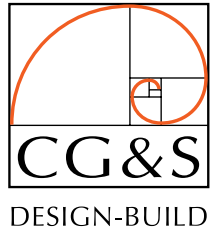


Additional NEWS



Fall Quarterly 2009

Photography by Greg Hursley.

Austin Energy **Green Ratings**

The Austin Energy Green Building Program has developed a set of specifications to encourage energy efficient design and construction of both new and renovated homes within Austin Energy's service area. Over time, more and more of these provisions are working their way into the residential building code, with the rest remaining as voluntary guidelines that are evaluated by the program in the course of awarding a green rating, measured on a scale of one to five stars. The most compelling reason to implement the city's green guidelines is the substantial energy savings that result, which leads to lower utility bills. Efficiency upgrades to air conditioning systems, appliances, and plumbing fixtures pay off far into the

future—but these are only two of the most obvious aspects of the guidelines; practical, smart, green advice covers a wide gamut from proper building orientation and wise window layout to the use of low VOC (non-toxic) paints and finishes. Taken as a whole, these techniques create a home that is comfortable, healthy, and good for the wider environment. CG&S Design-Build's architects and estimators are experts in the Austin Energy Green Building Program's rating procedures and are skilled at incorporating its principles as the design/build process unfolds, guiding and customizing each project to meet the needs and priorities of our clients.



Photography by Greg Hursley.

Two CG&S projects, side by side. The home on the left earned five stars (the maximum rating possible), while its neighbor garnered three.



Front entry



Upstairs office



Stair descends and wraps around corner

Two CG&S Projects on the 7th Annual Austin NARI Tour of Remodeled Homes, October 24th and 25th, 2009

This year we are honored once again to have two homes open to the public on the Austin NARI tour. Presenting two aspects of our work allows for interesting comparisons of design style and approach while demonstrating the same high level of attention to detail and craftsmanship. For more information and tickets, see: www.austinnari.org

Asian-Modern in Pemberton Heights

At the front of the house, a new glass entry vestibule was created in place of an older masonry fireplace. Bands of glass set within horizontal redwood frames enclose the new space, which was built in front of the home's existing stone façade. Rather than continuing to act as the home's entry, the courtyard space has instead become a landscaped focal point visible from within the house. The wall separating the courtyard from the interior was completely rebuilt as an asymmetrical composition of glass, wood, and stone, whose primary design element, a redwood window box, "floats" above the low masonry wall.

A new master bedroom suite and office on the second floor are connected to the ground space by a new stair-

way. The stair opens up at the bottom floor, wrapping around a corner where recessed niches above provide additional visual accents.

Downstairs, existing wood floors were replaced with bamboo, and slate tile in the entry vestibule continues in the hallway and family room. The second floor was built on top of the existing roof framing to preserve the sloped ceilings on the first floor. The new master bedroom provides a downtown view through horizontal bands of windows and a larger window located at the foot of the bed. Second floor rooms were made to feel more expansive by locating windows at opposing corners of exterior walls. All windows were carefully designed to die into the underside of the ceiling.

Materials:

Stairs: Teregren Signature Naturals Bamboo Treads & California Gold Slate Risers from Schroeder Interiors
 Carpet: Tuflex Mojave Dusk & Hickory Tweed from Schroeder Interiors
 Lighting: Hubberton Forge from Lights Fantastic
 Entry/Downstairs Flooring: California Gold Slate from Schroeder Interiors
 HVAC: Trane from Ehrlich Mechanical
 Interior Doors: BMC West
 Windows: Ram Industries

Master Bath Materials:

Wainscot & Splash: Fabrique Gris & White Daltile from Schroeder Interiors
 Shower Floor: Emser White Pebbles from Schroeder Interiors
 Countertop: Nocce Travertine from Moe Freid Marble & Granite
 Bamboo Cabinetry Finishing: Lesa Renfro of The Finishing Touch
 Shower Enclosure & Mirror: from Anchor Ventana
 Plumbing Fittings: Kohler, Newport Brass, Grohe from Ferguson Enterprises
 Dumpster: from Texas Disposal Systems



Central stair with game room beyond



Open kitchen plan



Master bathroom

Photography by Greg Hursley

Detailed Contemporary in Jester Estates

The small, outdated kitchen was gutted and redesigned to be more modern, efficient, and open to its surrounding areas—including a game room to one side and stunning hill country views. The basic layout of the kitchen was reorganized around a new central island, whose angular shape was determined by the new circulation patterns. Existing cabinetry was replaced by all new mahogany millwork with black granite countertops separated from the cabinet bases by a thin strip of white marble. A horizontal bank of stainless steel cabinetry spans the length of the wall above the cooktop. Striking mesquite floors run throughout the first floor areas and into the kitchen.

The guest bath/powder room maintained the original plumbing layout to save money but was remade with

custom details and materials—including a frameless glass shower, slate tile flooring and walls, stepped vanity mirror, and a notable feature: a wall-hung cantilevered custom concrete sink.

The master bath was completely gutted and replaced with a natural palette of travertine, mosaic slate, and mahogany paneling. The tub and shower were combined into a single “wet area” behind a frameless glass panel. A large horizontal window above the vanity maximizes previously obscured views. Above the sinks, individual mirrors are supported on cables, allowing for a view to the landscape beyond. Clean, contemporary detailing, natural materials, and greater openness characterize the new master bath, which occupies exactly the same space as its predecessor.

Kitchen Materials:

Plumbing Fittings: Kohler, Elkay, Blanco from Ferguson Enterprises
Dishwasher & Oven: Jenn Air from Kiva Kitchen & Bath
Cooktop: Dacor from Kiva Kitchen & Bath
Refrigerator: Subzero from Kiva Kitchen & Bath
Countertops: Black Galaxy Granite from Moe Freid Marble & Granite
Backsplash Tile: Oceanside Glass Tile from Schroeder Interiors
Custom Mahogany Cabinetry: QSI Cabinetry
Pendant Lights: Tech Lighting from Lights Fantastic

Master Bath Materials:

Tub: Savannah by Hydro System from Ferguson Enterprises
Vanity & Tub Deck: Durado Granite from Moe Freid Marble & Granite
Tub Skirt: Autumn Slate from Schroeder Interiors
Flooring, Walls & Shower Floor: Chardenoux Travertine from Schroeder Interiors
Plumbing Fittings: Kohler, Hansgrohe from Ferguson Enterprises
Radiant Flooring System: Warmly Yours
Glass Shower Enclosures: from Anchor Ventana
Custom Mahogany Cabinetry: QSI Cabinetry

Powder Bath Materials:

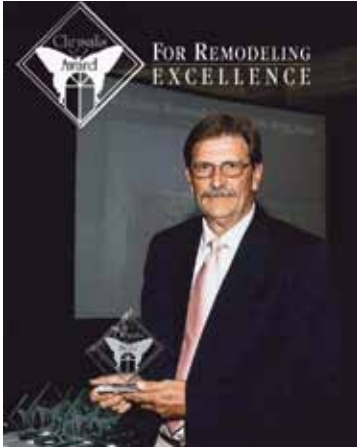
Plumbing Fittings: Coroma, Hansgrohe from Ferguson Enterprises
Custom Concrete Countertop Hardware: Hercules
Floor & Walls: Islandstone Himarchal White Slate from Schroeder Interiors
Shower Floor: Islandstone Pebble Series from Schroeder Interiors

Other Materials:

Flooring & Stair Treads: Texas Rustic Mesquite from MD Custom Wood Floors
Living Room Carpet: Beal Woven Elegance Berber from Schroeder Interiors
Master Suite Carpet: Tuftex Touch of Style Frieze from Schroeder Interiors
Windows: Ram Industries
HVAC: Trane from Ehrlich Mechanical
Interior Doors: from BMC West
Front Door: African Mahogany from The Front Door Company
Master Suite Fireplace: Chardenoux Travertine from Schroeder Interiors
Electrical: Bowne Electric
Insulation: Spray Polyurethane Foam from DeRuiter Insulation
Dumpster: from Texas Disposal Systems

Project Team: | Designer: Mark Lind | Project Manager: Jon Strain

CG&S Designer Mark Lind and Project Manager Jim Venable Lead Project to Regional Chrysalis Award



Photography by Greg Hursley

Jim Venable accepts the award on behalf of CG&S for best Residential Kitchen, \$50,000–\$75,000.

Helping Our Neighbors Out: Capital Area Food Bank

The tough economic situation in Central Texas has made it more important than ever to support the less fortunate that have fallen on hard times. CG&S has set up an online account with the CAFB and are inviting former and current clients and employees to donate to this worthy cause. To access the account, go to: <http://cafbtx.convio.net/cgs>

Newsletter Writers/Editors

Aida Pollard, Mark Lind, Stewart Davis, Ryan Davis

Comments, suggestions and ideas for future articles can be forwarded to db@cgsdb.com. If you would like to receive further newsletters by e-mail, send us your e-mail address.

UPCOMING EVENTS

**7th Annual Austin NARI
Tour of Remodeled Homes**

October 24 & 25, Info & Tickets: www.austinnari.org

Inspired Design, Built to Last

www.CGSDB.com

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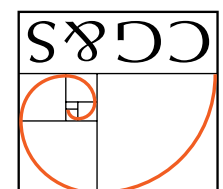
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