

HBRA 2017 House of the Year

2 Wellesley Court, Avon



On June 15th, House of the Year builder, Bill Ferrigno held a thank you open house for the suppliers who so generously contributed their time and materials to help make it a success!

This is the 2nd House of the Year Bill has built for the HBRA of CT, and as chairman of the Housing Defense Fund, Bill is gratified that the proceeds from its sale, after expenses, will go towards HDF and the legislative, regulatory and legal advocacy efforts of the HBRA of CT.

The hillside lot for the 2017 House of the Year was purchased by HBRAC in Bill's 15 lot single family subdivision, West Hills in Avon, and is the last lot to be developed.

The house is 4,000 sf on two floors, plus a 1,000sf finished walk-out lower level.

Bill is working with Bob Francolini of Simsbury Bank, who once again has stepped up to provide construction financing.

In addition to providing foyer crown and trim molding, Sanford and Hawley was instrumental in soliciting the interest of six distributors of quality and technologically advanced building products.

- ▶ Seven D Wholesale, supplied GAF Timberline American Harvest roofing.
- ▶ Louisiana Pacific supplied Smoothlap Harbor Gray siding.
- ▶ Tapco supplied Klear PVC exterior trimboards & moulding.
- ▶ Coastal Forest Products supplied the Fiberon decking & railing
- ▶ Huber supplied its Advantech & Zip system flooring & sheathing.
- ▶ Distributor Warren Trask supplied Boise Cascade Firebreak HITS, which meets IRC floor fire protection requirements for the engineered joist floor system.



Code requires the equivalent fire performance of a 2X10 for any I-joist, or alternative framing material, over an unfinished space.

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Fight fire with Boise's Firebreak HITS — this high intumescent thermal shield reacts to fire by automatically activating and expanding into a strong, thick fire shield. The ceramic fiberboard layer protects the joist web in high heat, and it's construction friendly. It does not interfere with joist hanger installation, and arrives ready to install. The House of Year mechanical room is now a teaching tool for several fire protection solutions and code compliance.

The newest version of Boise's fire resistant i-joist is the Fire Membrane Joist (AJS24-FMJ). It uses a ¾" Dow Thermax panel to protect both sides of the i-joist web. DOW THERMAX™ Sheathing is a nonstructural, rigid board with a glass-fiber-infused polyisocyanurate foam core laminated between 1.0 mil reflective aluminum faces.



For the stunning House of the Year interior living spaces, CAFD supplied the GE kitchen appliances, Sharp microwave drawer, and CAFD supplied and installed the Heatilator Novus gas fireplace and granite surround.

Bender Plumbing discounted plumbing supplies. Moen supplied faucets and valves and Viking Kitchens supplied discounted Homecrest cabinetry, Zodiac quartz countertops and Adorne™ under-counter lighting.

Thank you to these additional individuals and companies, who have generously donated their services and supplies:

- ▶ Attorney Bob Meyers – bank counsel
- ▶ Attorney Dori Famiglietti – HBRAC construction loan counsel
- ▶ Buck & Buck – site plan
- ▶ Cyclone Home Systems – discounted Closet Maid shelving & frameless shower door.
- ▶ Dalene Flooring – discounted tile, carpeting & pre-finished oak flooring.
- ▶ Denno Surveying – stake out and as built
- ▶ Kwikset - exterior & interior locksets at no charge
- ▶ Nelson Construction – gravel fill & blacktop provided at no cost by JSL Asphalt
- ▶ Overhead Door of Hartford - 3 carriage style garage doors with openers at no charge.
- ▶ Peter's Landscaping Service - discounted landscaping services.
- ▶ Trilacon Realty – MLS Listing
- ▶ Simscroft-Echo Farms – trucking fill
- ▶ Pella Windows – two sliders and front door
- ▶ Glasco – HVAC equipment

The House of the Year is being marketed for \$787,500. ■

