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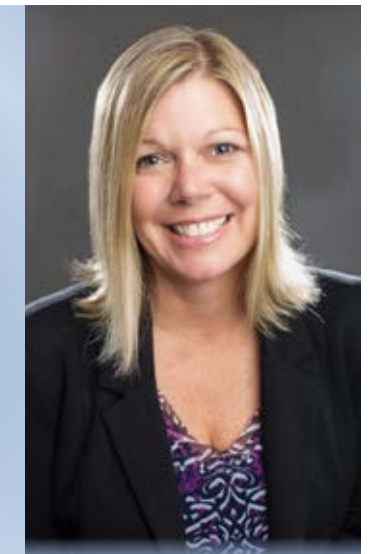


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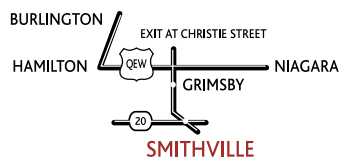
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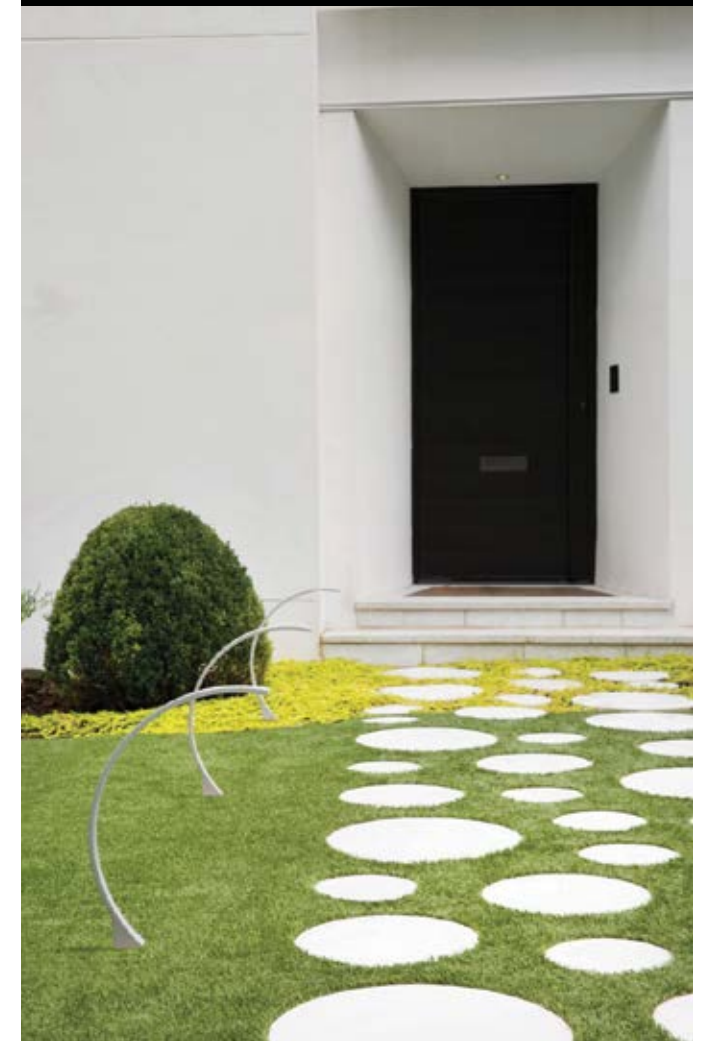


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DO YOU REMEMBER YOUR FIRST APARTMENT?

Mine had no style and featured hand-me-downs from my parents and furniture constructed of milk crates. Looking back, even when I had more choice, my subsequent apartments weren't much better – oh no, the pastels! And flower wallpaper borders! Thank goodness both the times and my tastes have changed.

Sometimes it can be hard to distinguish between what we actually like, for ourselves, and what latest trends are being pushed towards us every time we go into a home store, or turn on the television, or open a magazine. Finding our own style can be tricky.

A guiding principle that's stood the test of time, and that I've found helpful, comes from the English architect, designer and writer William Morris. He said, back in 1882, "If you want a golden rule that will fit everything, this is it: Have nothing in your houses that you do not know to be useful or believe to be beautiful."

I reminded my mother of this when she recently downsized from a three-bedroom house to a much smaller two-bedroom apartment. It was a tough time for her – by necessity she had to seriously declutter. That meant letting go of things she felt emotionally attached to, or that represented a lifestyle she wasn't sure she wanted to bid farewell.

But, Mom always rises to her challenges. She'll be 80 in September (uh oh, she'll kill me for broadcasting that!), and is as independent and resourceful as ever. She made her move, and while we're still having fun selecting drapes and hanging pictures, her new home is already cosy. Most importantly, it's *her* – beautiful and inviting and unique.

Isn't that what we're each trying to achieve when we create our living spaces?

This issue we are sharing two very different homes with you. The Padovanis' open-concept house, on page 36, is all light and neutrals and glamorous bling, while the Duffys' more traditionally-styled home, on page 20, showcases stylish colour palettes and, get this, an indoor ball hockey rink!

Both families have children that will soon be flying the nest. I'm thinking if these kids get their parents' hand-me-downs they will be starting off in fine style... Happy summer, and happy decorating!

Melissa

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CONTENTS

SUMMER 2016



ON THE COVER

The Padovani home proves glamour can be practical too. Story, page 36. Photography by Kelly Horkoff.



LOCAL FEATURES

- 16 Style Picks** Summery décor that embraces the flavours of the season.
- 20 Feature Home** A painter's family friendly home is renovated with colour and flair.
- 30 Comfort Zone** Remember When Antique Emporium brings the old Ottawa St. Avon Theatre alive.
- 36 Home & Builder** Stylish bling accents an Ancaster couple's love-at-first-sight abode.
- 44 People** Outdoorsmen who make your outdoor project dreams come to life.

DEPARTMENTS

- 10 Editor's Note**
- 14 Publisher's Note**
- 26 Real Estate** Watering Know-How
- 28 Good Taste** Blackberry Cordial
- 34 Crafty Ideas** Industrial DIY Planters
- 42 Outdoor Living** Garden Lighting Pizzazz
- 48 Decorating** Furnishing Outside Spaces
- 50 Home Resource Directory**
- 52 Double Take** Canadiana Bunk Beds
- 54 Finishing Touch** Stylin' Seashells

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SUMMER IS THE TIME FOR FUN WITH FAMILY AND FRIENDS

– gathering together and enjoying the great outdoors! I can already hear children laughing and playing, barbecues sizzling and the sounds of splashing in pools. Don't we all love to be outside, especially after a dreary, wet winter and spring?

Now, for our summer projects to begin. Will you dust off your old exterior furniture, or buy some new pieces to create your outdoor space? A few pillows here or a candle there, or perhaps it's time to splurge and redo the entire backyard? Does your home need fresh paint or night lighting? I hope our feature homes in this issue will help inspire your ideas!

Having just moved, my list includes a small deck, new pillows and some new furniture.

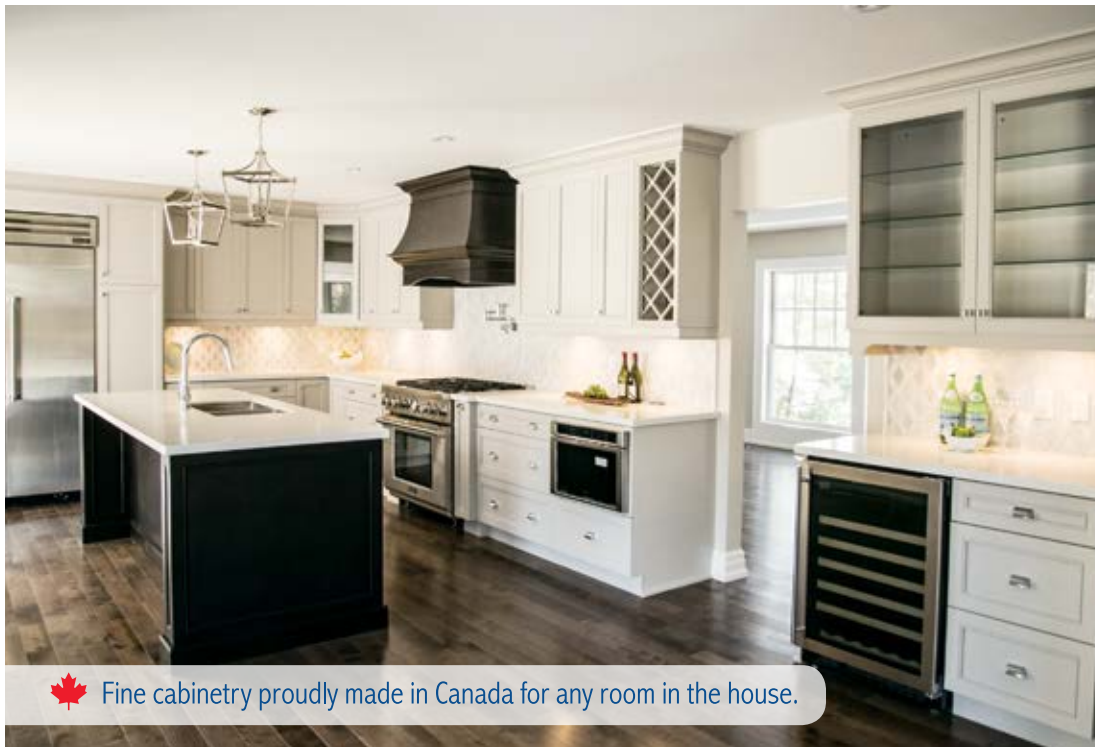
And I'm hoping my 88-year-old Mom will be able to make the journey north with us and supervise our cottage summer project of 2016: planters. Tim and I enjoy our cottage time, whenever we can escape to our northern treasure. It is where we can relax and regroup. And, there, we have another group of friends we like to entertain. We received a request for a room from my daughter and her husband's friends for a weekend. Aha, cheap labour!

Also this summer, I will be seeing possible homes for up and coming issues. It's one of the very best parts of being the publisher of OUR HOMES Hamilton – getting to meet so many wonderful folks, who are pleased to open their doors and show off their fabulous homes. Maybe you have a home that could be a feature... just let me know, and I could come and visit you too!

Whatever your projects are this summer, enjoy the warmth and sunshine with your family and friends. Happy reading!

Laurie

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Meet Geoff Reiner



Summer LOVIN'

PHOTOGRAPHY KELLY HORKOFF

Oh, the joy of the season! We've rounded up a selection of fantastic finds sure to inspire summer decorating fun...



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2 THE MILLIONAIRE'S DAUGHTER

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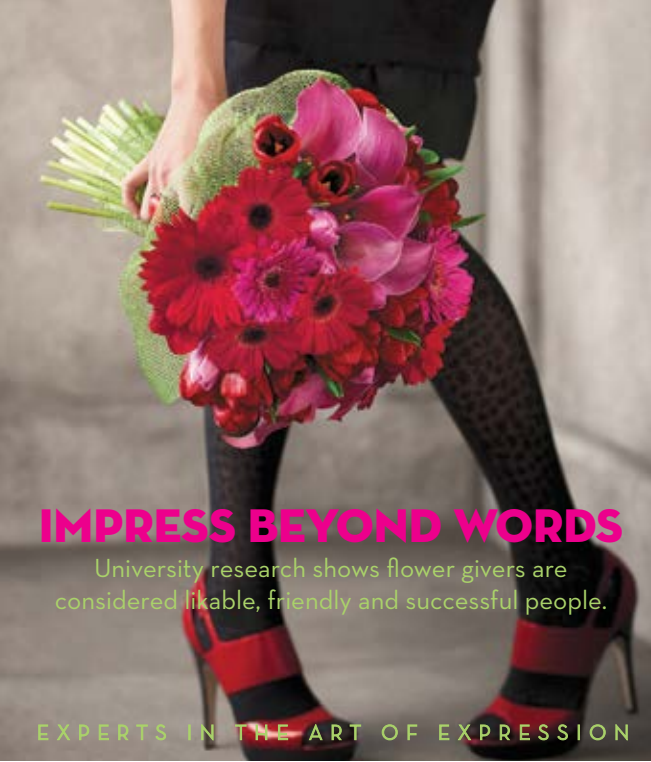


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A Painter's Palette

STORY CAELI MAZARA | PHOTOGRAPHY KELLY HORKOFF | FLOWERS FASCINATION FLOWERS



“IT IS AMAZING WHAT A COAT OF PAINT can do for a room,” says Nancy Duffy, taking in the freshly painted walls before her. The colour scheme in the Duffy home has been carefully chosen, and flows effortlessly from room to room: A formal green in the living room, a rich brown in the kitchen, a sophisticated grey in the family room. Even the newly-updated powder room, finished in elegant damask-patterned beaded wallpaper against dark wood cabinetry fits the home’s character.

When it comes to wall finishings, Nancy and her husband John can consider themselves experts. John owns and manages **John Duffy Painting & Decorating Co. Ltd.**, and Nancy works there part-time supporting the company’s busy schedule. John Duffy Painting has over 60 years of operation in the Hamilton area – John took over from his father 30 years ago – with John mixing many paint colours himself, and sourcing paint from **Aftica Decor** (three locations) and **Bay City Paint & Wallpaper Inc.** “I painted for years myself. Nowadays I manage my career painters,” he says. “I do pretty much everything but put paint on the walls!”

In their own home, then, choosing paint came naturally. Nancy and John have lived in their Ancaster home for the past 15 years. The 3,000 sq. ft. house is about 25 years old now, and the Duffys take great pride in its ongoing care. Theirs is not a story of one grand cottage-into-castle renovation, but rather the gradual shaping of the home to fit their family’s lifestyle. Now, with all three of their children bound for university within the next couple of years, the Duffys have time to make some much-desired changes. *Continued on page 23*

ABOVE: Nancy and John Duffy aren’t afraid to play with colour. **TOP RIGHT:** Four-year-old Stanley is one of the family. Updated windows by Jensen Windows in Dundas. **RIGHT:** Neutral cabinetry means Nancy can change up accent colours with ease. **OPPOSITE:** Crisp ivory trim and a sophisticated green hue showcase the character of traditional, carved wood furniture.





RIGHT: Colourful accent pillows add a vibrant touch to the living room. **BELOW:** In the powder room, dark tones = style statement. **BELOW RIGHT:** Cool grey walls contribute to the relaxing atmosphere of the welcoming family room.



Their most recent project involved updating two of the upstairs bedrooms. “It was time,” says Nancy, with a laugh. “Our 18-year-old’s room still had stars and his name on the wall.”

Ryan and Bradley are getting a taste of the family business, working with John during the summer months, but Bradley heads to post-secondary study in September. His room was revamped in a light grey-blue with a steel blue impact wall. Ryan, who is going into his fourth year at university, has a room in Storm Grey. Laura, who is still in high school, had her room redecorated two years ago, using Benjamin Moore’s Revere Pewter.

Both boys’ rooms celebrate the family’s passion for the Boston Bruins in the form of hockey gear, jerseys and collectibles. “We’re diehard Bruins fans,” John admits. Six years ago, he planned and built a ball-hockey rink in the basement for his children and their friends. “I said to them, once you boys stop playing hockey, I’ll finish the basement,” he recalls. “They said, ‘Dad, we’re never going to stop playing.’ So this is what we came up with.”

The rink is just one example of how the Duffys have made this house their own. They came to the neighbourhood from Scenic Woods, just a short distance away. Neighbourhood boundaries were making schooling options for the children tricky, and they wanted an area that was more pedestrian friendly. They saw a number of homes before this one, but what really sold them was the yard.

“Our old backyard was quite tiny, with a three-storey house behind us. You kind of felt like you were in a fishbowl,” says Nancy. Their current yard, landscaped by Sherry Hayes of [Landscaping With Style](#), is spacious enough for an in-ground pool and pool house, a built-in barbecue and gas fire pit, border gardens and lots of yard space for the children to play their sports. All but the pool has been added by the Duffys.

“I gave a painting estimate for this home many years ago,” says John. “I came home and told Nancy how impressed I was with the home and backyard. A couple of years later, a friend called me up and said, ‘The guy is selling his house two doors down.’ It was the best move we ever made!”

In their time here, John and Nancy have undertaken one project after another to maintain their home and adapt it to their needs, but it was just last year that they finally got their dream kitchen. *Continued on page 24*



Both boys’ bedrooms are accented with complementary paintings and grommet top curtains. Layering different shades of the same palettes – blue in Bradley’s room and grey in Ryan’s – Nancy created two different but equally masculine and soothing spaces.





“There’s probably not a day that goes by that I don’t look around and say, ‘Oh, my gosh, I love my kitchen,’” says Nancy. “We get so much pleasure out of it.”

The kitchen, designed with the help of **Kitchens Inc.**, is lined with white cupboards and features a striking white-and-grey quartz countertop. The dark-brown tile floor (**The Flooring Warehouse**), a hardwood plank lookalike, is a special favourite. It is complemented by Brown Horse walls by Benjamin Moore, a colour that shows well in a room with so many south-facing windows.

The new stove, from **Peter Martin Appliances**, features a double oven, accommodating the 25-pound turkey the family and extended relatives enjoy here at Christmas. The electrical was completed by **NWML Electric Inc.**, and the plumbing by **Guest Plumbing & Heating**.

Next on the list for the Duffys is to make over the children’s bathroom, the en suite and the master bedroom. “And then we’re pretty much done,” says Nancy. “For now.” John laughs, and explains: “Nancy is always coming up with new colours to enhance our rooms!” **OH**

ABOVE: It was the backyard space that initially drew the Duffys. As well as their customized entertaining areas there’s plenty of lawn for the children’s sporting activities.

BELOW: Evidence of the family’s love for the Boston Bruins abounds, including an indoor ball-hockey rink. Even Stanley loves the game!



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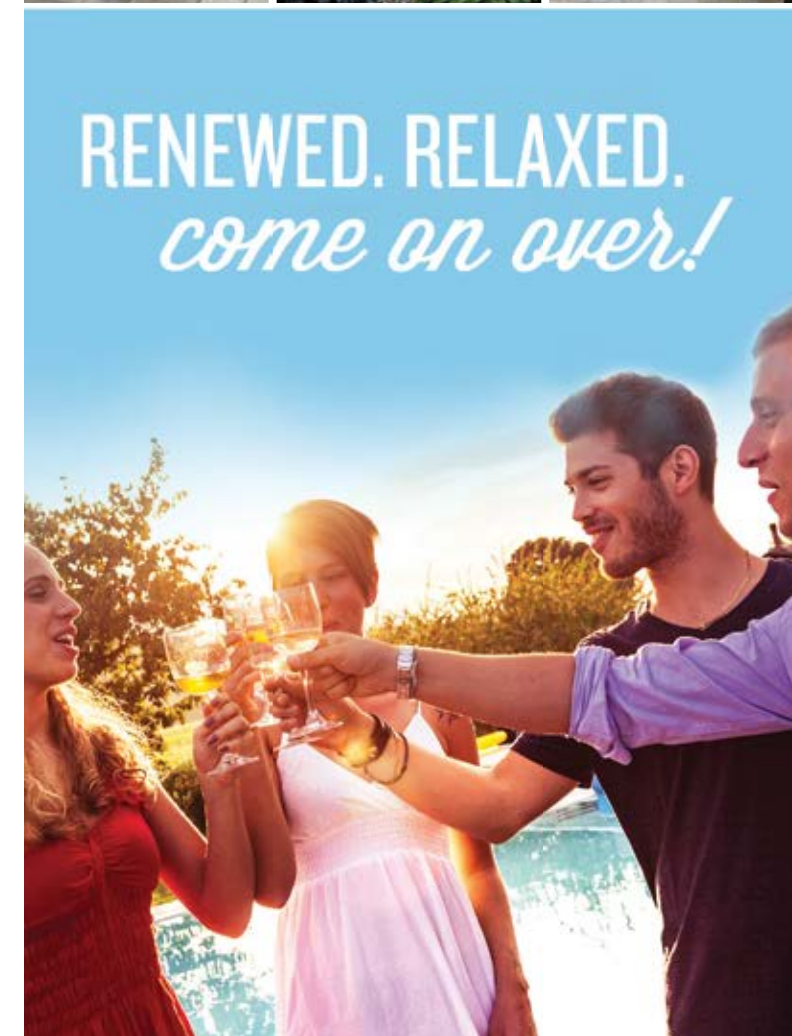
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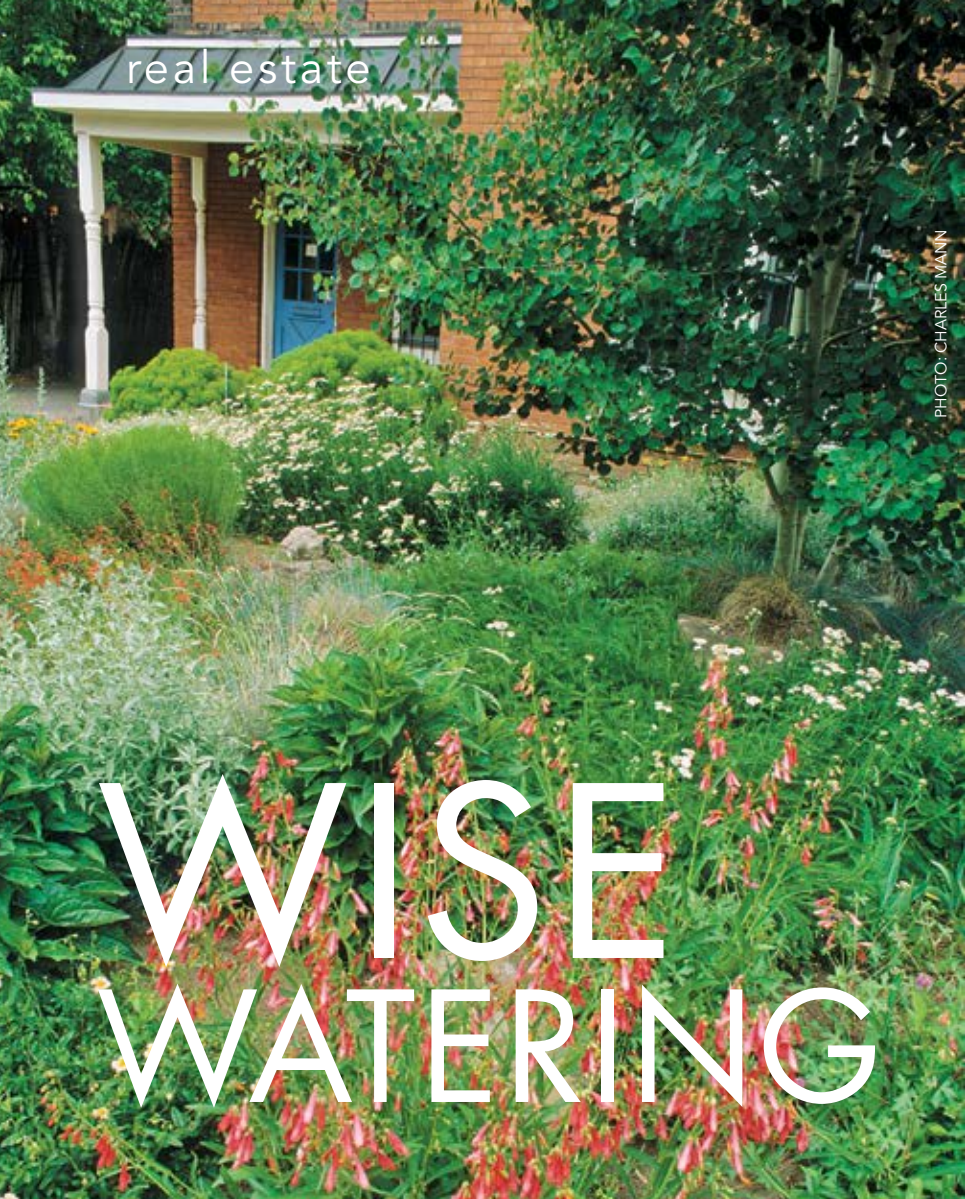


PHOTO: CHARLES MANN

WISE WATERING

STORY **ADRIENNE BROWN**

No doubt everyone in your neighbourhood has a different approach to watering plants through the summer months: there are those who over-water, those who let their gardens dry up to desert-like states and many variations in between with endless methods of water application.

This summer, help your plants thrive and add value to your property by adopting some water-smart gardening practices. Your yard, the environment and your wallet will all thank you.

“In a nutshell, a water-smart garden is a sustainable garden, where conserving and nurturing all natural resources leads to a healthy, mature landscape,” says Diana Maranhao, author of *Water-Smart Gardening: Save Water, Save Money, and Grow the Garden You Want*. Anyone can achieve this through a combination of conservation methods and good gardening practices that will help maintain, preserve and nurture soil and water supplies. Once plants have what they need to grow to maturity, she says, “they can survive and thrive on what Mother Nature provides!”

INCREASE YOUR PROPERTY VALUE

According to Maranhao, “Planting, nurturing and growing healthy trees adds assessed value of between \$1,000 and \$10,000 to properties,” depending upon the maturity, type and number of trees. Similarly, she adds, “Developed landscapes add as much as 20 per cent to total property values – not to mention the energy savings from the cooling effect of mature trees around a home.” So what are you waiting for?

START SAVING: 3 STRATEGIES

Although Maranhao outlines in her book countless ways to save water and grow a garden destined for longevity, she offers her top three water-saving strategies:

1. Apply and Re-apply Mulch

If you only do one thing for your garden this year, says Maranhao, make it mulch. A thick layer (about three to five inches) of organic mulch across your whole garden will conserve water immediately. It seals in moisture, cools the soil and plant roots, creates a layer of darkness that discourages weed-seed germination, reduces sun damage on plants, diminishes erosion and protects soil from drying winds.

“Chipped tree trimmings, pine needles and shredded bark are my favourites in the landscape,” says Maranhao. “Allow leaves that fall from trees to lie where they fall or rake them up if they shade the lawn and spread them elsewhere in the garden. Use straw in the veggie garden – it’s good for at least two seasons before you can rototill it in.”



PHOTO: COOL SPRINGS PRESS



2. Share the Resources

Zone your plants so you can water sections of your garden accordingly. Group low-water need plants together, plant shallow-rooting shrubs and flowers under trees with deep root systems and try incorporating your edibles into your wider landscape so they can help each other out.

3. Capture, Direct and Slow the Flow of Water

This is the year to finally install a rain barrel! Capture the free stuff falling from

the sky. If you already have a rain barrel and are looking for more ways to minimize your water bill, Maranhao suggests creating and moulding the landscape that will best direct the flow of water where you need it: berms, basins and swales can all work to your advantage.

STOP WASTING

Being water smart isn’t just about installing rain barrels or irrigation systems. It’s also about changing bad habits that waste water.

Give plants the space they need to grow to maturity and water them slowly and deeply to the entire root zone during their developing years so they can put down solid, deep roots and better fend for themselves.

“‘Right plant, right place’ means considering all of the environmental needs of the plant before selecting and then siting the plant so that it can grow naturally to its mature size and form – the best horticulture practice to have a healthy plant,” says Maranhao.



PHOTO: CHARLES MANN

TOP PLANT PICKS

For Ontario gardeners, Sean James, President of Fern Ridge Landscaping & Eco-Consulting, Chair of Landscape Ontario’s Environmental Stewardship Committee and Master Gardener, prefers to use native species whenever possible.

HERE ARE HIS FAVOURITE PLANTS FOR LOCAL GARDENS:

Shade Plants:

- Polygonatum (Solomon’s Seal)
- Rubus Odoratus
- Geranium Macrorrhizum

Sun Lovers:

- Little Bluestem Standing Ovation, interesting all-year round
- Common Milkweed, attracts monarchs
- Purple Dome Aster, long-blooming
- Blood Brothers Switch Grass, small with nice colour in late summer
- Fireworks Goldenrod, “Folks still don’t know that goldenrod doesn’t cause allergies,” says James. “This is a spectacular plant for late-summer/fall flowers and good winter interest.”

Ask your local garden centre about native trees and shrubs and their requirements to make sure your yard is a good fit. **OH**

good taste



Summer CORDIAL

STORY AND PHOTOS **PAT CROCKER**

This cordial is one of a few homemade drink syrups that give my entertaining a very personal flavour. I enjoy having this on hand for mixing tall, summer iced refreshers and winter cocktails.

Combined with carbonated mineral water or chilled white wine, it makes a light and fruity drink. Mixed with spirits, the result is a dark and mysteriously delicious drink with plenty of panache. Brandy adds an alcohol dimension to this rich, dark syrup, but is not required, especially if you want to keep your drink options open and use it in a non-alcoholic punch.

BLACKBERRY CORDIAL (Makes 4 cups)

3 lbs blackberries

1-½ cups water

1 tsp whole cloves

1 tsp freshly grated
or ground nutmeg

½ tsp ground cinnamon

¼ cup freshly
squeezed lemon juice

3 cups granulated sugar

⅓ cup brandy, optional

- In a large stockpot or canning kettle, combine blackberries, water, cloves, nutmeg and cinnamon. Cover and bring to a boil over high heat. Reduce the heat and simmer for 15 minutes, or until the blackberries are very soft.
- Strain through a cheesecloth-lined sieve, allowing the juice to drip into a non-reactive bowl or pan overnight. Combine the strained blackberry juice, lemon juice and sugar in a large saucepan or canning kettle. Bring to a boil over high heat and boil for 1 minute.
- Skim and discard any foam. Stir in brandy if using. Pour into 2 pint or a 1-litre jar, cap, label and let cool. Store cordial in the refrigerator for up to 3 weeks.

NOTE: If you fill Mason-type jars, cap with 2-piece canning lids, cover them with boiling water and keep the water boiling for 10 minutes and the cordial will keep for up to 1 year. Refrigerate the cordial once the jar is open.



Use: Blackberry Cordial is perfect for making Kir: combine 2 Tbsp Blackberry Cordial with 1 cup white wine or champagne. I have tossed it with fresh fruit as a quick dessert and

it is a great base for Blackberry Granita: in the bowl of a blender, combine ½ cup Blackberry Cordial with 10 ice cubes. Process on “chop” until ice is blended with the cordial. Serve with a spoon. **OH**

Pat Crocker is a Culinary Herbalist, writing and growing herbs in Grey County. She is the author of 18 cookbooks, including her latest, Kitchen Herbal.

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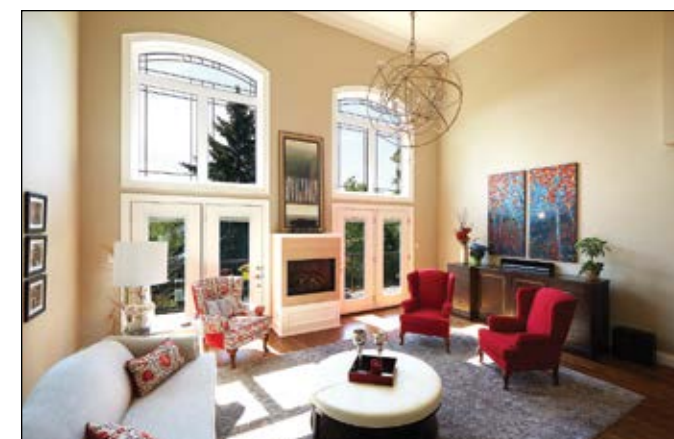
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STORY **MELISSA NORTH**
PHOTOGRAPHY **KELLY HORKOFF**

THEATRE GOERS

THE PLACE: Connect with the past by visiting a store that is decidedly now. **Remember When Antique Emporium**, on Hamilton's in vogue Ottawa Street, houses a fantastic array of antiques and collectibles sourced from across Canada and the United States. Open since November 2014, owners Jen and Mike Smith have developed quite a fan base, with devotees returning regularly to check out their latest finds.

THE INSPIRATION: Serious collecting for the couple only began with their search for a working lock to accompany an old ball and chain they wanted to use in their wedding, Mike says. "It started with locks and keys, and went from there..." When they saw the old Avon theatre was available, they knew it was time to go big. The 6,500 square feet of floor space in the historic theatre, which originally opened as the Avalon in 1941, is now home to Mike and Jen's business and some 30 vendors they have brought on board.

THE STYLE: While there's an eclectic mix of goods, the selection is carefully curated and displayed. Mike has a keen eye for things different and unique, be it antique furniture, rustic décor, car memorabilia, lighting, jewelry, vintage clothing, comic books or jukeboxes. "We try to carry a little bit of everything because of the nature of the area we are in," he explains. "So we have



Jen and Mike Smith, with baby Bradley



50-cent items all the way up to \$15,000 items. We price things to move. We love to see people enjoy the items at a reasonable price. There's something for everyone."

FAVOURITES: Mike loves hunting through old barns, and demand is always high for barn boards and doors (for headboards, focal walls and shelving units), signs and rustic pieces that can be repurposed. For the ever-popular man cave, there are Coke and Pepsi coolers, working slot machines, pinball machines, an original foosball table, even a 1914 cash register. What's that truism? Everything old is new again. So, take a walk down memory lane – admission is free! Along these spacious aisles, you're bound to say, "Oh, I remember when..."

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TOOLS & MATERIALS:

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Non-stick cooking spray or Vaseline

Small containers to use as moulds, 2 per planter

Rubber gloves

Mask

Safety glasses

2 buckets

Water

Measuring cup or scoop

Bowl, bucket or container to mix small batches of cement

Wooden spoon

Trowel

Fine sandpaper

Succulents, to plant

Potting soil

HOW-TO:

- Fill buckets with water. Use one to add water to your concrete mix, the other to store your tools while you're working so the concrete mix doesn't harden onto them.
- Select your moulds by pairing containers to create your planter form. Visit dollar or second-hand stores to find shapes that you like.
- Coat the inside of the larger container and the outside of the smaller container with non-stick cooking spray or Vaseline.
- Measure and mix small batches of concrete according to the package directions. Work quickly, especially with the Sakrete, or the mix will start to set.
- Pour wet mix into the larger container and apply quick taps to the bottom and sides to level the mix and release any air bubbles.
- Press the smaller container into the wet mix, being careful to leave a minimum half-inch thickness at the base; hold for 30 seconds. After 30 seconds, if the form rises when you release the smaller container, weight it down gently with water or stones. If mix overflows, skim the excess with a trowel.
- Allow mix to set for 24 hours or more to minimize cracking.
- Once your concrete planters are completely set and removed from the moulds, give the tops a quick sanding with fine sandpaper.
- Add potting soil and your succulent plants and display!

NOTE: Any materials used in this project should not be used again for food preparation. Be sure to wear rubber gloves during the entire process while concrete is wet. **OH**



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STORY AND PHOTOS **TARA CHATTELL**

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Homeowner Maria Padovani and decorator Coreen Neal of AGD Interior Decorating hit it off right from the start. **OPPOSITE, TOP:** Cream cabinetry, a marble backsplash, quartz countertops and glitzy pendant lights unite to create a glamorous effect. **BOTTOM:** Steel blue subtly accents neutrals in the tasteful living room.



WHEN *destiny* CALLS



STORY **MELISSA CAMPEAU**
PHOTOGRAPHY **KELLY HORKOFF**
FLOWERS **FASCINATION FLOWERS**

In the fall of 2015, the stars aligned for Maria and Greg Padovani.

At the time, the Ancaster couple was living in a neighbourhood that had become too busy and popular for their liking. With two grown children, they were ready for a quieter space with more trees and more of a country feel.

The plan was to find a tear-down opportunity on a good piece of land, then build their custom home, from the ground up.

"One day, our realtor sent us a listing for this house," says Maria. The five-year-old **New England Homes** property, backing onto rolling hills near Sulphur Springs Road, didn't fit the tear-down bill at all, but Maria and Greg decided to have a look, anyway.

From the moment they opened the front door, they knew they'd found something special. "I just got this sense that this was our home," Maria says. "From that first second, I couldn't see myself living anywhere but here."

Continued on page 38



home & builder

The open floor plan, ideal for family living and entertaining, plus the oversize outdoor living space, the dark hardwood floors and the attention to detail at every turn, was exactly what Maria and Greg had hoped for. “It was like they were inside my head!” says Maria.

But the path to home ownership was anything but smooth. The couple put in an offer, but they weren't alone. “We got into a bidding war and we went back and forth five or six times,” says Maria. “It was well over the asking price by then and we finally decided to stop. It was just too much.” So the couple let the property go to the other bidder.

Over the next week, their realtor took them to see other properties. “But my heart and my head weren't in it,” says Maria. Then, a week after they lost the bidding war, the couple's realtor called. “I knew the second she called,” says Maria. “She said ‘good news!’ and I didn't even let her finish. I said, ‘We got the house, didn't we?’”

The other buyer had backed out of the deal at the eleventh hour and the Padovanis scooped up the property, this time without any competition.

Immediately, Maria teamed up with **Coreen Neal**, of **AGD Interior Design & Decorating**, to put some personal touches on the already close-to-perfect space.

There was something magical about the place for Coreen, too. “It's funny,” says Coreen. “I've been decorating for 13 or 14 years and I've seen a lot of gorgeous homes. But with this house, I fell in love right away. It was the raw material, the layout, all the light.” She adds, “As soon as I saw it, I thought, this is going to be such a fun house to decorate, and it really has been. Maria and I always have so much fun together.”

After a coat of light, neutral paint (Sherwin Williams in Modern Grey and Alabaster painting by **John Duffy Painting & Decorating Co. Ltd.**), it was time to get down to decorating. In the main living area, much of the couple's own furniture fit perfectly, with the addition of a live-edge dining table and some sleek leather chairs, in keeping with Maria's preference for a modern look that's still warm and inviting.

Then, it was time for some sparkle. “Maria and I, we're both bling girls,” says Coreen with a laugh. That love of sparkle is evident in little – and not so little – touches everywhere. In the kitchen, Maria and Coreen chose three striking oval pendant lights over the island (installed by electrician **Patrick Minnick** at **Vida Electrical Solutions**).



“When I first saw them, I thought they were going to be way too big,” says Maria. “But Coreen was right, they're perfect.”

Coreen adds, “It's a big space – bigger than you realize. People often choose undersize lighting but you really have to consider scale. It's almost impossible to go too big.”

On the ground floor, the main lighting attraction has to be the impressive chandelier over the dining room table, featuring branch-shaped metal scattered with bevelled glass pieces. “It looks like something organic – like a tree or a bush,” says Maria. “It's a mix of the natural and the bling, and I love that.”

Upstairs in the master en suite, shine plays a major role as well. Crystal waterfall lights hang on either side of the mirror and add a healthy dose of glamour to the spa-like escape.

Continued on page 40



Perfect for entertaining, the recently added stone lanai overlooks professionally landscaped grounds and includes a water feature and outdoor kitchen. **ABOVE:** Not just a laundry room – a built-in desk and shelving above gives Maria extra workspace. **OPPOSITE, TOP:** Puggle love. Kobe's favourite seat in the house. **BOTTOM LEFT:** Attention-getting stairs, by Glanbrook Stairs and Woodworking Ltd. **BOTTOM RIGHT:** Layered textures adorn the powder room.

In the bedroom, soothing whites and greys lend a neutral backdrop, while leather chairs, silky bedding, plush pillows and Swarovski crystal-embellished wall art add all the interest. “I think that’s my favourite room in the house,” says Coreen. “It’s just so inviting, so calming.”

If the master bedroom is Maria’s favourite space, and the main floor man cave – a project still in the works – is Greg’s ideal room, then the couple’s two adult children claim the upstairs loft as their own preferred getaway.

Positioned over the garage, the roomy, lounge-like space has vaulted ceilings, a skylight, a fireplace, an ample sectional and a big screen TV. “My kids say they’re never leaving home,” jokes Maria. “I wouldn’t either, if I had a space like this!”

Despite the country-house feel, it’s just a five-minute walk to Ancaster’s main thoroughfare, with shops, banks, a seasonal farmer’s market and plenty of bustling activity. “It feels like we’re in the country, but we walk down one short path and we’ve got everything we need,” says Maria.

“We really couldn’t have asked for more,” she says. “It was crazy how it all came together, but we’re so happy it finally did.” **OH**




TOP: Maria’s haven. David Cramm, Cramm Interiors, custom built the fabulous mirrored wardrobe and dresser. **ABOVE:** With heated marble flooring and a free-standing soaker tub, the styled master en suite invites relaxation. Coincidental connection – Maria’s nephew Eric, Precision Plumbing, was involved in the original build. **LEFT:** A cosy corner in the spacious loft getaway above the garage.

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NIGHT LIGHTS

ILLUSTRATION **HINKLEY LIGHTING**

With a few beams of light, your outdoor spaces can sparkle underneath the night sky. Light fixtures in the right place will enhance your yard’s style and extend your evening’s outdoor entertaining. OUR HOMES shows you how to light your property and offers some style ideas.



1. Flush Mounts light seating areas, balconies or porches with lower ceiling heights.

2. Hanging lanterns hang over outdoor dining areas or on porches with high ceilings.

3. Wall lanterns commonly light exterior doors for increased visibility and safety.

4. Post/Pier lanterns are often used to light the end of a driveway or front yard. They can also be used on top of a deck or fence post (not illustrated above).

5. Spot lights allow you to highlight features in your yard with uplighting, shadowing or grazing techniques.

6. Well lights are commonly used in uplighting and grazing techniques but can also be used for shadowing.

7. Hardscape lights highlight larger structures such as built-in seating, deck or fence rails or retaining walls.

8. Deck lights are mounted to deck posts, pergolas or gazebos to light the space perimeter.

9. Step lights guide foot traffic, especially where there is a change in elevation.

10. Path lights illuminate a walkway.

HINKLEY LIGHTING: 5. 3W LED Cast Aluminum Spot Beam 6. 50W Brass Well Light 7. Nexus Small Aluminum Hardscape Deck Light 8. Hardy Island Cast Brass Round Eyebrow Deck Sconce 9. Luna Zinc-Aluminum Alloy LED Step Light 10. Atlantis Natural Cedar and Aluminum LED Path Light

Some lighting inspiration for your outdoor space...

FLUSH MOUNTS

1. **HINKLEY LIGHTING:** Cape Cod in Aged Zinc 2. **KICHLER:** Ashland Bay 3. **FEISS:** Freemont in Hi Gloss Grey 4. **PROGRESS LIGHTING:** Westport in Antique Bronze 5. **DVI LIGHTING:** Niagara in Hammered Black



HANGING LANTERNS (LARGE)

1. **HINKLEY LIGHTING:** Walker in Buckeye Bronze & Heritage Brass 2. **HINKLEY LIGHTING:** Carson 26.5-inch in Iron Rust 3. **KICHLER:** Westington 3-Light in Olde Bronze 4. **DVI LIGHTING:** Niagara 35-inch, 12-Light 5. **FEISS:** Bluffton 3-Light in Oil Rubbed Bronze



HANGING LANTERNS (SMALL)

1. **ELK:** Dune Road 2. **HINKLEY LIGHTING:** Dorian LED in Titanium 3. **PROGRESS LIGHTING:** District in Metallic Gray 4. **PROGRESS LIGHTING:** Botta Small in Antique Bronze 5. **KICHLER:** Venetian Rain 2-Light in Black with Gold



WALL LANTERNS

1. **PROGRESS LIGHTING:** Brookside 12-inch in Cognac 2. **KICHLER:** Clear Point 1-Light 3. **FEISS:** Arramore 1-Light LED in Dark Weathered Zinc 4. **FEISS:** Freemont 1-Light in Hi Gloss Blue 5. **HINKLEY LIGHTING:** Aria



POST/PIER LANTERNS

1. **KICHLER:** Halleron 3-Light 2. **FEISS:** Chelsea Harbor 7-inch in Storm Cloud 3. **FEISS:** Lighthouse in Brushed Steel 4. **PROGRESS LIGHTING:** Township in Oil Rubbed Bronze 5. **FEISS:** Menlo Park in Cinnamon **OH**



people

There's no time like now for tending to our outdoor projects and gardens. Fair weather or foul, these talented gentlemen are the professionals to go to, to get your project done right.

PHOTOGRAPHY KELLY HORKOFF

OUTDOORSMEN

MATT VANANDEL *Envision Landscapes*

What's the best way to make the most of our outdoor spaces? Have a great plan that is followed through for your property. A major consideration when constructing that plan is your family habits – to create the entertaining and sitting areas that will suit your family and guests.

What are clients loving this season? Clients love having the ability to incorporate unique aspects, such as night lighting or a fire pit, or something totally different that will transform their home into the ultimate entertainment destination.

What sets Envision apart? We strive to create and maintain great value for your property for you, our client. We pride ourselves on customers returning with more projects, thrilled with the great value of their first project. We have over two decades of experience in landscape construction and maintenance, and our team is made up of dedicated, hardworking professionals. Everybody loves working with Envision to create outdoor dream spaces.

MICHAEL SIMONE, DOMINIC HAGGER *Harper's Garden Centre*

What can we plant at this time of year to enhance our gardens? Now is the perfect time to start planting everything! Some easy and low-maintenance plants include Angelonia, Cleome, Marigold, Gomphrena and Salvia.

Expert advice for readers? Don't cut your lawn lower than two inches high. Walk through your garden; now is the time when you'll find bugs to deal with before they become an infestation. Finally, gardening in Canada is a trial, so don't be afraid to get creative! Feel free to yank out an overgrown shrub to make room for a veggie garden!

We hear changes are afoot at Harper's? We've recently been purchased by six, young, male investors eager to maintain Harper's unique and quality selection, while growing the new product organically and in-house! We're focusing on making Harper's a desirable destination – expect to see a café, farmer's market, food trucks, DIY educational workshops, community events and more!

Continued on page 46





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EAMON CARNEY Concarge Construction

What are the telltale signs that it is time for a new roof? Different roofing materials show wear differently. Standard organic asphalt or composite shingle will generally curl or claw or retain water and appear damp several hours after a rainfall. Cedar shingles will swell, crack or grow algae. Slate and tile roofs will become brittle, break or discolour.

Do you have a favourite roofing material? I enjoy working with traditional roofing products – cedar and slate, and modern products such as polymer tile shingles (imitation slate).

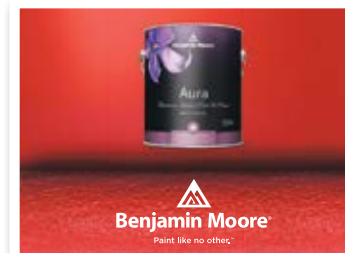
Tell us about Concarge: Our name is derived from our children's names: Connor, Carter and

Georgia. After 25 years working in various aspects of construction and subcontracting from both residential and commercial businesses, my partner Susan and I started Concarge. We're a quality-based company emphasizing service and relationship building with our clients, something we felt missing in the industry. **OH**



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OUTDOOR STYLE



HAUSER: Dansk Lounge Chair



STORY JACKIE GLASS

It's time to reclaim our outdoor spaces and transform them into easy-living summer rooms that transition seamlessly from inside to out. Today, there's no reason why you can't design your outdoor living spaces as beautifully as those you've created indoors.

If you're like me and enjoy making the most of our short fair-weather season, you already know the importance of creating outdoor living spaces that are perfectly situated, attractive, comfortable and easy to maintain. It all comes down to clever planning and smart buying.

Whether you're simply updating and refreshing your existing garden furniture or shopping for a whole new look, it's important to know what to look for when buying durable and stylish outdoor furniture and how to properly maintain your investment. These key tips will have you dining al fresco, day or night, and spending more time outdoors enjoying the experience with family and friends.

This season's patio furniture offers the convenience of superior weather-resistant, low-maintenance materials and is designed to be lightweight for easy portability and storage at the end of the season. From traditional natural teak and powder-coated aluminum to natural and all-weather wicker and innovative plastics, today's durable outdoor furniture will create instant style, comfort and function in any outdoor living space no matter the size of your space or budget.

Plan, Budget & Measure

My best advice as a designer is to budget and plan before you buy. Just like you would when designing an interior space, determine a style and how you want to use your outdoor space. Do you cook, dine and entertain regularly outdoors or do you simply want a private, shady spot in the garden where you can get away and relax? If your yard is large you may want to consider creating multiple outdoor spaces, each focused on a different activity.

Once you've determined your style and needs, grab a tape measure and measure your outdoor "rooms," taking location into consideration such as the proximity to the kitchen for a dining area, sun/shade exposure and the quietest spot in the garden. Make some notes then look for inspiration to get an idea of style, scale, construction, availability and pricing before heading out to buy. Smart planning and shopping will help you find exactly what you're looking for and avoid disappointment and costly, time-consuming mistakes.

Make It Last

Buy the best quality outdoor furniture you can afford and keep these quick tips in mind to maximize the life expectancy of your furniture.

- When in doubt, hire a professional designer and landscaper to save time and money in the long run.
- Ensure all fasteners (nuts, bolts, washers, etc.) are rust-proof stainless steel.
- Choose furniture that's made of weather-resistant material (see "Select Your Type").
- Choose only tempered glass for tabletops for safety and make sure they are scratch, impact, and heat-resistant.
- Fabrics for cushions should be labelled UV tested and made of acrylic materials that are water-resistant.
- Look for cushions with foam cores wrapped in water-resistant, breathable synthetic fibre padding.
- Accents like rugs, lights and heaters add comfort and extend the use and enjoyment of your outdoor living spaces.
- The more you shade your furniture, the longer it will last while providing comfort for you and your guests. Consider adding trees, umbrellas, gazebos and shade structures.
- Clean with a soft cloth using only mild dish soap and warm water or cleaners specifically formulated to protect fabrics and all outdoor furniture, including aluminum, plastic, steel, resin, wicker, wood and rattan.
- Wipe down furniture after it rains to reduce water exposure and wipe away food and spills immediately.
- Cover all furniture when not in use.
- For fast and easy end-of-season storage, consider choosing folding or stacking dining chairs and tables.
- Clean, dry and cover all outdoor furniture and cushions before storing to avoid mould, cracking and rot.

Select Your Type

Choosing the right type of outdoor furniture to suit your style, location and lifestyle all starts with knowing how and where you plan to use it. For small, protected spaces like a covered balcony or porch that aren't exposed to heavy rains or high winds, you can consider small-scale, lightweight pieces. Heavier, full-size, more durable furniture should be considered for large, unprotected outdoor areas that get used regularly for entertaining and dining.

Although design options and construction of all-weather furnishings have come a long way, remember that, unlike interior furniture, outdoor furniture will inherently be exposed to much more abuse by both people and the elements so invest in the best quality, construction and materials you can afford. Consider the following for the most durable and popular types of outdoor furniture available today.

Wood: For a relaxed, rustic look, hardwoods such as teak are naturally sturdy and offer high resistance to the elements. Wood furniture is best stored indoors during the winter months.

Iron: Iron patio furniture lends a traditional look, is almost impossible to damage and won't topple in high winds. Add cushions for comfort and protect with rust-resistant paint.

Aluminum: Durable powder-coated aluminum sets give a modern look, require minimum maintenance and are lightweight for easy portability. Most are stackable for easy storage.

Steel: For a contemporary design theme, stainless steel furniture is a bit lighter than iron and offers an appealing lustre that resists corrosion. Highly durable and easy to maintain and clean.

Wicker: Offering a romantic natural look, lightweight yet durable natural wicker furniture is typically made from bamboo, cane or rattan. All-weather wicker is made from synthetic resin fibres woven around the frame, and then coated with durable weather-resistant finishes.

Plastic: 100 per cent recycled, high-density polyethylene furniture is non-porous, wipes clean with soap and water and is available in a wide range of fade-resistant colours. This material can be left outdoors year-round. **OH**



DEDON: Barcelona Chair

DEDON: SeaX Table

CB2: Sun Shade

CRATE&BARREL: Ventura Round 3-Piece Sectional with Sunbrella Cushions & Round, Tempered-Glass Coffee Table

HAUSER: Satellite Round Cocktail Table in Sunset Orange

CB2: Ixtapa Lounge Chair

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ANTIQUES

Antiques Unlocked, 47
Remember When, 47

APPLIANCES

Nickerson Home Appliances, 4

BUILDERS

Phelps Homes, 6, 51
Ramacieri Construction, 35

CABINETS & MILLWORK/ WOODWORKING

Cramm Interiors, 41
Unique Custom Cabinets, 9

CHARITABLE ORGANIZATIONS

Habitat for Humanity, 32

CLEANING

SparkLyn Clean, 33

CONCIERGE SERVICES

SparkLyn Clean, 33

EXTERIOR FINISHES

Concarge Construction, 19

FABRIC/BEDDING/UPHOLSTERY

Buy The Yard Interiors, 18

FINANCIAL/INSURANCE/MORTGAGE

Crystal Weath, 15
Serenity Mortgage, 35

FIREPLACES & STOVES

The Source for Home Comfort, 25

FLOORING/TILE/CARPET

Camden Carpet & Interiors, 25
Vartanian Rugs, 35

FLORISTS/FLORAL DESIGN

Fascination Florist, 18

HEATING & COOLING

Archie Horn & Son Ltd, 19

HOME ACCENTS/HOME DÉCOR/ FURNITURE/COLLECTIBLES

Cornerstone Home Interiors, 2
Buy The Yard Interiors, 18
ComfortZonz, 19
Graham & Brooks, 29
Lofty Ambitions, 47
McGee's Landing, 33
Re-Fine[D] Paint Co, 33
Remember When, 47
Stoney Creek Furniture, 4
Ten Thousand Villages, 6
The Furniture Gallery, 56

HOME IMPROVEMENTS/ RENOVATIONS

Design & Conquer, 18
Diamond Contracting, 18
Violin Contracting, 29

HOME SECURITY

Home Sure, 33

INTERIOR DECORATING/ INTERIOR DESIGN/STAGING

Absolute Simplicity, 51
AGD Interior Decorating, 41

KITCHEN & BATH

Design & Conquer, 18
Laurentide Kitchens & Bath, 55
Unique Custom Cabinets, 9
Unique Kitchens of Burlington, 15
Weeks Home Hardware, 5

LANDSCAPE DESIGN/ LANDSCAPING/LAWN & GARDEN

Cypress Landscaping, 25
Danasy Landscaping & Maintenance, 11
Envision Landscapes, 29

LEGAL SERVICES

Ross & McBride LLP, 41, 51

LIGHTING

Avenue Lighting & Design, 9
Elm Ridge Lighting & Interiors, 33

MOVING & STORAGE

Mountaineer Movers Limited, 33

NEW HOME COMMUNITIES

Spencer Creek Estates – Ramacieri
Construction, 35

NON-PROFIT ORGANIZATIONS

Ten Thousand Villages, 6

OUTDOOR FURNITURE

Flamborough Patio Furniture, 32

PAINTING & DECORATING

Aftica Decor, 25
Benjamin Moore Decorating Centres, 47
Halsen Decor Paint & Paper, 11
John Duffy Painting Company, 13
Re-Fine[D] Paint Co, 33
Weeks Home Hardware, 5

PLUMBING

Archie Horn & Son Ltd, 19
Precision Plumbing (2013) Inc, 41

POOLS, SPAS, HOT TUBS & SAUNAS

Immerspa, 53

REAL ESTATE

Coldwell Banker Pinnacle Real Estate
Brokerage – Vince Fracassi, 35
Judy Marsales Real Estate –
Jennifer Daniel, 3, 51
RE/MAX Escarpment Realty Inc. –
Joanna Cutaia-Beales, 13
RE/MAX Escarpment Woolcott
Realty Inc., 7

ROOFING

Concarge Construction, 19

STAIRS/RAILINGS

Glanbrook Stairs and Woodworking Ltd, 41

WINDOW FASHIONS

Benjamin Moore Decorating Centres, 47
Buy The Yard Interiors, 18
Halsen Decor Paint & Paper, 11

WINDOWS & DOORS

Jensen Windows, 25
QSI Windows & Doors, 29



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Buyers can't get to the properties and put their bid in fast enough. Everything is either already sold or has multiple offers driving the sale price up, sometimes beyond their reach. Sellers don't know what to expect and struggle to make sense of it all. Their home sells quickly and often over-list so they question if they have done the right thing or accepted the right offer.

With this sense of urgency in the marketplace, everyone needs to take a deep breath and relax. These are the times that you really need to place your trust and confidence in your Realtor. This state of unrest won't last. More inventory will come to the marketplace, which in return will slow sales and calm pricing.

With only a little over a month of inventory and a high list-to-sell ratio in the marketplace our area continues to be hot. If selling is on your mind, now looks to be a fantastic opportunity!

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Phelps Homes is also expanding to Jordan, Ontario, with 25 bungalow townhomes starting in the \$400's slated to start selling this summer. The Kingsway townhomes will feature beautiful floor plans that are ideal for people downsizing or moving into a bigger home.

For first time homebuyers, Stepping Stones has townhomes available this fall in the low \$300's also located in Smithville. It's a family neighbourhood with the homes in close proximity to a series of schools, trails and forested land.

The Phelps Model Home is located at 31 Gateway Ave in Smithville, Ontario. For more information visit the website phelpshomes.com or call 905.957.1777 or 905.945.6978
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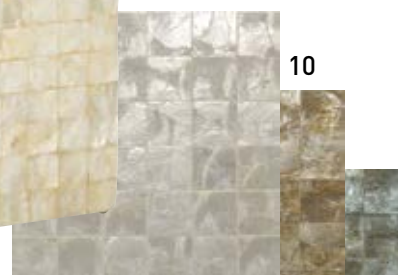
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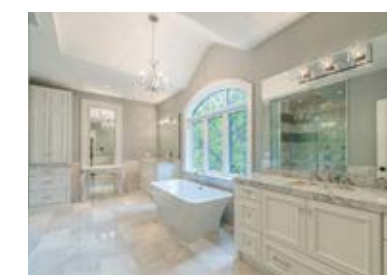


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