



## 2008 Home Builder Awards Finalists

### Home Builder of the Year

*Great Gulf Homes*  
*Heathwood Homes*  
*Mattamy Homes*  
*North Star Homes*  
*Rosehaven Homes*

### Green Builder of the Year – High-Rise

*Diamante Development Corporation*  
*Liberty Development*  
*TAS Design Build*  
*Tridel*

### Green Builder of the Year- Low-Rise

*Baywood Homes*  
*Berkshire Homes*  
*Empire Communities*  
*Intracorp*

### Riley Brethour Award

Winner to be announced

### Community of the Year – Low-Rise

- Eden Oak, *Oak Bay* - BAM Builder Advertising and Marketing Inc., RN Design, MBTW Group
- Intracorp, *Meadows in the Glen* – Guidelines Advertising, Cassidy & Co.
- Heathwood Homes, *Traditions* – G. Ryan Design, The Communications Group, Hunt Design Associates Inc., Strybos Landscape Design, Bryon Patton and Associates Interior Design
- Kaitlin Group, *Port of Newcastle* – Guidelines Advertising, Cassidy & Co.
- Mattamy, *Summerside* – Payne & Associates, Quadra Design Studios

### Community of the Year – High-Rise

- Concord Adex, *Parade* – L.A. Inc., Vicbar Marketing, Koo Creative Group, Kohn, Pederson, Fox of New York and London, Page + Steele Architects, II BY IV Design, Douglas Coupland, Phillips Farevaag Smallenberg
- Daniels Corporation, *Chicago* – Montana Steele
- Daniels Corporation, *Festival Tower*– Montana Steele, Bruce Kuwabara - Kuwabara Payne McKenna, Kirkor Architects and Planners, Mike Niven Interior Design
- Lanterra Developments, *Burano* – Montana Steele, architectsAlliance, Janet Rosenberg, Munge Leung Interior Design
- Tridel, *MetroGate* – Grazani + Corazza, Terraplan Landscape Architects

### Project of the Year – Low-Rise

- Branthaven Homes, *Mosaic* – Toolbox Strategies
- Eden Oak, *Oak Bay* – BAM Builder Advertising and Marketing Inc., RN Design
- Heathwood Homes, *Traditions* – G. Ryan Design, The Communications Group, Hunt Design Associates Inc., Strybos Landscape Architecture, Bryon Patton and Associates Interior Design
- Intracorp, *Meadows in the Glen* –Guidelines Advertising, Cassidy & Co.
- Monarch Corporation, *Heritage* – The Communications Group, The Brand Factory, Cassidy & Co., Mike Niven Interior Design Inc.

### Project of the Year – High-Rise

- Menkes Developments & Lifetime Urban Development, *Four Seasons Private Residences* – L.A. Inc., The Communications Group, architectsAlliance, Gluckstein Design Planning, Yabu Pushelberg
- Bazis International, *1 Bloor* – Montana Steele, Burka Varacalli, Andrea Kantleberg, Interior Designer
- Castlepoint Realty Partners LTD., *L Tower* – L.A. Inc, ASC Public Relations, Studio Daniel Libeskind, Page + Steele Architects, Munge Leung Interior Design
- Daniels Corporation, *Festival Tower* – Montana Steele, Bruce Kuwabara - Kuwabara Payne McKenna, Kirkor Architects and Planners, Mike Niven Interior Design
- Freed Developments Inc., *650 King West* – L.A. Inc.

## HIGH-RISE AWARDS

### Best Direct Mail

- 206 Bloor St. West Ltd., *Museum House* – L.A. Inc.
- BLVD Developments, *Victory* – Montana Steele
- Camrost-Felcorp, *9T6 Condominiums* – Montana Steele
- Tridel, *The Republic of Yonge & Eglinton* – Drive Agency
- Empire Communities, *Beyond the Sea* – Montana Steele

### Best Newspaper Ad

- Bazis International, *1 Bloor* – Montana Steele
- Camrost-Felcorp, *9T6 Condominiums* – Montana Steele
- Concord Adex, *Parade* – Koo Creative Group
- Diamante Development Corporation, *The Florian* – Montana Steele
- Tribute Communities, *1717 Avenue Rd* – L.A. Inc

### Best Magazine Ad

- Properties of Davisville, *Design Guild* – Fly Agency, RN Design
- Camrost-Felcorp, *9T6* – Montana Steele
- Castlepoint/Fernbrook, *L Tower* – L.A. Inc.
- Concord Adex, *Parade* – L.A. Inc.
- Freed, *Freed Developments* – L.A. Inc.

### Best Brochure

- Baywood Homes, *Bohemian Embassy* – Montana Steele
- Menkes Developments & Lifetime Urban Development, *Four Seasons Private Residences* – L.A. Inc.
- Daniels Corporation, *Festival Tower* – Montana Steele
- Freed Developments Ltd., *650 King West* – L.A. Inc
- Queenscorp Group, *idea* – The Brand Factory

### Best Project Logo

- Castlepoint Realty Partners Ltd., *L Tower* – Cityzen Developments, L.A. Inc.
- Concord Adex, *Parade* – L.A. Inc.
- Daniels Corporation, *Festival Tower* – Montana Steele
- Freed Developments Ltd., *650 King West* – L.A. Inc.
- Queenscorp Group, *idea* – The Brand Factory

### Best Project Signage

- Menkes Developments & Lifetime Urban Development, *Four Seasons Private Residences* – L.A. Inc.
- Castlepoint Realty Partners Ltd., *L Tower* – L.A. Inc.
- Cresford Developments Inc., *NXT at Windemere* – L.A. Inc
- Freed Developments, *650 King West* – L.A. Inc
- Menkes Developments, *Savvy Condominiums at Cosmo* – Drive Agency

### Best Salesperson or Team

- Empire Communities, *Kristy Anderson, Natalia Diamond, Jennifer Kehoe* - Beyond the Sea
- Liberty Developments, *Steve Richardson, Grace Whiteway, Bonnie Hinter* –Centre Park Condos, PMA Brethour Real Estate Corporation
- Tridel, *May Tsui & Tara Stone* –Metrogate

### Best High-Rise Sales Office – over 1,800 sq. ft.

- Menkes Developments & Lifetime Urban Development, *Four Seasons Private Residences* – L.A. Inc., Gluckstein Design Planning
- Daniels Corporation, *Festival Tower* – Montana Steele, Bruce Kuwabara - Kuwabara Payne McKenna, Kirkor Architects and Planners, Mike Niven Interior Design
- Diamante Development Corporation, *The Florian* – Montana Steele, Hariri Pontarini Architects, Young & Wright Architects, Gluckstein Design Planning
- Freed Developments Ltd., *Freed Sales and Design Centre* – L.A. Inc., Munge Leung Interior Design
- Freed Developments Ltd., *650 King* – L.A. Inc.

### Best Marketing Campaign

- Castlepoint Realty Partners Ltd./Cityzen Development, *L Tower* – L.A. Inc.
- Daniels Corporation, *Festival Tower* – Montana Steele
- Empire Communities, *Beyond the Sea* – Montana Steele, Shropshire Communications
- Freed Developments Ltd., *650 King West* – L.A. Inc.
- Queenscorp Group, *idea* – The Brand Factory
- Tridel, *Republic of Yonge and Eglinton* – Drive Agency

### Best Website

- Aspen Ridge, *77 Charles West* –The Brand Factory
- Menkes Developments & Lifetime Urban Development, *Four Seasons Private Residences* – L.A. Inc.
- Daniels Corporation, *Festival Tower* – Montana Steele
- Malen Capital, *83 Redpath* – G. Ryan Design
- Tridel Corporation, *Building Green* – The Brand Factory

### Best Sales and Marketing Person or Team

Winner to be announced

#### Best Suite Design – under 750 sq. ft.

- Empire Communities, *Beyond the Sea “The Coastal”* – E.I. Richmond Architects Ltd., Alexander Budrevics and Associates Ltd., Munge Leung Interior Design
- Great Gulf Homes, *X Condominium “The Stirling”* – architectsAlliance, Cecconi Simone
- Liberty Developments Corporation, *Noa2 at eko “Zinnia”* – Page + Steele Architects,
- Monarch Corporation, *Nautilus “OCEANA 542”* – Graziani & Corazza Architects
- Monarch Corporation, *Legacy at Heron’s Hill “MILLCROFT 718”* – Graziani & Corazza Architects

#### Best Suite design – over 750 sq. ft.

- Baywood Homes, *Bravo Condominiums “The Ovation”* – Page + Steele Architects, Ferris & Associates, Mike Niven Interior Design
- Camrost-Felcorp, *9T6 Condominiums Residences “The Fountainbleu”* – Atkins Group Corporation
- Design Guild, *Properties of Davisville “Suite 203/403”* – SRN Architects Inc., Tanner Hill Associates
- Design Guild, *Properties of Davisville “Suite 201/401”* – SRN Architects Inc., Tanner Hill Associates
- Monarch Corporation, *Quay West at Tip Top “Crystal Series - Penthouse 1613”* – architectsAlliance

#### Best Suite Design – over 1,500 sq. ft.

- Aspen Ridge Homes, *77 Charles West, “Suite No 9”* – HOK, Powell & Bonnell
- Aspen Ridge Homes, *VU Condominiums, “sph1-1”* – Hariri Architects, Young & Wright, Cecconi Simone
- Bay Yorkville Developments, *Four Seasons Private Residences, “West Residence E”* – architectsAlliance, Gluckstein Design Planning
- Diamante Development Corporation, *The Florian, –Hariri Pontarini Architects, Young & Wright Architects, Gluckstein Design Planning*
- Liberty Developments, *noa2 at eko, “Geranium”* – Page + Steele Architects

#### Best Model Suite

- CanAlfa Group - *Liberty on the Park, “Elemental”* – IBI Architects, Esqape Design
- Diamante Development Corporation, *The Florian, “Unit 3”* – Hariri Pontarini Architects, Young and Wright Architects
- Lanterra, *Neptune Condominiums, “Unit 102”* – Page + Steele Architects, Munge Leung Interior Design
- Monarch Corporation *Nautilus, “Oceana 542”* – Graziani + Corazza Architects Inc., Esqape Design
- Freed Developments, *650 King West, “King Building/One Bedroom + Den”* – Core Architects Inc., Munge Leung Interior Design

#### Best Building Design

- Aspen Ridge Homes, *VU Condominiums* – Hariri Pontarini Architects, Young and Wright Architects
- Concord Adex Developments, *Panorama* – Quadrangle, Page + Steele Architects, Mike Niven Interior Design
- Empire Communities, *Beyond the Sea* – E.I. Richmond Architects, Alexander Budrevics and Associates Ltd., Munge Leung Interior Design
- Monarch Corporation, *Nautilus* — Graziani + Corazza Architects
- Tridel, *Solaris @ Metrogate* – Graziani + Corazza, Terraplan Landscape Architects

## LOW-RISE AWARDS

### Best Direct Mail

- Baywood Homes, *Ravines of Greenhill* – Hart Broudy Advertising Design
- Eden Oak, *Oak Bay* – BAM Builder Advertising & Marketing Inc.
- Durham Homes, *Corporate* – Sheryl Erenberg and Associates

### Best Newspaper Ad

- Branthaven Homes, *Mosaic* – Toolbox Strategies
- Eden Oak, *Oak Bay* – BAM Builder Advertising and Marketing Inc.
- Empire Communities, *The Estates of Wyndance* – Montana Steele
- Great Gulf Homes, *Multi-site* – McBrain, Sharp Marketing & Communications
- Mattamy Homes, *Thanksgiving* – Payne & Associates

### Best Magazine Ad

- Branthaven Homes, *Mosaic* – Toolbox Strategies
- National Homes, *Corporate “Cappucino”* – Partnership Marketing
- North Star Homes Inc., *Corporate Brand “Loyalty”* – Partnership Marketing
- North Star Homes Inc, *Corporate Brand “Trust”* – Partnership Marketing
- Rosehaven Homes, *Corporate* – Partnership Marketing

### Best Brochure

- Branthaven Homes, *Mosaic* – Toolbox Strategies
- Eden Oak, *Oak Bay* – BAM Builder Advertising and Marketing Inc.
- Empire Communities, *Riverland* – Montana Steele
- Remington Homes, *The Benchmark Town Manors* – Scott Thornley and Company
- Zancor Homes, *The Village of Pine River* – Montana Steele

### Best Project Logo

- Andrin Homes, *Beach Club* – G. Ryan Design, Hunt Design Associates Inc.
- Branthaven Homes, *Mosaic* – Toolbox Strategies
- Branthaven/Losani Homes, *Fairgrounds* – Toolbox Strategies
- Eden Oak, *Oak Bay* – BAM Builder Advertising and Marketing Inc.
- H&R Developments, *Roxborough* – The Seppi Group

### Best Project Signage

- Monarch Corporation, *Heritage* – The Brand Factory
- Branthaven Homes/Losani Homes, *Fairgrounds* – Toolbox Strategies
- Heathwood Homes, *Traditions* – G. Ryan Design, Hunt Design Associates Inc.

### Best Salesperson or Team

- Traditions by Heathwood, *Christine Darbyson and Sheila Rose* –PMA Brethour Real Estate Corporation
- Upper Danforth by Monarch Corporation, *Susan Mazzotta-Dennehy And Andrea Gabor* –PMA Brethour Real Estate Corporation
- Wheler’s Mill by Mattamy Homes, *Kelly Leca & Marta Shaughnessy* –Norman Hill Realty

#### Best Low-Rise Sales Office – under 1,800 sq. ft.

- Great Gulf Homes, *River Ridge on Bayview* – McBrain Sharp Marketing & Communications
- H&R Developments, *Westown* – Terra Media Design Ltd., Heather Interiors
- Intracorp, *The Meadows in the Glen* – Guidelines Advertising, Cassidy & Co.

#### Best Low-Rise Sales Office – over 1,800 sq. ft.

- Eden Oak, *Oak Bay* –BAM Builder Advertising & Marketing, RN Design
- Branthaven Homes, *Mosaic* – Toolbox Strategies
- Heathwood Homes, *Traditions*- G. Ryan Design, Hunt Design Associates Inc.
- Mattamy, *Mattamy on the Lake* – Payne & Associates, Jac Jacobson Photographics Inc., Quadra Design Studios Inc., Tara Lee Designs Inc.
- Monarch Corporation, *Heritage* – The Brand Factory, Mike Niven Interior Design Inc.

#### Best Marketing Campaign

- Eden Oak, *Oak Bay* – BAM Builder Advertising and Marketing Inc.
- Great Gulf Homes, *Multi-site* – McBrain Sharp Marketing, Shropshire Communications
- Heathwood Homes, *Traditions* – G. Ryan Design, The Communications Group
- Monarch Corporation, *Heritage* – The Brand Factory
- National Homes, *Corporate* – Partnership Marketing

#### Best Website

- Baywood Homes, *Baywood Homes* – Baywood Homes
- Eden Oak, *Oak Bay* – BAM Builder Advertising and Marketing Inc.
- Great Gulf Homes, *Great Gulf Homes* – McBrain Sharp Marketing & Communications, Shropshire Communications
- Intracorp, *The Meadows in the Glen* – Guidelines Advertising
- Mattamy Homes, *Mattamy Homes* – Payne & Associates

#### Best Sales and Marketing Person or Team

- Baywood Homes, *Natascha Pieper*
- Beach Club by Andrin, *Peter Comyns* –PMA Brethour Real Estate Corporation
- Mattamy Homes, *Robert Hill* –Norman Hill Realty

#### Best New Home Design – Single under 2,500 sq. ft.

- Arista Homes, *Vaughan Valley Estates*, “*The Banfi*” – Hunt Design Associates Inc.,
- Mattamy Homes, *Hawthorne Village on the Escarpment*, “*Cottonwood Elevation C*” – Quadra Design.
- Monarch Corporation, *Heritage at Victoria Square*, “*The Connoisseur*” – Cassidy & Co.
- The Kaitlin Group, *Bayport Village*, “*The Admiral*” – Cassidy & Co.
- The Kaitlin Group, *Bayport Village*, “*The Bedford*” – Cassidy & Co.

#### Best New Home Design – single over 2,500-4,000 sq. ft.

- Arista Homes, *Vaughan Valley Estates*, “*The Amarone*” – Hunt Design Associates Inc.
- Intracorp Projects Ltd., *The Meadows in the Glen*, “*Holdroyd*” – Cassidy & Co.
- Mattamy Homes, *2896-Hawthorne Village*, “*Red Cedar Elevation A*” – Quadra Design Studios Inc.
- Mattamy Homes, *2898-Hawthorne Village*, “*Cranberry Elevation A*” – Quadra Design Studios Inc.
- Monarch Corporation, *Heritage at Victoria Square*, “*The Memoir*” – Cassidy & Co.

Best New Home Design – single over 4,000 sq. ft.

- Arista Homes, *Vaughan Valley Estates*, “*The Cabernet*” – Hunt Design Associates Inc.
- Arista Homes, *Vaughan Valley Estates*, “*The Montalcino*” – Hunt Design Associates Inc.
- Fernbrook Homes, *Belfountain*, “*Belfountain*” – RN Design
- Fernbrook Homes, *Belfountain*, “*Rousseau*” – RN Design
- Intracorp Projects, *The Meadows in the Glen*, “*Barraclough*” – Cassidy & Co.

Best New Home design – semi-detached or townhome under 1,500 sq. ft.

- Baycrest Homes, *The Garden Ridge Townhomes*, “*T1-End*” – Suriano Design Consultants Inc., Abacus Architect Inc.
- Branthaven Homes, *Fairgrounds*, “*The Derby*” – Toolbox Strategies
- Emery Homes, *Envision*, “*Violet*” – RN Design Limited
- Mattamy Homes, *Summerside*, “*The Lindgrove End*” – Quadra Design Studios
- Menkes Developments Ltd., *Somerset*, “*Platinum*” – Hunt Design Associates Inc.

Best New Home Design – semi-detached or townhome over 1,500 sq. ft.

- Beaverhall Homes, *Shipp Place*, “*The Kingsway*” – Hunt Design Associates Inc.
- Berkley Homes, *Brownstone Lane*, “*Cappucino*” – RN Design
- Freed Developments Corporation, *Muskoka Bay*, “*Model F*” – Suriano Design Consultants Inc., Abacus Architect Inc.
- Liberty Development Corporation, *Centre Park Townes*, “*Summer Towne 2*” – Talo Architects
- Mattamy Homes, *Summerside*, “*The Redmont*” – Quadra Design Studios, Drew Henry & Associates Inc.

Best Model Home

- Country Wide Homes, *Upper Thornhill Estates*, “*The Alder*” – Viljoen Architect, Principles Design Studio Inc.
- Ballymore Homes, *Renaissance Estates*, “*The Rubens*” – John Williams Ltd./Avi Shwartz, Flora DiMenna Designs Inc.
- Eden Oak, *Lakeside Pointe*, “*Mariner*” – RN Design
- Empire Communities, *Wyndfield*, “*The Charlotte*” – Jason Shapardanis, Flora DiMenna Designs Inc.
- Monarch Corporation *Heritage*, “*Memoir*” – Mike Niven Interior Design Inc.