

Dear 2007 Tour of Homes Attendee:

Thank you for attending our home 'VIRTUOSITY.'

VIRTUOSITY is a home that has been an evolution to its final identity, one that has been influenced by topography, conceptual design, and specific client requests. Through a selective and extensive collaboration between the DC Design team and the client, this year's Tour of Homes entry showcases a home that blends natural and warm materials with a simplistic and modern style. We call this theme an "Urban Craftsman," as it possesses details found in an arts and crafts home, as well as metropolitan and contemporary styling throughout.

Although there were many challenges with the land and accommodating certain infrastructure needs, the end result was one that met our main objectives: create a home that is centered on entertaining indoor and out, take full advantage of the unobstructed city views, and provide flexible areas for future use. The final product is an over 5200 square foot home that boasts 3 full bedroom suites, 2 other rooms used for office or bedroom spaces, 4 full bathroom and 3 half bathrooms, an open great room and nearby conversation room, formal dining and nook, 2 laundry rooms and a gym with sauna. The themed entertaining rooms include the rustic 'UNDERGROUND PUB', the elegant '3-D'S CINEMA', and the chic 'SKY LOUNGE.'

The definition of the word virtuosity is 'an interest in productions of art' and a 'great technical skill.' In turn, we wanted each floor to have common design elements present while we also attempted to have each floor possess its own personality. And, we not only focused on creating a unique style but also wanted to introduce cutting edge techniques, technologies and building products to those attending the 2007 Tour of Homes. From the Lutron and Crestron Home Lighting and Automation systems to the energy efficient Dupont 'ThermaWrap' and the 'Spider' insulation, day to day conveniences were merged with environmental considerations to create an enjoyable and responsible home.

We invite you to ask questions about the many products featured in this home, as we are always glad to brag on our very talented group of sub-contracted partners. For a full features list, please see some of the specs in this brochure or ask any one of the helpers located throughout the home.

Thank you for visiting us this year and enjoy the show!

Dan Cooper
DC FINE HOMES

VIRTUOSITY

2007 HBA TOUR OF HOMES SHOWCASE HOME BY



FINE HOMES | INTERIOR DESIGN

AN ADVANCED, DISTINCTIVE AND ENVIRONMENTALLY RESPONSIBLE
URBAN CRAFTSMAN RESIDENCE

ENVIRONMENTALLY CONSCIOUS FEATURES:

ENERGY EFFICIENT LED AND LOW VOLTAGE LIGHTING
HIGH EFFICIENCY HEAT PUMPS WITH A ZONED DAMPER SYSTEM
SPIDER BLOW-IN INSULATION
DUPONT THERMA-WRAP
IKO LIFETIME ROOF SHINGLES
PELLA DOUBLE INSULATED CLAD WOOD WINDOWS
ENERGY MAXIMIZING LUTRON LIGHTING CONTROLS

Fun Facts About VIRTUOSITY

DURATION OF PROJECT FROM START OF FRAMING UNTIL COMPLETION:	144 DAYS
SQ FOOTAGE OF EXTERIOR PORCHES AND DECKS:	1520 SQ FEET
STORIES:	3
TOTAL PROJECT START TO FINISH:	182 DAYS
TONS OF BOULDERS USED FOR TERRACING:	600 TONS
HEIGHT OF TALLEST CONCRETE WALLS:	12 FEET
MILES OF WIRE IN HOUSE:	6 MILES
TRUCK LOADS OF DIRT TRANSFERRED OFF SITE:	375
WIRED TV LOCATIONS:	21
METAL BRACKETS MADE FOR EAVES:	40
WEIGHT OF BRACKETS:	32LBS EACH
# OF DOORS:	35
YARDS OF CONCRETE IN FOUNDATION:	197

MAKE YOUR NEXT HOME
DISTINCTIVE. ORIGINAL. TIMELESS.

dREAM

What do you hope to have your home look like? What is your ideal floor plan, exterior look, and interior design? What modern conveniences are essential to your lifestyle? We will take you through the building process and provide you guidance in every detail along the way to make sure the finished product is everything you imagined and more. And, when building for you, we will provide our interior design services at no extra cost.



VIRTUOSITY WAS
FRAMED IN 30 DAYS



FOUNDATION ON FEB. 19, 2007



METAL BRACKETS & DINING ROOM
CEILING WELDED BY JOHN MOORE,
a member of the DC Team



'SERENITY'
DC Team's 2006 HBA TOUR OF HOMES SHOWCASE HOME

Make Sure You See...

- All of the appliances, including ice maker, professional steamer and kegrator, in addition to multiple microwave drawers, beverage centers and mini dish washers
- The professional theater fabricated in maple with hidden powered screen and equipped with top of the line audio/video equipment
- The UNDERGROUND PUB that boasts a salvaged brick wall, knotty alder bar with serving sink, rustic floors & a fully completed wine cellar
- The 'MAN'S DREAM GARAGE', complete with car lift, service station style garage doors, full cabinetry, water drainage system and painted floors
- Some of the newest stone products and innovations, including exotic slab counters and a wide variety of metro style flooring and wall applications
- The SKY LOUNGE, a space with breathtaking views & art glass creations
- The water features! An impressive combination of interior & exterior water features to set off the main level entertaining areas
- The fusion of metal and wood represented on the modern coffered ceiling in the dining room, and outside in the eaves— designed and crafted by the DC Team to help mold Urban with Craftsman
- The Technology—One of most technologically advanced residences in Lane County. 'Virtuosity' includes wi-fi security monitoring and video conferencing, 7 exterior cameras, lighting control and integration systems, kaleidascapedia media library and a whole house automation network.
- The finish work—If nothing else excites you, the craftsmanship will impress you—from the ceiling details to the trim, every detail was carefully crafted.

dESIGN

Ever go through a house and feel like something is missing? Do you get tired of seeing the same materials and ideas in every home you visit? Imagination and thoughtful design elements are not often found in a home, and that is why we are here. We provide the thought and know how to make your home functional, yet stand out from the crowd as unique and original. Providing our clients with a basis of design knowledge and allowing them to create their own style in the process is our mission.

dEDICATION

Building a custom home is much like a marriage. There will be many conversations about money. There will be hard decisions to make and there can be times of compromise. So, it is important to consider who you involve in that relationship. As your builder, we will commit to you that we will not cut corners for the sake of time or ease. The final product is just as important to us as our clients, as our passion is building and our pride for the end result is our driving force. Your home will be the culmination of a lot of careful planning, deliberation, and calculated design.

dOLLARS and 'SENSE'

We understand that the expense of new homes can be an enormous deterrent when considering a custom build. We typically will carry the cost of construction until completion with a signed contract and a nominal amount down, depending on the project. We will also keep our clients posted on each cost going into their home, allowing for more of a hands-on management of job cost. Our goal is to be flexible and give our clients the ability to save money, spend cash on upgrades, and manage the final cost of their home.