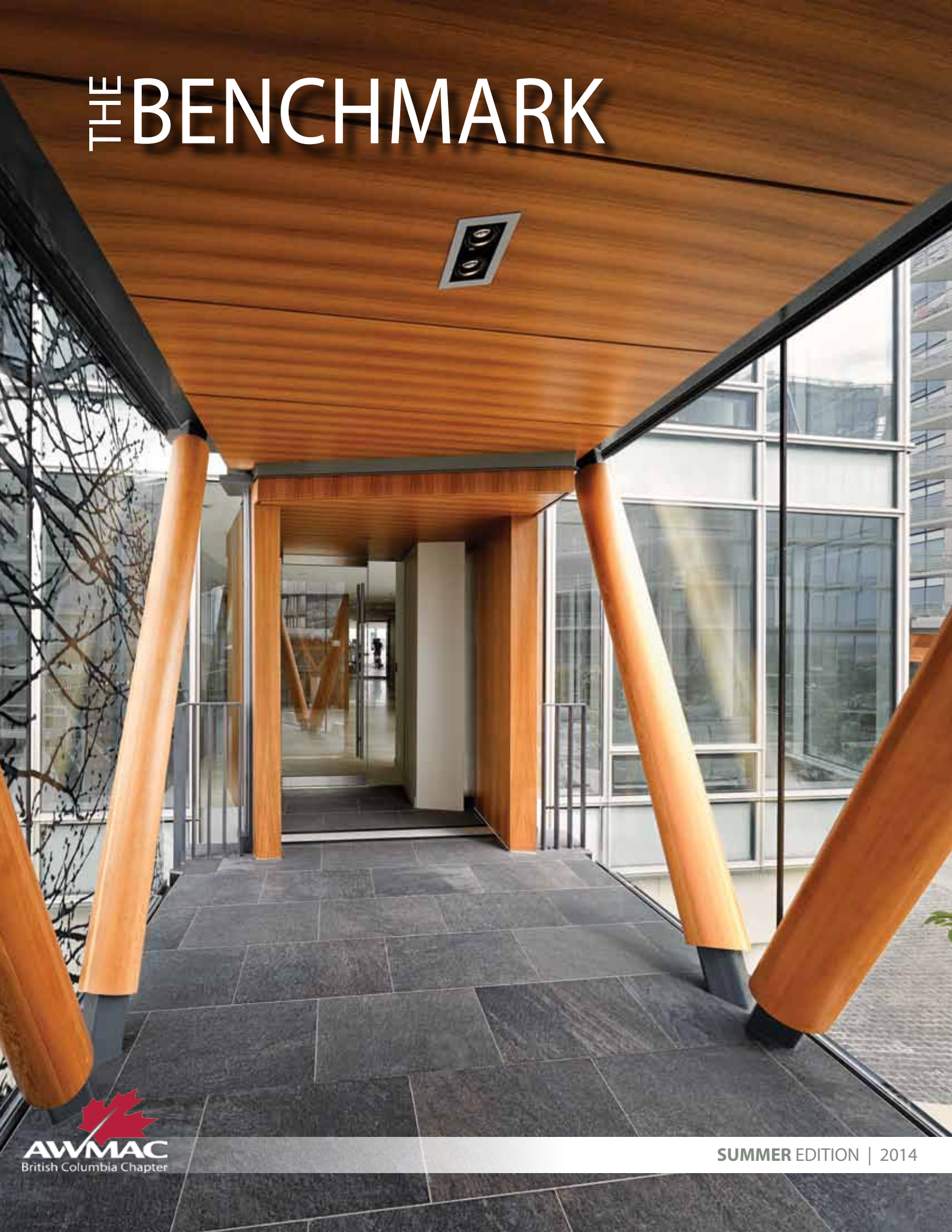


THE BENCHMARK



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2014 Awards of Excellence
Get your copy this FALL

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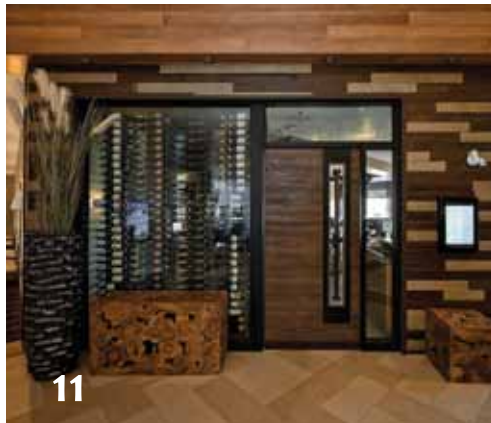
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COVER PHOTO
River Green Parcel 2
Richmond BC
Woodrose Woodworking

CONTACT US
MOIRA ROWAN
Executive Director
AWMAC BC Chapter
604-298 3555
info.bc@awmac.com
<http://bc.awmac.com>



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PHOTOGRAPHY
Project Photographer
Ihor Pona

FROM THE EXECUTIVE DIRECTOR

AWMAC BC is pleased to introduce this new edition of our Benchmark Awards Magazine. In it we offer you a taste of the Awards projects that have been submitted for this year's 24th Annual Awards of Excellence Ceremony on September 18th at the Vancouver Convention Centre.

The fall edition of the Benchmark will be published, as usual, after our Awards event. This publication will list all the projects submitted and celebrate the winners.

Look for your Awards invitation in August and please contact us if we missed you. Hope to see you there!

Moira Rowan

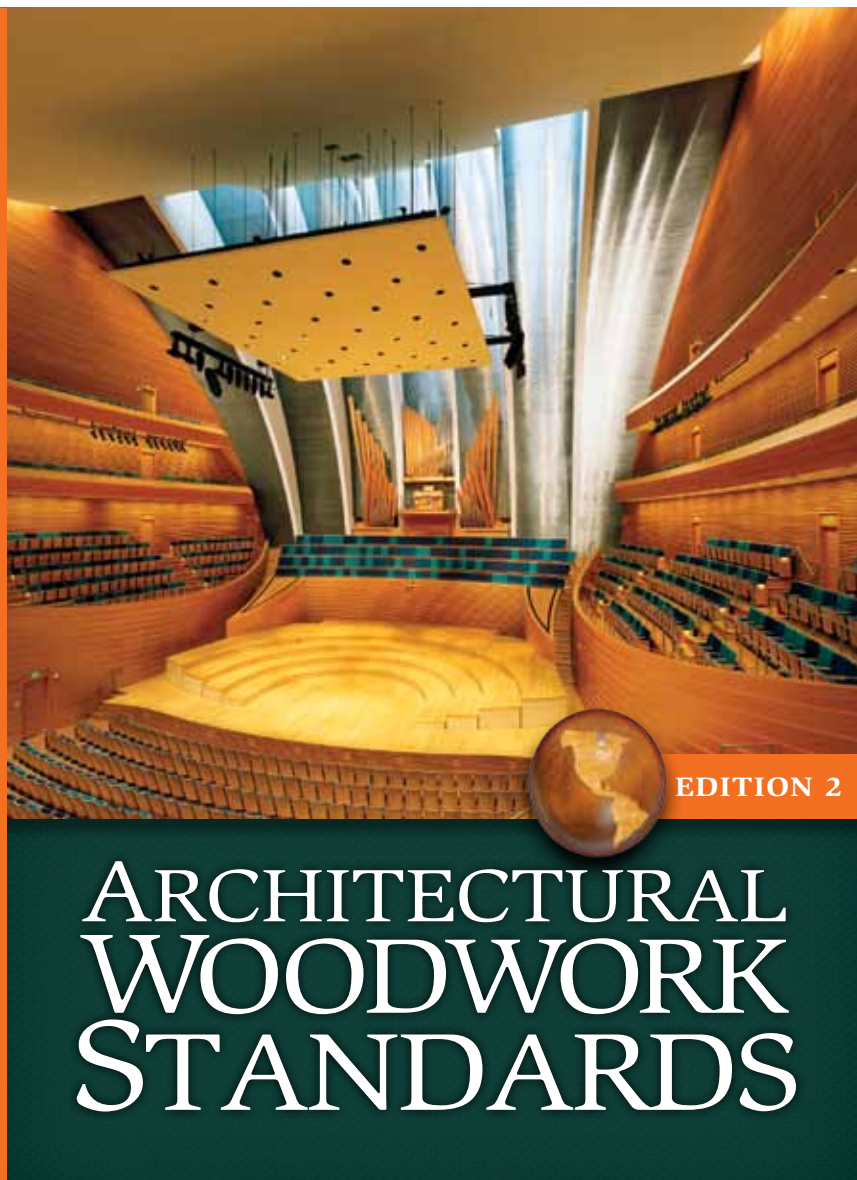


AWS NEW EDITION

ARCHITECTURAL WOODWORK STANDARDS

ARCHITECTURAL WOODWORK STANDARDS

EDITION 2 2014



AWMAC published their first “Millwork Specifications” standards in the 1960s. This manual has been updated and revised every few years since then.

In 2009, the Architectural Woodwork Standards (AWS) was published as a collaborative venture between AWMAC and its American counterparts, the Architectural Woodwork Institute (AWI) and the Woodwork Institute (WI).

The second edition of the Architectural Woodwork Standards will be available July 2014 and for the first time, will also be available in French.

This updated and streamlined edition of the AWS provides clear information and guidelines required for the fabrication, finishing and installation of architectural woodwork. It also provides design professionals with a straightforward and logical means to comprehensively specify the elements of architectural woodwork.

The AWS 2nd edition is a great resource and dovetails nicely with the AWMAC Guarantee and Inspection Service (GIS) program. The GIS ensures that the manufacture and installation of the architectural woodwork on a project complies with the AWS, from shop drawings through manufacture and installation.

Contact the AWMAC BC office at **604-298 3555** or **info.bc@awmac.com** to order your copy of the AWS.

HUDSON'S ON FIRST

DUNCAN, VANCOUVER ISLAND

CHF Contracting | Hillel Architecture



Scope of Work

- Transforming a house built 108 years ago in Duncan, Vancouver Island, into an award winning restaurant.
- Renovation of the house inside and out including seismic upgrades, structural additions, all new mechanical and electrical components and a state of the art commercial kitchen.

Project Length

- Started renovating May 20, 2012 and opened doors to the public on November 7, 2013.

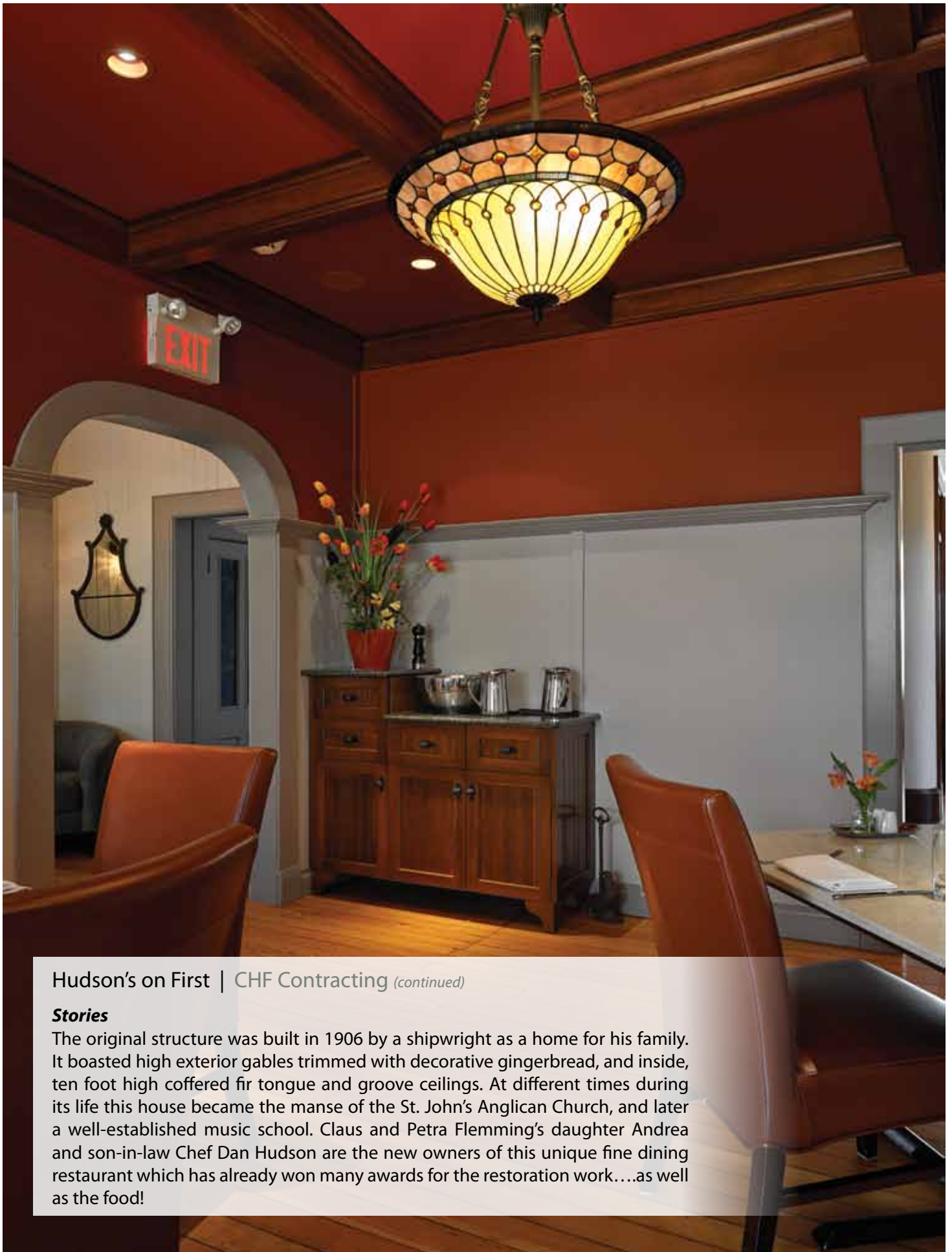
Challenges

- Eight month commercial rezoning process including a heritage designation.
- Preserving the classic features, from old growth fir floors to original millwork and windows.
- Matching the original wood floors, baseboards, doors and trim where the old needed replacing.
- Reusing, salvaging and refurbishing as much of the original wood throughout the house as possible.
- Reconstructing fir T&G paneled walls at over 30 locations after seismic upgrades.

Materials

- Retaining the original clear edge grain fir on walls, trim, floors and exterior siding.
- Keeping as many original elements as possible – for instance, where walls came out in the kitchen, the square headed nails were carefully removed. This allowed the material to be re-used in fabricating the bar and reception podium, and in repairing the walls after seismic upgrades.





Hudson's on First | CHF Contracting *(continued)*

Stories

The original structure was built in 1906 by a shipwright as a home for his family. It boasted high exterior gables trimmed with decorative gingerbread, and inside, ten foot high coffered fir tongue and groove ceilings. At different times during its life this house became the manse of the St. John's Anglican Church, and later a well-established music school. Claus and Petra Flemming's daughter Andrea and son-in-law Chef Dan Hudson are the new owners of this unique fine dining restaurant which has already won many awards for the restoration work...as well as the food!



GUARANTEE & INSPECTION SERVICE

ARCHITECT / DESIGNER

- Specifies the *Architectural Woodwork Standards (current edition)*
- Specifies the GIS program
- Contacts their Chapter office

AWMAC

- Supports the design professional and member to understand and resource the standards
- Tracks and follows up with inspections & reports

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RIVER GREEN PARCEL 2

RICHMOND

Woodrose Woodworking | James KM Cheng Architects | Ledcor Construction

Scope of Work

River Green is a resort style waterfront community. Woodrose Woodworking provided teak wall paneling to all of the amenity areas along with stunning millwork to complement these areas.

- A polished grain filled grey oak veneer media surround in the cinema.
- Teak millwork in the virtual golf room.
- Teak louvered doors in the pool change rooms and geometric shaped teak feature wall paneling.
- An elevated walkway featuring teak ceiling panels which are visible from the exterior.
- Teak elevator lobby portals.

From Start to Finish

- The shop drawing phase took just over a month.
- The construction phase took about 6 months.

Challenges

- The most challenging part of this project was the elevated walkway ceiling panels and the portals at either end of that walkway.

Materials

- Teak is an interesting material, but not uncommon. However the manner in which the client wanted us to use this material was highly unusual.

Stories

There was one funny incident...the lobby featured teak slats that are lit from behind and are meant to be removable so the space can be cleaned and serviced. These slats were one of the last things we installed during the mad dash to the finish line. First we installed the clips to the bottom half as this set the distance required from the floor. During delivery they were placed on the bottom clips and left for the installers to install the top clips. Well that never happened... a month or so later I get a call that my millwork is just falling off the walls. We were surprised to find the upper clips were never installed; we still scratch our heads at how the panels managed to stay in place for so long!





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Technik für Möbel



PRIVATE RESIDENCE

CRANBROOK

Cranbrook Interior Woodwork | Brenda Crago's Interior Design | Pidoca Construction

Scope of Work

- The supply and installation of custom residential casework for kitchen, baths, and closets. The kitchen and baths were finished in a craftsman style painted lacquer. The kitchen featured an island with distressed finish and shaker legs.
- The architecturally designed home featured an "eyebrow" roof detail and radius interior windows. Cranbrook Interior set up templates with their CNC for the builder to follow which achieved the desired look and final product.
- Interior crown, cornice and base mouldings which were used throughout the home were integrated into the cabinetry work to provide a seamless transition between Cranbrook's factory finished custom cabinetry and the rest of the finish carpentry.

Challenges

- Matching the soft colour desired for the main cabinetry and integrated crown/cornice and mouldings to site-painted millwork. The owner loved the colour in natural daylight, however at dusk and under LED lighting, the desired colour was a shade or two off.



FOUR POINTS BY SHERATON

KELOWNA AIRPORT

Cranbrook Interior Woodwork | Chamberlain Architect Services | Argus Properties





Scope of Work

This hotel boasts 120 guest rooms.

- Supply and installation of deep stained walnut solid woods and veneers for the reception desk, various amenity areas and suite transitions.
- High gloss lacquered cabinetry for built-in suite casework.
- Rough sawn solid oak decorative plank panels in a combination of stains for wall and ceiling to complement the lobby, restaurant and meeting areas.
- Plastic laminate casework.

From Start to Finish

- The project was on a very fast track and took only 10 weeks from the start of shop drawings until the first shipment of product arrived on site for installation. This included time for submittals and prototypes of the specialized finishes such as the rough sawn oak that was substituted to match a reclaimed look that would not have arrived in time to meet the project schedule.

Challenges

- Meeting or exceeding the desired schedule and matching the reclaimed look of the oak wall planks in the various stains and textures were the most challenging aspects of the project.

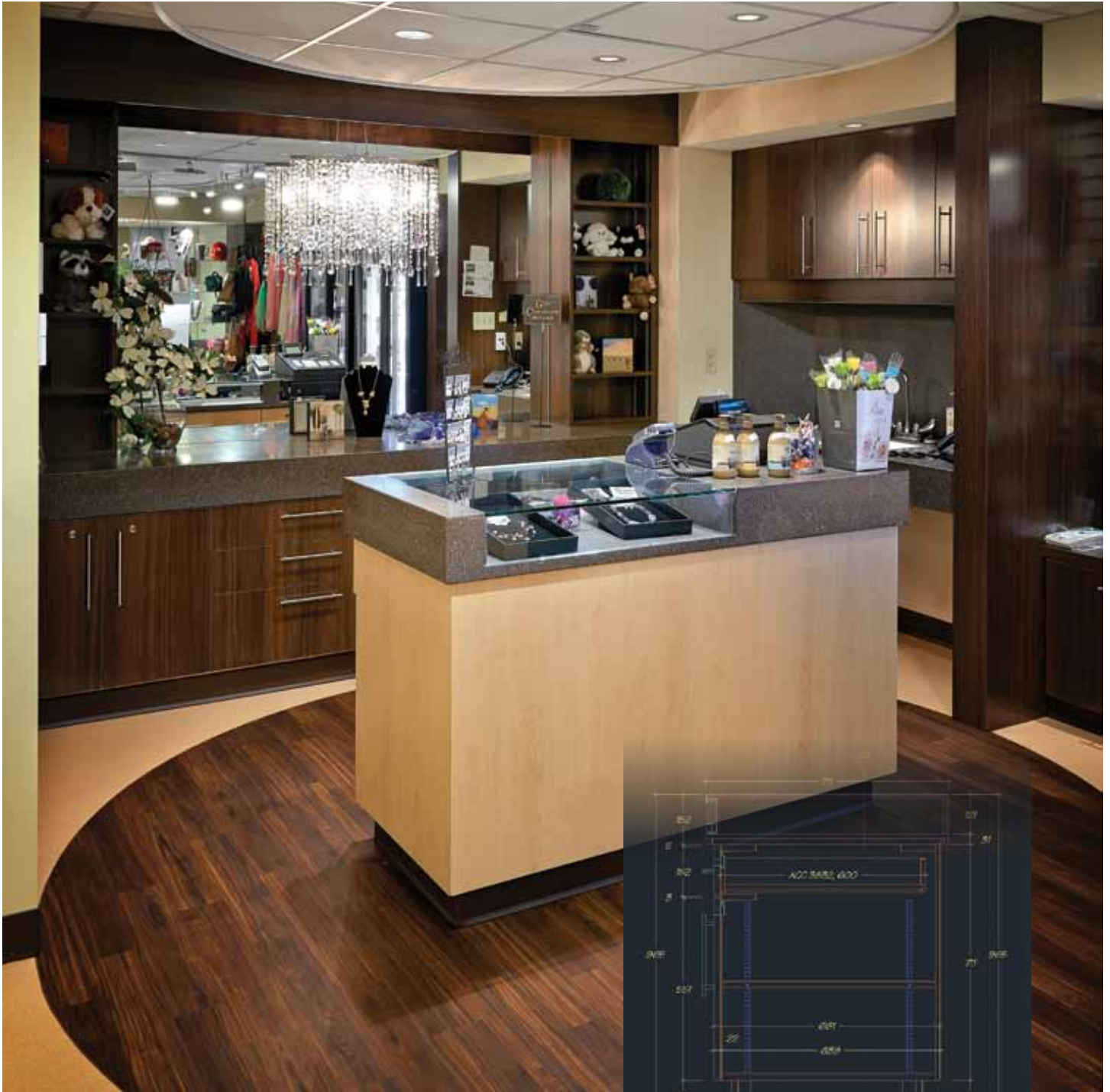
Stories

Unfortunately a significant quantity of a particular stained oak plank shipment mysteriously went missing from the lower hotel basement area where it was being stored prior to installation. We had to quickly secure hundreds of feet of raw product and then mill, process, stain, lacquer and ship to site. This particular stain colour was used throughout the lobby, meeting and restaurant areas and we were able to steal from Peter to pay Paul, in crucial time-sensitive areas until the replacement planks were manufactured and shipped from our shop.

RIDGE MEADOWS HOSPITAL

MAPLE RIDGE

Mosaic Millwork | In-House Design Services | KDS Construction



GIFT SHOP RELOCATION



Scope of Work

Interior and exterior of the gift shop

- Wood grain plastic laminate wall paneling.
- 3-Form panels mounted on stainless steel standoffs at Gift Shop exterior.
- Bench integrated into the millwork with a cushioned steel beam backrest providing an industrial look with a soft personal touch.
- Glass shelves suspended on steel cables installed between the wall panels add a utilitarian and spacious ambience.
- Solid surface counter tops with integral sinks complete the high tech modern feel.
- Cash desk with glass display case, multilevel solid surface top and a podium on casters.

From Start to Finish

- The project began on April 4th with the final installation on April 25th. The entire project was completed in 21 days. We all worked together....millworker, designer, contractor and owner to complete this project in a very short time.

Challenges

This project demonstrated a number of unique and innovative millwork techniques.

- Wall panels were placed straight and square to walls that were out of plumb and overfilled with tape and drywall plaster.
- Bowed walls and out of level floors were accommodated.
- The entire room was clad with plastic laminate wall panels providing a plumb surface on which to install the casework components.

Materials

An eclectic collection of materials was utilized for this project including solid surface counter tops, painted metal back rests for upholstered bench seating, 3-Form wall panels, hanging display glass shelves and plenty of plastic laminate cabinetry.

Stories

The installation took place in very tight quarters with up to 10 other trades working with a tight timeline. I am happy to report that under these challenging conditions not a single eye or finger was lost during the installation process! The overall appearance and finish came together and the project received positive responses from the owner, the contractor and the general public.

PRIVATE RESIDENCE

INVERMERE

Cranbrook Interior Woodwork | Chesapeake Uncommon Design | Celtic Properties



Scope of Work

- Interior woodwork, interior doors and frames, cabinetry and counters.

Challenges

- The most challenging facet of this project was coordinating with other trades. Many areas could only be partially completed, then we would have to wait for other work to be completed before we could move forward. In some areas we had to repeat this process 2 or 3 times before completion.
- Final measurements needed between walls and floor to ceiling were crucial with very little tolerance to meet the design intent and the client's wishes. Many areas could not be pre-built until final construction details were confirmed.

Stories

I remember bringing in some last minute items the day the owners took possession. The owner said something like, 'Look at this place, it's all you guys! You're the home! This is unbelievable.' After several hugs and many thanks to our team at the shop and on site, and nearing tears, I headed out to the highway for the drive back to the shop. Meeting their expectations was a great reward in itself.

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