



Inspired By Design LLC Smith Residence Case Study

Project: Family Room Remodel

Client Profile: Married couple with two daughters (freshman in high school and sophomore in college). Pets: 2 cats 1 dog

Challenge:

The client's family room had flooding issues, water damage and termites (which were discovered during rebuilding process). The room felt dated due to existing paneling and wallpaper. The room was not being used to its full advantage due to lighting issues. The room needed to be a multifunctional space incorporating entertaining, relaxation, book storage, home office and TV viewing. Budget concerns.



Design Objectives:

The client's objectives were to first fix their water issues, and then repair water and termite damage. With the remaining budget they wanted to update the room's color palette, expand the home office area and create a more functional space to meet all their needs. They also want to create a space that is cozy enough for 2 or can handle 10-12 people.

Solutions:

A design plan was developed prior to reconstruction of the space in order to coordinate placement of additional electrical, phone and cable outlets and recessed lighting with the expansion of the home office area, the location of the TV area and the general seating area. This saved the client money by allowing these items to be dealt with prior to the installation of the new drywall. The design plan also included selections for the new flooring and paint colors. This allowed the client to confidently purchase these items when they went on sale, knowing that they would work well together even if the work was done weeks apart.

The majority of the budget was spent on the rebuilding of the damaged walls and installation of new laminate flooring so the rest of the décor needed to be accomplished with very little money. The room was brought up-to-date with the removal of the paneling and wall paper and the application of neutral paint color that blended with the flooring. The harmonizing of the wall color and flooring greatly increased the visual size of the room. It also created a soft, warm backdrop for the darker woods and fabrics that would be used in the space. To give a more finished look, new crown molding was installed. A new mantle was also custom built for less than \$75 in materials. All the trim was painted a soft white to give the room an additional feeling of crispness. The client's home office was reconfigured in such a

way that expanded the usable space but at the same time kept costs down by reusing the existing materials. Only the addition of 2 small file cabinets and \$30 of additional wood was needed to expand the space. Inexpensive but handsome bookcases in a dark tone were purchased from a local store to replace the client's damaged white bookcases. This dark tone was distributed throughout the room to create warmth and interest against the pale background of the walls and floor. The client's existing furniture plus an area rug that was stashed away in the attic were returned to the space. New window treatments were also purchased (on sale) to bring additional warmth and color to the space. The client's existing books and accessories were then distributed throughout the space to finish it off.

Outcome:

The room reconstruction and decoration was completed over an 8 month period. It now has a more up to date color palette with a crisp but warm feel. The installation of the new recessed lighting and additional outlets allows for the room to function much better. The reconfiguration of the home office greatly increased the work capacity of that area of the room without taking up anymore square footage then it did previously which allowed for the full utilization of the rest of the space for seating and storage. Although a few projects remain to be completed (a new fireplace insert, hearth and bar top) the room is now a warm, inviting, multifunctional space for family and friends.

The client's were able to save a substantial amount of money by doing most of the work themselves. This is only recommended if the clients truly know what they are doing, otherwise it can end up costing more when they realize they took on more than they could handle or if a professional needs to be brought in to "fix" what they did. In this case, the clients knew their limits and did hire professionals to install the French drain to solve their water issues, a termite specialist and an electrician to do all the new wiring and installation of the recessed lighting and outlets.

