

# News and Happenings

June/July 2015

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## Our 25th Anniversary Celebration!



Landis celebrated 25 years in business at a party on May 16th with past and current employees, past and current clients, subcontractors, vendors, suppliers, family and friends. Principals Chris and Ethan Landis offered thanks to their family and employees. DC Mayor Muriel Bowser made a brief appearance where she said a few words about the company's longevity and its contribution to the community.



Ethan addresses guests (Photo: Greg Hadley)



Chris catches up with past clients & Davis Kennedy, publisher of The Current (Photo: Pak Cheung)



DC Mayor Muriel Bowser stopped by to say a few words. (Photo: Greg Hadley)



Chris and Ethan in the early days.

## New Projects Underway!

Here are two homes that need a little TLC. We'll be completing whole-house remodels on them this summer. Stay tuned for After photos in a few months.



This home was built in 1924.



This is a 1940 Georgian Revival.

## Elegant Master Suite

The owners of this 1923 home in Washington DC wanted a master suite, and originally considered combining two rooms on the second floor to serve this purpose. However, they showed our team the home's attic and expressed an interest in seeing a design option for a suite in that space. Our designer was immediately inspired. The appeal of moving the master suite to the attic was that it offered an opportunity to create a unique space that was larger and had more design options than combining two bedrooms.



The open plan allows light from two dormers and an expanded skylight to flow through the room. We reframed the front dormer opening in a shape that follows the original roofline, which adds more drama and volume. Clerestory glass panels wrap around the corner of the bathroom, allowing light to flow into that enclosed area. Visit our website to view additional photos and floor plans.



BEFORE

## What's a Trade Day?

After a client approves the schematic design plan, we move on to the estimating stage. As part of the preparation for the estimate, we host a meeting with our designer, estimator, project manager and we also invite trade contractors to the project site. This gives both our team and the trade contractors a chance to review the home's existing structure in context with the new design. The trade contractors (electrician, plumber, framers, drywall installers etc...) ask questions and discuss the best options with the Landis team. For example, for a kitchen remodel, if the existing floor has a tile layer over hardwood, does it make sense to remove both layers and install a new subfloor or should we just remove the tile and use the hardwood as the subfloor? Our team and the trades also discuss areas for staging for materials that are delivered to the job. After the trade day, the subcontractors send us estimates that are much more accurate than if they had just reviewed digital or printed plans and our estimator incorporates that into the project construction budget.

## Landis Joins B-CC Chamber of Commerce



We had a display table at the Real Estate Forecast.

Landis recently joined the Bethesda-Chevy Chase Chamber of Commerce. Our first event was the Real Estate Forecast at the Roundhouse Theater. Principal Chris Landis and Director of Architecture Paul Gaiser attended the event and learned about new commercial and mixed-use developments in Bethesda. Speakers that addressed planning in Montgomery County said transportation is the key to future growth.

## New Retail in Takoma Park

We'd like to welcome Tabletop ([www.tabletopdc.com](http://www.tabletopdc.com)) to Takoma Park. The boutique offers modern home decor, kitchen items and gifts. This is Tabletop's second location--the original store is in Dupont Circle. The store expands Takoma's home and gift offerings. It joins another one of our favorite stores, Trohv ([www.trohvshop.com](http://www.trohvshop.com)), which specializes in new and vintage home goods and gifts. Both have a great collection of original greeting cards. Stop by both of these great stores when you visit our offices.

## DC Housing Expo and Home Show

June 27 from 11 am to 5 pm attend the 7th annual DC Housing Expo and Home Show. It's hosted by the Department of Housing and Community Development. Workshops and demos will include valuable financial, rental, homeownership and small business information. Learn how you can save energy and money in your home or business. Location: Walter E. Washington Convention Center, 801 Mount Vernon Place NW.

Do you know someone who might benefit from our services? Forward our newsletter!