

CELEBRATING OUR 18th ANNIVERSARY ISSUE

INSIDE  
HOUSE+  
HOME VIEWS  
& INSIGHT

# SROQ™

LIVE LOCAL ON THE CREATIVE COAST SARASOTA | BRADENTON

## HOME OF THE YEAR

**CULTURE CITY**  
SARASOTA  
OPERA-VENI,  
VIDI, VERDI

**IN BRIEF**  
FORMER  
SENATOR AND  
DEVELOPER  
PAT NEAL

**AGENDA**  
FLORIDA  
PRIMARIES

**CHOW**  
HIDDEN GEM  
BREAKFAST  
CAFES

ELITE PLATINUM, GOLD  
AND SILVER COMPETITION  
WINNERS SHARE THEIR  
PRISTINE SPACES



MAR 2016



# HOME OF THE YEAR

*The combined vision of architects, builders, interior designers and landscape professionals creates residential spaces with striking character. Our annual Home of the Year competition recognizes the best of the best. Discover how creativity, integrity, form and function converge to bring these treasured homes to life. COMPETITION PRODUCED BY MARY DARBY GUIDROZ*





BEST OVERALL HOME – UNDER \$1 MILLION



BEST BATHROOM

PLATINUM

## CASA POCATELLO

DSDG ARCHITECTS

This one of a kind bathroom was designed to focus on the unobstructed views of Little Sarasota Bay. The overall appeal of this room was to capture the elements from the outside and bring them in. With such breathtaking views throughout this room, the stark white porcelain tile enhances the colors and scenery allowing the natural lighting inside while still functioning as a luxurious, unique bathroom. One of the key features in the bathroom is the free-standing tub that is located in front of the floor to ceiling storefront window and is the centerpiece of the room. The natural lighting that reflects off of the tub, radiating through the storefront windows, and showcases the entire space. Enhancing the display of the tub is a modern, curving chandelier suspended from the ceiling that comforts the users from the stark, harsh environment of the bathroom and intensifies the sophisticated look. The frameless glass walk-in shower utilizes the space offered and allows the owner to employ the functioning purpose of the bathroom while enjoying the view. The quartz countertop paired with the flat white lacquered panel floating vanity provides sophisticated, crisp design while complimenting the large frameless mirror that reflects the spectacular view behind the user. The positioning of the vanity and mirror were executed to ensure that the owner could enjoy the view from anywhere throughout the space. This bathroom is unique and allows the owner to use the space not only for functional purposes but also as another living space.



Designer: Leader Design Studio Contractor: Josh Wynne Construction Interior Design: Sawa Design Studio Landscape: Borden Landscape Design. Photos: Ryan Gamma Developer: Latitude 27 Properties

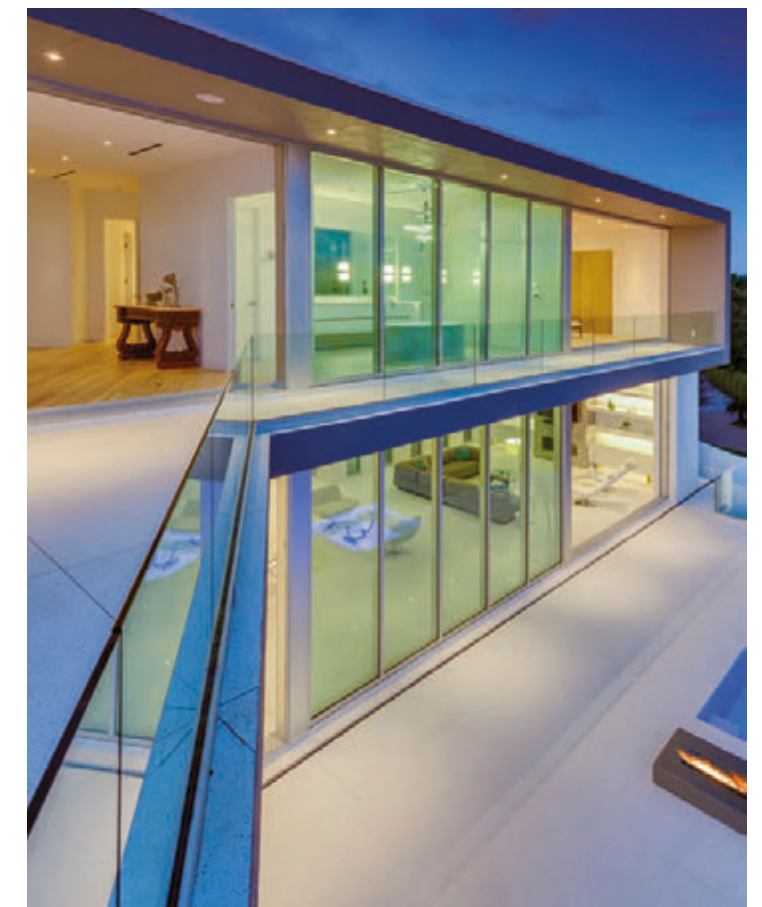
## 1414 SOUTH OSPREY

LEADER DESIGN STUDIO

Built on spec, this home reflects the desire to deliver a warm, contemporary, energy efficient and cost-effective home into the Sarasota market. Located on a small infill lot, the thoughtfully scaled and composed design blends seamlessly into the existing neighborhood. To deliver this house to market, the home is efficient in form and value underpins every aspect of the design. A warm color palette and contextual materials accent the clean lines and simple composition of this home. The façade features corrugated metal panels, lap siding, smooth stucco and stained cypress tongue and groove soffits. An ample amount of windows provide natural daylighting and cross ventilation throughout the interior of the home. At 2,400 square feet of indoor living space, the L-shaped plan is organized around a northwest facing courtyard. The open concept ground floor plan features white polished concrete floors, a beamed, tongue-and-groove wood ceiling and an exposed metal staircase with bamboo treads and handrails. A sea-glass-colored cube adjacent to the kitchen encloses a powder bath and storage, its color tone inspired by the frosted glass transoms. Pre-fabricated cabinets in the kitchen are clad with custom bamboo doors, imbuing warmth into the primarily monochromatic space. The sophisticated finish palette and unfettered layout create a dramatic backdrop for easy living. The second floor features spacious master suite with vaulted ceilings and a second ensuite bedroom. An additional 14-by-19-foot flex room with bathroom, wardrobe and wet bar features its own outdoor staircase for private entry, offering flexibility to potential buyers. 1414 Osprey sold in less than three weeks on the market. It was awarded an FGBC Platinum certification and features a HERS index of 54. The result is a comfortable, cosmopolitan home that celebrates urban design while integrating harmoniously into its surroundings.

PLATINUM

Architect: Mark Sultana Contractor: Mike Voigt Builder: Voigt Brothers Interior Design: Architect and Owner Carpets and Flooring: Sticks and Stones Flooring Photos: Ryan Gamma







**1414 SOUTH OSPREY**  
LEADER DESIGN STUDIO

The open concept ground floor plan features the kitchen as the centerpiece of the home. To deliver this house to market economically, the home utilizes prefabricated European cabinets, thoughtfully composed, detailed and customized to provide an elegant and sophisticated result. The kitchen sits as the bridge between the dining area and living room and features a 20-foot-long storage wall that houses the pull-out pantry cabinets and appliances. A long window serves as the kitchen backsplash providing for natural daylight and views to the tropical landscape while maintaining privacy from neighboring properties. A sea glass-colored cube adjacent to the kitchen encloses a powder bath and storage closets, its color tone inspired by the frosted glass transom windows that bring daylight into the bathroom. The kitchen design was developed around an economical prefabricated European cabinet line. At each end of the storage wall, the cabinet boxes were clad with custom fabricated edge grain bamboo doors to frame the space and harmonize with other wood finishes throughout the home. Dark gray quartz countertops complement the white waterfall bar top. A concealed range hood and integrated under-cabinet LED strip lighting provide a clean and unified appearance above the backsplash. Overhead, three slim linear pendant lights follow the vertical lines in the kitchen and correlate with the sleek hardware. The result is a modern, timeless kitchen that anchors the living space and engages its natural surroundings.



**Designer:** Leader Design Studio **Contractor:** Josh Wynne Construction  
**Interior Design:** Sawa Design Studio **Landscaper:** Borden Landscape Design **Photos:** Ryan Gamma  
**Developer:** Latitude 27 Properties



**Contractor:** Nick Ferguson **Builder:** NC Ferguson Construction  
**Kitchen Cabinets:** Spring Bay Construction  
**Carpets and Flooring:** La Casa Tile  
**Landscape:** Artistree  
**Pool:** Water Designs  
**Photos:** Ryan Gamma

**COMMONGROUND HOUSE**  
NC FERGUSON CONSTRUCTION

The design concept for this state-of-the-art kitchen was to create an ideal space for both daily meals and entertaining. Fully achieving its goal to accommodate congregating family and friends, the kitchen area becomes the focal point of this stunning coastal-contemporary residence. Both cabinets and island under-counter space provide functional storage in a visually engaging manner. White Cambria countertops offer durability while water resistant edges make it appear monolithic. Warming the cool, glossy surfaces and polished concrete flooring are custom walnut cabinets with upper and lower matching grain. A pleasantly unexpected splash of white-tiled herringbone pattern along the backsplash uplifts while adding a playful, vintage feel to the space. Ultra-modern Lucite chairs and sleek curves on the stainless faucets juxtapose the classic elements, evoking a timeless elegance in the light-filled space. Incorporating myriad highly efficient appliances and multiple work centers for prep, cooking and clean up, the kitchen was designed specifically to cater to the active, on-the-go family. Opening up to both the living and dining rooms, the layout encourages guests to interact socially in a free-flowing manner. The overall juxtaposition of color and texture strikes a refreshing note of sophistication and casual seaside charm.



**PLEASANT PLACE**  
EUROTECH CABINETRY, INC.

This client is strongly oriented towards contemporary design. Both the architect and the interior designer specialize in contemporary design. The client wanted the kitchen to not only reflect his love of contemporary design, but to also incorporate part of his extensive (and very contemporary) art collection. The client also made it very clear that he did not want "a cold, solid white kitchen." While the basic color of the kitchen is white, we brought in color with the counter-tops and backsplash and broke up the white with aluminum/glass door upper cabinets. The glass also allows the client to bring in a bit more color with dishes, glasses, etc. We were able to incorporate art work by eliminating the soffit on the cook top wall and arranging a place above the wall cabinets for part of the client's vase collection and by providing wall space to the left of the pantry door for one of his favorite pieces. There were a few design challenges. The first was that the client insisted on two dishwashers in the island on each side of the sink, did not want the island any wider than 7 feet and still wanted trash and recycling handy. By working closely with the contractor's plumber, we were able to get all the plumbing tucked neatly into the rear of the sink cabinet and we were able to attach pull-out units for both trash and recycling to the backs of the sink base doors. Design challenge number two was incorporating the pantry door into the kitchen cabinets to "hide" the pantry. This was as much of an installation challenge as a design challenge, but the pictures show the successful results.



**Architect:** DSDG Architects  
**Contractor:** Dynan Construction  
**Interior Design:** April White, Allied Kitchen Cabinets  
**Carpets and Flooring:** Eurotech Cabinetry, Inc.  
**Sticks and Stones Flooring Photos:** Tom Harper Photography



Designer: Leader Design Studio Contractor and Builder: Josh Wynne Construction Interior Design: Sawa Design Studio Landscape: Borden Landscape Design Photographer: Gamma Photography Green Rater: Two Trails, Inc.



**1414 S. OSPREY**  
JOSH WYNNE CONSTRUCTION

1414 Osprey was a thoughtful effort to provide a home that did not exist in our market. There has been little, if any, inventory of lower-priced, contemporary, green homes for sale in our area. The design and build team also stressed the importance of health, energy and water efficiency, and durability. We decided on the regional accreditation offered by FGBC as a familiar and practical green standard. To deliver all of this to market, we focused on less adornments and more exposed elements. White-based polished concrete floors, exposed-frame aluminum stairs, exposed floor framing in the living area and simple skillion roofs all add character while saving costs. The prevailing theme was efficiency. 1414 Osprey demonstrates the latest in energy savings features balanced against timeless vernacular design strategies. This home could live comfortably even without HVAC, thanks to well-considered window and door placement designed to capture breezes and durable finishes. The concrete floors are practical and beautiful and serve to keep the home cooler thanks to thermal mass. An advanced Trane two-speed HVAC with three zones also serves to purify the air with MERV11 filtration. All LED lighting, Energy Star appliances, windows, roofing, gas dryer, gas range and a tankless gas hot water heater all play a part in the incredible energy efficiency of this home. It was awarded an FGBC Platinum certification and features a HERS index of 54.



**THIRTY OAKS**  
SOLSTICE ARCHITECTS

Achieving LEED Gold Certification and EnergyStar v 3. Certified, sustainable features include a HERS index of 53, drought tolerant plants, efficient water-use for indoor and irrigation, recycled materials and an efficient AC system combined with a tight building envelope that uses spray foam insulation. Through the use of detailed design elements with a focus on nature, the home enhances its setting and is a partner with it. Carefully balancing natural and man-made elements, this design goes back to basics with true sustainability using shade, natural ventilation, local materials and a sympathy with the Florida landscape.



Architect: Solstice Architects Contractor: Voigt Brothers Construction Interior Design: Solstice Architects Kitchen Cabinets: Cabinet Design Studio Landscape: DWY Landscape Architects Pool: Water Designs Photos: Greg Wilson

**2016 HOTY JUDGES** COMPETITION



**STEPHANIE GAINES**  
CURTS GAINES HALL JONES, TAMPA

Stephanie December Gaines joined Curts Gaines Hall Jones in 1984 and has been a principal of the firm since 1992. Prior to joining CGHJ, her professional experience included historic preservation of national landmark buildings, luxury custom residences, U.S. Department of Housing and Urban Development-financed housing and state government agency projections in Louisiana. Gaines' special interest in urban renewal and historic preservation has led to an extensive personal commitment to the preservation and revitalization of historic urban communities, as well as the design of historic adaptive reuse and new urban in-fill projects for mixed uses including retail, business, restaurant and residential. She has a particular fondness for providing architectural services for single home owners because of the personal relationships fostered and the process of creating for the unique owners of the home.



**DAVID POORMAN**  
DAVID POORMAN ARCHITECT, NAPLES

David is a "native" Florida native who arrived here in 1972. After receiving a bachelor of design at University of Florida, Poorman earned his master's in Architecture from Princeton University. He lived for 10 years in downtown Chicago, working and traveling for Perkins and Will and then for David Woodhouse Architects. A design project for an internationally-known Illinois arboretum convinced him that the Florida landscape was personally more inspiring, and he returned to his Florida roots in 2001. In 2010, Poorman established David Poorman Architect an award-winning firm specializing in small scale residential and commercial projects. His work continues to be inspired and informed by Florida's natural resources and immemorial beauty.



**HUGO MIJARES**  
ONEDB ARCHITECTURE, MIAMI

Hugo Mijares established his Miami studio in 2007 and his Milan studio in 2012 to pursue a broad design practice. Mijares is a graduate of the UJMV in Caracas with a master's degree from the University of South Florida and post-professional studies at Harvard University. He holds a Florida Honors Fellowship and numerous design and architecture awards. Trained as an architect and industrial designer, he has sought to integrate client-based design services with speculative making. Regardless of the project scope, scale or type, the studio is careful to develop the experiential as well as the programmatic requirements of a project, with a goal to produce work that transcends function and exceeds expectations while considering the economical and environmental costs. Mijares has done projects for Technomarine, Max Mara, Alessi, Sonesta, W Resorts, Addison House and Kartell, just to name a few.

**2016 WINNERS**

- DSDG ARCHITECTS
- SOLSTICE DESIGN ARCHITECTS
- WHITE BUILDINGS
- LEADER DESIGN STUDIO
- NC FERGUSON CONSTRUCTION
- EUROTECH CABINETRY
- GUY PETERSON OFFICE FOR ARCHITECTURE
- HALFLANTS + PICHETTE
- JOSH WYNNE CONSTRUCTION