



2019 Award of Merit Honorees



JUDGES SPECIAL AWARD OF EXCELLENCE

05-5653
Anaheim White House
Anaheim, CA
Builder: La Placa Construction Inc.
Architect/Designer: KTG Architecture + Planning
Interior Designer: Architects Orange
Photographer: Creative Noodle



JUDGES SPECIAL AWARD OF EXCELLENCE

20-5586
Cosecha Court II
Granger, WA
Builder: Walker Construction
Developer: Yakima Housing Authority and the Office of Rural and Farmworker Housing
Architect/Designer: SMR Architects and Barry Hoyne
Photographer: SMR Architects



JUDGES SPECIAL AWARD OF EXCELLENCE

33-5719
Jordan Downs Phase IB
Los Angeles, CA
Builder: Cannon Constructors
Developer: BRIDGE Housing & Michaels Organization, Housing Authority of the City of Los Angeles (HACLA)
Architect/Designer: SVA Architects, Inc. and Mithun Solomon
Land Planner: Mithun Solomon
Interior Designer: SVA Architects, Inc.

CATEGORY 01 - BEST SPECIAL USE PROJECT



01-5551
ASU Golf Team Practice Facility
Phoenix, AZ
Builder: Wespac Construction/Rummel Construction
Developer: Arizona State University
Architect/Designer: Douglas Fredrikson Architects
Land Planner: Golf Course Architect: Phil Mickelson Design
Interior Designer: Douglas Fredrikson Architects
Photographer: Ryan Clyde



01-5577
Kissing Tree Welcome Center
San Marcos, TX
Builder: Brookfield Residential
Developer: Brookfield Residential
Architect/Designer: MAI Architects, Matt Kunkle
Land Planner: RVI Planning, Patrick Smith
Interior Designer: Creative License Intl.
Photographer: Rachel Kay



01-5725
California Baptist University Events Center
Riverside, CA
Builder: Sundt Construction, Inc.
Developer: California Baptist University
Architect/Designer: SVA Architects, Inc. / HOK
Land Planner: SVA Architects, Inc.
Interior Designer: SVA Architects, Inc. / HOK
Photographer: Christy Radecic



01-6904
Telluride Festival Stage
Telluride, CO
Builder: Shaw Construction
Developer: Town of Telluride
Architect/Designer: Charles Cuniffe Architects
Interior Designer: Charles Cuniffe Architects
Photographer: Steve Munding



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CATEGORY 02 - BEST RECREATIONAL USE FACILITY – SPORTS COMPLEX



02-5605
Ponderosa Park and Family Resource Center
Anaheim, CA
Builder: Erickson-Hall
Architect/Designer: Perkins Eastman Dougherty Architects
Photographer: Nils Timm



02-7147
The Club at Moffett Towers II
Sunnyvale, CA
Builder: Level 10 Construction
Developer: Jay Paul Company
Architect/Designer: DES Architects + Engineers
Land Planner: DES Architects + Engineers
Interior Designer: DES Architects + Engineers
Photographer: Waibun Lee



01-7063
Broadway Tennis Center
Burlingame, CA
Builder: W.L. Butler
Developer: Anne and Horacio Matta
Architect/Designer: Swatt|Miers Architectcs
LandPlanner: Fukushima Landscape Architecture
Interior Designer: Swatt|Miers Architectcs
Photographer: Russell Abraham



02-7202
Chehalem Aquatic & Fitness Center
Newberg, OR
Builder: Triplett Wellman
Developer: Chehalem Parks & Recreation District
Architect/Designer: Scott|Edwards Architecture
Aquatics Consultant: Counsilman-Hunsaker
Structural: WDY, Inc.
Civil/Landscape: W&H Pacific
MEP: Interface Engineering
Transportation: Lancaster Engineering
Interior Designer: Scott|Edwards Architecture
Photographer: Pete Eckert



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CAT 02A - BEST RECREATIONAL USE FACILITY – COMMUNITY AMENITY



02-5563
Hudson House
Corona, CA
Builder: The New Home Company
Developer: The New Home Company
Architect/Designer: JZMK Partners/Katja Martinez
LandPlanner: Brightview
Interior Canvas Interior Design
Photographer: Eric Figge



02-6922
The VuePoint at Altis
Beaumont, CA
Builder: Pardee Homes
Developer: Pardee Homes
Architect/Designer: SHJ Studio/Anderson Baron
Land Planner: Pardee Homes/RVI Planning
Interior Designer: VER Designs/Luna Pearl Studio
Photographer: Christopher Mayer Photo-IG_cmplight



02-6955
The Pools at Great Park Neighborhoods
Irvine, CA
Builder: FivePoint
Developer: FivePoint
Architect/Designer: LPA Inc.
Land Planner: Hunsaker & Associates
Interior Designer: FivePoint/Trina Roberts
Photographer: Tsutsumida Pictures



02-7083
The Residences at Pacific City
Huntington Beach, CA
Builder: Bernards
Developer: UDR, Inc.
Architect/Designer: MVE + Partners, Inc.
LandPlanner: MVE + Partners, Inc.
Interior Designer: Mister Important Design
Photographer: Slav Zakota Images, LLC; AND Hunter Kerhart



02-7180
The Club at Altair
Irvine, CA
Builder: Heritage Hills Irvine LLC
Developer: Heritage Hills Irvine LLC
Architect/Designer: Bassenian Lagoni
Landscape Architect: C2 Collaborative
Interior Designer: Ryan Young Interiors
Photographer: Christopher Mayer Photo-IG_cmplight



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CAT 03 - BEST COMMERCIAL PROJECT — UNDER 20,000 SQ. FT.



03-6952
Seaplane Kitchen & Bar
Kenmore, WA
Builder: MainStreet Property Group, LLC
Exterior Architect/Designer: Dahlin Group Architecture Planning
LandPlanner: Dahlin Group Architecture Planning
Interior Architect/Designer: Strata Architects/JWD4 Design
Photographer: Matthew Gallant and Suzi Pratt



03-7007
Aspen Police Department
Aspen, CO
Builder: Shaw Construction
Developer: City of Aspen
Architect/Designer: Charles Cunniffe Architects
Land Planner: Alan Richman Planning
Interior Designer: Charles Cunniffe Architects and Corgan
Photographer: Dallas & Harris Photography



03-7137
Olympic
Beverly Hills, CA
Builder: Etco Homes
Developer: Etco Homes
Architect/Designer: BGA – BUCILLA GROUP ARCHITECTURE
LandPlanner: BGA – BUCILLA GROUP ARCHITECTURE
Digital Illustrations: BGA – BUCILLA GROUP ARCHITECTURE



03-7249
Brewsters Beer Garden
Petaluma, CA
Builder: Diego Brothers Construction
Developer: Mike Goebel
Architect/Designer: MAD Architecture
Land Planner: MAD Architecture
Interior Designer: MAD Architecture
Photographer: The Morrisons



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CATEGORY 04 - BEST COMMERCIAL PROJECT — 20,000 SQ. FT. & OVER



04-5557
510 Townsend
San Francisco, CA
Builder: DPR Construction
Developer: Alexandria Real Estate Equities
Architect/Designer: STUDIOS Architecture
LandPlanner: Fletcher Studio
Interior Designer: M Moser Associates
Photographer: Tim Griffith



04-7006
Downtown Palm Springs Revitalization Project |
Block A, Block B, Block C & Kimpton Hotel
Palm Springs, CA
Builder: Davis/Reed Construction, Inc., Asaro Contractors, Doug Wall Construction
Developer: Grit Development
Architect/Designer: Design Architects: Chris Pardo Design & Design Arc:
Architect of Record: ACRM
LandPlanner: Allen Sanborn - Sanborn Engineering
Interior Designer: Chris Pardo Design & Power Strip
Photographer: Chris Miller Imagine Imagery



04-7096
Easterseals Southern California Headquarters
Irvine, CA
Builder: JLC Associates Inc. (Contractor)
Architect/Designer: H. Hendy Associates
Land Planner: Site Design Studio
Interior Designer: H. Hendy Associates
Photographer: RMA Architectural Photography



04-7195
50 Fifty
Denver, Colorado
Builder: Hensel Phelps
Developer: Corum Real Estate
Architect/Designer: Clutch Design Studio
LandPlanner: Civitas
Interior Designer: Clutch Design Studio
Photographer: JC Buck



04-7201
Headlands Coastal Lodge & Spa
Pacific City, OR
Builder: O'Brien Construction
Developer: Nestucca Ridge Development Inc.
Architect/Designer: Scott|Edwards Architecture
Civil: Harper Houf Peterson Righellis Inc.
Structural: Stricker Engineering
Interior Designer: EDG Design
Photographer: Pete Eckert

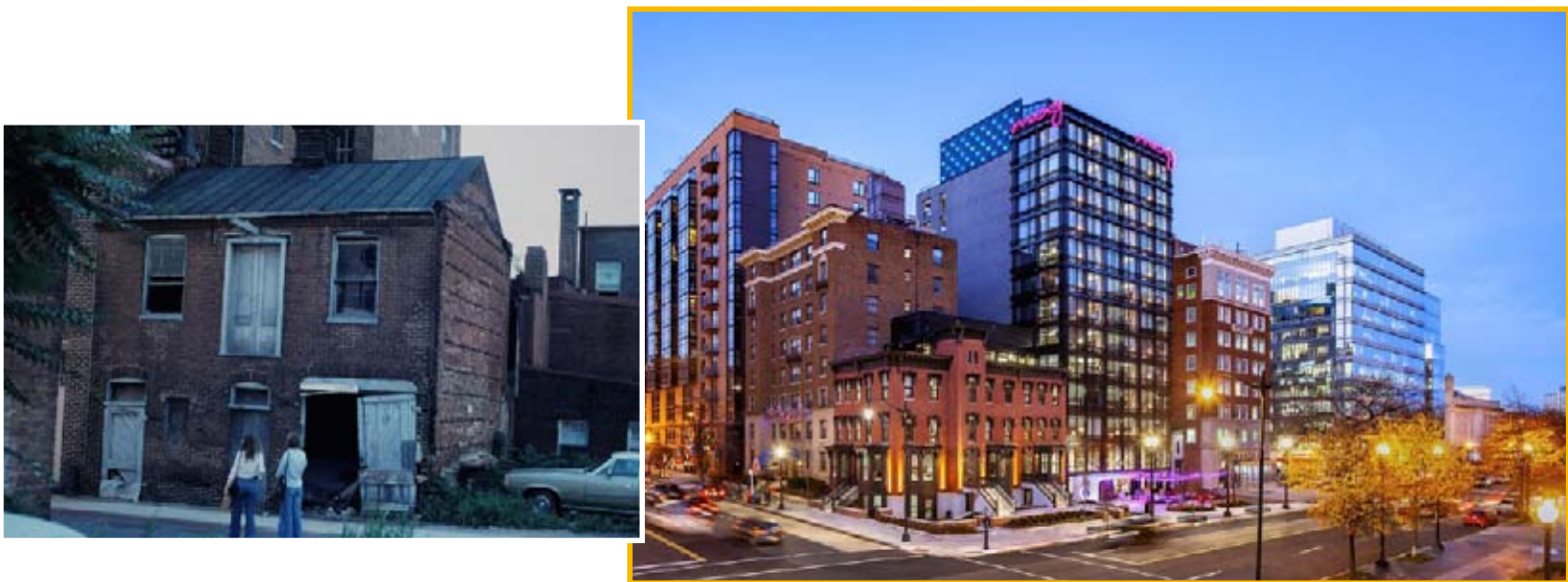


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CATEGORY 05 - BEST REHABILITATION PROJECT



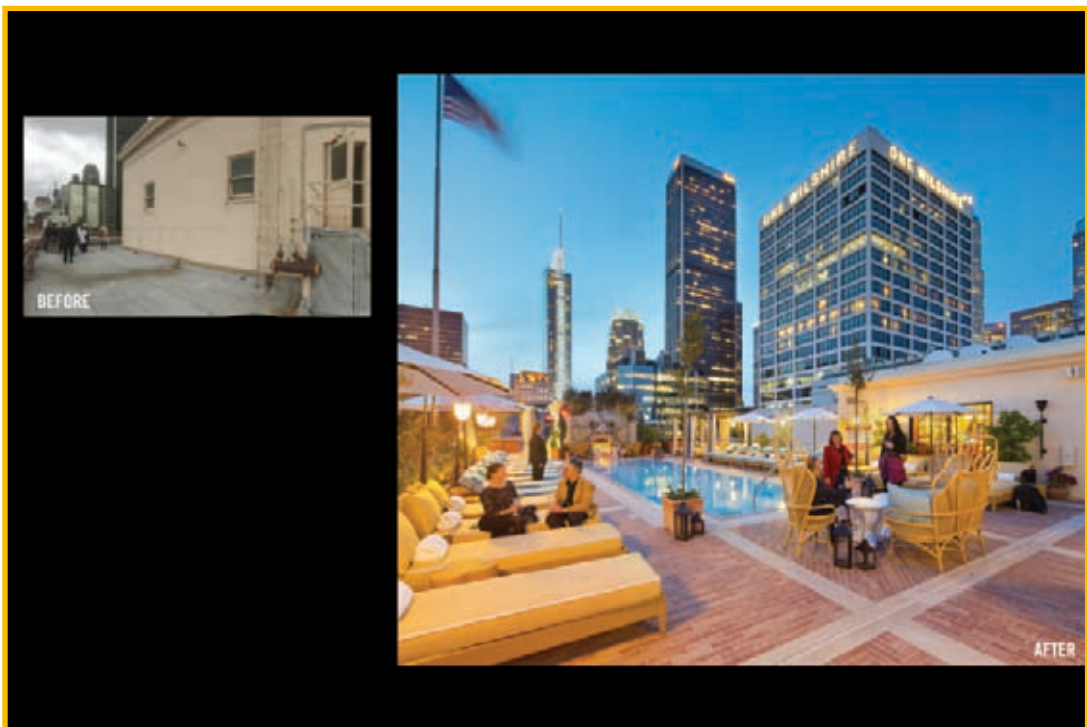
05-5573
Historic Monterey County Courthouse
Salinas, CA
 Builder: Avila Construction
 Owner: County of Monterey
 Architect/Designer: Wald, Ruhnke & Dost Architects
 Interior Designer: Wald, Ruhnke & Dost Architects
 Photographer: Rick Pharaoh Photography



05-5807
Moxy Hotel
Washington, D.C.
 Builder: CBG Building Company
 Developer: Douglas Development
 Architect/Designer: FILLAT+Architecture
 Land Planner: FILLAT+Architecture
 Interior Designer: Dashdesign
 Photographer: Ron Blunt, Roman Edwards



05-7026
Funk Zone
Santa Barbara, CA
 Builder: Young Construction
 Developer: Central Coast Real Estate and Eastern Real Estate
 Architect/Designer: AB design studio, inc.
 Land Planner: AB design studio, inc.
 Interior Designer: AB design studio, inc.
 Photographer: Erin Feinblatt



05-7093
NoMad Hotel Los Angeles
Los Angeles, CA
 Builder: RD Olson Construction
 Developer: Sydell Group
 Architect/Designer: KFA Architecture
 LandPlanner: none
 Interior Designer: Decoration Jacques Garcia
 Photographer: Jim Simmons Photography



05-7094
Freehand LA Hotel
Los Angeles, CA
 Builder: John Martinez, Shangri-La Construction
 Developer: Jake Lamstein, Sydell Group
 Architect/Designer: Tarrah Beebe, AIA, KFA Architecture
 Land Planner: Elizabeth Peterson, Elizabeth Peterson Group
 Interior Designer: Robin Standefer, Roman & Williams
 Buildings and Interiors
 Photographer: Jim Simmons Photography



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CATEGORY 06 - BEST INTERIOR RENOVATION/TENANT IMPROVEMENT



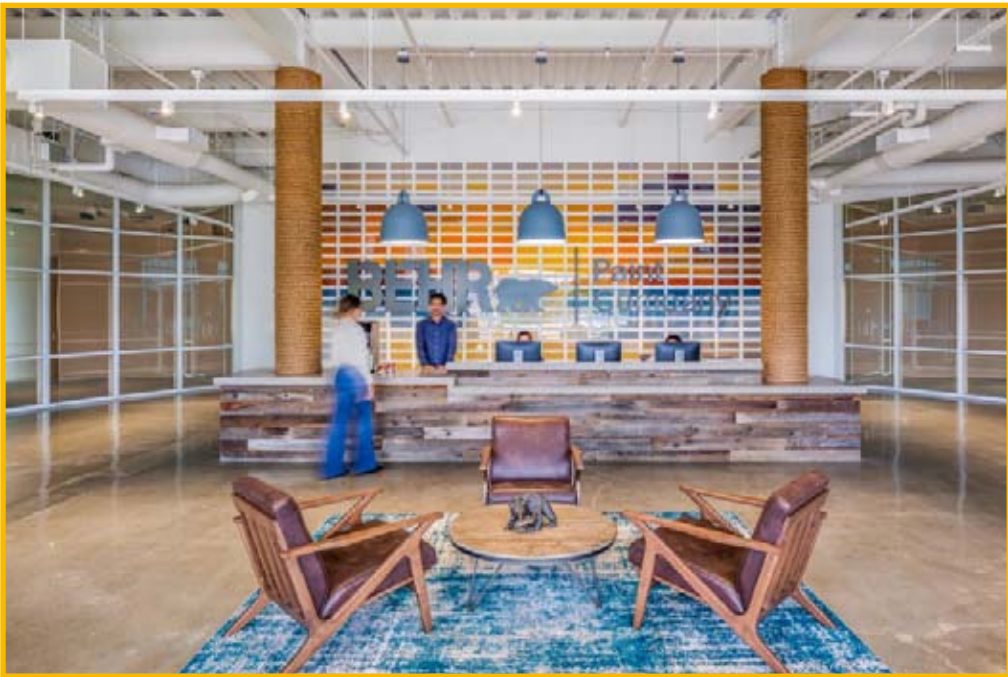
03-5630
 Hearth & Hill
 Park City, UT
 Builder: Magleby Remodel, LLC
 Architect/Designer: Innovation & Design in Architecture, Inc
 Interior Designer: Innovation & Design in Architecture, Inc
 Photographer: Meagan Larsen



06-5543
 Jinya Ramen Bar
 Project Location: Houston, Texas
 Architect/Designer: YNL Architects (Design Architect),
 HC Architect & Associates (Local Architect, AOR)
 Interior Designer: YNL Architects
 Photographer: Patrick Bertolino



06-6903
 St. Mary Catholic Church
 Aspen, Colorado
 Builder: Structural Associates
 Developer: Archdiocese of Denver, Father John Hilton
 Architect/Designer: Charles Cuniffe Architects
 Land Planner: Stan Clauson & Associates
 Interior Designer: Charles Cuniffe Architects
 Photographer: Dallas & Harris Photography and
 Brands & Kribbs Photography



06-7095
 Behr Paint Company
 Santa Ana, CA
 Builder: DPR Construction
 Developer: AGNL Antenna, LP
 Architect/Designer: H. Hendy Associates
 Interior Designer: H. Hendy Associates
 Photographer: Sherman Takata



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CATEGORY 07 - BEST EDUCATIONAL PROJECT



07-5606
Monroe High School Creative Arts
Los Angeles, CA
Builder: Pinner Construction
Architect/Designer: Perkins Eastman Dougherty Architects
Photographer: Nils Timm



07-5727
Chaffey College Academic Villages at Chino and Fontana Campuses
Chino, CA and Fontana, CA
Developer: Chaffey College
Architect/Designer: SVA Architects, Inc.
Land Planner: SVA Architects, Inc.
Interior Designer: SVA Architects, Inc.



07-7028
New Student Union California State University Fresno
Fresno, CA
Builder: McCarthy Building Companies
Developer: California State University, Fresno
Architect/Designer: Harley Ellis Devereaux
LandPlanner: Harley Ellis Devereaux
Interior Designer: Harley Ellis Devereaux
Photographer: McCarthy Building Companies



07-7064
Annenberg PetSpace
Playa Vista, CA
Builder: Matt Construction Corporation
Developer: Annenberg Foundation
Architect: Swatt| Miers Architects
Landscape Architect: The Office of James Burnett
Interior Designer: Swatt | Miers with Storyline Studio
Photographer: Elon Schoenholz

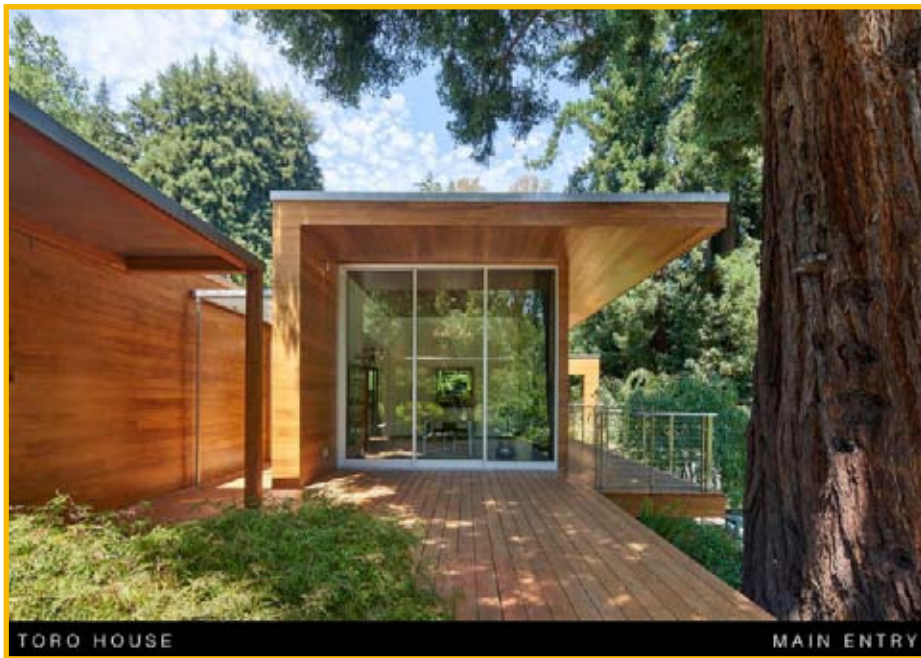


07-7250
Sage Creek Performing Arts Center
Carlsbad, California
Builder: Erickson-Hall Construction Co.
Developer: Carlsbad Unified School District
Architect/Designer: Rachlin Partners
Interior Designer: Rachlin Partners
Photographer: Tom Bonner/ Chipper Hatter



2019 Award of Merit Honorees

CATEGORY 08 - BEST CUSTOM HOME UNDER 4,000 SQ. FT.



08-5544

TORO house
Woodside, CA

Builder: Golobic Construction inc

Architect/Designer: Mark English architects, Mark English & Greg Corbett

Photographer: Bruce Damonte



08-5804

The Verge House
Coronado, CA

Builder: Hill Construction Company

Architect/Designer: Crossman Architecture

Interior Designer: Estudio Frisch

Photographer: Brady Architectural Photography



08-6986

SundayHaus
Fredericksburg Texas

Builder: Halfinch of water studios

Developer: Cavan McMahon

Architect/Designer: Craig McMahon

Photographer: Craig McMahon AIA



08-7027

Shipping Container Residence
Santa Barbara, CA

Builder: Barber Builders

Architect/Designer: AB design studio, inc.

Land Planner: AB design studio, inc.

Interior Designer: McFadden Design Group

Photographer: Jason Rick Photography



08-7170

Casa S
Santa Monica, California

Builder: Bonomo Development

Architect/Designer: JFAK Architects

Interior Designer: JFAK Architects

Photographer: Fotoworks



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CATEGORY 09 - BEST CUSTOM HOME 4,000 TO 8,000 SQ. FT.



09-5631
4U Ranch
Peoa, UT
Builder: Magleby Construction, LLC
Architect/Designer: Eigelberger Architecture & Design
Photographer: Joshua Caldwell



09-5739
PESCADOR
Newport Beach, CA
Builder: RDM General Contractors
Developer: Matthew Christensen
Architect/Designer: Brandon Architects
Landscape: MDZA Landscape Architecture
Interior Designer: Ultra-Mod Design Concepts
Photographer: Manolo Langis



09-6985
Greystone Point
Boerne TX
Builder: Johnny Canavan Custom Homes
Architect/Designer: Craig McMahon Architects
Landscape: Ten Eyck Landscape Architects
Interior Designer: Kathleen DiPaolo and Denise McGaha
Photographer: Dror Baldinger FAIA and Craig McMahon AIA



09-7203
Cedar Island Residence
West Linn, OR
Architect/Designer: Scott|Edwards Architecture
Interior Designer: Baines Design
Photographer: Pete Eckert



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CATEGORY 10 – BEST CUSTOM HOME OVER 8,000 SQ. FT.



10-5553
Orum Residence
Bel Air, CA
Builder: Tyler Development
Developer: Dang Bodirantnangkura
Architect/Designer: Zoltan E. Pali, FAIAF, SPF:architects
Photographer: Matthew Momberger



10-5740
VAIL³
Vail, CO
Builder: Meadow Mountain Homes
Developer: MPH Homes
Architect/Designer: Brandon Architects
Landscape: Fieldscape Inc.
Interior Designer: Ultra-Mod Design Concepts
Photographer: Jeremy Bitterman



10-6982
Taaffe Residence
Los Altos Hill, CA
Builder: MB Construction
Architect/Designer: Malika Junaid
Land Planner: Damir Hurdich
Interior Designer: Malika Junaid
Photographer: Peter Giles



10-7057
Water's Edge
Henderson, NV
Builder: Merlin Contracting and Developing llcc
Architect/Designer: SWABACK pllc
LandPlanner: SWABACK pllc
Interior Designer: Studio V Interiors
Photographer: John P Martorano



10-7177
Aspen Modern
Aspen, CO
Builder: Hansen Construction
Architect/Designer: Charles Cuniffe Architects
Land Planner: Charles Cuniffe Architects
Interior Designer: Pembroke & Ives
Photographer: JC Buck



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CATEGORY 11 - BEST ON THE BOARDS CUSTOM HOME



11-5734
Crowell Polvera Residence
San Diego, CA
Developer: Owner – Jason and Cindy Crowell
Architect/Designer: AVRP Skyport – Chris Veum
Interior Designer: AVRP Skyport – Chris Veum



11-7043
Casa Palmillo
Loreto, Baja California Sur – Mexico
Architect/Designer: Drewett Works



11-7221
S Residence
Los Angeles, CA
Architect/Designer: Landry Design Group, Inc.



11-7222
Endless View Estate
Malibu, CA
Architect/Designer: Landry Design Group, Inc.



11-7233
Viewpoint Residence
Los Angeles, CA
Architect/Designer: Landry Design Group



2019 Award of Merit Honorees

CATEGORY 12 - BEST RENOVATED OR RESTORED SINGLE HOUSE



12-5561
Cherry Hills Village Remodel
Cherry Hills Village, Englewood, CO
Bond General Contractors, Inc
Architect/Designer: KGA Studio Architects, PC
Interior Designer: Jeffrey Allen Marks
Photographer: David Patterson



12-5624
Carmel Point Residence
Carmel, CA
Builder: Groza Construction Inc.
Architect/Designer: Fletcher + Hardoin Architects
Interior Designer: The Wiseman Group
Photographer: Aaron Leitz Photography



12-7081
Aspen Glam
Aspen, CO
Builder: Structural Associates
Architect/Designer: Charles Cuniffe Architects
Land Planner: Charles Cuniffe Architects
Interior Designer: Sterling McDavid
Photographer: Aaron Leitz

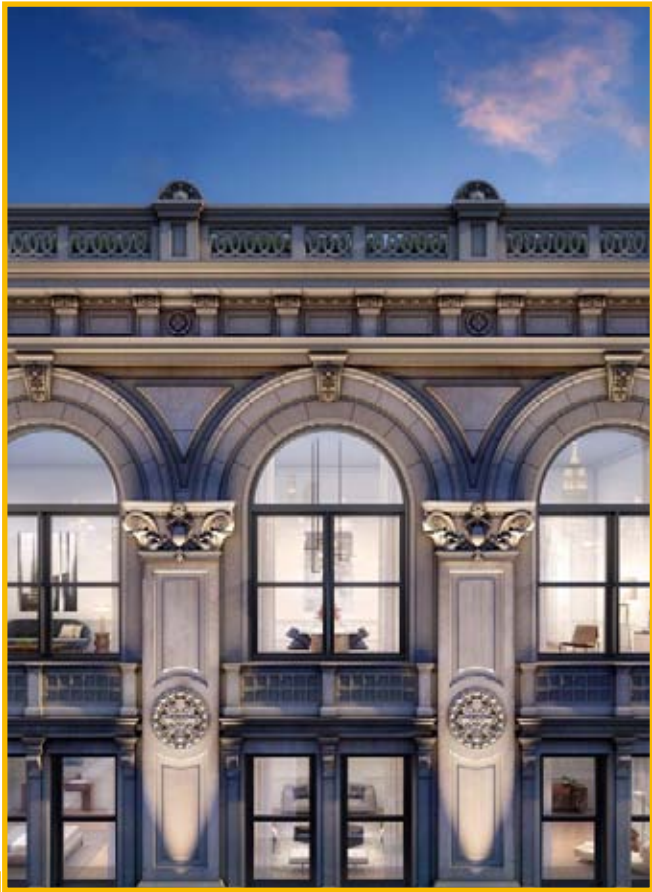


12-7242
Hollywood Residence
Hollywood, CA
Builder: Caputo Construction
Developer: L&M Partners
Architect/Designer: Yianna Bouyioukou, Architect
Executive Architect: Robert Villagomez, Architect
Land Planner Consultant: Pacific Crest Consultants
Interior Designer: L&M Partners
Photographer: Nick Springett Photography



2019 Award of Merit Honorees

CATEGORY 13 - BEST RENOVATED, RESTORED OR ADAPTIVE RE-USE RESIDENTIAL PROJECT



13-5685
108 Leonard
New York, NY
Builder: New Line Structures
Developer: C3GB with Development Managed by Elad Group
Architect/Designer: SLCE Architects
LandPlanner: Turf Landscape Design Inc.
Interior Designer: Jeffrey Beers International
Photographer: Evan Joseph Photography



13-7001
The Star Luxury Apartments at the Historic Texaco Building
Houston, TX
Builder: Provident Realty Advisors Construction
Developer: Provident Realty Advisors, Inc.
Architect/Designer: HBG Design
Interior Designer: Lauren Parsons
Photographer: Peter Molick ; Lauren Parsons



13-7003
The Citizens
Columbus, Ohio
Builder: Duffy Homes
Developer: Edwards Communities
Architect/Designer: KEPHART
Interior Designer: Studio 4D
Photographer: Steve Hinds



13-7140
Estates at Griffin Lake
La Quinta, CA
Builder: MDM Investment
Developer: MDM Investment
Architect/Designer: BGA – Bucilla Group Architecture
LandPlanner: BGA – Bucilla Group Architecture



2019 Award of Merit Honorees

CATEGORY 14 - BEST MIXED USE PROJECT



14-5614
Elan Mountain View
Mountain View, CA
Builder: Greystar
Developer: Greystar
Architect/Designer: Seidel Architects
LandPlanner: Seidel Architects
Interior Designer: CDC Designs
Photographer: Abraham & Paulin Photography



14-5691
Spengers & Fourth
Berkeley, CA
Builder: Oliver & Company
Developer: Jamestown Development LP
Architect/Designer: Abrams Associates & Studio KDA
Land Planner: John Northmore Roberts & Associates
Photographer: Ken Gutmaker Photography



14-5794
VICI Apartments
Little Italy, Downtown San Diego, CA
Builder: Ledcor Group
Developer: HG Fenton Company
Architect/Designer: Architects Orange
LandPlanner: Architects Orange
Interior Designer/Public Spaces: Robin Wilson Interior Design
Photographer: Chet Frohlich



14-6948
SoDa Row at Daybreak
South Jordan, UT
Developer: Daybreak Communities
Architect/Designer: various
Land Planner: In-House- Stephen James
Photographer: Photos courtesy Daybreak Communities



14-7080
Talaria at Burbank
Burbank, CA
Builder: McCormick Construction
Developer: Cusumano Real Estate Group
Architect/Designer: Van Tilburg, Banvard & Soderbergh, AIA (VTBS Architects)
LandPlanner: Van Tilburg, Banvard & Soderbergh, AIA (VTBS Architects)
Interior Designer: Nadia Geller Designs
Landscape Architect: RELM
Photographer: Michael Arden - Adrian Tiemens



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CATEGORY 15 - BEST ON-THE BOARDS MIXED USE PROJECT



15-5556
Colorado Rockies Mixed Use Development
Denver, CO
Builder: Hensel Phelps Construction Co
Developer: Colorado Rockies
Architect/Designer: Stantec
LandPlanner: Stantec
Interior Designer: Stantec



15-5696
Santa Clara Agrihood
Santa Clara, CA
Developer: The CORE Companies
Architect/Designer: Steinberg Hart
LandPlanner: Joni L. Janecki & Associates, Inc.
Interior Designer: Catalina Design Group



15-7100
Sugar Alley
Sugar House District, Salt Lake City, UT
Builder: Lowe Property Group
Owner/Developer: Lowe Property Group and 8Bay Development
Architect/Designer: MVE + Partners
Land Planner: MVE + Partners
Interior Designer: MVE + Partners



15-7223
The Now
West Los Angeles, CA
Developer: Jeff Appel
Architect/Designer: Landry Design Group, Inc.



15-7228
Cumulus
Los Angeles, CA
Builder: Carmel Partners Construction
Developer: Carmel Partners
Architect/Designer: TCA Architects (Podium Buildings)
& SCB Architects (High-rise Tower)
LandPlanner: Studio- MLA=
Interior Designer: House of Honey



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CATEGORY 16 - BEST AFFORDABLE HOUSING COMMUNITY - UNDER 30 DU/ACRE



16-7109
Village East Apartments
Stockton, CA
Builder: Midstate Construction Corporation
Developer: The John Stewart Company
Architect/Designer: The John Stewart Company
LandPlanner: The HLA Group Landscape Architects & Planners
Interior Designer: The John Stewart Company
Photographer: Mark Davidson



16-7164
Oakcrest Heights
Yorba Linda CA
Builder: National Community Renaissance
Developer: National Community Renaissance
Architect/Designer:, Wayne Davis
LandPlanner: National CORE and Wayne Davis
Interior Designer: National Community Renaissance
Photographer: Ryan Beck Photography – Aero Cine Pros (aerial photos)



16-7166
Mission Cove
Oceanside CA
Builder: National Community Renaissance
Developer: National Community Renaissance
Architect/Designer: RRM Design Group
LandPlanner: Lightfoot Planning Group,
Interior Designer: National Community Renaissance, Steve PonTell
Photographer: Ryan Beck Photography – Aero Cine Pros (aerial photos)



16-7232
Citrine Apartments
Healdsburg, CA
Builder: R.D Olson
Developer: Seaview Investors
Architect/Designer: AXIS/GFA Architecture + Design
LandPlanner: Roche + Roche
Interior Designer: Design Force
Photographer: Brian Ashby



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CATEGORY 17 - BEST AFFORDABLE HOUSING COMMUNITY — 30 TO 60 DU/ACRE



17-5587
Paradise Creek
National City, CA
Builder: VCC
Developer: Related California, Community HousingWorks
Architect/Designer: PYATOK architecture + urban design
Landscape Architect: Spurlock Landscape Architects
Interior Designer: Mannigan Design Inc
Photographer: Mark Davidson Photography/John Bare Photography



17-5593
Parc Derian Apartments
Irvine CA
Builder: Advent
Developer: C&C Development
Architect/Designer: KTG Architecture + Planning
Interior Designer: Anne Roberts; Drayton Designs Inc
Photographer: Applied Photography LLC



17-5619
Bartlett Commons Apartments
Davis, CA
Builder: CFY Development
Developer: CFY Development
Architect/Designer: Mogavero Architects
Photographer: Ed Asmus



17-6967
Zinnia
Signal Hill, CA
Builder: KKG, Inc.
Developer: Meta Housing Corporation
Architect/Designer: Studio One Eleven
Interior Designer: Citron Design Group
Photographer: Carlos R. Hernandez and ©Panic Studio L.A.



17-7092
Blue Hibiscus
West Hollywood, CA
Builder: Dreyfuss Construction
Developer: West Hollywood Community Housing Corp.
Architect/Designer: KFA Architecture
LandPlanner: Carter, Romanek Landscape Architects
Interior Designer: Mannigan Design
Photographer: Jim Simmons



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CATEGORY 18 - BEST AFFORDABLE HOUSING COMMUNITY – 60 DU/ACRE OR MORE



18-5548
Mosaic Gardens at Westlake
Los Angeles, CA
Builder: Walton Construction Services
Developer: LINC Housing Corporation
Architect/Designer: Lahmon Architects
Interior Designer: Aylin Inel Interiors, LLC
Photographer: Benny Chan/fotoworks



18-5626
1036 Mission
San Francisco, CA
Builder: James E. Roberts-Obayashi Corp.
Developer: Tenderloin Neighborhood Development Corporation
Architect/Designer: Mithun
Photographer: Bruce Damonte



18-5627
626 Mission Bay
San Francisco, CA
Builder: Nibbi Brothers General Contractors
Developer: Tenderloin Neighborhood Development Corporation
Architect/Designer: Mithun, architect of record
in association with Studio Vara
Photographer: Bruce Damonte



18-6913
Sylmar Court
Sylmar, CA
Builder: KPRS Construction Services
Developer: Meta Housing Corporation & Western Community Housing
Architect/Designer: YM Architects
Construction Manager: KKG, Inc.
Interior Designer: Linda Howard Interior Designs, Inc.
Photographer: Kelly Barrie – Panic Studio LA



18-7112
Arbora Court
Seattle, WA
Builder: Walsh Construction Co.
Developer: Bellwether Housing
Architect/Designer: Weber Thompson
LandPlanner: (Landscape Architect): Berger Partnership
Interior Designer: Weber Thompson
Photographer: Robert Wade



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CATEGORY 19 - BEST ON-THE-BOARDS AFFORDABLE HOUSING COMMUNITY



19-5648
Spark at Midtown
Long Beach, CA
Builder: LINC Housing Corporation
Developer: LINC Housing Corporation
Architect/Designer: WHA | Architects. Planners. Designers



19-5724
Legacy Square
Santa Ana, CA
Builder: National Community Renaissance; National Core
Developer: National Community Renaissance; National Core
Architect/Designer: SVA Architects, Inc.
LandPlanner: National Community Renaissance; National Core
Interior Designer: SVA Architects, Inc.



19-5745
Sunnydale HOPE Block 6
San Francisco, CA
Builder: Nibbi Brothers Contractors
Developer: Mercy Housing and The Related Companies of California
Architect/Designer: Levy Design Partners
LandPlanner: Van Meter Williams Pollack LLP



19-5800
Metro East Senior Park
Santa Ana, CA
Builder: Sinanian Construction
Developer: AMG & Associates, LLC.
Architect/Designer: Architects Orange
LandPlanner: Architects Orange



19-7004
Walnut Street Lofts
Denver, CO
Builder: BC Builders
Developer: Medici Consulting Group
Architect/Designer: KEPHART
Interior Designer: TRIO



2019 Award of Merit Honorees

CATEGORY 20 – BEST SUPPORTIVE / TRANSITIONAL HOUSING



20-5628
Renaissance Downtown Lofts
Denver, CO
Builder: FCI Constructors
Developer: The Colorado Coalition for the Homeless
Architect/Designer: Christopher Carvell Architects
Structural Framing System: Prescient
Interior Designer: Christopher Carvell Architects
Photographer: Frank Ooms, Ooms Inc.



20-5655
The Lighthouse
Long Beach, CA
Builder: Milender White
Developer: Long Beach Rescue Mission in conjunction with HomeAid Los Angeles
Architect/Designer: KTG Architecture + Planning
LandPlanner: KTG Architecture + Planning



20-6939
Alum Rock
San Jose, CA
Builder: Affirmed Housing Group
Developer: Affirmed Housing Group
Architect/Designer: Dahlin Group Architecture Planning



20-7204
Garlington Center Campus
Portland, OR
Builder: Colas Construction
Developer: Cascadia Behavioral Health
Architect/Designer: Scott|Edwards Architecture
Interior Designer: Scott|Edwards Architecture
Photographer: Pete Eckert



2019 Award of Merit Honorees

CATEGORY 21 - BEST MULTI-FAMILY HOUSING COMMUNITY - UNDER 15 DU/ACRE



21-5622
ICON at Silverleaf
Scottsdale, AZ
Builder: The New Home Company
Developer: The New Home Company
Architect/Designer: Robert Hidey Architects
Land Planner: Espiritu Loci
Interior Designer: Meridian Interiors
Photographer: Eric Figge



21-5783
Trilogy in Summerlin by Shea Homes
Summerlin, NV
Builder: Shea Homes
Developer:
Architect/Designer: KTG Architecture + Planning
Land Planner: iN2iT Studio, LLC
Interior Designer: Design Lines a Division of TRIO
Photographer: Christopher Mayer Photo-IG_cmplight



22-5693
The Rouge at Pivot
Rutherford, Edmonton, Alberta, Canada
Builder: Averton
Developer: Averton
Architect/Designer: DTJ Design
Interior Designer: Averton
Photographer: Merle Prosofsky



2019 Award of Merit Honorees

CATEGORY 22 - BEST MULTI-FAMILY HOUSING COMMUNITY – 15-30 DU/ACRE



22-5670
Promontory at Civita
San Diego, CA
Builder: The New Home Company
Architect/Designer: Woodley Architectural Group, Inc.
Interior Designer: Studio Mosaic Interior Design / Joanne Rowland
Photographer: Eric Figge Photography



22-5699
Arlington Village Apartments
Santa Barbara, CA
Builder:.Armstrong and Associates
Developer: David Corwin
Architect/Designer: RRM Design Group
LandPlanner: RRM Design Group
Interior Designer: Shannon Scott
Photographer: RRM Design Group: Matt Carver and Elevated Horizon Photography



22-5774
Lido Villas
Newport Beach, CA
Builder: Landsea Homes
Developer: Landsea Homes
Architect/Designer: SDG Architects, Inc.
Interior Designer: Design Line Interiors
Photographer: Christopher Mayer Photo-IG_cmplight



22-7149
Moderna
San Diego, CA
Builder: Pardee Homes
Developer: Pardee Homes
Architect/Designer: Robert Hidey Architects
Land Planner: Leppert Engineering
Interior Designer: Sage
Photographer: Jason Holmes



22-7169
AIRE Santa Monica
Santa Monica, CA
Builder: Kemp Brothers
Developer: Palisades Capital Partners, LLC
Architect/Designer: JFAK Architects
Interior Designer: JFAK Architects
Photographer: Fotoworks



2019 Award of Merit Honorees

CATEGORY 23 - BEST MULTI-FAMILY HOUSING COMMUNITY – 30-60 DU/ACRE



23-5599
Park Lane Ala Moana
Honolulu, HI
Builder: Michael Young, Albert C. Kobayashi, Inc. (General Contractor)
Developer: AMX Partners, LLC - composed of The MacNaughton Group and Kobayashi Group as Co- developers, investment partner BlackSand Capital, and landowner GGP Inc. (NYSE: GGP)
Architect/Designer: Chris Pemberton, Solomon Cordwell Buenz (SCB) & Ben Woo, Benjamin Woo Architects
LandPlanner: Don Vita, Vita Planning & Landscape Architecture, Walters, Kimura, Motoda, Inc.
Interior Designer: David Oldroyd, Odada, Holly Boling-Ruiz, Philpotts Interiors
Photographer: Nic Lehoux



23-5803
Baker Block
Costa Mesa, CA
Builder: Johnstone Moyer, Inc.
Developer: Red Oak Investments
Architect/Designer: Architects Orange
LandPlanner: Architects Orange
Interior Designer: Inovus Design
Photographer: Paul Vu, Photographer – Exteriors
Photographer: Troy Hartman, Photographer – Aerial



23-5805
SP78 San Pedro Square
San Jose, CA
Builder: Trumark Homes
Developer: Trumark Homes
Architect/Designer: KTG Architecture + Planning
LandPlanner: KTG Architecture + Planning
Interior Designer: CDC Designs
Photographer: Christopher Mayer Photo-IG_cmplight



23-7084
The Residences at Pacific City
Huntington Beach, CA
Builder: Bernards
Developer: UDR, Inc.
Architect/Designer: MVE + Partners, Inc.
LandPlanner: MVE + Partners, Inc.
Interior Designer: Mister Important Design
Photographer: Slav Zakota Images, LLC; AND Hunter Kerhart



23-7224
Mountain Shadows Condo Hotel
Paradise Valley, AZ
Builder: Balfour Beatty Construction
Developer: Woodbine / Westroc
Architect/Designer: Allen+Philp Partners
Interior Designer: Allen+Philp Partners
Photographer: Mark Boisclair



2019 Award of Merit Honorees

CATEGORY 24 - BEST MULTI-FAMILY HOUSING COMMUNITY – 60 TO 100 DU/ACRE



24-5674
1598 Bay Street
San Francisco, CA
Builder: DevCon
Developer: Presidio Development Partners
Architect/Designer: Seidel Architects (Design Architect)
BDE, Architect of Record
LandPlanner: Seidel Architects
Interior Designer: De La Cruz Interior Design
Photographer: Abraham & Paulin Photography



24-5747
388
Pasadena, CA
Builder: Adept Construction
Developer: Octane / Adept-Urban
Architect/Designer: Adept Architecture
LandPlanner: Adept Development
Interior Designer: Adept Architecture
Photographer: David Guettler



24-7025
The Junction
Bothell, WA
Builder: GenCap
Developer: Main Street Property Group
Architect/Designer: GGLO
Interior Designer: GGLO
Photographer: Dan Jeon, Amaryllis Lockhart, and William Wright



24-7069
Avila
Pasadena, CA
Builder: Greystar Construction
Developer: Greystar
Architect/Designer: Van Tilburg, Banvard & Soderbergh, AIA (VTBS Architects)
LandPlanner: Van Tilburg, Banvard & Soderbergh, AIA (VTBS Architects)
Interior Designer: Parisi Portfolio, Inc.



24-7254
The Arbory
Hillsboro, OR
Builder: LMC Construction
Developer: The Wolff Company
Architect/Designer: Myhre Group Architects, Inc.
Interior Designer: Myhre Group Architects, Inc.
Photographer: Aaron Locke

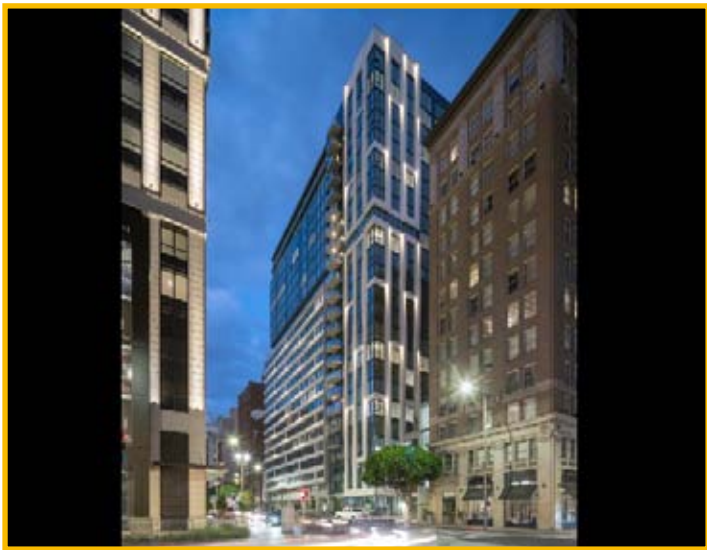


2019 Award of Merit Honorees

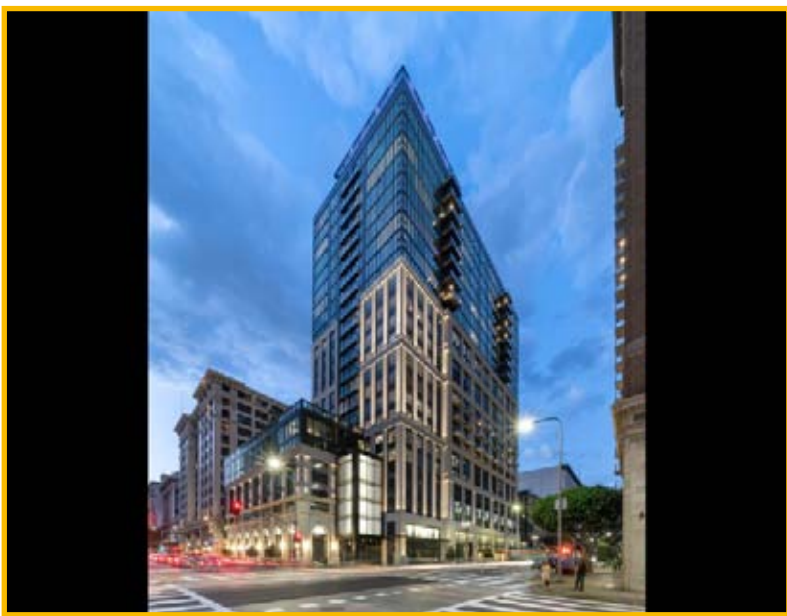
CATEGORY 25 - BEST MULTI-FAMILY HOUSING COMMUNITY – 100 DU/ACRE OR MORE



25-5574
The Line Lofts
Hollywood, CA
Builder: Dreyfuss Construction
Developer: Integrated Development
Architect/Designer: Zoltan E. Pali, FAIA, SPF:architects
Interior Designer: Integrated Development
Photographer: Bruce Damonte



25-7098
The Grace on Spring Street
Los Angeles, CA
Builder: Holland Construction Group. Bert Levesque
Developer: Holland Partner Group, Tom Warren
Architect/Designer: MVE + Partners
LandPlanner: MVE + Partners
Interior Designer: H Hendy Associates
Photographer: Hunter Kerhart Creative Noodle (Interior Photography)



25-7099
The Griffin on Spring Street
Los Angeles, CA
Builder: Holland Construction Group. Bert Levesque
Developer: Holland Partner Group, Tom Warren
Architect/Designer: MVE + Partners
LandPlanner: MVE + Partners
Interior Designer: Omgivning
Photographer: Hunter Kerhart Creative Noodle (Interior Photography)



25-7207
Ascent Victory Park
Dallas, TX
Builder: Hoar Construction
Developer: Greystar
Architect/Designer: GFF (Good, Fulton, Farrell)
Interior Designer: Marly & Co.
Photographer: Mixed Media Creations



25-7227
AMLI MDR (Phase 1)
Marina del Rey, CA
Builder: Western National Builders
Developer: AMLI Residential
Architect/Designer: TCA Architects
LandPlanner: MJS Design Group, Inc.
Interior Designer: H. Hendy Associates
Photographer: V.I. Photography & Design



2019 Award of Merit Honorees

CATEGORY 26 - BEST STUDENT OR FACULTY HOUSING



26-5600

**University of California, Berkeley, David Blackwell Hall
Berkeley, CA**

Builder: David Gannon, Webcor Builders

Developer: Charlie MacDonald, American Campus Communities

Architect/Designer: Tim Stevens, Solomon Cordwell Buenz

LandPlanner: Tim Stevens, Solomon Cordwell Buenz

Interior Designer: Anna Holcombe, Sixthriver Architects

Photographer: David Wakely, David Wakely Photography



26-5637

**One on Centre
Pittsburgh, PA**

Builder: Massaro Corporation

Developer: Park 7/EdR

Architect/Designer: Humphreys & Partners Architects

LandPlanner: Humphreys & Partners Architects

Interior Designer: Park 7

Photographer: INCKX Photography



26-5686

**Bellevue College Student Housing, Phase 1
Bellevue College, Bellevue, WA**

Builder: Walsh Construction Co.

Developer: Bellevue College, William Tribble, Executive Director

Architect/Designer: NAC Architecture, Ron van der Veen

Land Planner: Master Plan – NAC Architecture with Communita Atelier

Interior Designer: NAC Architecture

Photographer: Lara Swimmer



2019 Award of Merit Honorees

CATEGORY 27 - BEST ON THE BOARDS MULTIFAMILY COMMUNITY



27-7065
Black Mountain
San Carlos, California
Builder: SETT Construction
Developer: Dragonfly Investment Group
Architect: Swatt | Miers Architects



27-7142
One Coast
Pacific Palisades, CA
Builder: Etco Homes
Developer: Etco Homes
Architect/Designer: BGA – BUCILLA GROUP ARCHITECTURE
LandPlanner: BGA – BUCILLA GROUP ARCHITECTURE



27-7229
Cumulus
Los Angeles, CA
Builder: Carmel Partners Construction
Developer: Carmel Partners
Architect/Designer: TCA Architects (Podium Buildings) & SCB Architects (High-rise Tower)
LandPlanner: Studio- MLA=
Interior Designer: House of Honey



47-7200 (moved to 27)
Crest
North Vancouver, BC
Adera Development Corporation
Developer: Adera Development Corporation
Architect/Designer: Integra Architecture
Interior Designer: Portico Designs
Photographer: Raef Grohne



27-5731
The Inkwell
Long Beach, CA
Developer: Raintree Partners, Richard Price
Architect/Designer: Studio T-SQ., Inc., Henry Tong & John Waldron



30-7235
Esterra Park
Redmond, WA
Builder: Exxel Pacific
Developer: Capstone Partners
Architect/Designer: Runberg Architecture Group
LandPlanner: Brumbaugh & Associates
Interior Designer: Vida Design, Inc



2019 Award of Merit Honorees

CATEGORY 28 - BEST AFFORDABLE SENIOR HOUSING COMMUNITY



28-5698

**Grace Village Apartments
Santa Barbara, CA**

Builder: McGillivray Construction

Developer: Housing Authority of the City of Santa Barbara; Front Porch Development Company

Architect/Designer: RRM Design Group; Detty Peikert, Katie Moses

Land Planner: RRM Design Group, Lisa Plowman

Photographer: RRM Design Group and Michelle Torres-Grant



28-5730

**Rosa Parks Senior Center
San Francisco, CA**

Builder: Cahill Contractors

Developer: Tenderloin Neighborhood Development Center

Architect/Designer: Levy Design Partners

Photographer: Bernard Andre Photography



28-5759

**Tabora Gardens Senior Apartments
Antioch, CA**

Builder: Sunseri Construction

Developer: Satellite Affordable Housing Associates

Architect/Designer: PYATOK architecture + urban design

Landscape Architect: JETT Landscape Architecture & Urban Design

Interior Designer: HKIT Architects

Photographer: David Wakely Photography



28-5761

**Rotary Terrace Senior Housing
South San Francisco, CA**

Builder: J.E. Roberts-Obayashi

Developer: Beacon Development Group

Architect/Designer: HKIT Architects

Interior Designer: HKIT Architects

Photographer: Russell Abraham



2019 Award of Merit Honorees

CATEGORY 29 - BEST AGE QUALIFIED SENIOR LIVING COMMUNITY



29-5645
Crestavilla
Laguna Niguel, CA
Builder: Steadfast Companies
Developer: Steadfast Companies
Architect/Designer: WHA | Architects. Planners. Designers
Interior Designer: Partners in Design
Photographer: AG Photography



29-5777
Trilogy in Summerlin by Shea Homes
Summerlin, NV
Builder: Shea Homes
Developer:
Architect/Designer: KTG Architecture + Planning
LandPlanner: iN2iT Studio, LLC
Interior Designer: Design Lines a Division of TRIO
Photographer: Christopher Mayer Photo-IG_cmplight



29-5817
Overture Kierland
Scottsdale, AZ
Builder: Chasse Building Team
Developer: Greystar
Architect/Designer: Todd & Associates, Inc.
LandPlanner: WH Pacific
Interior Designer: StudioSix5
Photographer: Chet Frohlich Photography



29-6923
Altis
Beaumont, CA
Builder: Pardee Homes
Developer: Pardee Homes
Architect/Designer: SHJ Studio/Anderson Baron/Bassenian Lagoni
Land Planner: Pardee Homes/RVI Planning
Interior Designer: VER Designs/AI Design/Luna Pearl Studio
Photographer: Christopher Mayer Photo-IG_cmplight



2019 Award of Merit Honorees

CATEGORY 30 - BEST SERVICE ENRICHED SENIOR COMMUNITY – IL/AL/MEMORY CARE



30-5597
LivGenerations Pinnacle Peak
Scottsdale, AZ
Builder: Ryan Companies
Developer: Liv Generations Senior Living
Architect/Designer: Todd & Associates, Inc.
Interior Designer: Thoma-Holec Design, LLC.
Photographer: Mark Boisclair



30-5814
Revel Nevada
Henderson, NV
Builder: Picerne
Developer: The Wolff Company
Architect/Designer: Todd & Associates
Interior Designer: Private Label Intl
Photographer: Daniel O'Connor Photography



30-5815
Revel Lacey
Lacey, WA
Builder: Rush Commercial Construction
Developer: The Wolff Company
Architect/Designer: Todd & Associates
Interior Designer: Private Label International
Photographer: Aaron Locke Photography



30-5816
Province Springs
Colorado Springs, CO
Builder: Colorado Structures, Inc
Developer: The Wolff Company
Architect/Designer: LRS Architects
Interior Designer: Private Label International
Photographer: Daniel O'Connor Photography



30-7078
Stoneridge Creek Continuing Care Retirement Community
Pleasanton, CA
Builder: Roberts Obayashi, Palisades Builders, Segue Construction & JS Builders
Developer: Continuing Life Communities or (Stoneridge Creek Pleasanton CCRC LLC)
Architect/Designer: Van Tilburg, Banvard & Soderbergh, AIA (VTBS Architects)
LandPlanner: Van Tilburg, Banvard & Soderbergh, AIA (VTBS Architects)
Interior Designer: Brayton Hughes Design Studios
Landscape: Gates + Associates Landscape Architects
Photographer: Don Riddle



2019 Award of Merit Honorees

CATEGORY 31 - BEST SENIOR HOUSING COMMUNITY — ON THE BOARDS



31-5589
Choice in Aging
Pleasant Hill, CA
Developer/Owner: Choice in Aging and Satellite Affordable Housing Associates (SAHA)
Architect/Designer: Perkins Eastman
Interior Designer: Perkins Eastman



31-7125
Revel Palm Desert Senior Living
Palm Desert, CA
Builder: Katterra Construction
Developer: The Wolff Company
Architect: Architects Orange
LandPlanner: Architects Orange
Interior Designer: Private Label International



31-7173
Bayview by Waterbrook
Bayview NSW Australia
Builder: EQ Constructions
Developer: Waterbook
Architect/Designer: Marchese Partners International
Interior Designer: Lorena Gaxiola



31-7175
Living Out, Palm Springs
Palm Springs, CA
Developer: Koar International
Architect/Designer: Jerry Sherman Architect
Land Planner: Jerry Sherman Architect
Landscape Architect: C2 Collaborative



2019 Award of Merit Honorees

CATEGORY 32 - BEST COMMUNITY LAND PLAN



32-6938
Skyline
Santa Clarita, CA
Developer: Pardee Homes
Architect/Designer: Multiple in Masterplan
Land Planner: Placeworks
Interior Designer: Multiple in Masterplan



32-6993
The Courtyards at Upland Hills
Upland, CA
Developer: Diversified Pacific Communities
Architect/Designer: WHA | Architects. Planners. Designers
Land Planner: WHA | Architects. Planners. Designers
Interior Designer: Irma Shaw Designs



32-7129
Shearwater
St. Augustine, FL
Developer: Freehold Communities
Architect/Designer: ELM – Ervin Lovett Miller
LandPlanner: ELM – Ervin Lovett Miller
Interior Designer: Ansana Interior Design



32-7131
Headwaters
Drippings Springs, TX
Developer: Freehold Communities
Architect/Designer: MAI – Marsh & Associates, Inc.
LandPlanner: RVi Planning
Interior Designer: MAI – Marsh & Associates, Inc.



2019 Award of Merit Honorees

CATEGORY 33 - BEST ON THE BOARDS SITE PLAN



33-5568
RiverHouse
Healdsburg, CA
Developer: UrbanGreen dba CRAFT Development
Architect/Designer: JZMK Partners
LandPlanner: Opticos Design, Inc
Landscape Architect: Burnett Land + Water
Civil Engineer: Adobe Associates



33-5621
2nd & PCH Retail
Long Beach, CA
Developer: CenterCal Properties, LLC.
Architect/Designer: Architects Orange
LandPlanner: Architects Orange



33-6964
Waters Technology Park
San Mateo, CA
Developer: Strada Investment Group
Architect/Designer: Dahlin Group Architecture Planning\



33-7127
Miralon
Palm Springs, CA
Developer: Freehold Communities
Architect/Designer: Robert Hidey Architects
LandPlanner: C2 Collaborative
Interior Designer: Moore Ruble Yudell Architects & Planners



33-7258
Warm Springs
Fremont, CA
Developer: Valley Oak Partners
Architect/Designer: Studio T-SQ. Inc
Land Planner: Studio T-SQ. Inc



2019 Award of Merit Honorees

CATEGORY 34 - BEST LANDSCAPE ARCHITECTURE FOR A COMMUNITY



34-5763
DATA 1 Landscape
Seattle, WA
Builder: Pennon Construction
Developer: CoU, LLC
Architect/Designer: Weber Thompson Architecture and Landscape Architecture
Photographer: Built Work Photography



34-6901
Rancho Mission Viejo – Village of Esencia
Rancho Mission Viejo, CA
Builder: Rancho Mission Viejo Co.
Developer: Rancho Mission Viejo Co.
Designer: Land Concern
Photographer: Creative Noodle



34-7134
Orchard Ridge
Liberty Hill, TX
Developer: Freehold Communities
Design: RVi Planning + Landscape Architecture



34-7184
Altair
Irvine, CA
Developer: Lennar
Architect/Designer: Danielian Associates + Bassenian Lagoni
LandPlanner: C2 Collaborative
Photographer: Chris Mayer, Steve Oh, Gauger and Associates



2019 Award of Merit Honorees

CATEGORY 35 - BEST SINGLE FAMILY DETACHED HOME — UNDER 1,800 SQ. FT.



35-5660
Altura – The Bryce
Madera, CA
Builder: McCaffrey Homes
Developer: Tesoro Viejo Development
Architect/Designer: KTG Architecture + Planning
LandPlanner: Morton & Pitalo
Interior Designer: CDC Designs
Photographer: Christopher Mayer Photo-IG_cmplight



35-5702
Trilogy at Monarch Dunes – Valles Collection – The Solvang
Nipomo, CA
Builder Name: Shea Homes
Architect/Designer: Bassenian Lagoni
Planner: RRM Design
Interior Design: Design Lines
Photographer: Christopher Mayer Photo-IG_cmplight



35-5786
Icon Palm Springs – The Citron
Palm Springs, CA
Builder: Far West Industries
Architect/Designer: Danielian Associates Architects + Planners
Land Planner: RGA Landscape Architects
Interior Designer: Drayton Design
Photographer: Mark Davidson Photography



35-5787
Icon Palm Springs - Indigo
Palm Springs, CA
Builder: Far West Industries
Architect/Designer: Danielian Associates Architects + Planners
Land Planner: RGA Landscape Architects
Interior Designer: Drayton Design
Photographer: Mark Davidson Photography



35-6924
Vita at Altis - Plan 3
Beaumont, CA
Builder: Pardee Homes
Developer: Pardee Homes
Architect/Designer: Bassenian Lagoni Architects
Land Planner: Pardee Homes/RVI Planning
Interior Designer: AI Design
Photographer: Christopher Mayer Photo-IG_cmplight



2019 Award of Merit Honorees

CATEGORY 36 - BEST SINGLE FAMILY DETACHED HOME — 1,800 TO 2499 SQ. FT.



36-5652
Newbury at Boulevard - Plan 2
Dublin, CA
Builder: Lennar Homes
Developer: Lennar Homes
Architect/Designer: WHA | Architects . Planners . Designers
Land Planner: WHA | Architects . Planners . Designers
Interior Designer: AI Design
Photographer: Jeffrey Aron



36-5661
Altura – Katelyn
Madera, CA
Builder: McCaffrey Homes
Developer: Tesoro Viejo Development
Architect/Designer: KTG Architecture + Planning
LandPlanner: Morton & Pitalo
Interior Designer: CDC Designs
Photographer: Christopher Mayer Photo-IG_cmplight



36-5704
Terra Luna – Plan 1
Summerlin, NV
Builder: Pardee Homes
Architect/Designer: Bassenian Lagoni
Land Planner: Pardee Homes
Interior Designer: Yolanda Landrum Interior Design
Photographer: AG Photography



36-6926
Mira at Altis - Plan 2
Beaumont, CA
Builder: Pardee Homes
Developer: Pardee Homes
Architect/Designer: Bassenian Lagoni Architects
Land Planner: Pardee Homes/RVI Planning
Interior Designer: AI Design
Photographer: Christopher Mayer Photo-IG_cmplight



36-7088
Shadow Point - Horizon Plan
Summerlin, NV
Builder: Toll Brothers
Developer: Toll Brothers
Architect/Designer: KTG Architecture + Planning
LandPlanner: John I. Land, P.E.
Interior Designer: Savannah Design Group
Photographer: Christopher Mayer Photo-IG_cmplight



2019 Award of Merit Honorees

CATEGORY 37 - BEST SINGLE FAMILY DETACHED HOME — 2,500 TO 2,999 SQ. FT.



37-5582
Encore at Cadence Park - Plan 2X
Irvine, CA
Builder: Lennar Homes
Developer: FivePoint Communities
Architect/Designer: SDK Atelier
LandPlanner: Hunsaker & Associates
Interior Designer: Ambrosia
Photographer: Eric Figge (Exterior) / Jeffrey Aron (Interior)



37-5705
The Pointe at Somerset – Plan 2
Reno, NV
Builder: Ryder Homes
Architect: Bassenian Lagoni



37-5751
Legacy at Seville - Fiora
Gilbert, AZ
Builder: Toll Brothers
Architect: BSB Design
Interior Designer: Vallone
Landscape: Creative Environments



37-6927
Elan at Altis - Plan 3
Beaumont, CA
Builder: Pardee Homes
Developer: Pardee Homes
Architect/Designer: Bassenian Lagoni Architects
Land Planner: Pardee Homes/RVI Planning
Interior Designer: Ver Design
Photographer: Christopher Mayer Photo-IG_cmplight



37-6965
Ray Meadows - Plan R270
Bellevue, WA
Builder: Quadrant Homes
Architect/Designer: Dahlin Group Architecture Planning
LandPlanner: Dahlin Group Architecture Planning
Interior Designer: HRI Design
Photographer: Image Arts Photography



2019 Award of Merit Honorees

CATEGORY 38 - BEST SINGLE FAMILY DETACHED HOME — 3,000 TO 3,499 SQ. FT.



38-5671
Vive at Stapleton – Plan 1
Denver, CO
Builder: Infinity Home Collection
Architect: Woodley Architectural Group
Interior Designer: HRI Design
Photographer: Aron Photography



38-5707
Jetton Place - Big Sur
Cornelius, NC
Builder: Classica Homes
Architect: Bassenian Lagoni
Interior Designer: Classica Homes



38-5779
Trilogy at Verde River by Shea Homes - Dorado
Rio Verde, AZ
Builder: Shea Homes
Architect/Designer: Shea Homes
LandPlanner: Greey Pickett
Interior Designer: Design Lines a Division of TRIO
Photographer: Christopher Mayer Photo-IG_cmplight



38-6907
Villas at Legacy West – 110B
Plano, TX
Builder: Britton Homes
Architect: BSB Design



38-6928
Beacon - Plan 1
Beaumont, CA
Builder: Pardee Homes
Developer: Pardee Homes
Architect/Designer: Bassenian Lagoni
Land Planner: Pardee Homes/RVI Planning
Interior Designer: AI Design, Inc.
Photographer: Christopher Mayer Photo-IG_cmplight



2019 Award of Merit Honorees

CATEGORY 39 - BEST SINGLE FAMILY DETACHED HOME — 3,500 TO 4,500 SQ. FT.



39-5609
Azure – Residence 1
Paradise Valley, AZ
Builder: Shea Signature by Shea Homes
Developer: Shea Homes
Architect/Designer: PHX Architecture
Land Planner: Greey | Pickett
Interior Designer: In-House Designers
Photographer: Christopher Mayer Photo-IG_cmplight



39-5672
Luxe at Stapleton - Residence One
Denver, CO
Builder: Infinity Home Collection
Architect/Designer: Woodley Architectural Group, Inc.
Interior Designer: HRI Design
Photographer: Eric Lucero Photography



39-5711
Winslow Grove - Homesite 19
Bainbridge Island, WA
Builder: Quadrant Homes
Architect: Bassenian Lagoni
Interior Designer: HRI Design



39-5763
Rolling Hills Product A - Plan 3
Rolling Hills, CA
Builder: Chadmar Group
Developer: Chadmar Group
Architect/Designer: Robert Hidey Architects
LandPlanner: Land Planner: Robert Hidey Architects
Interior Designer: OBJEKT designs
Photographer: Damian Tsutsumida



39-6929
Beacon - Plan 3
Beaumont, CA
Builder: Pardee Homes
Developer: Pardee Homes
Architect/Designer: Bassenian Lagoni
Land Planner: Pardee Homes/RVI Planning
Interior Designer: AI Design, Inc.
Photographer: Christopher Mayer Photo-IG_cmplight



39-7155
Vista Santa Fe - Plan One
San Diego, CA
Builder: Pardee Homes
Developer: Pardee Homes
Architect/Designer: JZMK
Land Planner: Civil Sense
Interior Designer: Bobby Berk Interiors + Design
Photographer: AG Photography



2019 Award of Merit Honorees

CATEGORY 40 - BEST SINGLE FAMILY DETACHED HOME — OVER 4,500 SQ. FT.



39-5679
Rolling Hills Product B - Plan 1C
Rolling Hills Estates, CA
Builder: Toll Brothers
Developer: Toll Brothers
Architect/Designer: Robert Hidey Architects
Land Planner: Robert Hidey Architects
Interior Designer: Savannah Design
Photographer: Christopher Mayer Photo-IG_cmplight



40-5610
Azure – Residence 3
Paradise Valley, AZ
Builder: Shea Signature by Shea Homes
Developer: Shea Homes
Architect/Designer: PHX Architecture
Land Planner: Greey | Pickett
Interior Designer: In-House Designers
Photographer: Christopher Mayer Photo-IG_cmplight



40-5713
Wedgewood – Plan 2
Yorba Linda, CA
Builder: Shea Homes
Developer: Shea Homes
Architect/Designer: Bassenian Lagoni
Land Planner: Fuscoe Engineering
Interior Designer: Design Line Interiors
Photographer: Eric Figge Photography



40-7158
Vista Santa Fe - Plan Two
San Diego, CA
Builder: Pardee Homes
Developer: Pardee Homes
Architect/Designer: JZMK
Land Planner: Civil Sense
Interior Designer: Bobby Berk Interiors + Design
Photographer: AG Photography



40-7159
Vista Santa Fe - Plan Three
San Diego, CA
Builder: Pardee Homes
Developer: Pardee Homes
Architect/Designer: JZMK
Land Planner: Civil Sense
Interior Designer: Bobby Berk Interiors + Design
Photographer: AG Photography



2019 Award of Merit Honorees

CATEGORY 41 - UNIQUE RESIDENTIAL DETACHED HOUSING – OVER 8 DU/ACRE



37-5908
3 on Cedros
Solana Beach, CA
Developer: Canter Development & Cal Coast Development
Architect/Designer: T7 Architecture
Interior Designer: T7 Architecture
Photographer: Brent Haywood



41-5583
Adagio at Cadence Park
Irvine, CA
Builder: Lennar Homes
Developer: FivePoint Communities
Architect/Designer: SDK Atelier
LandPlanner: Hunsaker & Associates
Interior Designer: Ambrosia
Photographer: Eric Figge (Exterior) / Jeffrey Aron (Interior)



41-5584
Encore at Cadence Park
Irvine, CA
Builder: Lennar Homes
Developer: FivePoint Communities
Architect/Designer: SDK Atelier
LandPlanner: Hunsaker & Associates
Interior Designer: Ambrosia
Photographer: Eric Figge (Exterior) / Jeffrey Aron (Interior)



41-7144
Hazeltine
Van Nuys, CA
Builder: Etco Homes
Developer: Etco Homes
Architect/Designer: BGA – Bucilla Group Architecture
LandPlanner: BGA – Bucilla Group Architecture
Digital Illustrations: BGA – Bucilla Group Architecture & Clusters Creative



2019 Award of Merit Honorees

CATEGORY 42 - BEST MEDIAN PRICED SINGLE FAMILY HOUSING PRICED AT OR BELOW UP TO 110% MEDIAN PRICE



42-5697
Trillium on Grand Single-Family Residential Development
Arroyo Grande, CA
Builder: Wathem Castanos Homes
Developer: Mangano Homes, Inc.
Architect/Designer: RRM Design Group, Scott Martin
Land Planner: RRM Design Group, Debbie Rudd
Interior Designer: MFI Limited
Photographer: RRM Design Group, Matt Carver

CATEGORY 43 - INNOVATIVE HOUSING DESIGN



43-5664
Projekt KB
Henderson, NV
Builder: KB Home
Developer: KB Home
Architect/Designer: KTG Architecture + Planning
Structural System: Entekra
Interior Designer: KB Home
Photographer: Kip Dawkins



43-6916
Lively Beach
Corpus Christi, TX
Builder: Coastal Fortified Homes, Inc.
Developer: Mustang Island Group, LLC
Architect/Designer: Jeffrey Berkus Architects, Inc.
Land Planner: Jeffrey Berkus Architects, Inc.
Interior Designer: Dana Berkus Interiors
Photographer: Jeffrey Berkus



43-6968
Prado at Cadence
Irvine, CA
Builder: KB Home
Developer: KB Home
Architect/Designer: Dahlin Group Architecture Planning
LandPlanner: Hunsaker & Associates
Interior Designer: Triomphe Design Group
Photographer: Applied Photography, LLC



43-7196
Daybreak Mews Homes
South Jordan, UT
Builder: Holmes Homes
Developer: Holmes Homes
Architect/Designer: Opticos Design
Land Planner: Opticos Design
Photographer: Endeavour Architectural Photography



2019 Award of Merit Honorees

CATEGORY 44 - BEST INDOOR/OUTDOOR LIFESTYLE FOR A HOME



44-5611
Azure – Residence 1
Paradise Valley, AZ
Builder: Shea Signature by Shea Homes
Developer: Shea Homes
Architect/Designer: PHX Architecture
Land Planner: Greey | Pickett
Interior Designer: In-House Designers
Photographer: Christopher Mayer Photo-IG_cmplight



44-5612
Azure – Residence 3
Paradise Valley, AZ
Builder: Shea Signature by Shea Homes
Developer: Shea Homes
Architect/Designer: PHX Architecture
Land Planner: Greey | Pickett
Interior Designer: In-House Designers
Photographer: Christopher Mayer Photo-IG_cmplight



44-5681
Rolling Hills Product B - Plan 1C
Rolling Hills Estates, CA
Builder: Toll Brothers
Developer: Toll Brothers
Architect/Designer: Robert Hidey Architects
Land Planner: Robert Hidey Architects
Interior Designer: Savannah Design
Photographer: Christopher Mayer Photo-IG_cmplight



44-5682
Rolling Hills Product B - Plan 4
Rolling Hills Estates, CA
Builder: Toll Brothers
Developer: Toll Brothers
Architect/Designer: Robert Hidey Architects
Land Planner: Robert Hidey Architects
Interior Designer: Savannah Design Group
Photographer: Christopher Mayer Photo-IG_cmplight



44-7192
Vista Santa Fe - Plan 1
San Diego, CA
Builder: Pardee Homes San Diego
Developer: Pardee Homes San Diego
Architect: JZMK Partners
Landscape Architect: C2 Collaborative
Interior Designer: Bobby Berk
Photographer: Anthony Gomez



2019 Award of Merit Honorees

CATEGORY 45 - BEST INDOOR/OUTDOOR LIFESTYLE FOR A COMMUNITY



45-5564
Hudson House
Corona, CA
Builder: The New Home Company
Developer: The New Home Company
Architect/Designer: JZMK Partners/Katja Martinez
LandPlanner: Brightview
Interior Canvas Interior Design
Photographer: Eric Figge



45-6930
Altis
Beaumont, CA
Builder: Pardee Homes
Developer: Pardee Homes
Architect/Designer: SHJ Studio/Anderson Baron
Land Planner: Pardee Homes/RVI Planning
Photographer: Christopher Mayer Photo-IG_cmplight



45-7085
The Residences at Pacific City
Huntington Beach, CA
Builder: Bernards
Developer: UDR, Inc.
Architect/Designer: MVE + Partners, Inc.
LandPlanner: MVE + Partners, Inc.
Interior Designer: Mister Important Design
Photographer: Slav Zakota Images, LLC; AND Hunter Kerhart



45-7130
Shearwater
St. Augustine, FL
Builder: Dicky Smith & Company, Inc.
Developer: Freehold Communities
Architect/Designer: ELM – Ervin Lovett Miller
LandPlanner: ELM – Ervin Lovett Miller
Interior Designer: Ansana Interior Design
Photographer: Chet Frohlich Photography



45-7193
Altair - The Club
Irvine, CA
Builder: Lennar
Developer: Lennar
Architect/Designer: Bassenian Lagoni
LandPlanner: C2 Collaborative
Interior Designer: Ryan Young Interiors
Photographer: Christopher Mayer Photo-IG_cmplight, Steve Oh



2019 Award of Merit Honorees

CATEGORY 46 - BEST INNOVATIVE ENERGY DESIGN



46-5665
Projekt KB
Henderson, NV
Builder: KB Home
Developer: KB Home
Architect/Designer: KTGy Architecture + Planning
Structural System: Entekra
Interior Designer: KB Home
Photographer: Kip Dawkins



46-5771
De Young EnVision
Clovis, CA
Builder: De Young Properties
Developer: DeYoung Properties
Architect/Designer: TK Design & Associates / BSB Design
Land Planner: De Young Properties / QK
Interior Designer: De Young Properties
Photographer: De Young Properties/Mullins Studio



46-7060
ABC Green Home 4.0
Crestline, CA
Builder: Bates Construction Services
Developer: ABC Green Development Inc
Architect/Designer: Charles Good-Man Architecture
LandPlanner: KADTECH Drafting and Design
Interior Designer: DES-SYN/Pacific Staging Company
Photographer: Christopher Mayer Photo-IG_cmplight



46-7247
Sitka
Seattle, WA
Builder: Exxel Pacific
Developer: Vulcan Real Estate
Architect/Designer: Runberg Architecture Group
LandPlanner: Berger Partnership
Interior Designer: Lair Design
Photographer: Christophe Servieres



2019 Award of Merit Honorees

CATEGORY 47 - BEST INTERNATIONAL RESIDENTIAL PROJECT



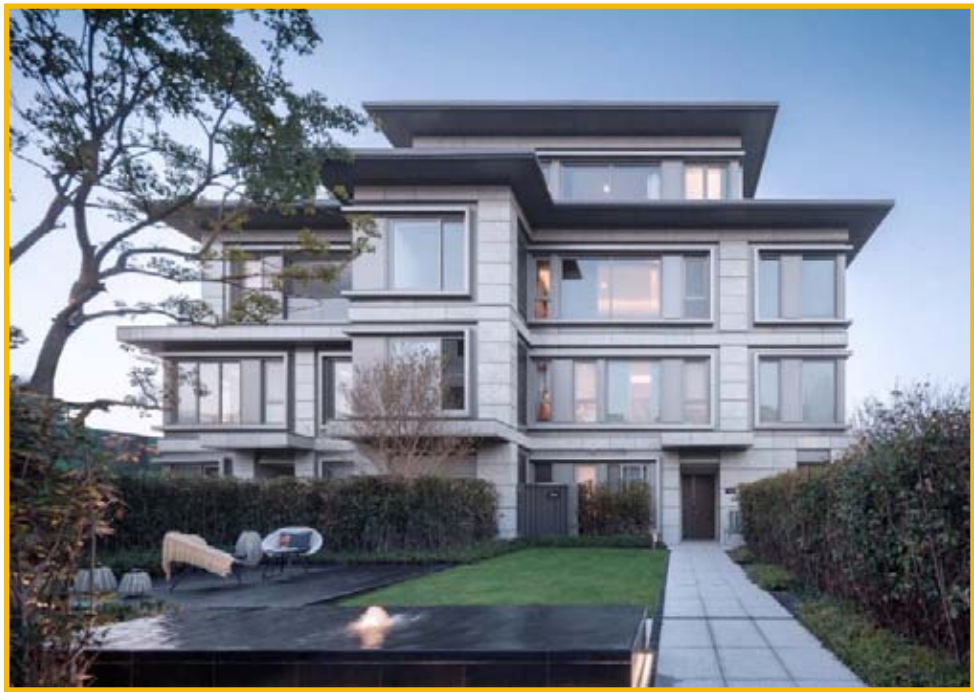
47-5571
Marassi Bay
Northern Coast of Egypt
Builder: Emaar Misr
Developer: Emaar Misr
Architect/Designer: JZMK Partners
LandPlanner: JZMK Partners
Interior Designer: Perkins + Will (P + W)
Photographer: RenderTaxi
Landscape Architect: Rabben/Herman Design Office



47-6898
Han Ling Yin Xiang
Han Ling Cun, Ningbo City, Zhejiang Province, China
Builder: Xinjie construction
Developer: Ningbo Junsheng Group
Architect/Designer: Dong Yi, Cheng Jiujun, Wang Bin, Zhang Qin, Wei enol, Wei xichun
LandPlanner: China Academy of Fine Arts
Interior Designer: Ningbo Hanwen Architectural Design Studio
Photographer: Lv Hengzhong



47-6908
Century Summit-Shanghai
Shanghai, China
Developer: RONSHINE GROUP& SHANDONG GOLD
Architect/Designer: Shanghai JUND Architects CO., LTD
LandPlanner: Shanghai JUND Architects CO., LTD
Interior Designer: ①Beijing oriental Xinyi Company ② Shanghai Yuejie ARCHITECTS
Photographer: Qianxi Zhang=



47-7018
Legend One
Shanghai, China
Developer: Sunac
Architect/Designer: Hao Lu
LandPlanner: GOA
Photographer: GOA



2019 Award of Merit Honorees

CATEGORY 48 - BEST INTERNATIONAL COMMERCIAL & SPECIAL USE PROJECT



48-5603
Light Waterfall
Wuhan, China
Builder: Kris Lin International Design
Developer: DOWELL
Architect/Designer: Kris Lin
LandPlanner: Kris Lin
Interior Designer: Kris Lin
Photographer: Kris Lin International Design



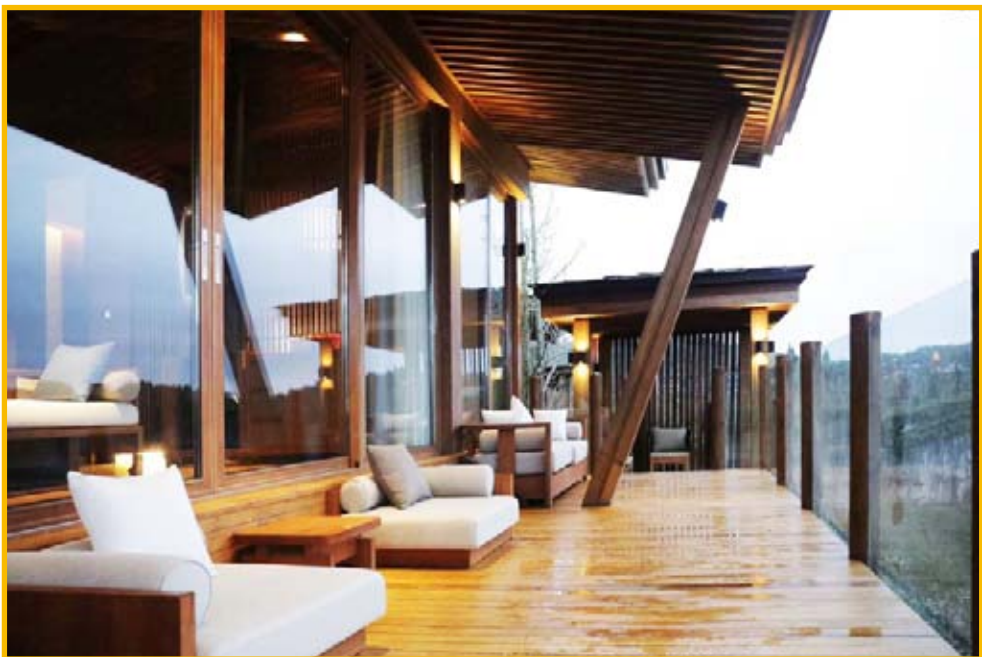
48-5604
Waving Ribbon
Zhengzhou, China
Builder: Kris Lin International Design
Developer: Yanggo
Architect/Designer: Kris Lin
LandPlanner: Kris Lin
Interior Designer: Kris Lin
Photographer: Kris Lin International Design



48-7054
Dongqian Villa
Ningbo, Zhejiang, China
Developer: CHINA VANKE
Architect/Designer: W&R Group
LandPlanner: W&R Group
Photographer: Lian HE



48-7171
Changchun Culture of Water Ecology Park
Changchun City, Jilin Province, China
Builder: Zhongqing Construction Group Co., Ltd. / Zonbong Landscape Co., Ltd. / Jilin Construction & Fire Decoration Engineering Co., Ltd.
Developer: Changchun Urban and Rural Construction Committee / Changchun Construction Investment Co., Ltd
Architect/Designer: W&R Group
LandPlanner: W&R Group
Photographer: Shuang PAN, Xiu WANG, Gang DENG



48-7172
Tongren Wanshan Fangxia Resort
Guizhou, China
Builder: Jiangxi Tiandiyuan Construction Engineering Co., Ltd.
Developer: Guizhou Tongren Jiyang Tourism Development Co., Ltd.
Architect/Designer: Shenzhen Nosign Architectural Design Co.,Ltd
Landplanner: Ba Yong
Interior Designer: Shenzhen Nosign Architectural Design Co.,Ltd
Photographer: Ba Yong



2019 Award of Merit Honorees

CATEGORY 49 - BEST INTERNATIONAL ON THE BOARDS PROJECT COMMERCIAL AND RESIDENTIAL



49-5570
Dubai South
Dubai, United Arab Emirates
Builder: Emaar Properties
Developer: Emaar Properties
Architect/Designer: JZMK Partners
LandPlanner: JZMK Partners
Interior Designer: N/A
Photographer: Case 3D



49-6910
Guilin Sunshine100 Liyuan Architectural
Ertang Township, Xiangshan District, Guilin City, China
Builder: Guangxi Construction Engineering Group First Construction Engineering Co., Ltd.
Developer: Guilin Sunshine Real Estate Co., Ltd.
Architect/Designer: Shanghai JUND Architects Co., Ltd
LandPlanner: Shanghai JUND Architects Co., Ltd
Interior Designer: ShenZhen LIYIZHONG Space Design Ltd.



49-6972
Chengdu International Senior Community
Chengdu, Sichuan Province, China
Builder: PICC
Developer: PICC
Architect/Designer: Dahlin Group Architecture Planning
LandPlanner: Dahlin Group Architecture Planning



49-7052
Shenzhen-Hong Kong International Center(First Phase)
Longgang District, Shenzhen, China
Builder: China Construction Group
Developer: Shimao Group
Architect/Designer: W&R Group
Photographer: Le SUN



49-7174
Bayview by Waterbrook
Bayview NSW, Australia
Builder: EQ Constructions
Developer: Waterbook
Architect/Designer: Marchese Partners International
Interior Designer: Lorena Gaxiola



2019 Award of Merit Honorees

CATEGORY 50 - MULTI-FAMILY COMMUNITY OF THE YEAR



47-6990

**Park Lane Ala Moana
Honolulu, HI**

Builder: Michael Young, Albert C. Kobayashi, Inc. (General Contractor)

Developer: AMX Partners, LLC - composed of The MacNaughton Group and Kobayashi Group as Co- developers, investment partner BlackSand Capital, and landowner GGP Inc. (NYSE: GGP)

Architect/Designer: Chris Pemberton, Solomon Cordwell Buenz (SCB) & Ben Woo, Benjamin Woo Architects

LandPlanner: Don Vita, Vita Planning & Landscape Architecture, Walters, Kimura, Motoda, Inc.

Interior Designer: David Oldroyd, Odada, Holly Boling-Ruiz, Philpotts Interiors

Photographer: Nic Lehoux



50-5550

**580 Anton
Costa Mesa, CA**

Builder: Cobalt Construction

Developer: Legacy Partners

Architect/Designer: GMP Architects-LA

Interior Designer: Mannigan Design

Photographer: Chet Frohlich



50-5673

**Promontory at Civita
San Diego, CA**

Builder: The New Home Company

Architect/Designer: Woodley Architectural Group, Inc.

Interior Designer: Studio Mosaic Interior Design / Joanne Rowland

Photographer: Eric Figge Photography



50-5775

**Lido Villas
Newport Beach, CA**

Builder: Landsea Homes

Developer: Landsea Homes

Architect/Designer: SDG Architects, Inc.

Interior Designer: Design Line Interiors

Photographer: Christopher Mayer Photo-IG_cmplight

Renderings: VisionScape Imagery, Inc.



50-5796

**Vici Apartments
Little Italy - San Diego, CA**

Builder: Ledcor Group

Developer: HG Fenton Company

Architect/Designer: Architects Orange

LandPlanner: Architects Orange

Interior Designer/Public Spaces: Robin Wilson Interior Design

Photographer: Chet Frohlich, Photographer



50-7086

**The Residences at Pacific City
Huntington Beach, CA**

Builder: Bernards

Developer: UDR, Inc.

Architect/Designer: MVE + Partners, Inc.

LandPlanner: MVE + Partners, Inc.

Interior Designer: Mister Important Design

Photographer: Slav Zakota Images, LLC; AND Hunter Kerhart



2019 Award of Merit Honorees

CATEGORY 51 - RESIDENTIAL DETACHED COLLECTION OF THE YEAR



51-5613
Azure
Paradise Valley, AZ
Builder: Shea Signature by Shea Homes
Developer: Shea Homes
Architect/Designer: PHX Architecture
Land Planner: Greey | Pickett
Interior Designer: In-House Designers
Photographer: Christopher Mayer Photo-IG_cmplight



51-5684
Rolling Hills Product B
Rolling Hills Estates, CA
Builder: Toll Brothers
Developer: Toll Brothers
Architect/Designer: Robert Hidey Architects
Land Planner: Robert Hidey Architects
Interior Designer: Savannah Design
Photographer: Christopher Mayer Photo-IG_cmplight



51-6897
Kachina Estates
Paradise Valley, AZ
Builder: Bedrock Developers, LLC
Developer: Bedrock Developers, LLC
Architect/Designer: Drewett Works
Interior Designer: EstEst, Inc.
Photographer: Dino Tonn



51-7163
Vista Santa Fe
San Diego, CA
Builder: Pardee Homes
Developer: Pardee Homes
Architect/Designer: JZMK
Land Planner: Civil Sense
Interior Designer: Bobby Berk Interiors + Design
Photographer: AG Photography



2019 Award of Merit Honorees

CATEGORY 52 - MASTERPLAN COMMUNITY OF THE YEAR



52-6932

Altis

Beaumont, CA

Builder: Pardee Homes

Developer: Pardee Homes

Architect/Designer: SHJ Studio/Anderson Baron/Bassenian Lagoni

Land Planner: Pardee Homes/RVI Planning

Interior Designer: VER Designs/Al Design/Luna Pearl Studio

Photographer: Christopher Mayer Photo-IG_cmplight



52-6944

Skyline

Santa Clarita, CA

Builder: Pardee Homes

Developer: Pardee Homes

Land Planner: Placeworks

Interior Designer: Multiple in Masterplan

Photographer: Tsutsumida Pictures



52-6949

Daybreak

South Jordan, UT

Developer: Daybreak Communities

Land Planner: In-House- Stephen James

Photographer: Photos courtesy Daybreak Communities



52-6957

Great Park Neighborhoods

Irvine, CA

Builder: FivePoint

Developer: FivePoint

Land Planner: Hunsaker & Associates

Photographer: Tsutsumida Pictures



52-7133

Headwaters

Drippings Springs, TX

Builder: Beacon Construction

Developer: Freehold Communities

Architect/Designer: MAI – Marsh & Associates, Inc.

LandPlanner: RVI Planning

Interior Designer: MAI – Marsh & Associates, Inc.

Photographer: Chet Frohlich Photography