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Opening Fall 2014

Our Orinda Office is Moving!



**Our new address will be
51 Moraga Way, Orinda**

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Green House Rises on Lafayette Hillside

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Milovic holds flooring and countertop samples. Foam insulation can be seen above.

steep hillsides,” said Michael Cass, the city’s associate planner. “He managed to minimize the impacts by constructing a modest-sized home that limits its impact on the natural environment. The city strongly supports his efforts to obtain LEED Platinum certification and use of ‘green’ technologies such as a rainwater catchment system, structural insulated panels, pervious pavement, and solar panels.”

The couple and their daughters Tanya, 10, and Danica, 7, were looking for a parcel in Danville and Alamo originally, but widened the search to Lafayette and Orinda for their great schools, cooler temperatures and a greater inventory of available parcels. “We liked the outdoor feel the area has with the trees and reservoir nearby,” says Milovic. Indeed as the project nears completion the structure has the feel of a tree house, due to the mature oaks just outside the windows and the slope of the lot.

If all goes according to plan, the family should move in around mid-September. For the time being they are in temporary cozy digs in Danville until the house is finished.

In addition, lifting the very heavy manufactured roof trusses on the sloping site surrounded by large trees was difficult. Milovic explains it took some interesting positioning and crane operator skill to unload the substantial trusses on the top of the home. Once the trusses were installed, then a “cool roof” topped off the building which reflects the visible, infrared and ultraviolet wavelengths of the sun and of course, solar panels.

Other unique features include a high-efficiency air conditioner, and an new eco-friendly decking material called NyloDeck, made of recycled carpet fiber that has been made into mold, mildew and termite resistant planks for the upper deck.

“Ed Milovic had a challenging job to locate his house on a highly constrained lot with dense vegetation and

