

# Private Residence

**Primary Service:** Architecture  
**Type:** Residential  
**Owner/Client:** Mr. & Mrs. Ron Giglio  
**Location:** Greenwood Lake, New York  
**Cost:** \$275,000  
**Square Footage:** 1,912 sf (Renovation)  
**Completion Date:** July 2008  
**Contact:** Mr. Ron Giglio  
Homeowner  
516.852.7036



PROJECT #4.1104.01



Existing Front Elevation - Before



Front Elevation - Under Construction



Front Elevation - Under Construction

## Project Scope:

LAN was commissioned to provide schematic design and construction document services to completely renovate an existing two-story, wood-framed colonial house, located in the scenic Greenwood Lake community. The design objective of the project was to transform the exterior into an English Country Manor style to compliment the previously renovated carriage house. The design incorporated timber frame post and beam elements including, timber trusses and stone piers for the construction of a new front porch. New exterior finishes have been provided, including cedar shake siding, architectural standing seam metal and asphalt shingle roofing, doors and windows. A new kitchen layout was provided on the plans for the owner's use and coordination with a kitchen consultant. The entire south elevation at the first floor level incorporates a glass wall. New roof framing accommodates a second floor observation deck located adjacent to the master bedroom, taking advantage of the panoramic lake views. This project has recently completed construction.

## Services Performed:

- Architectural Design & Documentation
- Structural Engineering
- Energy Analysis Report
- Product Specification

## Program Highlights:

- Addition & Renovation to an Existing Residence
- Timber Frame Elements
- Lake Views



Rear Elevation

# LAN

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