

Submission Category:

- NEW CONSTRUCTION – (Project cost less than \$5 million)

Project Type:

- Single Family Residential

Project Address:

- 7998 Meadowbrook Drive, Indianapolis, IN 46240

Date of Substantial Completion:

- September 15th, 2022



Architect's Statement:

Holly Creek Overlook, a new single-family residence in Indianapolis, is enveloped by a natural, wooded habitat, providing a serene and picturesque backdrop that harmonizes seamlessly with the surrounding environment. Our clients, having started a family in a traditional Indianapolis suburban house, craved a home that they could 'grow old in' with large open spaces, dedicated both to watching their family grow as well as the natural environment around them. Terms such as 'trees,' 'windows,' 'space,' and 'connection' repeatedly occurred during discussions about their vision for this forever home. In crafting the heart of their home, the owners envisioned a space that harmoniously blends usability, functionality, and beauty to cater to the needs of their small family.

The desire for extremely functional, simple, and easily navigable spaces led the design, along with the need for connection, not just spatially but with loved ones and the local community. The clients longed for a home that felt reminiscent of a getaway to Sea Ranch, cozy and warm yet spacious under the constant shade of tree cover. Simultaneously, the goal was to craft a residence that excelled in comfort, health, and aesthetics. The design aimed to foster a living space that both appealed to the senses and promoted well-being.

Our main focus, as the architect, was seamlessly integrating the home within the natural wooded surroundings, prioritizing environmental harmony. This involved a meticulous approach to minimize any adverse impact on the existing landscape, ensuring a sustainable and respectful coexistence. The proximity of a ravine with a 16-foot drop and a creek limited construction equipment access, requiring careful coordination with contractors and engineers to avoid compromising the structural integrity of the embankment.

Balancing the desire for optimal woodland views with privacy considerations was another challenge. The property, which abuts a local city bike and walking trail, was commonly used as a connection point in which passersby could leave the trail to access the neighborhood, via an existing wooded path. Positioning private spaces, such as the children's bedrooms, away from the trail was a top privacy concern. Respect for the neighborhood's single-story vernacular posed a challenge in crafting a 3,000-square-foot home that felt expansive without being overwhelming or cavernous. This juggling act of addressing spatial constraints, privacy concerns, and aesthetic sensibilities defined the project's journey, turning challenges into opportunities for architectural ingenuity.

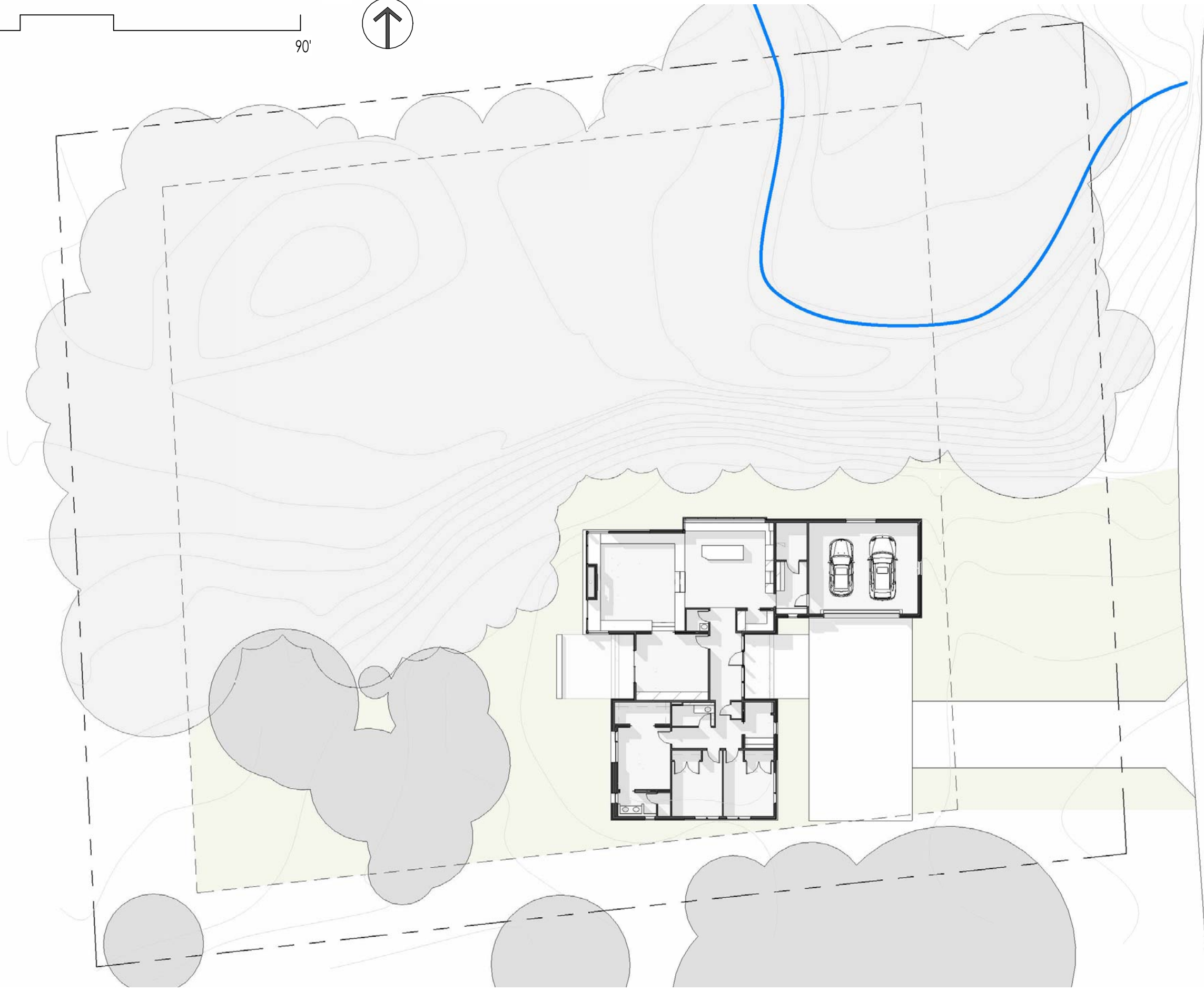
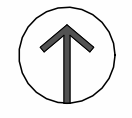
The interior of Holly Creek Overlook showcases a thoughtful fusion of functionality and aesthetics. Resilient terrazzo floors and quartz countertops form a durable workspace, while rift-cut white oak cabinetry found throughout the home infuses warmth and natural elegance into the space. The environmental harmony continues inside, with skylights and expansive windows allowing the wooded landscape to be enjoyed from indoors.

Additionally, the emphasis on energy efficiency was paramount when committing to responsible architecture, aligning the project with contemporary standards of sustainability. Dedicated to fostering a healthy living environment, the home utilizes electric appliances exclusively, foregoing typical combustion appliances, aligning with the clients' commitment to creating a home that promotes both health for their family and the earth. Remarkably, it approaches near-net-zero energy operation through a roof-top solar panel array, not only sustaining the home but also fueling the homeowner's electric vehicle.

Holly Creek Overlook successfully realizes our client's vision of achieving harmonious equilibrium, resonating with both its natural wooded surroundings and the family who occupies it.

Sustainability Stats - Baseline Energy Use Intensity (EUI): 59; Projected EUI: 25; Percent Reduction from Baseline: 58%

0' 90'



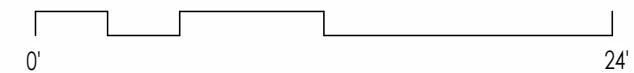


Holly Creek Overlook harmoniously blends into its wooded surroundings through a combination of simple massing and natural materials.

Front Elevation



- 01: Entry Court
- 02: Entry
- 03: Powder
- 04: Pantry
- 05: Mudroom
- 06: Garage
- 07: Mechanical
- 08: Kitchen
- 09: Dining Room
- 10: Living Room
- 11: Terrace
- 12: Den
- 13: Primary Closet
- 14: Primary Bedroom
- 15: Primary Spa
- 16: Bedroom 1
- 17: Bedroom 2
- 18: Laundry
- 19: Linen Closet
- 20: Hallway
- 21: Bathroom



On entry, skylights flood the space with daylight. Terazzo flooring and white oak trim add warmth and natural elegance.



Main Entry







Right of entry, terrazo flooring extends into the light-filled kitchen. Warm wood tones enhance the balance of the simple yet functional design.



Kitchen



The rear exterior provides scenic views of the adjacent woodlands through expansive windows and an outdoor terrace, seamlessly integrating nature into the house's design.



Within the powder room, a tiled vanity and storage nook showcase meticulous attention to materiality and customization.

Powder Room



Den



The durable, low-maintenance, and simple material palette of Holly Creek Overlook extends seamlessly from the exterior to the interior.



Living Room







Kitchen



Kitchen

