedented 180-degree views. The team transformed this Spanish Revival residence built in 1985 to capture all the Pacific

Ocean has to offer. The goal was to create an open floor plan which focuses on lifestyle, energy efficiency, low maintenance and multigenerational use. Adding an elevator and making doorways handicap accessible ensures that owners can live in the house for years to come.

The rear of the home opens to expansive decks, which bring the outside in. The four-stall garage is equipped with a car turner, making it easier to come and go. The biggest challenge was having the house located within 300 yards of a historical home; to comply with the style and influence of the missions built in 1925, the team incorporated red roofs, stucco and wrought iron.




PLATINUM

Kitchen, \$50,001–\$100,000

Kitchen with a View

Lumberton, N.J.

Architect/Designer | K4 Design

Builder | Amiano & Son Construction

JONNY SHIVER

This modern farmhouse kitchen remodel had several design goals to achieve while keeping function in mind. The original kitchen was dark

with many ceiling obstructions, making it feel small and closed-in. The wall behind the stove and soffits were removed to create an open floor plan.

The team used a simple white Shaker cabinetry, white subway tile and reclaimed shiplap on the island. For optimal light, windows were taken all the way down to the countertops. Tasked with bringing the rustic charm of the older house into the kitchen, the team used modern features, rustic elements and industrial-inspired accents. Color palette is very important when creating modern farmhouse style, and this home successfully combines white, black and wood tones often found in this style.

The team removed the door that once cut off the kitchen from the laundry area and laid down a new rustic bamboo floor that created visual flow between the areas. The windows and doors were trimmed with a large colonial-style trim that gave the expanded eat-in kitchen a consistent look and complemented the large cabinets and island layout.


PLATINUM

★ Room of the Year

Kitchen, Over \$100,000

Colorado Custom: Modern Classic

Greenwood Village, Colo.

Architect/Designer | KD Project Design LLC and JM Kitchen and Bath

Builder | Malibu Remodeling

Interior Designer and Merchandiser | Possibilities for Design

MG PHOTOGRAPHY

See the full description and additional images for this project, the 2018 Room of the Year, on page 14.



**PLATINUM***Bath, Over \$50,000***Summer's Suite Retreat***Marana, Ariz.***Builder and Interior Designer |** Lori Carroll & Associates

JM PHOTOGRAPHY

Like most home owners, this couple wanted a master bathroom that would serve as a place of renewal, a private spot that was serene and relaxing. They wanted a look that was naturally sophisticated with a mix of subtle colors and textures. In this master bathroom, a spacious floor plan allowed for more innovative thinking. When it came to the cabinetry options, shower



configuration and additional amenities, the sheer size of the space allowed for many unique features. A variation of contours, profiles and finishes in this space would allow everything to shine.

**PLATINUM***Specialty Project***Creative Loft***Stanfordville, N.Y.***Architect/Designer |** Daniel Contelmo Architects
Builder | DR Woodworking

DANIEL CONTELMO JR.

The owners of a 100-year-old storage barn wanted a versatile weekend retreat. Situated into a hill, there are beautiful views of the landscape on three

sides. Twelve-foot windows provide an open view of the landscape on the two-story sides. Metal window frames also give a contemporary feel to an otherwise rustic interior. Large shutter doors on the uphill side are opened for summer piano concerts.

Once demolition started, it was clear that many structural elements were not suitable to keep. To create a foundation that could support the barn, a new foundation wall was poured inside the existing retaining wall. To have huge sliding doors with a transom window above, the team selected doors that were supported by the floor instead of needing a header above; the transoms were hung from a structural beam above.

The team wanted the industrial windows to appear as a single unit from the exterior but needed to hide the floor structure from being seen from the outside. Black glass was used to hide floor structure. During the day, the industrial windows appear continuous between the two levels.





GE APPLIANCES

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GOLD

Entire Home, \$250,001–\$750,000

Birmingham Renovation

Birmingham, Mich.

Architect/Designer | Martini Samartino Design Group
Interior Designer | Kirkshire Design Group

📷 KARL MOSES



GOLD

Entire Home, \$250,001–\$750,000

Coastal Craftsman on Historic Ann Street

Beaufort, N.C.

Architect/Designer and Remodeler | 2Kings

📷 STYRON'S PHOTOGRAPHY



GOLD

Entire Home, Over \$750,000

Hummingbird Sanctuary

Paradise Valley, Ariz.

Architect/Designer | Drewett Works
Builder | Hillis Built
Interior Designer | Claire Ownby

📷 WERNER SEGARRA



GOLD

Historic Preservation/Restoration

Abbey Road

Sherborn, Mass.

Architect/Designer, Interior Designer, and Land Planner | Andrew P Consigli, AIA
Builder | Rubicon Builders
Developer | Civico Development and Fenix Partners
Interior Merchandiser | Boston Modern Staging + Design
Landscape Architect/Designer | Wesley Wirth
Marketing Firm | Berkshire Hathaway

📷 CHARLIE ABRAHAMS AND BILL BURKE



GOLD

Kitchen, up to \$50,000

North Hills Home—Kitchen

Austin, Texas

Architect/Designer | Danze & Davis Architects Inc.
Builder | LECASA Homes & Renovations
Interior Designer | Wheelhouse Design
Interior Merchandiser | Blanton Design & Staging

📷 SHUTTERBUG STUDIOS



GOLD

Kitchen, Over \$100,000

Island Paradise

Shrewsbury, Mass.

Architect/Designer and Builder | RemodelWerks LLC
Interior Designer | Sarah Hiser Designs LLC

📷 DAVID WEST, BORN IMAGERY



GOLD

Bath, up to \$50,000

Loft-Style Bath

Raleigh, N.C.

Builder and Interior Designer | Distinctive Remodeling LLC

 NEW VIEW PHOTOGRAPHY


GOLD

Specialty Project

Fort Belvoir Welcome Center

Fort Belvoir, Va.

Architect/Designer and Interior Designer and Merchandiser | Hirsch Bedner Associates
Builder | CBG Building Company
Developer | CRC Companies LLC
Marketing Firm | The Michaels Organization

 JENN VERRIER


GOLD

Aging in Place

Accessible Kitchen

Los Alamitos, Calif.

Architect/Designer | Sennikoff Architects
Builder | James A Grove Inc.
Interior Designer | Adriel Designs

 ONSITE PHOTOGRAPHY SERVICES


SILVER

Entire Home, up to \$250,000

Modern Aging in Place—Las Colinas Project

Irving, Texas

Builder and Interior Designer | Joseph & Berry

 TRUE HOMES PHOTOGRAPHY


SILVER

Entire Home, up to \$250,000

Postley Residence Addition

Santa Monica, Calif.

Architect/Designer | YNL Architects
Builder | 310 Development

 JOAKIM BLOMDAHL


SILVER

Addition, Indoor or Outdoor, Over \$100,000

Contemporary Cabana

Dallas, Texas

Architect/Designer | Bernbaum/Magadini Architects
Builder | Kasper Custom Remodeling
Interior Designer | Doug Horton
Landscape Architect/Designer | Glenn Bonick

 MICHAEL HUNTER



SILVER

Addition, Indoor or Outdoor, Over \$100,000

Family First Addition

Briarcliff, Texas

Architect/Designer | Custom Design Services
Builder | RRS Design + Build

📷 ALLISON CARTWRIGHT



SILVER

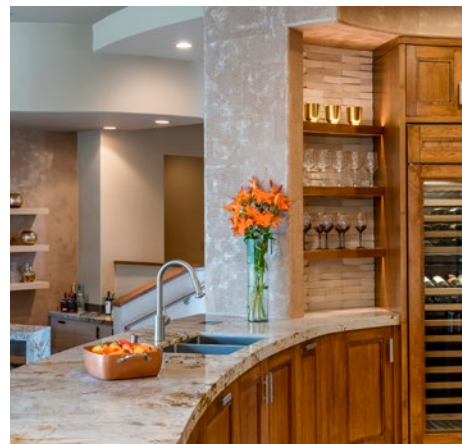
Historic Preservation/Restoration

Cooke Street

Edgartown, Mass.

Architect/Designer | Patrick Ahearn Architect LLC
Builder | Rosbeck Builders Corp.

📷 GREG PREMUR PHOTOGRAPHY



SILVER

Kitchen, \$50,001–\$100,000

Elevated Taste

Marana, Ariz.

Builder and Interior Designer | Lori Carroll & Associates

📷 JM PHOTOGRAPHY



SILVER

Kitchen, \$50,001–\$100,000

Prairie Mountain Renovation

Llano, Texas

Architect/Designer and Builder | Laughlin Homes & Restoration Inc.

📷 BLAKE MISTICH



SILVER

Kitchen, Over \$100,000

On-Trend Kitchen Remodel

Houston, Texas

Builder | LBJ Construction
Interior Designer | Pamela Hope Designs

📷 JULIE SOEFER



SILVER

Bath, up to \$50,000

North Hills Home—Master Bath

Austin, Texas

Architect/Designer | Danze & Davis Architects Inc.
Builder | LECASA Homes & Renovations
Interior Designer | Wheelhouse Design
Interior Merchandiser | Blanton Design & Staging

📷 SHUTTERBUG STUDIOS



SILVER

Bath, up to \$50,000

Stunning Master Bath Transformation

St. Louis, Mo.

Architect/Designer and Builder | Aleto Construction Group

📷 CAROL LARA PHOTOGRAPHY



SILVER

Bath, Over \$50,000

Contemporary Oasis

Dallas, Texas

Builder | Kasper Custom Remodeling
Interior Designer | Debra Owens

📷 MICHAEL HUNTER



SILVER

Specialty Project

Urban Loft Attic

Raleigh, N.C.

Builder and Interior Designer | Distinctive Remodeling LLC

📷 NEW VIEW PHOTOGRAPHY

PLATINUM

Single-Family Community, 100 Units & Over

Bay Forest

Ocean View, Del.

Architect/Designer | Custom Design Concepts

Builder | NVHomes

Developer and Interior Merchandiser | Natelli Communities

Interior Designer | Architecture Incorporated

Land Planner | Rodgers Consulting

Landscape Architect/Designer | Morris & Ritchie Associates

Marketing Firm | The Leigh Agency

THE LEIGH AGENCY

Bay Forest is in Sussex County, Del., approximately four miles west of the oceanfront resort of Bethany Beach. The master plan for this 400-acre community is designed to take advantage of several key environmental features of the site, including the Collins Creek tributary, and several expansive areas of mature forest.

A range of residential unit types, including townhomes, villas, cottages and single-family homes, have been designed into a series of discrete neighborhoods within the community. Each home's exterior elevation and landscape plan have been chosen to



fit perfectly into the design of the community. Each home has been designed to ensure maximum luxury and livability, separated by attractive environmental features and forested open space.

The neighborhoods are linked by pedestrian pathways to provide scenic circulation throughout the property. Amenities include an entry lake with fountains, interconnecting nature trails, two

clubhouses with fitness facilities, outdoor grill, yoga studio, three pools, bocce ball, putting green, volleyball, basketball courts, tennis pavilion, private marina with boat house for canoeing and kayaking, playgrounds, outdoor fireplace seating, community herb garden with potting shed and a community shuttle to downtown Bethany to shop, dine, enjoy the beach and people watch.

PLATINUM

Community of the Year

Mixed-Use, Single-Family

Bayside

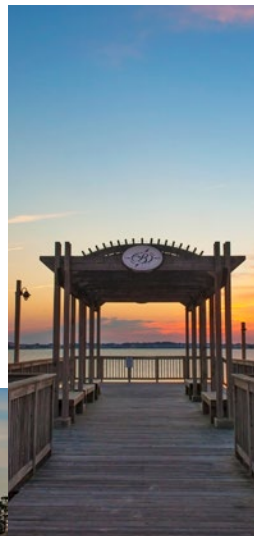
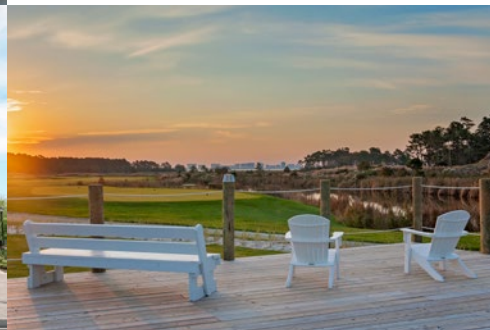
Selbyville, Del.

Developer | Carl M. Freeman Companies

Land Planner | Parker Rodriguez

PAMELA AQUILANI

See the full description and additional images for this project, the 2018 Community of the Year, on page 8.





PLATINUM

Mixed-Use, Multifamily

Anthem House

Baltimore, Md.

Architect/Designer | KTG Architecture + Planning**Builder** | Bozzuto Construction**Developer** | Bozzuto Development**Interior Designer** | RD Jones**Landscape Architect/Designer** | Mahan Rykiel Associates**Marketing Firm** | Weinberg Harris & Associates

RAY CAVICCHIO

Named for *The Star-Spangled Banner*, which was penned at Fort McHenry just steps from the 3D copper-folded plane elements that highlight the building's entrance, Anthem House—like its name-sake—boldly declares Baltimore a city of resilience and pride. Standing nine stories tall and positioned toward the water, Anthem House mirrors the deep roots of the surrounding neighborhood, while serving as a new gateway to the waterfront and neighborhoods of South Baltimore.

Its sleek exterior and modern lobby are adorned with eye-catching murals of hometown legends, painted by Maryland artist Jeff Huntington, and energetic designs from Washington, D.C.-based graffiti muralist MasPaz. The ground floor is activated with 20,000 square feet of unique retail, including a boutique fitness studio, a hip spot for jazz music and Korean cuisine and a coffee-to-cocktails café.

The open spaces that flow from the lobby, through the library and into the gathering space invite residents, guests and patrons to interact with design elements that feel warmly inviting; part nod to the area's architectural heritage, part reflection of the sophisticated authenticity found in chic boutique hotels.

PLATINUM

55+, Community

Verano

Santa Clarita, Calif.

Architect/Designer | Robert Hidey Architects**Builder and Developer** | Pardee Homes**Interior Merchandiser** | Pacific Dimensions Inc.**Land Planner** | SIKAND Engineering Associates**Landscape Architect/Designer** | BrightView**Marketing Firm** | Wick Marketing

CHET FROHLICH

Here is the best of both worlds for 55+ buyers: upscale new homes with luxury club amenities and a charming enclave location in a thriving master plan. Boutique concepts address transitioning lifestyles, with four single-level plans of up to three bedrooms, plus diverse, optional lofts for all plans.

Views, volumes and great rooms generate expansive, light-filled ambience in every home. Patio yards and outdoor access strengthen resort ambience and



maximize everyday enjoyment and social gatherings. Bar seating highlights sleek island kitchens; some homes feature separate dining.

LED lighting and WiFi controls are among the builder's smart home features, optimizing savings, comfort and convenience. Moderate density and smaller lots support attainable pricing; thoughtful window placements optimize views and privacy. Steep roof pitches, stamped concrete, wood details and rich palettes enhance a cost-effective stucco base.

A private club provides versatile indoor/outdoor amenities: a resort style pool/spa, outdoor kitchen, a lounge and social bar with personal wine lockers, a community garden, a fitness center and WiFi stations. Connectivity with four family neighborhoods underscores a vibrant environment of open spaces, parks, trailheads and a recreational/social center for all residents. Dining, retail, entertainment and services are minutes away.



PLATINUM

Community Facility

The Hilltop Club at Esencia

Rancho Mission Viejo, Calif.
Architect/Designer | Robert Hidey Architects

Builder and Developer | Rancho Mission Viejo Company

Interior Designer | Design Lines Inc.

Land Planner | Fuscoe Engineering Inc.

Landscape Architect/Designer | Land Concern

 BRAD NELSON

At the highest point within the distinctive community of Esencia lies its major recreational and social amenity, the Hilltop Club. Inspired by traditional building forms celebrating ranch life, the complex is a blend of agrarian and adobe

typologies, accented by contemporary materials and architectural detailing.

The compound is served by a unique combination of social and fitness-oriented functionalities, arranged among a collection of outdoor activities and amenities. The major programmatic components include a state-of-the-art group fitness and open-air gym that opens to an outdoor training area, a retro arcade and gaming area and an event bar with lounge seating.

Primary interior spaces are flanked by sprawling covered outdoor areas extending the programmatic functions toward the outdoors. The site is outfitted with a multitude of outdoor areas, including a welcoming arrival court and fountain, a reservable courtyard with catering kitchen for private events, crushed oyster-shell bocce courts, a sunken fire pit and seating area and a covered barbecue pavilion and dining area.





GOLD

Single-Family Community, Under 100 Units

Admiral Square

Annapolis, Md.

Architect/Designer | Lessard Design
Builder | Brookfield Residential

ALAN GOLDSTEIN



GOLD

Single-Family Community, 100 Units & Over

Cape Arundel Cottages, LLC

Arundel, Maine

Architect/Designer | Sousa Design Architects
Builder | A. Joseph Paolini
Developer | Arundel-Kennebunkport Cottage Preserve, LLC
Interior Designer | Geraldine Joseph
Interior Merchandiser | Furniture Forever
Land Planner | Licht Environmental Design
Landscape Architect/Designer | Bohler Engineering
Marketing | Dietz Associates Inc.

DIETZ ASSOCIATES INC.



GOLD

Mixed-Use, Multifamily

One Uptown

Dallas, Texas

Architect/Designer | Humphreys & Partners Architects
Builder | Hunt Construction Group
Developer | Stoneleigh Companies LLC
Interior Designer and Merchandiser | Faulkner Design Group
Land Planner and Landscape Architect/Designer | TH Pritchett / Associates

PANAVIZ



GOLD

Infill Community

Haven

Austin, Texas

Architect/Designer | Kipp Flores Architects
Builder and Developer | Schwartz Custom Homes
Interior Merchandiser | Mary DeWalt Design Group
Marketing Firm | Taylor Real Estate

PHOTOGRAPHER NOT PROVIDED WITH ENTRY



GOLD

55+, Community

Abbey Road

Sherborn, Mass.

Architect/Designer, Interior Designer, and Land Planner | Andrew Consigli, AIA
Builder | Rubicon Builders
Developer | Civico Development and Fenix Partners
Interior Merchandiser | Boston Modern Staging + Design
Landscape Architect/Designer | Wesley Wirth
Marketing Firm | Berkshire Hathaway

CHARLIE ABRAHAM AND BILL BURKE



GOLD

Community Facility

Ovation at Oak Tree Pavilion

Lacey, Wash.

Architect/Designer | Johnston Architects
Builder | Polygon Northwest, a division of William Lyon Homes
Interior Designer and Merchandiser | Possibilities for Design

WILLIAM WRIGHT



SILVER

Single-Family Community, Under 100 Units

Rolling Hills Estates

Rolling Hills Estates, Calif.

Architect/Designer and Land Planner | Robert Hidey Architects

Builder and Developer | Chadmar Group

Interior Designer | OBJEKT designs

Landscape Architect/Designer | Hart Howerton

📷 DAMIAN TSUTSUMIDA



SILVER

Single-Family Community, 100 Units & Over

Mountain Crest

Cumming, Ga.

Architect/Designer | GMD Design Group

Builder, Developer, Interior Design and Merchandiser, Land Planner, Landscape Architect/Designer, and Marketing | Lennar

📷 LENNAR



SILVER

Infill Community

The George

Anaheim, Calif.

Architect/Designer | Danielian Associates Architecture + Planning and Architects Orange

Builder and Developer | Lyon Living

Interior Merchandiser | L.B. Muller Design and Brien Z. Watson Design

📷 CHET FROHLICH



SILVER

55+, Community

Mountain Crest

Cumming, Ga.

Architect/Designer | GMD Design Group

Builder, Developer, Interior Designer and Merchandiser, Land Planner, Landscape Architect/Designer and Marketing | Lennar

📷 LENNAR



SILVER

Community Facility

Civita Recreation Center

San Diego, Calif.

Architect/Designer | Bassenian Lagoni

Developer | Sudberry Properties

Interior Designer | STYLE Interiors

Landscape Architect/Designer | Lifescapes International

📷 AG PHOTOGRAPHY AND HARRISON PHOTOGRAPHIC

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GE APPLIANCES



PLATINUM

Kitchen, Custom

Mid-Century Modern

Wilmington, N.C.

Architect/Designer | Phil Kean Design Group and Tongue & Groove LLC

Builder, Developer, and Interior Designer and Merchandiser | Tongue & Groove LLC

Land Planner | Patrick C Bristow Land Surveying, PC

Landscape Architect/Designer | Classic Landscapes

📷 JOSHUA CURRY PHOTOGRAPHY AND RICK RICOZZI PHOTOGRAPHY



The vision of this Floridian-inspired kitchen was to be simple, yet luxurious. Warm laminate cabinetry creates a sleek theme with natural wood patterns that complement the light counter tops, flooring and neighboring stacked stone columns. The live-edge wood bar on the kitchen island was made custom for the space to provide a unique, natural element, built with the correct thickness and dimension to make the space both beautiful and comfortable.

Intricate, modern pendants hover above as functional light and art features. Indoor/outdoor living was a highlight of the home design, which carries to the kitchen area with a folding door unit that connects this space to the summer kitchen, featuring a wet bar in between that also opens with a folding window unit.

PLATINUM

Specialty Room/Project, Custom

Michigan Avenue Penthouse

Chicago, Ill.

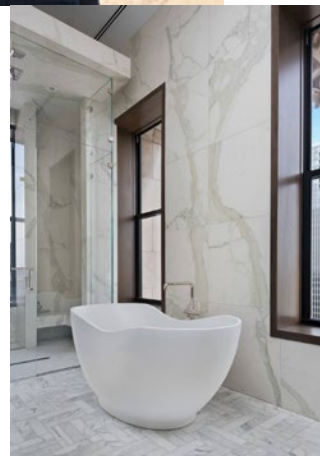
Architect/Designer, Builder, Developer, and Interior Designer | NEWLOOK Development

📷 NEWLOOK DEVELOPMENT

This penthouse design-build is a once-in-a-lifetime architect's dream canvas. On the 26th floor of Chicago's most famous street, with approximately 3,800 square feet, 16-foot ceilings, and 360-degree views of Lake Michigan and all the prominent skyline, this project was special even in its unfinished condition. Working in a modern aesthetic, the goal of the project was to design a clean space complementary and worthy of some of Chicago's best views from all angles.



The first element encountered after the private elevator lobby is an inventive, leading-edge ceiling detail meant to draw the eye across the volume of space and views. Once entering, multiple ceiling details, light coves and negative space elements help define living spaces in lieu of traditional walls, keeping views open. Custom details abound, including a two-story fireplace library mezzanine; a double island, including a 15-foot true waterfall feature and a one-of-a-kind, all-glass, freestanding shower.



PLATINUM

Outdoor Room

Outside In

Paradise Valley, Ariz.

Architect/Designer | Drewett Works

Builder | BedBrock Developers LLC

Interior Designer | Ownby Design

WERNER SEGARRA

The clients' priority of ensuring their friends would enjoy their home implied a design program with seamless movement between indoor and outdoor entertaining spaces. With Camelback Mountain a short distance away, the architect oriented the back of the house, where most entertaining would take place, to take in the spectacular view. An exterior living room with a 25-foot-tall glazed retractable pocket wall adjoins the interior's great room and kitchen and opens to the rear façade, literally bringing the outside in.

Connecting the house to the landscape are vertical negra cantera stone stacks, which bridge between exterior and interior. A bar, located between the kitchen and outdoor living, becomes the hub of activity while entertaining.



GOLD

Kitchen, Custom

Southern Living Showcase Home

Montgomery, Texas

Builder | Morning Star Builders

Interior Designer | Chairma Design Group

MICHAEL KASKEL



GOLD

Master Suite, Production

Lakehouse Cove

Sarasota, Fla.

Architect/Designer and Interior Designer and Merchandiser | Arthur Rutenberg Homes Inc.

Builder | Nelson Homes Inc.

ROB-HARRIS PRODUCTIONS



GOLD

Specialty Room/Project, Production

Car Condo

Pontiac, Mich.

Architect/Designer | TR Design Group

M1 CONCOURSE



GOLD

Outdoor Room

116 Sendero Ridge

Boerne, Texas

Architect/Designer | Oscar E. Flores Design Studio
Builder | Todd Glowka Builder Inc.
Interior Designer | Jessica Claiborne-Bade
Landscape Architect/Designer | Steve Scott

LAUREN KELLER



GOLD

Outdoor Room

Beekman Creek Ranch

Pipe Creek, Texas

Architect/Designer | Oscar E. Flores Design Studio
Builder | Todd Glowka Builder Inc.
Interior Designer | Jessica Claiborne-Bade
Landscape Architect/Designer | Nick Thompson

LAUREN KELLER



SILVER

Kitchen, Custom

Vintage Oaks

New Braunfels, Texas

Architect/Designer, Builder, and Interior Designer and Merchandiser | Vintage Estate Homes
Developer and Marketing Firm | Southstar Communities
Land Planner and Landscape Architect/Designer | M & S Engineering

VIVID IMAGE AUSTIN



SILVER

Master Suite, Custom

Amarra

Austin, Texas

Architect/Designer, Builder, Interior Designer, and Landscape Architect/Designer | Jauregui Architecture Interiors Construction

JAUREGUI ARCHITECTURE INTERIORS CONSTRUCTION



SILVER

Master Suite, Custom

Pointe Royale

Winter Park, Fla.

Architect/Designer | Jackson Kirschner Architects
Builder | Charles Clayton Construction Inc.
Interior Designer | M Gregg Design LLC
Land Planner | Joe Knight

CUCCIAIONI PHOTOGRAPHY



SILVER

Master Suite, Production

The Brownstones at Chevy Chase Lake

Chevy Chase, Md.

Architect/Designer | KTG Architecture + Planning
Builder and Developer | EYA
Interior Designer and Merchandiser | Carlyn & Company
Land Planner and Landscape Architect/Designer | STUDIO39

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**★ Judges' Discretionary Award
for Community Spirit**

Habitat for Humanity's Home Builders Blitz

Multiple Locations

Submitter | Habitat for Humanity International
Architect/Designer | Multiple
Builder | Multiple

HABITAT FOR HUMANITY INTERNATIONAL

Habitat for Humanity helps thousands of low-income families achieve strength, stability and self-reliance through affordable homeownership. With the help of volunteers, private donations and governmental support, Habitat works locally to provide a path for families to purchase a decent, safe and affordable home and achieve the independence they need to build a better life. Home Builders Blitz is the only Habitat program that directly engages the professional building community in this work.

A week-long, nationwide event enables local Habitat affiliates to partner with builders and suppliers in their communities to increase the number of families they assist by drastically reducing their house production costs. During the event, local professionals donate labor and materials to build, repair or rehab homes alongside the home owner families. Planning collaboration allows builders to see how Habitat incorporates sustainability and universal design concepts into affordable homes, while builders share techniques for incorporating aesthetic design into affordable homes with Habitat.

These valuable contributions help local Habitats strengthen their capacity, allowing them to work with even more families without overextending their current structure. The program helps local Habitats to increase home production without significantly increasing their overhead, and contributes 5 percent of Habitat's home construction output nationwide each year.





GOLD

Design Detail

"A" Fireplaces

*Milledgeville, Ga.***Architect/Designer** | Miller Architecture**Builder** | Wirko**Developer** | Sanctuary Companies Inc.

TIM BUCHMAN PHOTOGRAPHY



GOLD

Design Detail

Ada Prairie

*Ada, Mich.***Architect/Designer** | 42 North - Architecture + Design**Builder** | Halland Homes**Interior Designer** | Christine DiMaria Design**Landscape Architect/Designer** | Twin Lakes Nursery

ASHLEY AVILA PHOTOGRAPHY



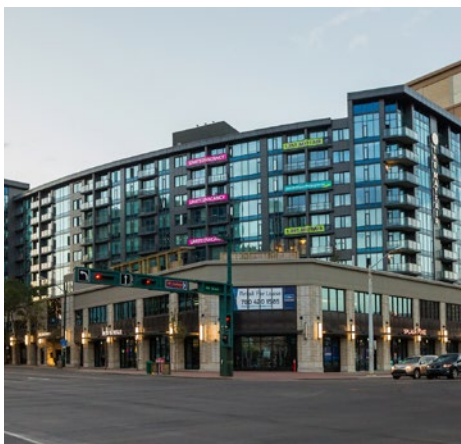
GOLD

The Game Changer

Vis/Ability Floating Door System

*East Grand Rapids, Mich.***Architect/Designer** | Visbeen Architects Inc.**Builder** | Dovetail Workshops**Interior Designer** | Vision Interiors by Visbeen

M-BUCK STUDIO



GOLD

International Housing

Mayfair on Jasper

*Edmonton, Alberta, Canada***Architect/Designer and Land Planner** | Humphreys & Partners Architects**Builder** | ITC Construction Group**Developer** | ProCura Real Estate Services Ltd.**Interior Designer and Merchandiser** | Schulman Design Inc.**Landscape Architect/Designer** | wsp**Marketing Firm** | Intelligence House

JEFF HILBRECHT



SILVER

International Housing

Jasmine Gardens

*Al Khobar, Saudi Arabia***Architect/Designer** | Bassenian Lagoni**Builder and Developer** | PLC Arabia**Interior Designer** | DSYN Elements

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