

Ready for a Family: Practical Luxury in College Park



Canin Associates enjoyed a new challenge of designing and constructing two new luxury homes on adjacent lots on a tree-lined street in College Park. Rick Jennings of Nautilus Homes was selected as the homebuilder and the residences are now built and on the market.

A progressive floor plan was used for both home sites, although each has its own individual elevation and design aesthetic. One has a Mediterranean style and the other is Contemporary. Each home features a luxurious master suite, guest suite, and a study/flex space on the first floor; as well as two large suites and a bonus area upstairs. The multiple flex spaces provide unique opportunities for a variety of office, play room, or education space to fit any family's needs.

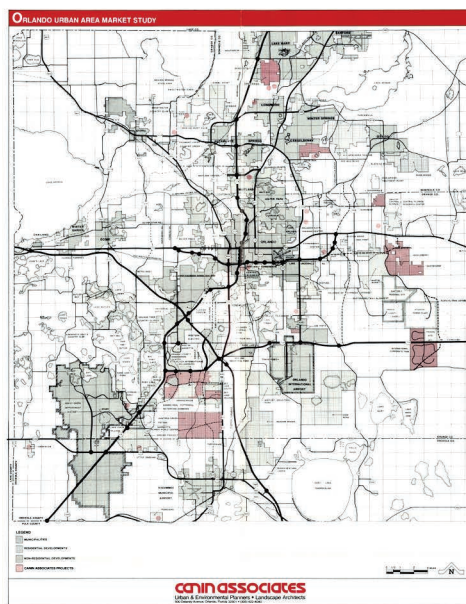
The Mediterranean courtyard home was featured in this Spring's Parade of Homes and has a large great room with soaring warm wood ceilings matching the rustic floors. Abundant natural light is provided by clerestory windows and an intimate courtyard off the living area, perfect for al fresco dining. A covered lanai and deck surrounding a sparkling pool, provide great possibilities for outdoor living and entertaining. The kitchen with its butler pantry, generous counter tops and a large island will be a hub for family and friends. The upstairs includes two spacious bedroom suites with ample closet space and private baths and a huge bonus room with pocket doors opening onto a large covered balcony that overlooks the shaded street.

All in all, the homes are spacious, light-filled and offer livable floor plans with abundant storage on a relatively narrow 50' wide lot. ■

Celebrating 40 Years

This fall Canin Associates will be celebrating our 40th year in operation. While much has changed in forty years, our firm has remained consistently dedicated to the craft of community building and to our team of design professionals. Brian and Myrna established the firm with the goal of creating a team that share their results-oriented philosophy and that goal is still a driving factor in our firm today. As we celebrate our 40th anniversary, we also celebrate nearly forty years of mapping the regional growth and development trends. In 1985, Brian first shared the Orlando Area Market Study Map. In the last thirty-five years the Orlando area has more than tripled in population and we have kept up with that growth by mapping development in the region every year.

As part of our 40th year initiatives, we have launched a new website that places a greater emphasis on our project work and the diversity of design services we provide. Please visit www.canin.com and sign up for our future newsletters. Our **Winter Newsletter** this year will celebrate our forty years of signature regional projects and Brian's professional leadership in planning and design. ■



1985 Canin Map

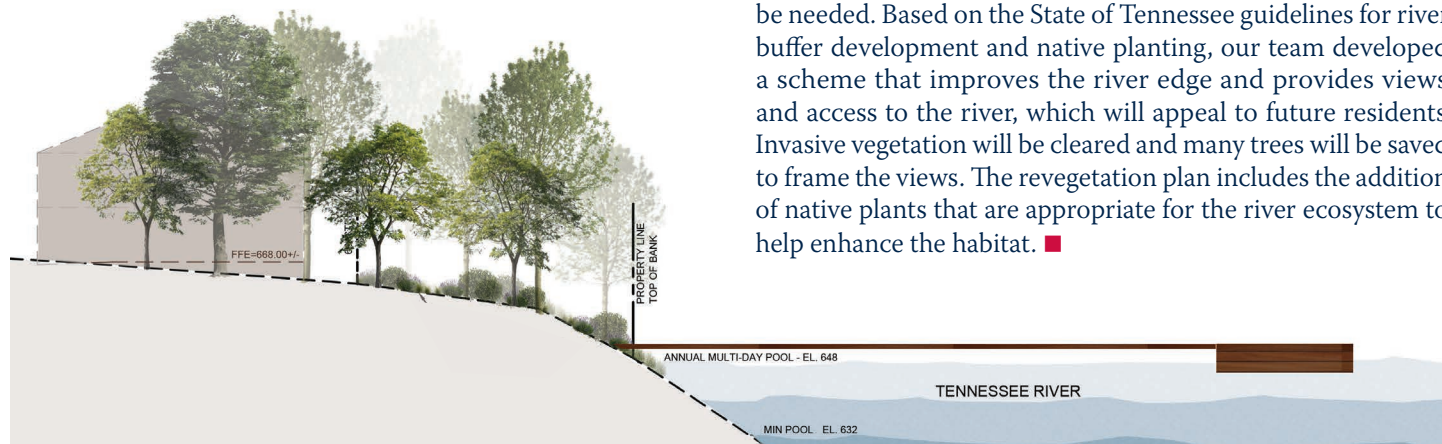


2020 Canin Map

Enhancing the Edge of the River

The Canin Associates' landscape architecture studio is leading the landscape design at the new Riverton development in Chattanooga, TN. The development includes a significant amount of frontage along the Tennessee River. During the environmental study of the site, it became clear that options for clearing and revegetating the land abutting the river would

be needed. Based on the State of Tennessee guidelines for river buffer development and native planting, our team developed a scheme that improves the river edge and provides views and access to the river, which will appeal to future residents. Invasive vegetation will be cleared and many trees will be saved to frame the views. The revegetation plan includes the addition of native plants that are appropriate for the river ecosystem to help enhance the habitat. ■

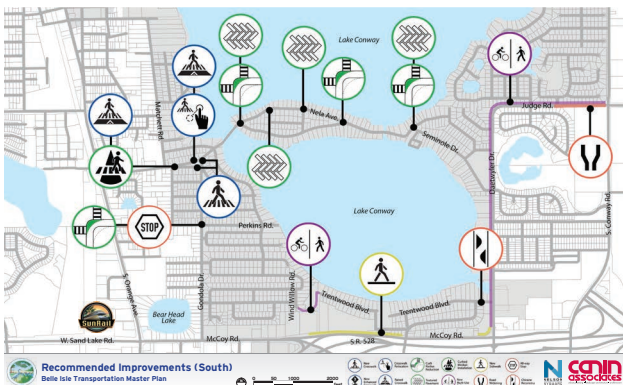


Riverton Buffer Design Section

Finding a Path through the Lakes: Belle Isle Transportation Master Plan

Nestled in the Conway Chain of the Lakes, the extensive waterfront that gives the City of Belle Isle its charm also presents challenges for transportation. The lakes create a bottleneck for regional traffic through the City's otherwise quiet residential streets and limit alternative routes for people walking and biking. Canin Associates had the opportunity to join the New York office of national mobility consultancy Nelson/Nygaard on the Belle Isle Transportation Master Plan. Challenges ranged from constrained right-of-way and hazardous intersections to school traffic. The team's plan identified solutions to make travel in the City easier and safer for all modes by calming traffic and adding safe crossings at key connections.

Canin Associates provided a local perspective as well as several key areas of expertise. Our team designed and led the public involvement component of the project which included identifying citizen concerns and values. The values of safety, comfort, access, and beauty that were defined, drove the plan recommendations. The design team also utilized Belle Isle's geography to identify unique transportation opportunities such as boating. We helped connect the Transportation Plan to existing regional plans and the City's wider planning objectives. Assets such as proximity to the Sand Lake SunRail Station became vital defining points for the overall transportation strategy. We also developed a bicycle network map which connects a variety of existing routes and proposed new links to provide meaningful connectivity for recreational and transportation riders in the City. ■



Belle Isle - Recommended Improvements Map

PROJECT UPDATES

Isles at Old Tampa Bay

The Isles at Old Tampa Bay project is poised to start the first phase of construction. The main entry Landscape designed by Canin Associates will provide the initial welcoming impact as development across the 162 acre waterfront site proceeds. The first phase of construction will include the streetscape along Westshore Boulevard and main entry landscape design and signage. Initial infrastructure development will set the stage for the next phases of sequential development. ■



A Sign is Rising

A number of years ago the Canin Landscape Studio was given the assignment of redesigning the outdated entry monuments for the Bonnet Creek Resort development. The design focused on creating a more visible branding presence at the intersection of Chelonia Parkway and Beuna Vista Drive and providing individual logo opportunities for the various resorts at Bonnet Creek. Now the project has reached a milestone and permits are being filed for construction. We look forward to seeing this prominent sign feature coming to life this year. ■



Tower Progress

We first mentioned the Tower Residences at the Ritz amenity deck renovation project back in our summer 2018 newsletter. This spring we submitted for a building permit to the City of Sarasota. One of the highlights of the project is the installation of almost 20,000 square feet of porcelain pavers. This is one the first installations of this product for any Marriott property. ■



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the buzz at CANIN

Eliza Juliano was a speaker at the virtual 2020 Florida Planning Conference where she used the award-winning North Quarter Vision project to highlight opportunities to retrofit cities for more active transportation options.

Greg Witherspoon led a virtual meeting and discussion for an Urban Land Institute Florida Product Council session on the impacts that the pandemic may have on planning and amenity design for master planned communities.

Brian Canin will be sharing his perspective on sustainable landscapes during a panel discussion for the Outside Sustainable Landscape Collaborative event to be held on October 22nd.

on the boards at CANIN

Canin Associates was recently announced as the planning and landscape consultant for the 1,572 acre Riverwalk project. Look for future newsletters to highlight more about this exciting development.

The Canin Architecture Studio was recently selected to design the townhomes for the Riverton project in Chattanooga, TN. We have already been hard at work on finalizing plans for the innovative live work products to be built in the village center.

This year the Canin Planning studio is leading the effort to update the Land Development Code for Seminole County. We are just underway having completed an evaluation and white paper assessing the current code.

Maxwell Gardens Cottage : Big Innovation in a Small Package



This new and noteworthy three-bedroom cottage is in the design stages and it is planned to be built in Orange County for Pathlight Homes. The mission of Pathlight Homes is to change the lives of homeless and low-income individuals by providing affordable housing and economic opportunities.

This new home design and site planning by Canin Associates, is intended to demonstrate a high level of design with pleasing proportions and an efficient plan layout. Canin is exploring the use of an innovative alternate systems-built construction method, using an all-steel frame and roof system in order to provide the homeowners a safe, secure structure that will be strong enough to withstand hurricane force winds and be termite and rot resistant. This pre-engineered system will also offer significant savings by shaving weeks off the construction schedule and reducing labor and material costs. ■